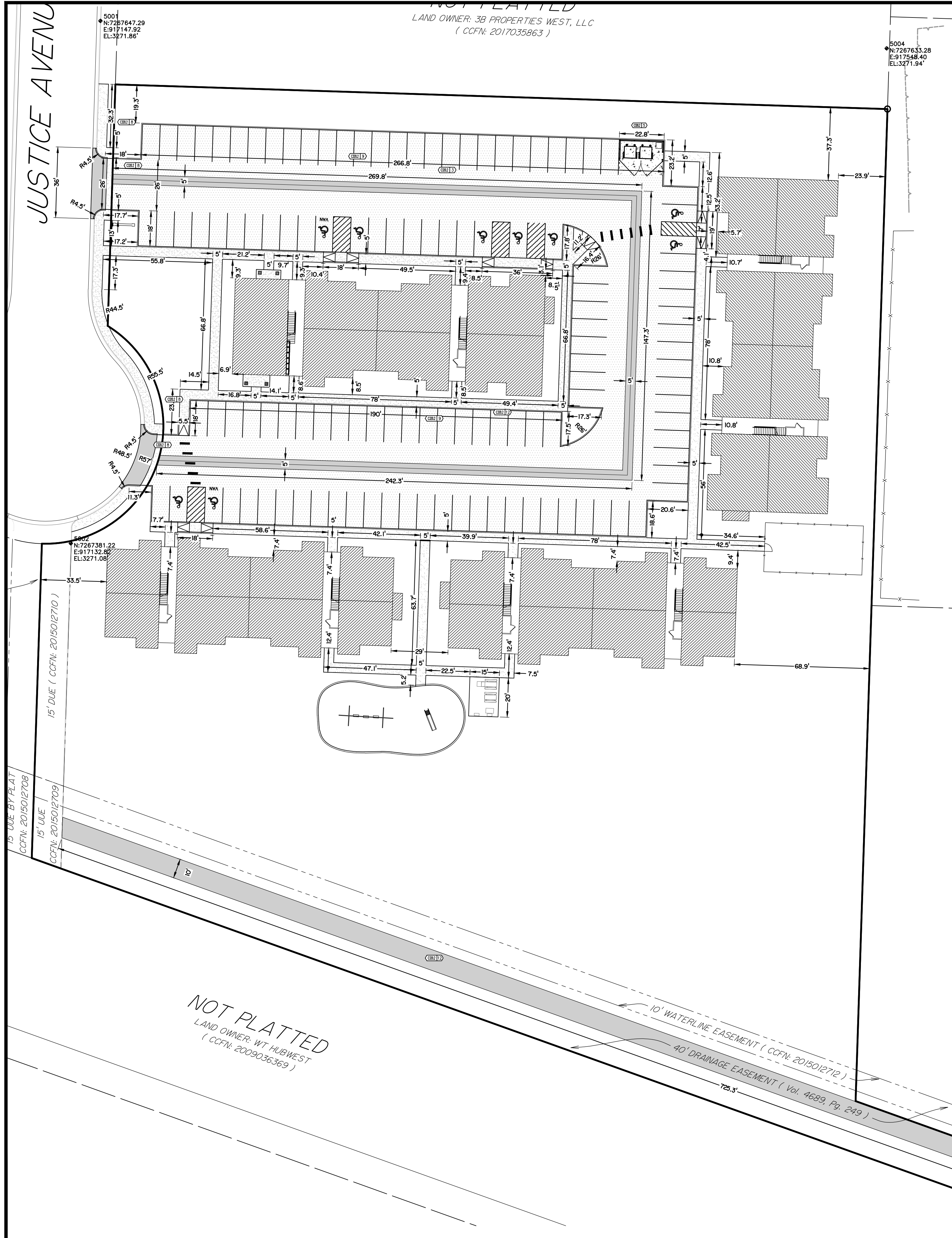
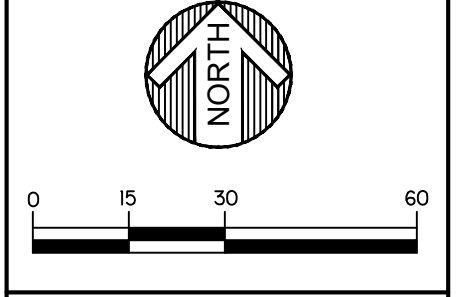


JUSTICE AVENUE

NOT PLATTED
LAND OWNER: 3B PROPERTIES WEST, LLC
(CCFN: 2017035863)



LEGEND:

- W — EXISTING WATER LINE
- FO — EXISTING FIBER OPTIC LINE
- G — EXISTING GAS LINE
- S — EXISTING SANITARY SEWER LINE
- P — EXISTING UNDERGROUND ELECTRIC
- X — EXISTING BRICK WALL
- ● — EXISTING LIGHT
- ● — EXISTING FIRE HYDRANT
- ● — EXISTING CURB AND GUTTER
- ● — EXISTING ASPHALT PAVING
- [Pattern] — PROPOSED CONCRETE SIDEWALK
- [Pattern] — PROPOSED CONCRETE PAVING
- [Pattern] — PROPOSED HEAVY DUTY CONCRETE PAVING
- 3205 --- EXISTING CONTOUR
- 3195 --- PROPOSED CONTOUR
- PLAT LIMITS
- EASEMENT LINE
- 95.00 ● — PROPOSED SPOT ELEVATION
- PROPOSED CURB AND GUTTER

GENERAL DIMENSION NOTES:

PAVING FEATURES AND HARDSCAPE FEATURES THAT ARE DIMENSIONED ON THIS PLAN SHEET ARE REFERENCED TO THE BACK-OF-CURB (ALL TYPES - SEE SITE GRADING PLAN FOR SPECIFIC DETAILS) WHERE APPLICABLE, EDGE-OF-PAVING WHERE APPLICABLE, AND FACE OF BUILDING AND/OR GRID LINES WHERE APPLICABLE. OTHER DIMENSION REFERENCE POINTS MAY BE LABELED AS 'P.L.' (DIMENSION REFERENCES PROPERTY LINE OR CORNERS), OR 'FOC' (DIMENSION REFERENCES FACE-OF-CURB).

REFER TO SITE CIVIL GRADING PLAN DETAIL SHEET FOR DIMENSIONING, CONSTRUCTION DETAILS AND VERTICAL LAYOUT OF INDIVIDUAL PAVING AND HARDSCAPE ITEMS SUCH AS CURBING, WALKWAYS, VALLEY GUTTERS, ISLANDS, DRIVE ENTRANCES, ACCESSIBLE RAMPS, AND OTHER SPECIFIC HARDSCAPE FEATURES.

FOR SITE UTILITY INSTALLATION AND ROUTING, REFER TO SITE CIVIL UTILITY PLANS.

REFER TO LANDSCAPE PLANS FOR FINAL DISPOSITION, LAYOUT, AND DIMENSIONS OF IRRIGATION, TREES, ORNAMENTAL PLANTINGS, GROUND BEDDERS, ISLAND OR PLANTER BEDDING AND ANY OTHER LANDSCAPE FEATURES.

REFER TO ARCHITECT'S PLANS TO VERIFY THE LAYOUT AND DIMENSIONS OF INTERIOR STRUCTURAL, MECHANICAL, ELECTRICAL, PLUMBING OR FINISHED CONSTRUCTION. ALSO REFER TO ARCHITECT'S PLANS FOR CONSTRUCTION OF PROPOSED EXTERIOR FEATURES OF BUILDINGS, STRUCTURES, FOOTINGS, RETAINING WALLS, EQUIPMENT, LIGHTING, STEPS, FENCING, SCREENING, HANDRAILS, GUARDRAILS, SIGNAGE OR OTHER ARCHITECTURAL FEATURES.

AMENITY / GREEN AREAS:

ANY FEATURES SHOWN AS AMENITIES (OUTDOOR PATIOS, WALLS, TERRACES, LEISURE FEATURES, ETC.) ARE SHOWN FOR VISUAL PURPOSES ONLY UPON THIS PLAN SHEET. FOR ADDITIONAL DIMENSIONAL LAYOUT, CONSTRUCTION DETAILS, MATERIALS, SURFACE FINISH, GRADES, AND ANY OTHER FEATURE OF SITE AMENITIES NOT SPECIFICALLY REFERENCED ON THIS PLAN SHEET, REFER TO ARCHITECT'S OR LANDSCAPE ARCHITECT'S PLANS AND DETAILS. THESE FEATURES ARE SEPARATE FROM SITE CIVIL PLANS.

BUILDING DIMENSION / ELEVATION NOTE:

REFER TO ARCHITECTURAL PLANS TO VERIFY LAYOUT, ELEVATIONS, AND DIMENSIONS OF PROPOSED BUILDING / STRUCTURE CONSTRUCTION.

SITE LIGHTING / SIGNAGE NOTE:

REFER TO M/E/P PLANS FOR INSTALLATION OF SITE LIGHTING FEATURES, BUILDING FIXTURE MOUNTS, POLE MOUNTS, SIGNAGE, MOTORIZED GATES, PASSKEY SYSTEMS, CARD READERS, HVAC INFRASTRUCTURE, OR ANY FEATURE NOT SPECIFIED IN THE SITE CIVIL UTILITY PLANS.

EROSION CONTROL:

THE CONTRACTOR WILL ENSURE THAT THE PROPER TPDES GENERAL PERMIT TXR150000 HAS BEEN OBTAINED PRIOR TO COMMENCEMENT OF GRADING ACTIVITY. THE CONTRACTOR WILL REFER TO AND PROPERLY CONSTRUCT AND MAINTAIN ALL STORMWATER POLLUTION PREVENTION PLAN MEASURES SET FORTH IN THE TPDES GENERAL PERMIT AND THE SEPARATE SWP3 PLAN.

TRAFFIC CONTROL NOTE:

CONTRACTOR WILL COORDINATE WITH THE OWNER AND THE CITY OF LUBBOCK TRAFFIC SAFETY DEPARTMENT IF APPLICABLE FOR ANY ACTIVITIES THAT MAY DISRUPT NORMAL TRAFFIC AND OBTAIN ANY PERMITS NECESSARY FOR CONSTRUCTION PURPOSES.

DIG-TESS NOTE:

CONTRACTOR SHALL CONTACT DIG TESS (1-800-DIG-TESS) FOR UTILITY LOCATES PRIOR TO COMMENCING GRADING / CONSTRUCTION ACTIVITY.

EXISTING UTILITY NOTE:

THE EXISTING UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE ENGINEER/SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN OR NOTED COMPRISE ALL SUCH UTILITIES IN THE AREA EITHER IN SERVICE, OR ABANDONED. THE ENGINEER / SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES SHOWN. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE PROPER NOTIFICATION OF CONSTRUCTION / GRADING ACTIVITIES PRIOR TO BEGINNING PROJECT AND TO FOLLOW ALL APPLICABLE PROPER TEXAS EXCAVATION SAFETY SYSTEM RULES TO PROTECT UTILITIES FROM DAMAGE AND AVOID UTILITY DISRUPTION.

SIDEWALKS NOTE:

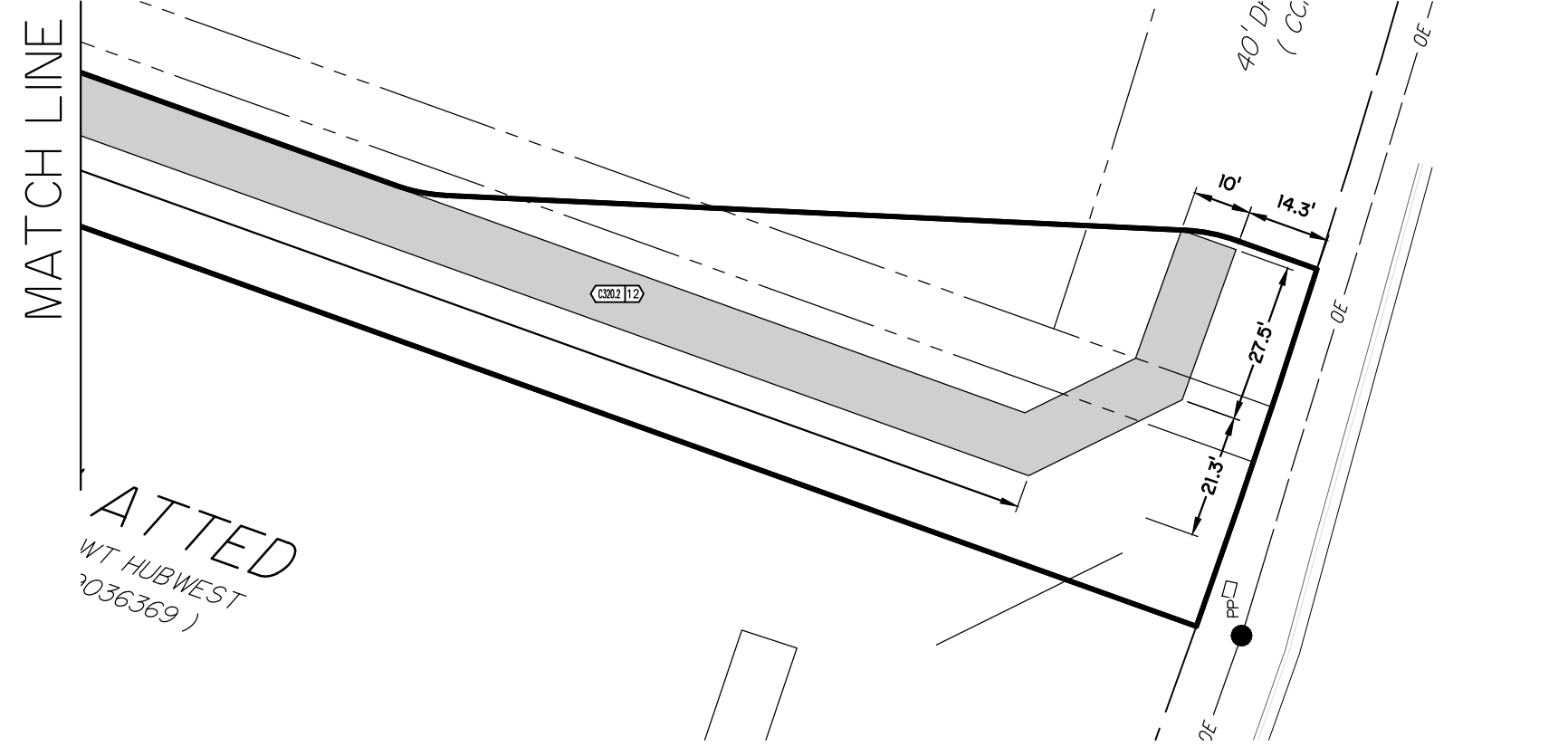
SIDEWALKS SHOWN ON THIS PLAN SHEET THAT ARE NOT DIMENSIONED EITHER HAVE A TYPICAL WIDTH OF 4', 5', OR 6' OR ARE CONSTRUCTED FROM FACE-OF-STRUCTURE TO FACE-OF-STRUCTURE, OR FROM EDGE-OF-DOOR TO EDGE-OF-DOOR. PORTIONS OF THE SIDEWALK ON THIS PLAN ARE DIMENSIONED SPECIFICALLY, AND NO SIDEWALK ON SITE SHALL HAVE A WIDTH LESS THAN 4'.

CONTRACTOR WILL REFER TO ARCHITECT'S PLAN SHEETS OR SPECIFICATIONS FOR DIMENSIONS, DETAILS, AND SURFACE FINISH OF ANY SPECIAL FLATWORK IN AMENITY AREAS.

SIDEWALK CONSTRUCTED IN THE PUBLIC RIGHTS-OF-WAY SHALL BE CONSTRUCTED ACCORDING TO CITY OF LUBBOCK SPECIFICATIONS.

NO SIDEWALK OR ACCESSIBLE ROUTE ON SITE WILL BE CONSTRUCTED WITH A CROSS SLOPE EXCEEDING 2% NOR SHALL ANY SLOPE ALONG THE TRAVELED WAY EXCEED 5%. REFER TO SITE GRADING PLAN FOR ACCESSIBLE RAMP DETAILS, ACCESSIBLE ROUTE GRADES, AND OTHER FLATWORK CONSTRUCTION / ELEVATION DETAILS.

MATCH LINE



NOT PLATTED
WT HUBWEST
2009036369

13
LOT
SANTA
(Plat Recorder)



| NO. | DATE | DESCRIPTION |
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HR HUGO REED & ASSOCIATES, INC.
LAND SURVEYORS AND ASSOCIATES, INC.
CIVIL ENGINEERS
1801 AVENUE N
LUBBOCK, TEXAS 79401
PHONE: 806/783-5662
FAX: 806/783-5881

SANTA FE PLACE APARTMENTS

SHEET NAME
SITE DIMENSION PLAN

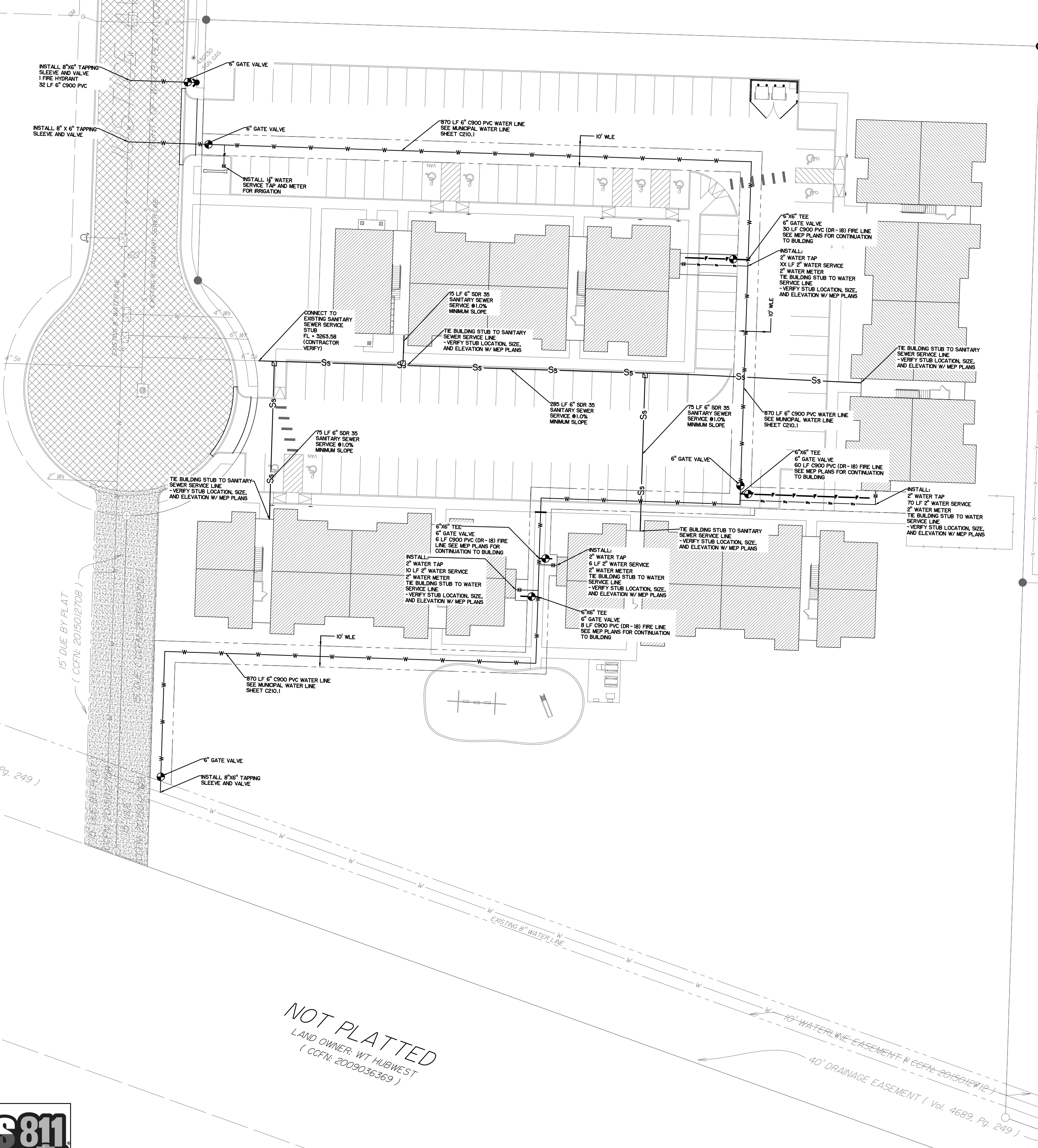
SHEET NUMBER
C110.1

FILE PATH: O:\Santa Fe Park\40\Engineering\Site Civi\SDIM_SMPK_A-40

LOT 34
SANTA FE PARK
(Plat Recorded CCFN: 2015012708)

NOT PLATTED
LAND OWNER: 3B PROPERTIES WEST, LLC
(CCFN: 2017035863)

LOT 35
SANTA FE PARK
(Plat Recorded CCFN: 2015012708)



LEGEND:

- - - - - EXISTING WATER LINE
- - - - - EXISTING GAS LINE
- - - - - EXISTING SANITARY SEWER LINE
- - - - - EXISTING OVERHEAD ELECTRIC
- ⊕ - EXISTING FIRE HYDRANT
- ⊕ - EXISTING CURB AND GUTTER
- ⊕ - EXISTING ASPHALT PAVING
- ▨ - PROPOSED CONCRETE SIDEWALK
- ▨ - PROPOSED CONCRETE PAVING
- ▨ - PROPOSED HEAVY DUTY CONCRETE PAVING
- ▨ - PROPOSED ASPHALT PAVING
- - - - - EXISTING CONTOUR
- - - - - PROPOSED CONTOUR
- - - - - PLAT LIMITS
- - - - - EASEMENT LINE
- 95.00 ● - PROPOSED SPOT ELEVATION
- BP - BREAK POINT
- FL - FLOW LINE
- GB - GRADE BREAK
- - DRAINAGE DIRECTION
- WLE - WATER LINE EASEMENT

SITE UTILITY PLAN NOTES

PRIVATE WATER / SEWER SERVICE NOTE:

PRIVATE DOMESTIC WATER AND SEWER SERVICE EXTENSIONS FROM EXISTING INFRASTRUCTURE TO BUILDING CONNECTIONS ARE TO BE PERFORMED BY A LICENSED PLUMBING CONTRACTOR SUBJECT TO CITY OF LUBBOCK BUILDING INSPECTION PLUMBING CODES, LOCAL REGULATIONS AND ORDINANCES. EXTEND STUBS TO WITHIN 5' OF BUILDING EXTERIOR.

IRRIGATION NOTE:

THE CONTRACTOR WILL COORDINATE WITH THE LANDSCAPE ARCHITECT REGARDING LAYOUT AND INSTALLATION OF ANY IRRIGATION LINES AND CONTROLS ON SITE.

ALL IRRIGATION SYSTEM COMPONENTS SHALL BE DESIGNED BY A LICENSED LANDSCAPE IRRIGATOR AND INSTALLED BY A LICENSED IRRIGATION TECHNICIAN IN THE STATE OF TEXAS.

ALL IRRIGATION SYSTEM COMPONENTS SHALL MEET THE LATEST APPLICABLE CITY OF LUBBOCK STANDARDS AND REQUIREMENTS.

FIRE DEPARTMENT CONNECTION NOTE:

GENERAL CONTRACTOR SHALL VERIFY EXACT LOCATION AND TYPE OF FIRE DEPARTMENT CONNECTION (IF APPLICABLE) ACCORDING TO M/E/P PLANS AND REQUIREMENTS. CONTACT THE CITY OF LUBBOCK FIRE MARSHAL'S OFFICE PRIOR TO INSTALLATION FOR VERIFICATION AND FIELD INSPECTION.

ELECTRICAL DISTRIBUTION NOTE:

GENERAL CONTRACTOR TO COORDINATE DIRECTLY WITH PROVIDER FOR ELECTRICAL DISTRIBUTION SYSTEM INSTALLATION. CONTRACTOR IS RESPONSIBLE FOR EXCAVATING TRENCHES FOR ELECTRICAL SYSTEM INSTALLATION AS INDICATED BY PROVIDER. REFER TO ELECTRICAL DISTRIBUTION PLAN PROVIDED BY M/E/P, ARCHITECT OR ELECTRIC PROVIDER.

TELECOMMUNICATIONS SYSTEM NOTE:

GENERAL CONTRACTOR TO COORDINATE DIRECTLY WITH COMMUNICATIONS PROVIDERS FOR SITE INFRASTRUCTURE INSTALLATION. CONFIRM WITH XCEL ENERGY AND PROVIDERS IF DISTRIBUTION LINES MAY BE INSTALLED AS CONDUIT IN A JOINT INSTALLATION IN TRENCHES EXCAVATED BY CONTRACTOR.

NATURAL GAS DISTRIBUTION NOTE:

GAS COMPANY WILL SET GAS METER AS MAY BE NECESSARY FOR SERVICE. THE CONTRACTOR IS RESPONSIBLE FOR INSTALLATION AND EXTENSION OF SERVICES IN BUILDINGS AND AMENITIES AS SHOWN IN THE PLANS PREPARED BY THE M/E/P ENGINEER, ARCHITECT, AND/OR OTHERS. COORDINATE WITH THE GAS COMPANY AS NECESSARY TO COMMENCE INSTALLATION OF GAS SERVICE FROM METER TO BUILDING(S) AND COMPLEX FACILITIES, OR TO EXTEND EXISTING SERVICE STUBS BEYOND LIMITS OF PROPOSED PROJECT AS MAY BE NECESSARY.

SLEEVES / CONDUITS NOTE:

GENERAL CONTRACTOR SHALL INSTALL SLEEVES AND CONDUIT AS NECESSARY AHEAD OF SITE PAVING ACTIVITIES FOR THE PURPOSE OF INSTALLATION OF VARIOUS M/E/P, LIGHTING, IRRIGATION, OR UTILITY FEEDERS. ALL SLEEVES AND CONDUITS WILL BE A MINIMUM SCHEDULE 40 PVC, GALVANIZED STEEL, OR MATERIAL AS SPECIFIED SEPARATELY BY THE M/E/P ENGINEER.

SITE LIGHTING / SIGNAGE NOTE:

REFER TO ARCHITECT'S PLANS FOR INSTALLATION OF NEW SITE LIGHTING FEATURES, BUILDING FIXTURE MOUNTS, POLE MOUNTS, SIGNAGE, MOTORIZED GATES, PASSKEY SYSTEMS, CARD READERS, HVAC INFRASTRUCTURE, OR ANY FEATURE NOT SPECIFIED OR SHOWN IN THE SITE UTILITY PLANS.

TRENCH COMPACTION NOTE:

ANY UTILITY TRENCHES UNDER PAVED AREAS AND PARKING AREAS SHALL BE MECHANICALLY BACKFILLED WITH SELECT MATERIAL UTILIZING AN EXCAVATOR-MOUNTED TRENCH ROLLER OR OTHER MECHANICAL COMPACTION EQUIPMENT TO PROVIDE BACKFILL DENSITIES OF 95% OR GREATER AT ±2% OPTIMUM MOISTURE CONTENT TO WITHIN 12 INCHES OF THE BOTTOM OF THE PAVING SECTION. THE REMAINDER OF FILL TO BOTTOM-OF-PAVING SECTION SHALL BE FLOWABLE FILL PLACED. IN NON-PAVED AREAS, THE CONTRACTOR SHALL EMPLOY AN EXCAVATOR-MOUNTED TRENCH ROLLER OR OTHER MECHANICAL COMPACTION EQUIPMENT TO PROVIDE BACKFILL DENSITIES OF 95% OR GREATER AT ±2% OPTIMUM MOISTURE CONTENT TO FINISHED GRADE. INSTALLATIONS ARE SUBJECT TO INSPECTION BY OWNER AND/OR ENGINEER; SETTLEMENT OF BACKFILL SUBJECT TO RE-EXCAVATION AND RECOMPACTION AT UTILITY CONTRACTOR'S EXPENSE.

UTILITY ONE-CALL NOTE:

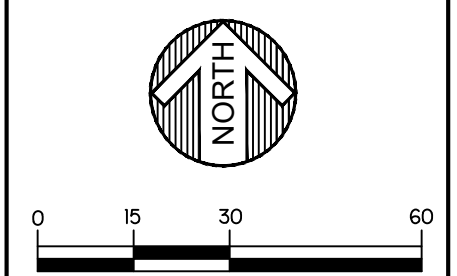
CONTRACTOR SHALL CONTACT TEXAS811 FOR UTILITY LOCATES IN ACCORDANCE WITH REQUIRED LAWS AND REGULATIONS PRIOR TO COMMENCING ANY CONSTRUCTION ACTIVITY. CONSTRUCTION ACTIVITIES MAY INCLUDE TESTING, POT-HOLING, TRENCHING, BORING, EXCAVATING, GRADING, EARTHWORK INCLUDING CUTS AND/OR FILLS, OR ANY OTHER ACTIVITY WHICH MIGHT DISTURB EXISTING SOILS OR GRADES ON THE PROJECT SITE.

CONTRACTOR TO CALL FOR UTILITY LOCATES AT LEAST 2 WORKING DAYS, AND NO MORE THAN 14 DAYS PRIOR TO COMMENCING ANY CONSTRUCTION ACTIVITY. ALL MARKS INCLUDING PAINT, FLAGS, STAKES, ETC., ARE VALID FOR 14 DAYS.

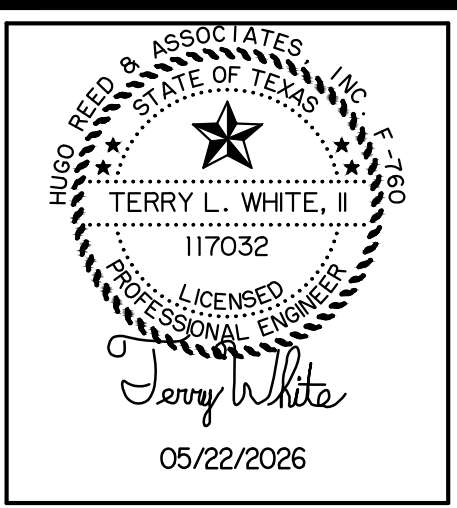
CALL - 811 OR (800) 344-8377 WEBSTE: WWW.TEXAS811.ORG

UTILITY ADJUSTMENT NOTE:

ADJUST ANY EXISTING UTILITY APPURTENANCES FLUSH WITH PROPOSED PAVING OR FINISHED GRADE WHERE INDICATED ON THE UTILITY PLANS UNLESS OTHERWISE DIRECTED.



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05/22/2026

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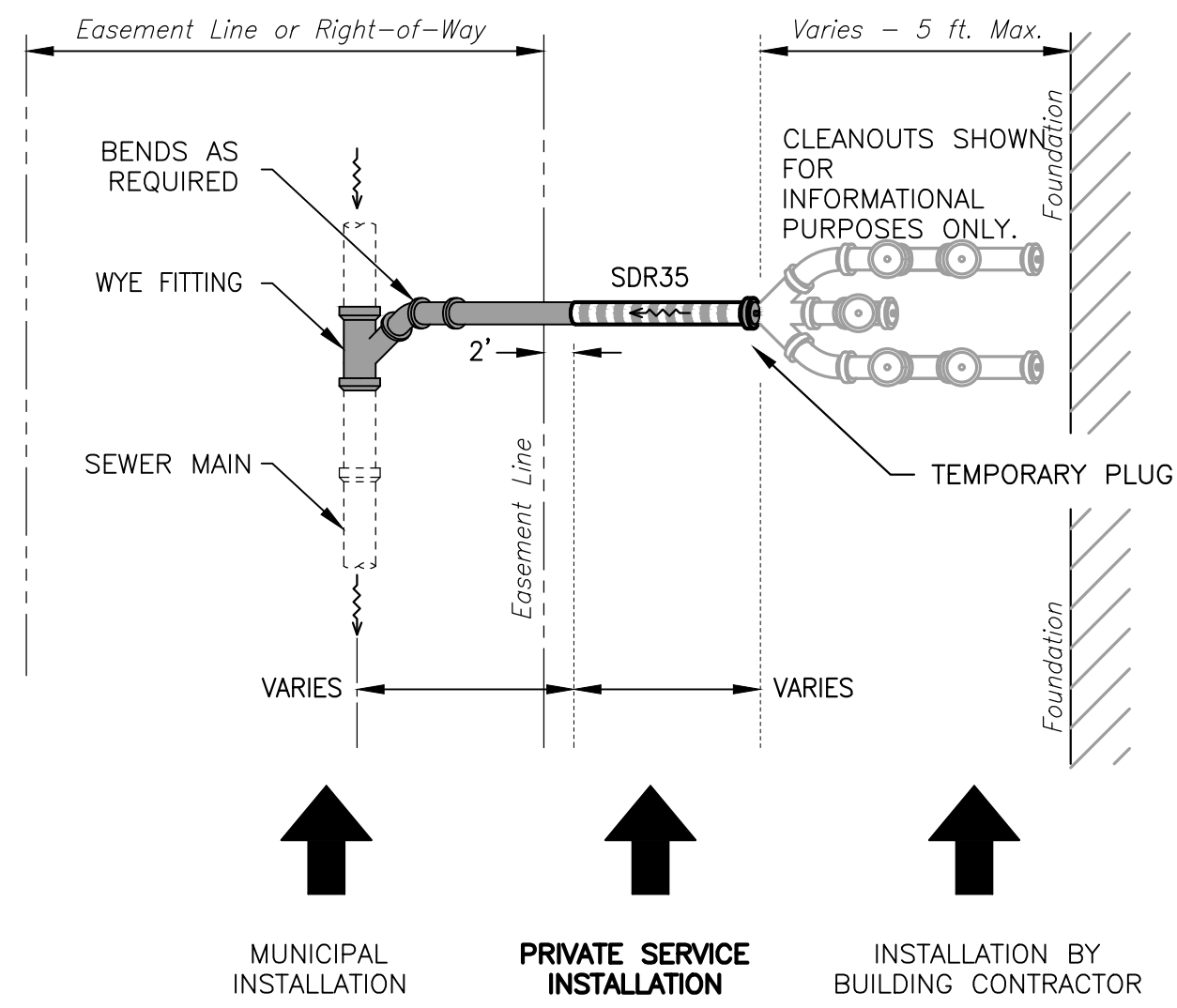
DRAWN BY:

HR HUGO REED & ASSOCIATES, INC.
LAND SURVEYORS AND ASSOCIATES, INC.
CIVIL ENGINEERS
1901 AVENUE N
LUBBOCK, TEXAS 79401
PHONE: 806/783-5462
FAX: 806/783-2891

SANTA FE PLACE APARTMENTS
SHEET NAME
SITE UTILITY PLAN

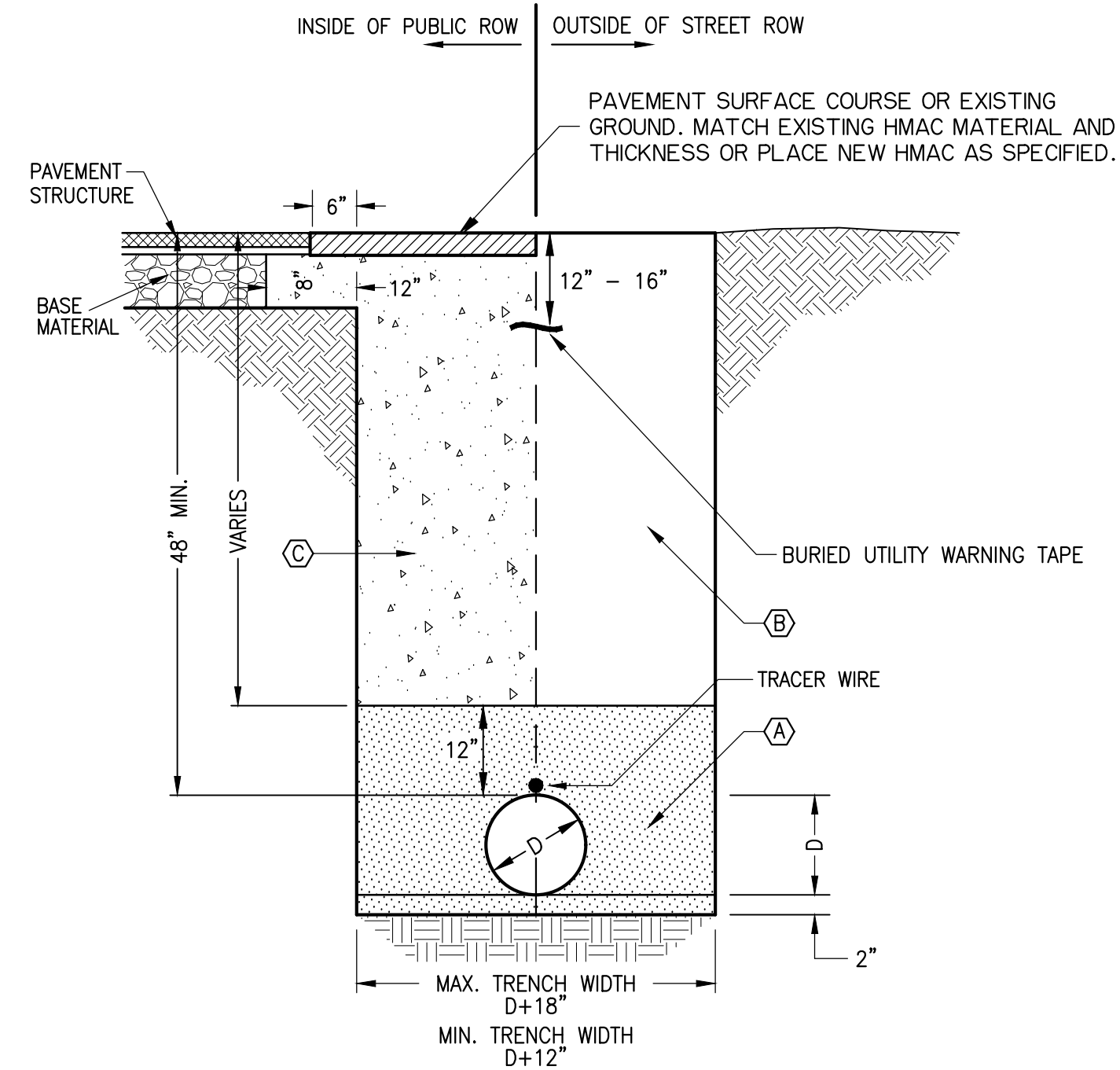
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SEWER SERVICE INSTALLATION DETAIL

NOT TO SCALE



SANITARY SEWER EMBEDMENT AND TRENCH BACKFILL

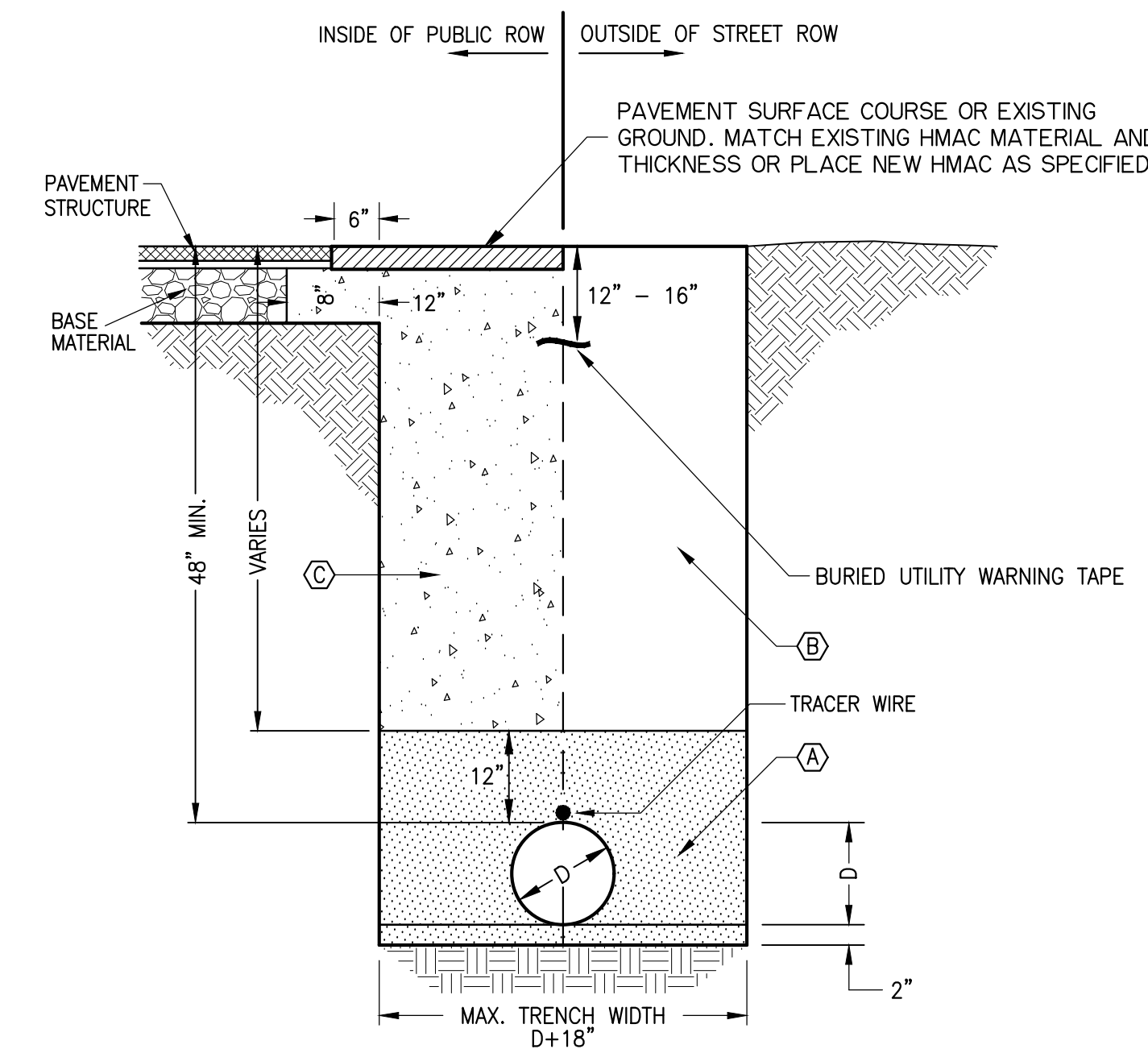
NOT TO SCALE

NOTES:

1. INFORMATION IN THIS DETAIL REGARDING REPLACEMENT OF EXISTING PAVING MAY NOT BE APPLICABLE IN ALL INSTANCES.
2. ALL TRENCHES AND BELLHOLES FOR ALL TYPES OF PIPE, VALVES, AND FITTINGS REGARDLESS OF THE LOCATION SHALL BE BACKFILLED WITH SELECTED BACKFILL MATERIAL FREE FROM ROCKS, BOULDERS, OR OTHER UNSUITABLE MATERIAL. THE BACKFILL MATERIAL SHALL BE THOROUGHLY COMPACTED WITH MECHANICAL OR HAND TAMPS TO MIDPOINT OF THE PIPE.
3. ALL PVC SEWER PIPE WILL BE COMPLETELY EMBEDDED IN MATERIAL THAT SHALL BE CAREFULLY PLACED BY HAND AND SHALL BE FREE OF ORGANIC MATTER, ROCKS OR HARD CLODS LARGER THAN ONE-HALF INCH, OR OTHER DEBRIS. SHARP-EDGED OR POINTED MATERIAL SHALL NOT BE USED. BEDDING AND EMBEDMENT MATERIAL SHALL BE THOROUGHLY COMPACTED WITH MECHANICAL OR HAND TAMPS TO A POINT (12) INCHES ABOVE TOP OF PIPE. ALL MATERIAL SHALL BE MOISTENED IF NECESSARY, AND THOROUGHLY COMPACTED IN MAXIMUM 6" LIFTS WITH MECHANICAL TAMPERS TO A DENSITY OF AT LEAST 95% OF MAXIMUM DENSITY AT OPTIMUM MOISTURE AS DETERMINED BY ASTM D698. NO MATERIAL SHALL BE DROPPED DIRECTLY ON TOP OF EXPOSED PIPE.
4. THE REMAINDER OF THE BACKFILL THAT IS ABOVE TWELVE INCHES (12") HIGHER THAN THE TOP OF THE PIPE IN UNPAVED AREAS SHALL BE BACKFILLED TO WITHIN 12" OF FINAL GRADE BY HAND OR MECHANICAL EQUIPMENT WITH LOOSE EXCAVATED MATERIAL IN 6" MAXIMUM LIFTS AND COMPACTED BY EXCAVATOR-MOUNTED BACKFILL COMPACTION TECHNIQUE TO A DENSITY OF AT LEAST 95% OF MAXIMUM DENSITY AT OPTIMUM MOISTURE AS DETERMINED BY ASTM D698 AT ±2% OPTIMUM MOISTURE CONTENT. THE REMAINING 12" WILL BE BACKFILLED WITH SUITABLE TOPSOIL MATERIAL.
5. SURFACE FLOODING AND WATER JETTING OF BACKFILL IS EXPRESSLY PROHIBITED.
6. ALL TRENCHES AND EXCAVATIONS SHALL BE BACKFILLED AFTER ACCEPTANCE BY INSPECTOR UNLESS OTHERWISE DIRECTED BY THE ENGINEER.
7. TRACER WIRE TO BE #12 AWG SOLID COPPER W/ 30 MIL HMWPE INSULATION. RUN WIRE ON TOP OF PIPE, SECURE WITH PLASTIC STRAPS AT 8 FOOT INTERVALS.

FOR LINES INSTALLED IN PUBLIC RIGHT-OF-WAY

CONTRACTOR SHALL BACKFILL THE FULL DEPTH OF THE REMAINING TRENCH WITH 1-1/2 SACK FLOWABLE STABILIZED BACKFILL TO A LEVEL EVEN WITH THE BOTTOM OF THE EXISTING PAVEMENT SURFACE COURSE. CONSTRUCT SURFACE COURSE PAVING WITH EQUIVALENT MATERIAL TO MATCH SURROUNDING SURFACE COURSE.



WATER LINE TRENCH BACKFILL

NOT TO SCALE

NOTES:

1. INFORMATION IN THIS DETAIL REGARDING REPLACEMENT OF EXISTING PAVING MAY NOT BE APPLICABLE IN ALL INSTANCES.
2. ALL TRENCHES AND BELLHOLES FOR ALL TYPES OF PIPE, VALVES, AND FITTINGS REGARDLESS OF THE LOCATION SHALL BE BACKFILLED WITH SELECTED BACKFILL MATERIAL FREE FROM ROCKS, BOULDERS, OR OTHER UNSUITABLE MATERIAL. THE BACKFILL MATERIAL SHALL BE THOROUGHLY COMPACTED WITH MECHANICAL OR HAND TAMPS TO MIDPOINT OF THE PIPE.
3. THE BACKFILL AROUND THE PIPE AND TO A POINT 12" ABOVE THE TOP OF THE PIPE SHALL BE CAREFULLY PLACED BY HAND AND SHALL CONSIST OF CAREFULLY SELECTED MATERIAL SUCH AS NATIVE, SANDY SOIL FREE OF ORGANIC MATTER, ROCKS OR HARD CLODS LARGER THAN ONE-HALF INCH, OR OTHER DEBRIS. SHARP-EDGED OR POINTED MATERIAL SHALL NOT BE USED. THE BACKFILL MATERIAL SHALL BE THOROUGHLY COMPACTED WITH MECHANICAL OR HAND TAMPS TO A POINT (12) INCHES ABOVE TOP OF PIPE. THE MATERIAL SHALL BE MOISTENED IF NECESSARY, AND THOROUGHLY COMPACTED WITH MECHANICAL TAMPERS TO A DENSITY OF AT LEAST 95% OF MAXIMUM DENSITY AT OPTIMUM MOISTURE AS DETERMINED BY ASTM D698. NO BACKFILL MATERIAL SHALL BE DROPPED DIRECTLY ON TOP OF EXPOSED PIPE.
4. THE REMAINDER OF THE BACKFILL THAT IS ABOVE TWELVE INCHES (12") HIGHER THAN THE TOP OF THE PIPE AT IN UNPAVED AREAS SHALL CONSIST OF CAREFULLY SELECTED MATERIAL SUCH AS NATIVE, SANDY SOIL FREE OF ORGANIC MATTER, ROCKS OR HARD CLODS LARGER THAN TWO INCHES, OR OTHER DEBRIS. MATERIAL SHALL BE BACKFILLED TO WITHIN 12" OF FINAL GRADE BY HAND OR MECHANICAL EQUIPMENT WITH LOOSE EXCAVATED MATERIAL IN 6" MAXIMUM LIFTS AND COMPACTED BY EXCAVATOR-MOUNTED BACKFILL COMPACTION OR OTHER MECHANICAL TECHNIQUE TO A DENSITY OF AT LEAST 95% OF MAXIMUM DENSITY AT OPTIMUM MOISTURE AS DETERMINED BY ASTM D698. THE REMAINING 12" WILL BE BACKFILLED WITH SUITABLE TOPSOIL MATERIAL.
5. SURFACE FLOODING AND WATER JETTING OF BACKFILL IS EXPRESSLY PROHIBITED.
6. ALL TRENCHES AND EXCAVATIONS SHALL BE BACKFILLED AFTER ACCEPTANCE BY INSPECTOR UNLESS OTHERWISE DIRECTED BY THE ENGINEER.
7. TRACER WIRE TO BE #12 AWG SOLID COPPER W/ 30 MIL HMWPE INSULATION. RUN WIRE ON TOP OF PIPE, SECURE WITH PLASTIC STRAPS AT 8 FOOT INTERVALS.

FOR LINES INSTALLED IN PUBLIC RIGHT-OF-WAY

CONTRACTOR SHALL BACKFILL THE FULL DEPTH OF THE REMAINING TRENCH WITH 1-1/2 SACK FLOWABLE STABILIZED BACKFILL TO A LEVEL EVEN WITH THE BOTTOM OF THE EXISTING PAVEMENT SURFACE COURSE. CONSTRUCT SURFACE COURSE PAVING WITH EQUIVALENT MATERIAL TO MATCH SURROUNDING SURFACE COURSE.

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DRAWN BY:
HR HUGO REED AND ASSOCIATES, INC.
 LAND SURVEYORS 1901 AVENUE N
 CIVIL ENGINEERS LUBBOCK, TEXAS 79401
 TEXAS LICENSED SURVEYOR #10076100 PHONE: 806/783-5462
 TEXAS REGISTERED ENGINEER #10077100 FAX: 806/783-2811

SANTA FE PLACE APARTMENTS

SHEET NAME
 SITE UTILITY DETAILS

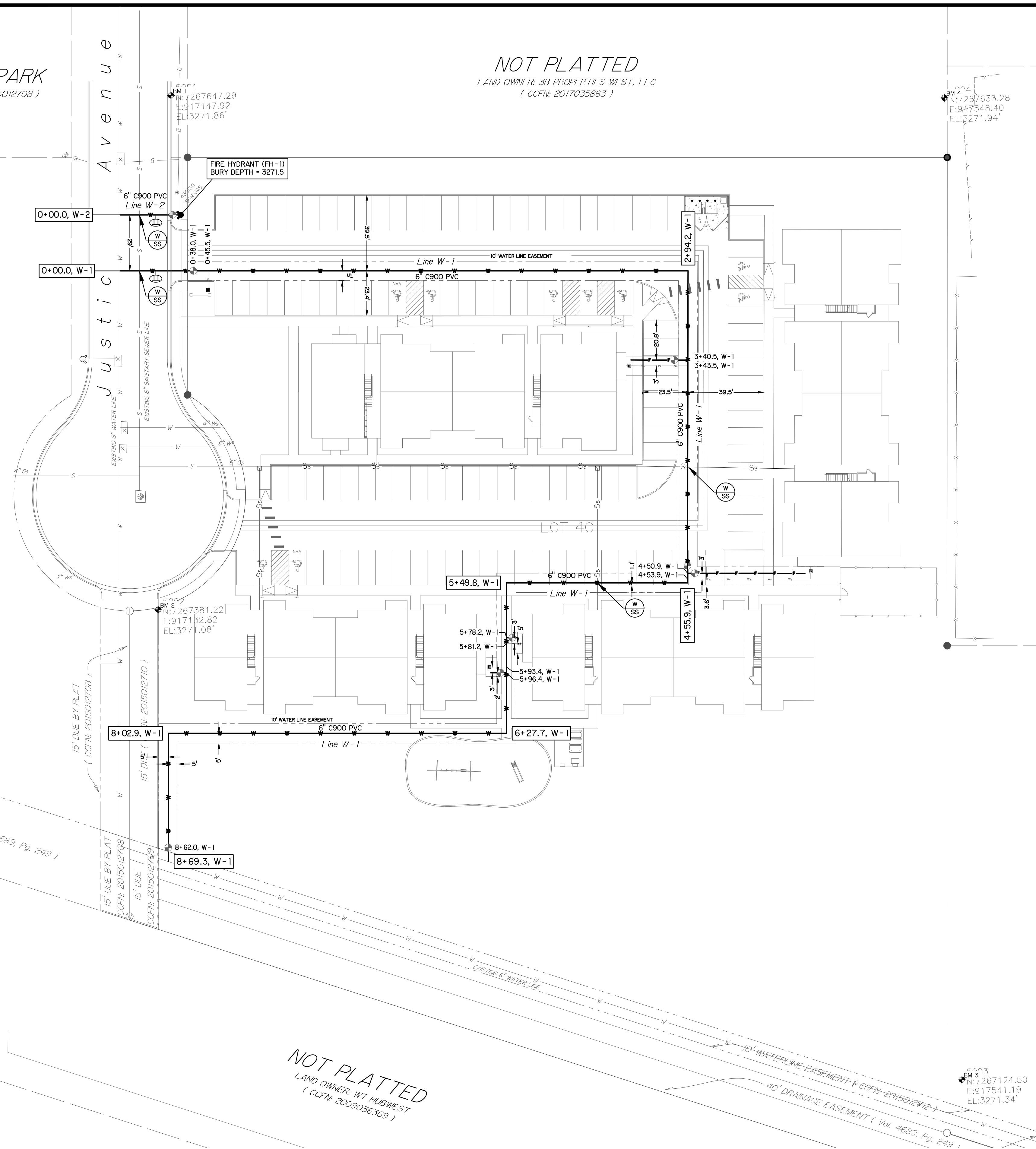
SHEET NUMBER
C200.2

LOT 34
SANTA FE PARK
(Plat Recorded CCFN: 2015012708)

NOT PLATTED
LAND OWNER: 3B PROPERTIES WEST, LLC
(CCFN: 2017035863)

LOT 35
SANTA FE PARK
(Plat Recorded CCFN: 2015012708)

NOT PLATTED
LAND OWNER: WT HUBWEST
(CCFN: 2009036369)



WATER TAP NOTES

- PROVIDE WATER TAP AT LOCATIONS SHOWN ON THE PLAN.
- WATER SERVICE LINE SHALL EXTEND TO METER BOX WITH CURB STOP TERMINATING WITHIN CAN. CONTRACTOR TO PROVIDE ADEQUATE ROOM FOR COL FORCES TO INSTALL METER.
- WATER SERVICE TAP LOCATIONS SHALL BE MARKED WITH A CARBONITE MARKER LABELED "WATER" AS APPROVED BY THE CITY OF LUBBOCK.

SEE CITY OF LUBBOCK ENGINEERING MINIMUM DESIGN STANDARDS AND SPECIFICATIONS: SECTION 1.07.02 (A)(ii)(C).

LEGEND

| EXISTING | PROPOSED | DESCRIPTION |
|----------|----------|------------------------------------|
| --- | --- | - WATER DISTRIBUTION LINE |
| --- | --- | - WATER SERVICE LINE |
| --- | --- | - WATER VALVE |
| --- | --- | - REDUCER |
| --- | --- | - FIRE HYDRANT |
| --- | --- | - WATER/SEWER PLUG |
| --- | --- | - TAPPING SLEEVE AND TAPPING VALVE |
| --- | --- | - WATER METER |
| --- | --- | - SEWER LINE |
| --- | --- | - SEWER SERVICE LINE |
| --- | --- | - SEWER MANHOLE |
| --- | --- | - EASEMENT BOUNDARY |

WATER LINE SUMMARY TABLES

LINE W-1: 6" C-900 PVC

| STATION | NORTHING | EASTING | DESCRIPTION |
|---------|------------|-----------|--|
| 0+00.0 | 7265813.52 | 916898.61 | 8"x6" TAPPING SLEEVE AND VALVE |
| 0+38.0 | 7265812.32 | 916936.56 | 6" GATE VALVE AND VALVE BOX |
| 0+45.0 | 7265812.08 | 916944.10 | INSTALL 1.5' WATER SERVICE TAP AND METER |
| 2+94.2 | 7265804.15 | 917192.62 | 6" 90° BEND |
| 3+40.5 | 7265757.94 | 917191.06 | 6"x6" TEE; EAST: 30 L.F. C900 PVC (DR-18) FIRE LINE, 6" GATE VALVE AND VALVE BOX |
| 3+43.5 | 7265754.94 | 917190.96 | 2" SERVICE TAP |
| 4+50.9 | 7265647.56 | 917187.36 | 6"x6" TEE; NORTH: 6" GATE VALVE AND VALVE BOX; WEST: 60 L.F. C900 PVC (DR-18) FIRE LINE, 6" GATE VALVE AND VALVE BOX |
| 4+53.9 | 7265644.57 | 917187.26 | 2" SERVICE TAP |
| 4+55.9 | 7265642.57 | 917187.19 | 6" 90° BEND |
| 5+49.8 | 7265645.59 | 917093.43 | 6" 90° BEND |
| 5+78.2 | 7265617.16 | 917092.52 | 6"x6" TEE; EAST: 6 L.F. C900 PVC (DR-18) FIRE LINE, 6" GATE VALVE AND VALVE BOX |
| 5+81.2 | 7265614.16 | 917092.43 | 2" SERVICE TAP |
| 5+93.4 | 7265602.02 | 917092.04 | 2" SERVICE TAP |
| 5+96.4 | 7265599.02 | 917091.94 | 6"x6" TEE; WEST: 8 L.F. C900 PVC (DR-18) FIRE LINE, 6" GATE VALVE AND VALVE BOX |
| 6+27.7 | 7265567.67 | 917090.94 | 6" 90° BEND |
| 8+02.9 | 7265573.26 | 916915.95 | 6" 90° BEND |
| 8+62.0 | 7265514.12 | 916914.06 | 6" GATE VALVE AND VALVE BOX |
| 8+69.3 | 7265506.84 | 916913.83 | 8"x6" TAPPING SLEEVE AND VALVE |

LINE W-2: 6" C-900 PVC

| STATION | NORTHING | EASTING | DESCRIPTION |
|---------|------------|-----------|--|
| 0+00.0 | 7265842.51 | 916899.53 | 8"x6" TAPPING SLEEVE AND VALVE; EAST: 32 L.F. 6" C900 PVC, 6" GATE VALVE AND VALVE BOX, FH-1 |

FIRE HYDRANT SUMMARY TABLES

| DESCRIPTION | NORTHING | EASTING |
|-------------|------------|-----------|
| FH-1 | 7265841.50 | 916931.02 |



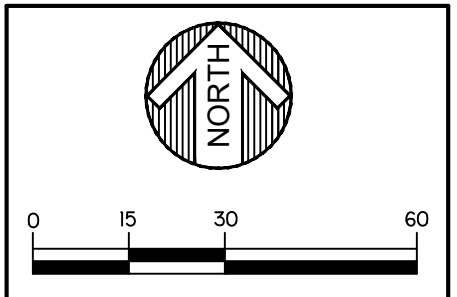
UTILITY LOCATE NOTE:

CONTRACTOR SHALL CONTACT TEXAS811 FOR UTILITY LOCATES IN ACCORDANCE WITH REQUIRED LAWS AND REGULATIONS PRIOR TO COMMENCING ANY CONSTRUCTION ACTIVITY. CONSTRUCTION ACTIVITIES MAY INCLUDE TESTING, POTHOLING, TRENCHING, BORING, EXCAVATING, GRADING, EARTHWORK INCLUDING CUTS AND/OR FILLS, OR ANY OTHER ACTIVITY WHICH MIGHT DISTURB EXISTING SOILS OR GRADES ON THE PROJECT SITE.

CONTRACTOR TO CALL FOR UTILITY LOCATES AT LEAST 2 WORKING DAYS, AND NO MORE THAN 14 DAYS PRIOR TO COMMENCING ANY CONSTRUCTION ACTIVITY. ALL MARKS INCLUDING PAINT, FLAGS, STAKES, ETC., ARE VALID FOR 14 DAYS.

CALL - 811 OR (800) 344-8377
WEBSITE: WWW.TEXAS811.ORG

Ⓜ - WATER PRESSURE AND CLEAR SAMPLE TESTING/TAPPING LOCATION: PROVIDE APPROVED CORPORATION STOP AND COPPER TUBING; LEAVE WATER LINE EXPOSED TO FACILITATE TESTING. LOCATIONS ARE FOR SCHEMATIC PURPOSES ONLY. CONTRACTOR SHALL COORDINATE TESTING LOCATIONS AND SCHEDULING WITH APPROPRIATE AUTHORITIES.



| NO. | DATE | DESCRIPTION |
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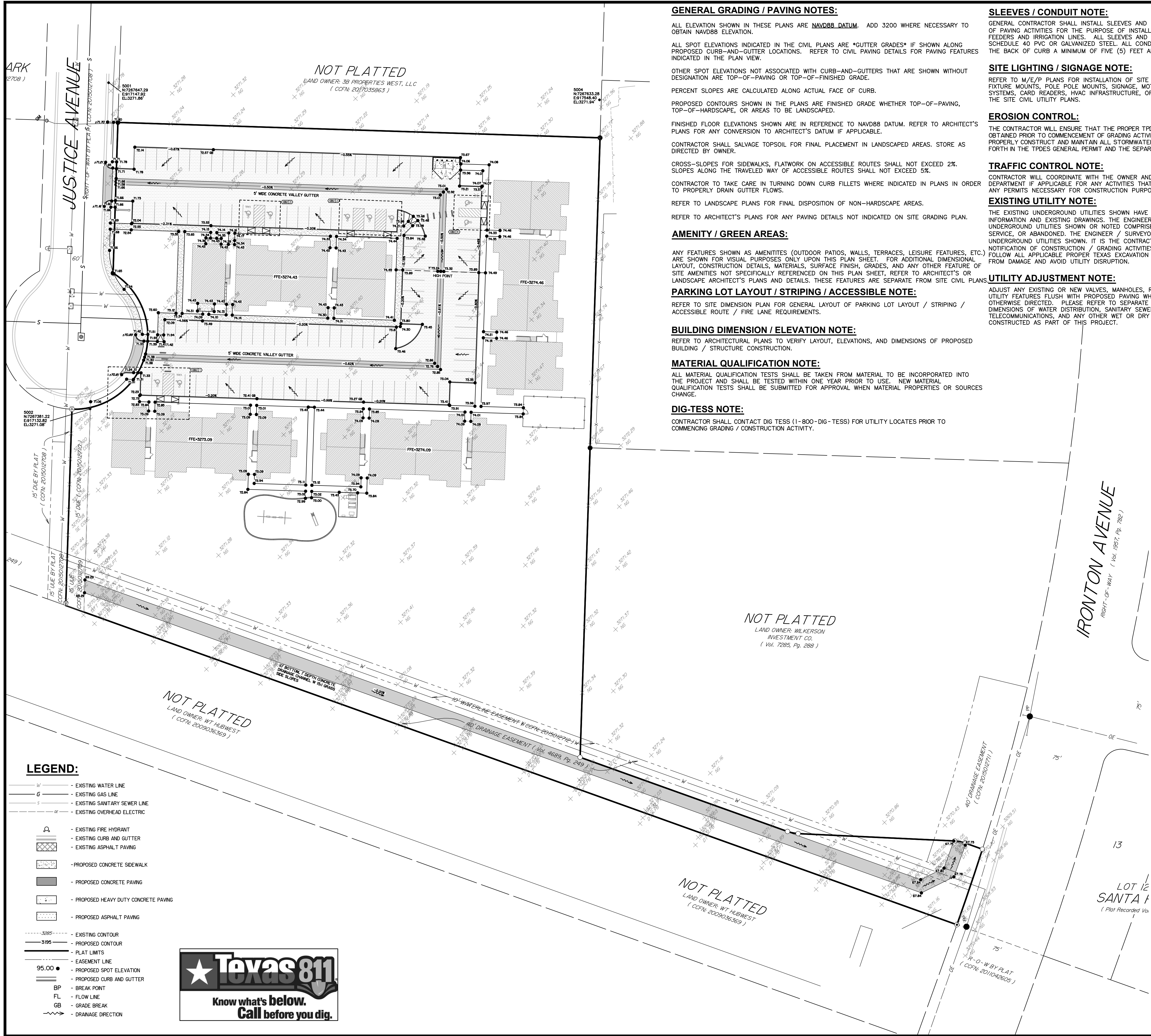
DRAWN BY:
HR HUGO REED AND ASSOCIATES, INC.
LAND SURVEYORS AND ASSOCIATES, INC.
CIVIL ENGINEERS
1901 AVENUE N
LUBBOCK, TEXAS 79601
PHONE: 806/783-5462
FAX: 806/783-2811

SANTA FE PARK
LOT 40

SHEET NAME
MUNICIPAL WATER
DISTRIBUTION PLAN

SHEET NUMBER
C210.1

FILE PATH: O:\Santa Fe Park\40\Engineering\Water & Sewer\Drawings\WTR_SMPK_40



GENERAL GRADING / PAVING NOTES:

ALL ELEVATION SHOWN IN THESE PLANS ARE NAVD88 DATUM. ADD 3200 WHERE NECESSARY TO OBTAIN NAVD88 ELEVATION.

ALL SPOT ELEVATIONS INDICATED IN THE CIVIL PLANS ARE "GUTTER GRADES" IF SHOWN ALONG PROPOSED CURB-AND-GUTTER LOCATIONS. REFER TO CIVIL PAVING DETAILS FOR PAVING FEATURES INDICATED IN THE PLAN VIEW.

OTHER SPOT ELEVATIONS NOT ASSOCIATED WITH CURB-AND-GUTTERS THAT ARE SHOWN WITHOUT DESIGNATION ARE TOP-OF-PAVING OR TOP-OF-FINISHED GRADE.

PERCENT SLOPES ARE CALCULATED ALONG ACTUAL FACE OF CURB.

PROPOSED CONTOURS SHOWN IN THE PLANS ARE FINISHED GRADE WHETHER TOP-OF-PAVING, TOP-OF-HARDSCAPE, OR AREAS TO BE LANDSCAPED.

FINISHED FLOOR ELEVATIONS SHOWN ARE IN REFERENCE TO NAVD88 DATUM. REFER TO ARCHITECT'S PLANS FOR ANY CONVERSION TO ARCHITECT'S DATUM IF APPLICABLE.

CONTRACTOR SHALL SALVAGE TOPSOIL FOR FINAL PLACEMENT IN LANDSCAPED AREAS. STORE AS DIRECTED BY OWNER.

CROSS-SLOPES FOR SIDEWALKS, FLATWORK ON ACCESSIBLE ROUTES SHALL NOT EXCEED 2%. SLOPES ALONG THE TRAVELED WAY OF ACCESSIBLE ROUTES SHALL NOT EXCEED 5%.

CONTRACTOR TO TAKE CARE IN TURNING DOWN CURB FILLETS WHERE INDICATED IN PLANS IN ORDER TO PROPERLY DRAIN GUTTER FLOWS.

REFER TO LANDSCAPE PLANS FOR FINAL DISPOSITION OF NON-HARDSCAPE AREAS.

REFER TO ARCHITECT'S PLANS FOR ANY PAVING DETAILS NOT INDICATED ON SITE GRADING PLAN.

AMENITY / GREEN AREAS:

ANY FEATURES SHOWN AS AMENITIES (OUTDOOR PATIOS, WALLS, TERRACES, LEISURE FEATURES, ETC.) ARE SHOWN FOR VISUAL PURPOSES ONLY UPON THIS PLAN SHEET. FOR ADDITIONAL DIMENSIONAL LAYOUT, CONSTRUCTION DETAILS, MATERIALS, SURFACE FINISH, GRADES, AND ANY OTHER FEATURE OF SITE AMENITIES NOT SPECIFICALLY REFERENCED ON THIS PLAN SHEET, REFER TO ARCHITECT'S OR LANDSCAPE ARCHITECT'S PLANS AND DETAILS. THESE FEATURES ARE SEPARATE FROM SITE CIVIL PLANS.

PARKING LOT LAYOUT / STRIPING / ACCESSIBLE NOTE:

REFER TO SITE DIMENSION PLAN FOR GENERAL LAYOUT OF PARKING LOT LAYOUT / STRIPING / ACCESSIBLE ROUTE / FIRE LANE REQUIREMENTS.

BUILDING DIMENSION / ELEVATION NOTE:

REFER TO ARCHITECTURAL PLANS TO VERIFY LAYOUT, ELEVATIONS, AND DIMENSIONS OF PROPOSED BUILDING / STRUCTURE CONSTRUCTION.

MATERIAL QUALIFICATION NOTE:

ALL MATERIAL QUALIFICATION TESTS SHALL BE TAKEN FROM MATERIAL TO BE INCORPORATED INTO THE PROJECT AND SHALL BE TESTED WITHIN ONE YEAR PRIOR TO USE. NEW MATERIAL QUALIFICATION TESTS SHALL BE SUBMITTED FOR APPROVAL WHEN MATERIAL PROPERTIES OR SOURCES CHANGE.

DIG-TESS NOTE:

CONTRACTOR SHALL CONTACT DIG TESS (1-800-DIG-TESS) FOR UTILITY LOCATES PRIOR TO COMMENCING GRADING / CONSTRUCTION ACTIVITY.

SLEEVES / CONDUIT NOTE:

GENERAL CONTRACTOR SHALL INSTALL SLEEVES AND CONDUIT AS NECESSARY AHEAD OF PAVING ACTIVITIES FOR THE PURPOSE OF INSTALLATION OF VARIOUS M/E/P UTILITY FEEDERS AND IRRIGATION LINES. ALL SLEEVES AND CONDUITS WILL BE A MINIMUM SCHEDULE 40 PVC OR GALVANIZED STEEL. ALL CONDUIT ENDS SHALL EXTEND BEYOND THE BACK OF CURB A MINIMUM OF FIVE (5) FEET AND SHALL BE CAPPED.

SITE LIGHTING / SIGNAGE NOTE:

REFER TO M/E/P PLANS FOR INSTALLATION OF SITE LIGHTING FEATURES, BUILDING FIXTURE MOUNTS, POLE MOUNTS, SIGNAGE, MOTORIZED GATES, PASSEY SYSTEMS, CARD READERS, HVAC INFRASTRUCTURE, OR ANY FEATURE NOT SPECIFIED IN THE SITE CIVIL UTILITY PLANS.

EROSION CONTROL:

THE CONTRACTOR WILL ENSURE THAT THE PROPER TPD'S GENERAL PERMIT TXR150000 HAS BEEN OBTAINED PRIOR TO COMMENCEMENT OF CONSTRUCTION. THE CONTRACTOR WILL REFER TO AND PROPERLY CONSTRUCT AND MAINTAIN ALL STORMWATER POLLUTION PREVENTION PLAN MEASURES SET FORTH IN THE TPD'S GENERAL PERMIT AND THE SEPARATE SWPS PLAN.

TRAFFIC CONTROL NOTE:

CONTRACTOR WILL COORDINATE WITH THE OWNER AND THE CITY OF LUBBOCK TRAFFIC SAFETY DEPARTMENT IF APPLICABLE FOR ANY ACTIVITIES THAT MAY DISRUPT NORMAL TRAFFIC AND OBTAIN ANY PERMITS NECESSARY FOR CONSTRUCTION PURPOSES.

EXISTING UTILITY NOTE:

THE EXISTING UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE ENGINEER/SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN OR NOTED COMPRISE ALL SUCH UTILITIES IN THE AREA EITHER IN SERVICE, OR ABANDONED. THE ENGINEER / SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES SHOWN. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE PROPER NOTIFICATION OF CONSTRUCTION / GRADING ACTIVITIES PRIOR TO BEGINNING PROJECT AND TO FOLLOW ALL APPLICABLE PROPER TEXAS EXCAVATION SAFETY SYSTEM RULES TO PROTECT UTILITIES FROM DAMAGE AND AVOID UTILITY DISRUPTION.

UTILITY ADJUSTMENT NOTE:

ADJUST ANY EXISTING OR NEW VALVES, MANHOLES, RISERS, STRUCTURES OR ANY OTHER EXPOSED UTILITY FEATURES FLUSH WITH PROPOSED PAVING WHERE INDICATED IN THE PLANS UNLESS OTHERWISE DIRECTED. PLEASE REFER TO SEPARATE PLANS FOR LOCATION, DETAILS, AND DIMENSIONS OF WATER DISTRIBUTION, SANITARY SEWERAGE, IRRIGATION, ELECTRIC, TELECOMMUNICATIONS, AND ANY OTHER WET OR DRY UTILITY APPURTENANCES THAT ARE TO BE CONSTRUCTED AS PART OF THIS PROJECT.

FILL MATERIAL AND PLACEMENT REQUIREMENTS:

SITE AREAS TO RECEIVE FILL SHALL BE STRIPPED OF SURFACE VEGETATION AND DELETERIOUS MATERIALS TO A MINIMUM DEPTH OF 3 INCHES BELOW EXISTING GRADE. SUITABLE TOPSOIL MATERIALS THAT ARE STRIPPED SHALL BE STOCKPILED ON-SITE AS DIRECTED BY OWNER. THE STRIPPED SURFACES SHALL THEN BE SCARIFIED TO A MINIMUM DEPTH OF 6 INCHES AND COMPACTED IN-PLACE BEFORE THE INITIAL LIFT OF ANY FILL MATERIAL IS PLACED.

ALL MATERIAL PLACED AS FILL FOR SITE USE SHALL BE "CLEAN EARTHEN MATERIALS FREE OF DELETERIOUS MATERIAL, LARGE ROCK DEBRIS, OR OTHER MATERIALS CONSIDERED CONTAMINANTS AND SHALL BE PLACED AND COMPACTED IN 6 INCH LIFTS.

PRIOR TO PLACEMENT OF ANY FILL MATERIAL, CONTRACTOR SHALL HAVE THE SOIL MOISTURE DENSITY CURVE ESTABLISHED AND ATTERBERG LIMITS DETERMINED FOR USE IN SUBSEQUENT FIELD DENSITY QUALITY CONTROL TESTS. FILL MATERIAL BATCHES, EACH MATERIAL SHALL BE TESTED AND CLASSIFIED PRIOR TO USE. ALL FILL MATERIAL PLACED IS SUBJECT TO THE APPROVAL OF THE OWNER AND/OR ENGINEER.

PRIOR TO THE PLACEMENT OF ANY FILL MATERIAL, EXPOSED SUBGRADE MATERIALS SHALL BE PROOF-ROLLED WITH A FULLY LOADED, TANDEM-AXLE DUMP TRUCK OR EQUIVALENT EQUIPMENT WITH A MINIMUM GROSS WEIGHT OF 20 TONS. ANY SOFT OR PUMPING AREAS SHALL BE EXCAVATED TO FIRM GROUND.

IMPORTED SELECT FILL MATERIAL SHALL MEET THE FOLLOWING MINIMUM REQUIREMENTS (ASTM D883, C113 AND D698), TEX. 107-1.3:

| | |
|-------------------------|--|
| PARTICLE SIZE: | MAXIMUM = 3 INCHES |
| PLASTICITY INDEX RANGE: | MINIMUM = 7, MAXIMUM = 20 |
| LIQUID LIMIT: | MAXIMUM = 40 |
| SOIL CLASSIFICATION: | CH & MH SOILS ARE NOT SUITABLE FOR USE AS STRUCTURAL FILL MATERIAL. SUBJECT TO APPROVAL BY ENGINEER |
| GRADATION: | SUBJECT TO APPROVAL BY ENGINEER |

FILL MATERIALS ASSOCIATED WITH BUILDINGS / STRUCTURES / POOLS / RETAINING WALLS AND ANY OTHER ARCHITECTURAL ELEMENTS SEPARATE FROM THE GENERAL SITE CONSTRUCTION WILL CONFORM TO THE REQUIREMENTS SET FORTH IN THE ARCHITECT/STRUCTURAL ENGINEERING REQUIREMENTS / SPECIFICATIONS. SHOULD THERE BE ANY QUESTION REGARDING REQUIREMENTS FOR THE FILL MATERIAL, THE MOST STRINGENT REQUIREMENT SHALL GOVERN.

EARTHWORK TESTING (EMBANKMENT, SUBGRADE, AND FLEXIBLE BASE MATERIALS):

ALL FILL MATERIAL SHALL BE COMPACTED TO A MINIMUM OF NINETY-FIVE PERCENT (95%) STANDARD PROCTOR DENSITY IN ACCORDANCE WITH ASTM D-698 AND MOISTURE CONTENT SHALL BE WITHIN +/- 2 PERCENT OF LABORATORY-DETERMINED OPTIMUM MOISTURE CONTENT. IMMEDIATELY AHEAD OF PAVING OPERATIONS, CONTRACTOR SHALL SCARIFY AND COMPACT SUBGRADE TO NINETY-FIVE PERCENT (95%) MODIFIED PROCTOR DENSITY IN ACCORDANCE WITH ASTM D-1557. CONTRACTOR SHALL PAY FOR ANY FIELD DENSITY TESTS NOT MEETING THESE MINIMUM REQUIREMENTS.

FIELD DENSITIES SHALL BE DETERMINED IN ACCORDANCE WITH ASTM D2957 (RUBBER BALLOON DENSITY METHOD), ASTM D1556 (SAND CONE DENSITY METHOD), OR ASTM D2922 (NUCLEAR DENSITY METHOD).

COMPACTION TESTING SHALL OCCUR AT A RATE OF ONE (1) TEST PER SIX (6) INCH (6") LFT FOR EVERY 2,500 SQUARE FEET BELOW STRUCTURE PADS, AND ONE (1) TEST PER SIX (6) INCH (6") LFT FOR EVERY 5,000 SQUARE FEET ELSE WHERE.

THE FIELD DENSITIES SHALL BE TAKEN IN SUCH A MANNER AS TO BE A REPRESENTATIVE SAMPLING OF THE SIX (6) INCH (6") DEPTHS. THE LOCATION OF TESTS SHALL BE PROPORTIONATELY SPACED TO REPRESENT APPROXIMATE EQUAL AREAS OF EACH ACRE BEING TESTED. TESTING SHALL NOT OCCUR AT THE SAME LOCATION IN SUCCEEDING DEPTHS, SO A REPRESENTATIVE SAMPLING OF THE TOTAL FILL MAY BE OBTAINED.

THE LOCATION OF THE FIELD DENSITY TESTS SHALL BE INDICATED UPON A MAP AND COPIES OF ALL TEST RESULTS AND LOCATION MAPS SHALL BE FURNISHED TO THE OWNER AND ENGINEER.

CONCRETE TESTING REQUIREMENTS:

PRIOR TO THE BEGINNING OF PAVING OPERATIONS, THE CONTRACTOR SHALL SUBMIT TO THE ENGINEER FOR APPROVAL TEST CERTIFICATES, FROM AN APPROVED COMMERCIAL LABORATORY, ON THE CONCRETE MIX PROPOSED FOR USE ON THIS PROJECT. CERTIFICATES SHALL INCLUDE TESTS MADE ON SIX COMPRESSIVE TEST SPECIMENS, THREE SPECIMENS FOR THE DESIGN SHALL BE TESTED AT 7 DAYS AND THREE AT 28 DAYS. THE COSTS OF PRECONSTRUCTION MIX DESIGN AND TESTS SHALL BE BORNE BY THE CONTRACTOR. ADDITIONAL TEST CERTIFICATES SHALL BE FURNISHED BY THE CONTRACTOR AT HIS DISCRETION IF THE MATERIAL SOURCE IS CHANGED OR IF CONSTRUCTION TESTS INDICATE MARKED VARIATIONS FROM THE ORIGINAL TESTS. COMPRESSIVE STRENGTH SHALL BE AS SPECIFIED AT 28 DAYS USING TEST SPECIMENS PREPARED IN ACCORDANCE WITH ASTM C 31 AND TESTED IN ACCORDANCE WITH ASTM C 39.

CONCRETE SAMPLES SHALL BE TAKEN IN THE FIELD TO DETERMINE THE CONSISTENCY, AIR CONTENT, AND STRENGTH OF THE CONCRETE. COMPRESSIVE TEST CYLINDERS SHALL BE MADE EACH DAY THAT THE CONCRETE IS PLACED. EACH GROUP OF TEST CYLINDERS SHALL BE MOULDED FROM THE SAME BATCH OF CONCRETE AND SHALL CONSIST OF A SUFFICIENT NUMBER OF SPECIMENS TO PROVIDE TWO FLEXURAL STRENGTH TESTS AT EACH TEST AGE. THE SPECIMENS SHALL BE MADE IN ACCORDANCE WITH ASTM C 31. TEST AGES WILL BE 7 DAYS AND 28 DAYS.

CONCRETE PAVEMENT WILL BE TESTED FOR COMPRESSIVE STRENGTH ON A LOT BASIS. A LOT WILL CONSIST OF EACH DAY'S PRODUCTION. TWO SETS OF CYLINDERS WILL BE MADE FOR EACH LOT. RANDOM SAMPLES WILL BE TAKEN FROM THE PLASTIC CONCRETE AT THE SITE IN ACCORDANCE WITH ACCEPTED STATISTICAL PROCEDURES AND AT THE INSTRUCTION OF THE OWNER'S LABORATORY AND/OR ENGINEER.

THE THICKNESS OF THE PAVEMENT SHALL BE DETERMINED BY AVERAGE CALIPER MEASUREMENT OF CORES TESTED IN ACCORDANCE WITH ASTM 174. THE OWNER'S LAB AND/OR ENGINEER MAY ELECT TO MEASURE THICKNESS OF CONCRETE PAVEMENT PRIOR TO PLACEMENT BASED ON MEASUREMENTS FROM A STRING LINE STRETCHED ACROSS THE FORMS OR IN THE PLASTIC CONCRETE BEHIND THE CONCRETE PLACING OPERATION. LOCATION AND FREQUENCY OF CORES SHALL BE DETERMINED BY THE OWNER'S LABORATORY AND/OR ENGINEER.

CONCRETE JOINTING NOTE:

JOINT ALL CONCRETE ACCORDING TO ACI 308R-08 REQUIREMENTS AND SHEET SERIES CG-103 OF THESE PLANS. JOINTS SHALL BE GREEN CUT WITHIN 4 HOURS (HOT-WEATHER) OR 12 HOURS (COLD-WEATHER). NO JOINT SHALL EXCEED SLAB THICKNESS X 27 OR 15 FEET, WHICHEVER IS MORE STRINGENT.

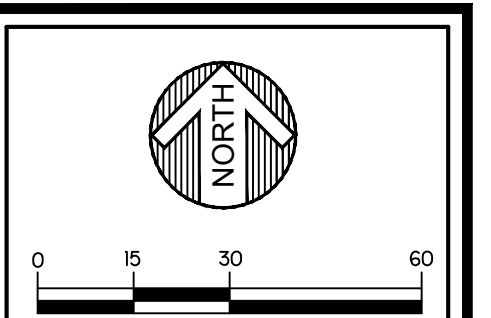
SIDEWALKS NOTE:

SIDEWALKS SHOWN ON THIS PLAN SHEET THAT ARE NOT DIMENSIONED EITHER HAVE A TYPICAL WIDTH OF 4', 5', OR 6' OR ARE CONSTRUCTED FROM FACE-OF-STRUCTURE TO FACE-OF-STRUCTURE, OR FROM EDGE-OF-DOOR TO EDGE-OF-DOOR. PORTIONS OF THE SIDEWALK ON THIS PLAN ARE DIMENSIONED SPECIFICALLY, AND NO SIDEWALK ON SITE SHALL HAVE A WIDTH LESS THAN 4'.

CONTRACTOR WILL REFER TO ARCHITECT'S PLAN SHEETS OR SPECIFICATIONS FOR DIMENSIONS, DETAILS, AND SURFACE FINISH OF ANY SPECIAL FLATWORK IN AMENITY AREAS.

SIDEWALK CONSTRUCTED IN THE PUBLIC RIGHTS-OF-WAY SHALL BE CONSTRUCTED ACCORDING TO CITY OF LUBBOCK SPECIFICATIONS.

NO SIDEWALK OR ACCESSIBLE ROUTE ON SITE WILL BE CONSTRUCTED WITH A CROSS SLOPE EXCEEDING 2% NOR SHALL ANY SLOPE ALONG THE TRAVELED WAY EXCEED 5%. REFER TO SITE GRADING PLAN FOR ACCESSIBLE RAMP DETAILS, ACCESSIBLE ROUTE GRADES, AND OTHER FLATWORK CONSTRUCTION / ELEVATION DETAILS.



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NOT PLATTED
LAND OWNER: WILKERSON INVESTMENT CO.
(Vol. 7285, Pg. 289)

NOT PLATTED
LAND OWNER: WT HUBBEST
(CCFN: 20039036369)

NOT PLATTED
LAND OWNER: WT HUBBEST
(CCFN: 20039036369)

- LEGEND:**
- - - - - EXISTING WATER LINE
 - - - - - EXISTING GAS LINE
 - - - - - EXISTING SANITARY SEWER LINE
 - - - - - EXISTING OVERHEAD ELECTRIC
 - ⊕ - EXISTING FIRE HYDRANT
 - ⊕ - EXISTING CURB AND GUTTER
 - ⊕ - EXISTING ASPHALT PAVING
 - ▨ - PROPOSED CONCRETE SIDEWALK
 - ▨ - PROPOSED CONCRETE PAVING
 - ▨ - PROPOSED HEAVY DUTY CONCRETE PAVING
 - ▨ - PROPOSED ASPHALT PAVING
 - - - - - EXISTING CONTOUR
 - - - - - PROPOSED CONTOUR
 - — — — — PLAT LIMITS
 - - - - - EASEMENT LINE
 - 95.00 ● - PROPOSED SPOT ELEVATION
 - — — — — PROPOSED CURB AND GUTTER
 - BP - BREAK POINT
 - FL - FLOW LINE
 - GB - GRADE BREAK
 - - DRAINAGE DIRECTION



| NO. | DATE | DESCRIPTION |
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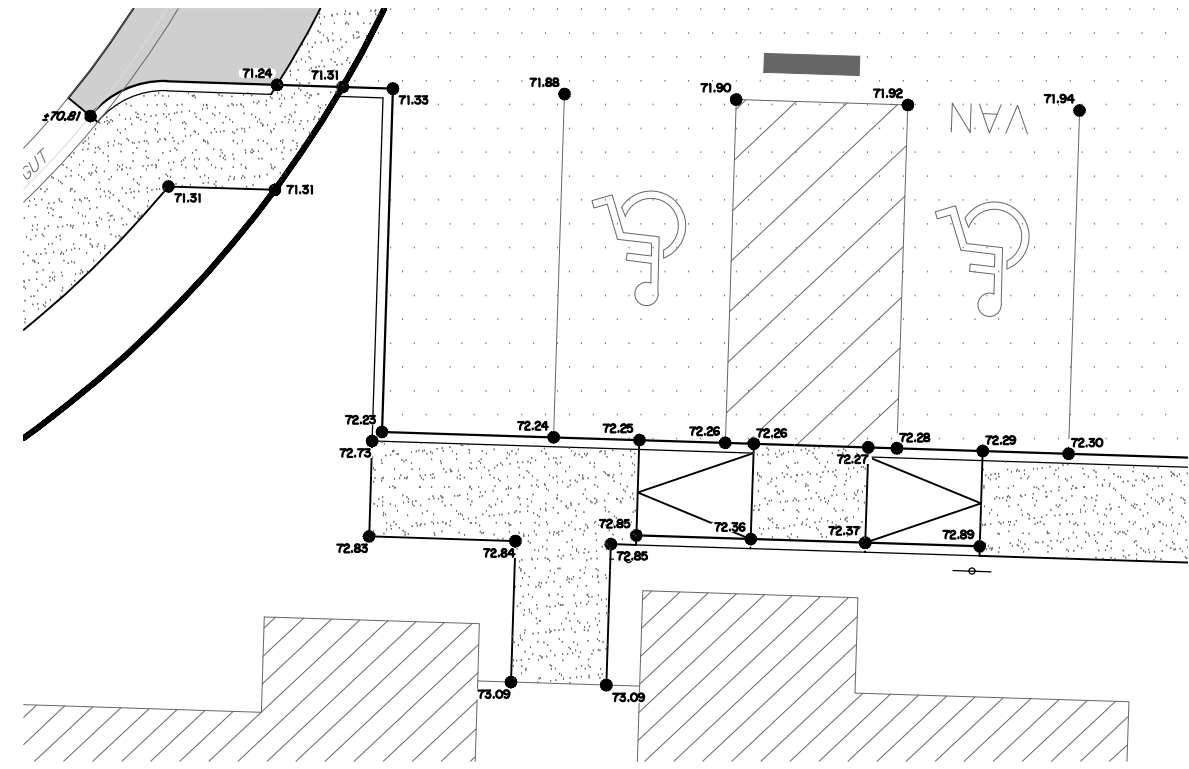
DRAWN BY:
HR HUGO REED AND ASSOCIATES, INC.
LAND SURVEYORS AND ASSOCIATES, INC.
CIVIL ENGINEERS
1901 AVENUE N
LUBBOCK, TEXAS 79401
PHONE: 806/783-5462
FAX: 806/783-5881

SANTA FE PLACE APARTMENTS

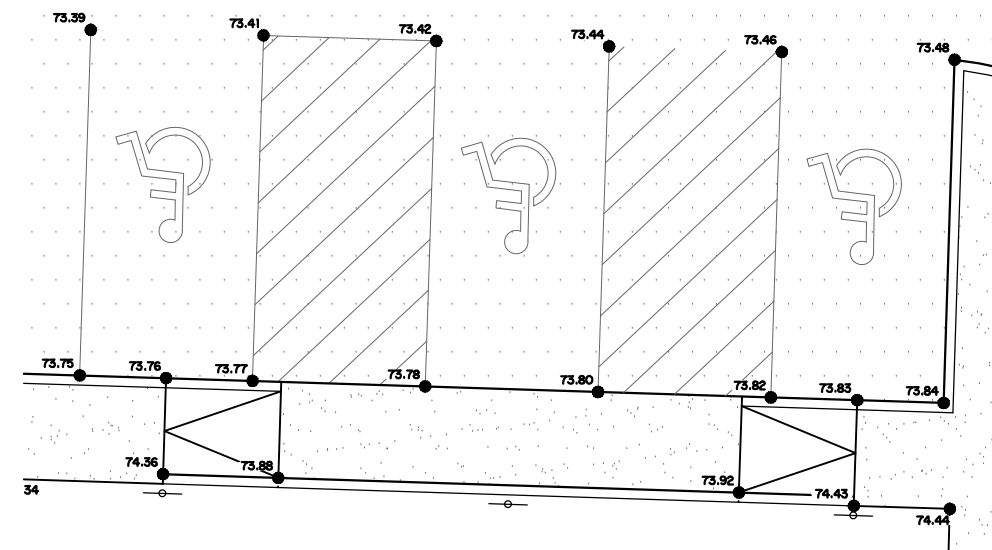
SHEET NAME
SITE GRADING PLAN

SHEET NUMBER
C320.1

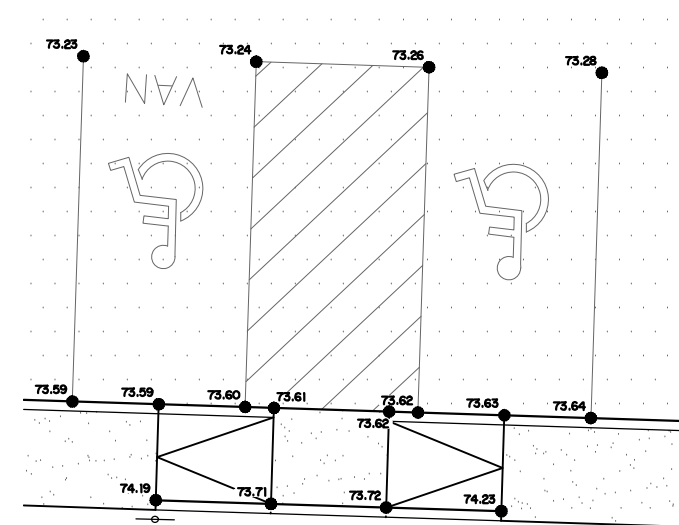
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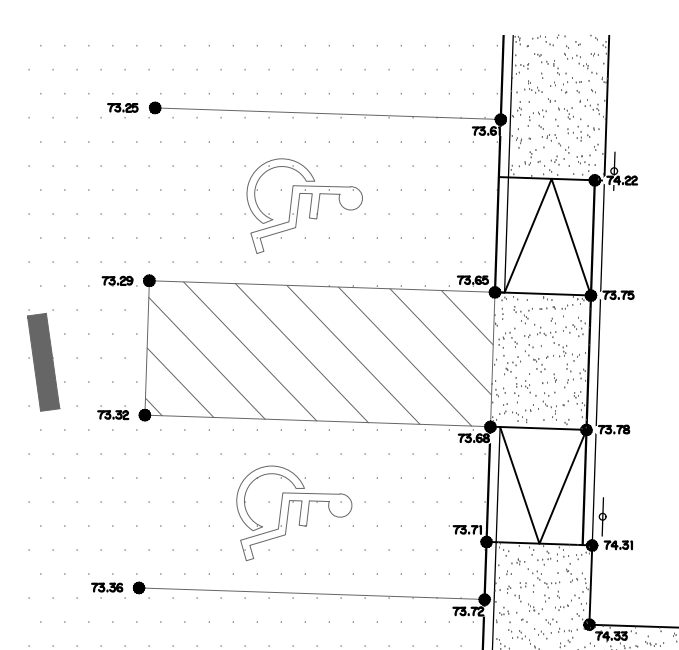
1 ADA PARKING AREA DETAIL
1"=10'



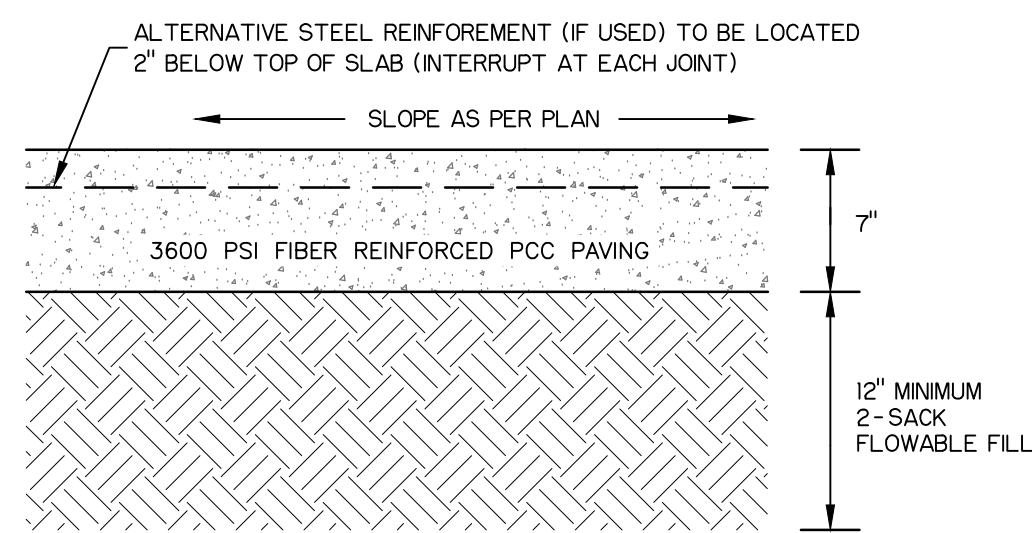
2 ADA PARKING AREA DETAIL
1"=10'



3 ADA PARKING AREA DETAIL
1"=10'

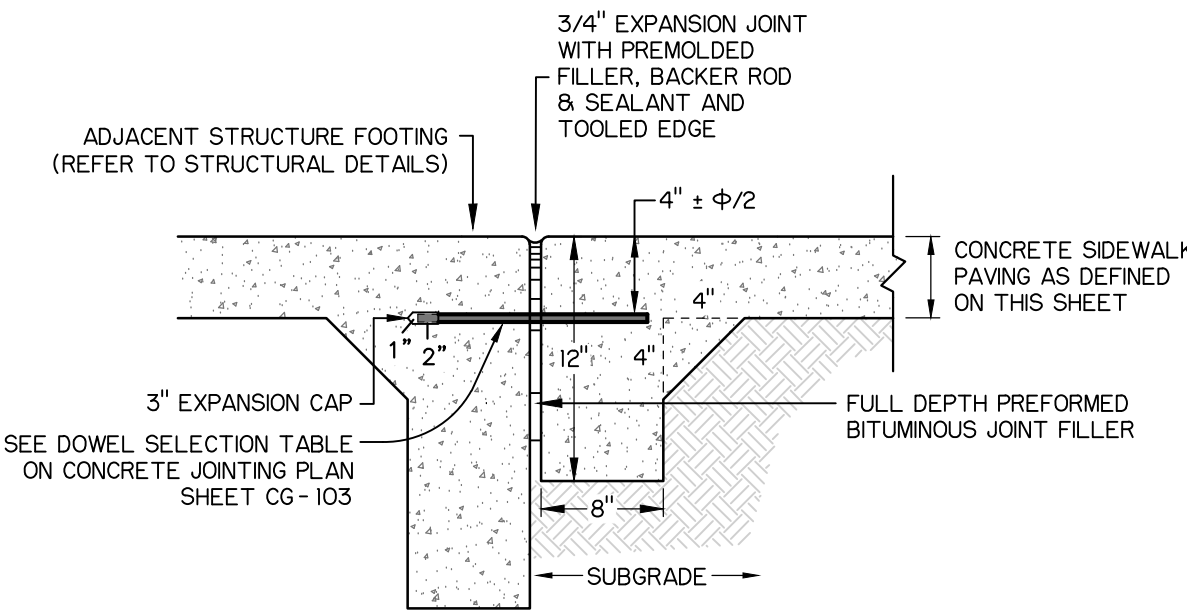


4 ADA PARKING AREA DETAIL
1"=10'

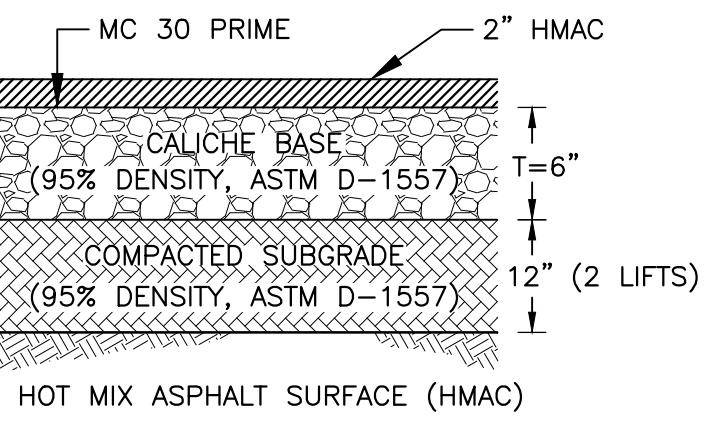


- CITY OF LUBBOCK CLASS C CONCRETE. MINIMUM $f'c = 3,600$ psi (28-DAY TEST).
- MIX DESIGN AND MATERIALS SHALL MEET THE WRITTEN REQUIREMENTS OF THE CURRENT CITY OF LUBBOCK DESIGN STANDARDS AND SPECIFICATIONS.
- MINIMUM DENSITIES FOR SUBGRADE MATERIALS ACCORDING TO ASTM D-1557 (MODIFIED PROCTOR DENSITIES) SHALL BE 95% DENSITY FOR AT LEAST THE TOP 12" OF SUBGRADE.
- AREAS OF SOFT OR YIELDING SUBGRADE BELOW SUBGRADE SHALL BE CUT OUT, REPLACED WITH APPROVED MATERIALS, AND COMPACTED IN LIFTS TO ACHIEVE A MINIMUM 95% DENSITY (ASTM D-1557).
- FIBER REINFORCEMENT SHALL BE 2-1/4" FORTA-FERRO FIBRILLATED MACRO-SYNTHETIC FIBERS WITH A DOSAGE RATE OF 3.0 LBS PER CUBIC YARD.
- NO PANEL LENGTH SHALL EXCEED 1.25 x PANEL WIDTH AND JOINT SPACING SHALL NOT EXCEED THE DIMENSIONS SHOWN IN THE JOINTING PLAN.
- JOINTS SHALL BE GREEN CUT TO A DEPTH OF 1/3 PAVEMENT THICKNESS WITHIN 4 HOURS (HOT WEATHER) OR 12 HOURS (COLD WEATHER). DELAY SAW-CUTTING SUFFICIENTLY AS TO AVOID PULLING UP FIBERS AND RAVELING DURING THE PROCESS.
- STEEL REINFORCEMENT SHALL BE AN ACCEPTABLE ALTERNATIVE TO FIBER REINFORCEMENT. IF STEEL REINFORCEMENT IS USED, REINFORCEMENT SHALL BE #4 BARS AT 12" LONGITUDINAL AND #4 BARS AT 36-INCHES TRANSVERSE. STEEL SHALL BE 60KSI AND MEET ASTM A615 AND ASTM A305 AND INTERRUPTED AT EACH JOINT.

5 HEAVY DUTY CONCRETE PAVING SECTION
NOT TO SCALE

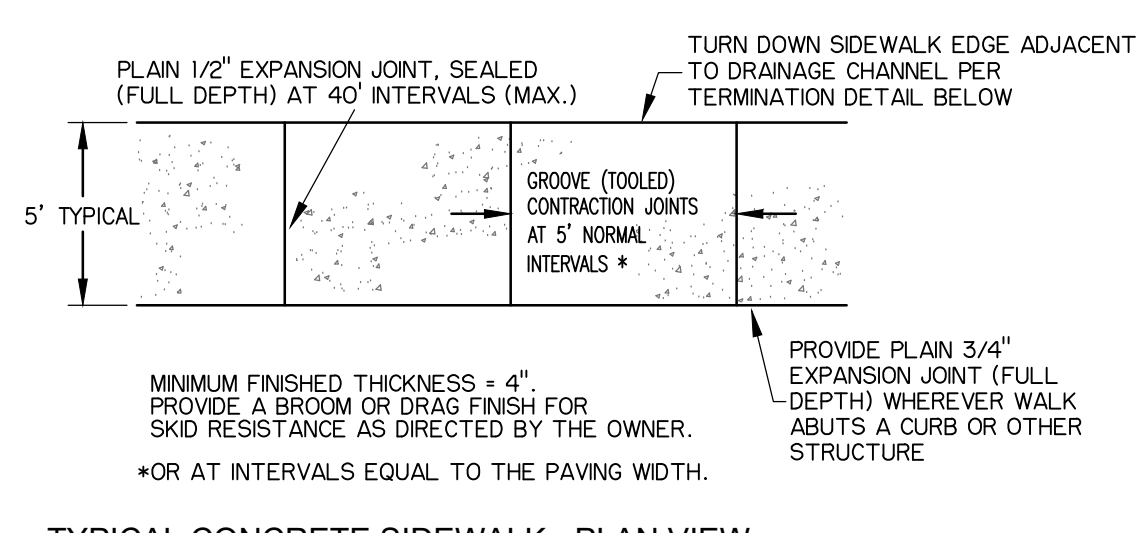


6 TYPICAL SIDEWALK TERMINATION DETAIL (ABUTTING STRUCTURE FOOTINGS)
NOT TO SCALE

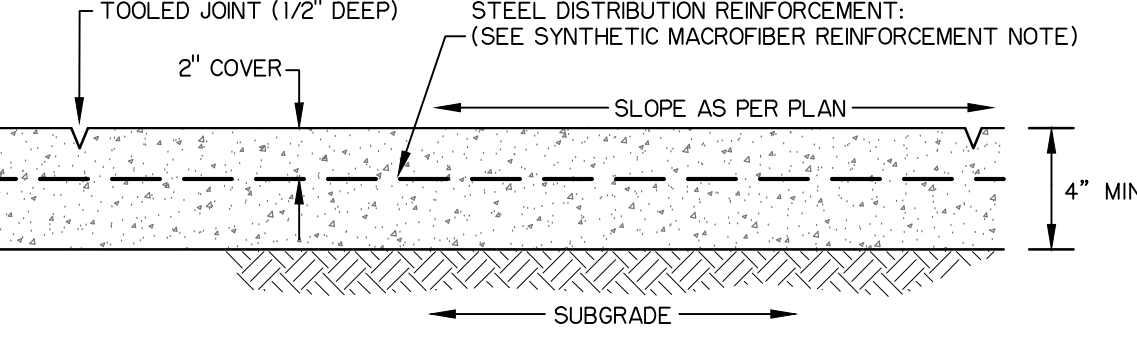


- MATERIALS AND CONSTRUCTION SHALL CONFORM TO THE LATEST CITY OF LUBBOCK PAVING SPECIFICATIONS.
- MINIMUM DENSITY OF APPROVED SUBGRADE MATERIAL SHALL BE 95 PERCENT OF MODIFIED PROCTOR DENSITY AS DEFINED IN ASTM D-1557 AND ACCORDING TO THE PROJECT SOILS ENGINEERING REPORT.
- AREAS OF SOFT OR YIELDING SUBGRADE BELOW SUBGRADE SHALL BE EXCAVATED, REPLACED WITH APPROVED MATERIALS, AND COMPACTED TO ACHIEVE A MINIMUM DENSITY AS DEFINED IN ASTM D-1557.
- TYPE "C" HMAC IS TO BE USED ON STREETS GREATER THAN 36 FOOT IN WIDTH.
- TYPE "D" IS TO BE USED ON ALL OTHER STREET WIDTHS, INCLUDING PARKING AREAS.

11 HMAC PAVEMENT TYPICAL CROSS SECTION
NOT TO SCALE



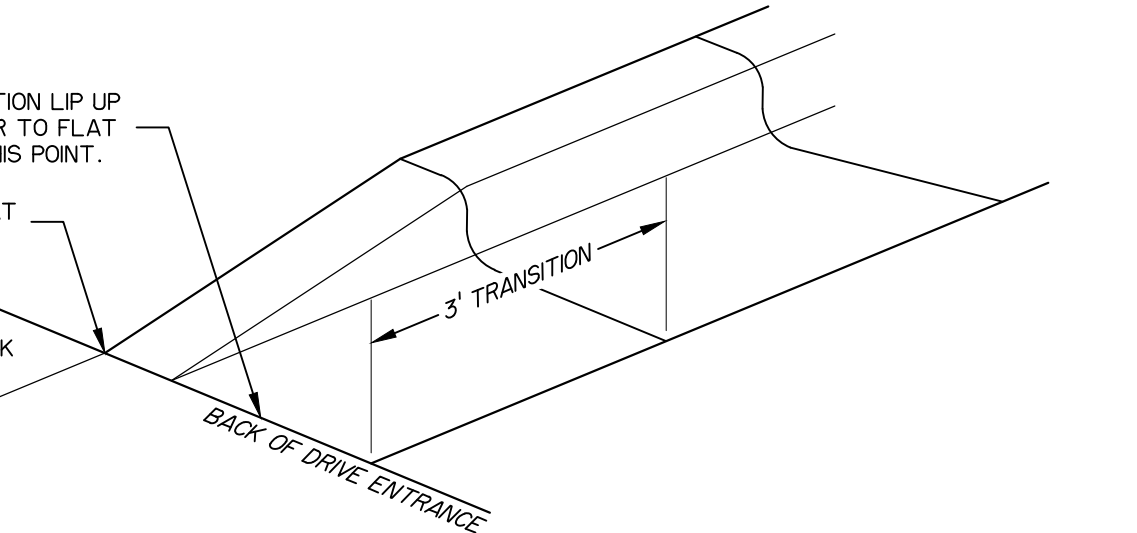
7 TYPICAL CONCRETE SIDEWALK - PLAN VIEW
NOT TO SCALE



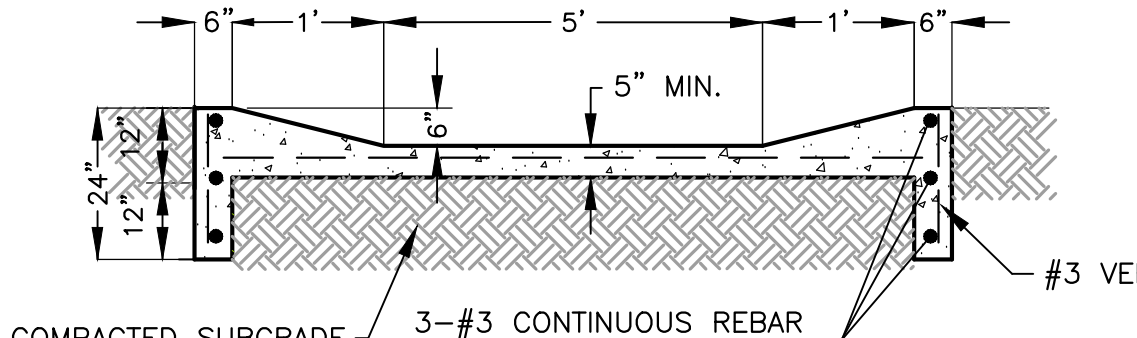
8 TYPICAL SIDEWALK SECTION
NOT TO SCALE

- CITY OF LUBBOCK CLASS A CONCRETE. MINIMUM $f'c = 3,000$ psi (28-DAY TEST)
- AREAS OF SOFT OR YIELDING SUBGRADE BELOW THE TOP 12-INCHES SHALL BE CUT OUT AND REPLACED WITH FLOWABLE FILL.
- MIX DESIGN AND MATERIALS SHALL MEET THE WRITTEN REQUIREMENTS OF THE CURRENT CITY OF LUBBOCK DESIGN STANDARDS AND SPECIFICATIONS.
- STEEL REINFORCEMENT SHALL BE 60KSI AND MEET ASTM A615 AND ASTM A305.
- SYNTHETIC MICROFIBER REINFORCEMENT SHALL BE AN ACCEPTABLE ALTERNATIVE TO STEEL REINFORCEMENT IN CONCRETE FLATWORK.
- SYNTHETIC MICROFIBER REINFORCEMENT DOSAGE SHALL BE EQUIVALENT TO THE REQUIRED STEEL REINFORCEMENT AND PER MANUFACTURER'S RECOMMENDATIONS.

9 TYPICAL SIDEWALK DETAILS
NOT TO SCALE

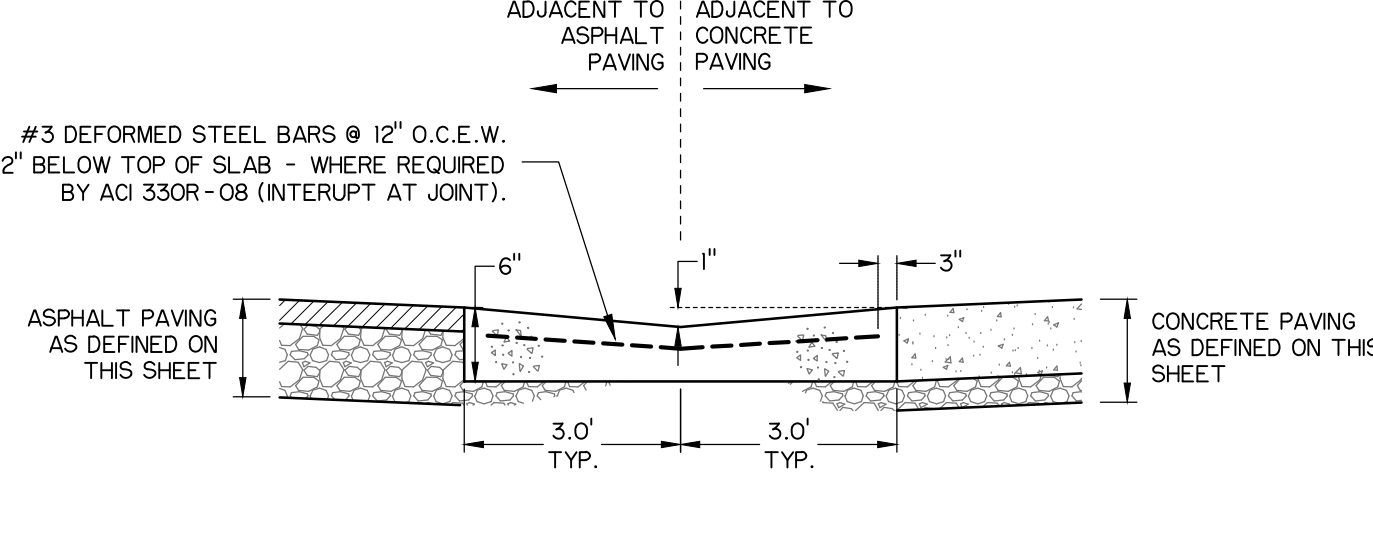


10 CURB TRANSITION AT BACK OF DRIVE ENTRANCE
NOT TO SCALE



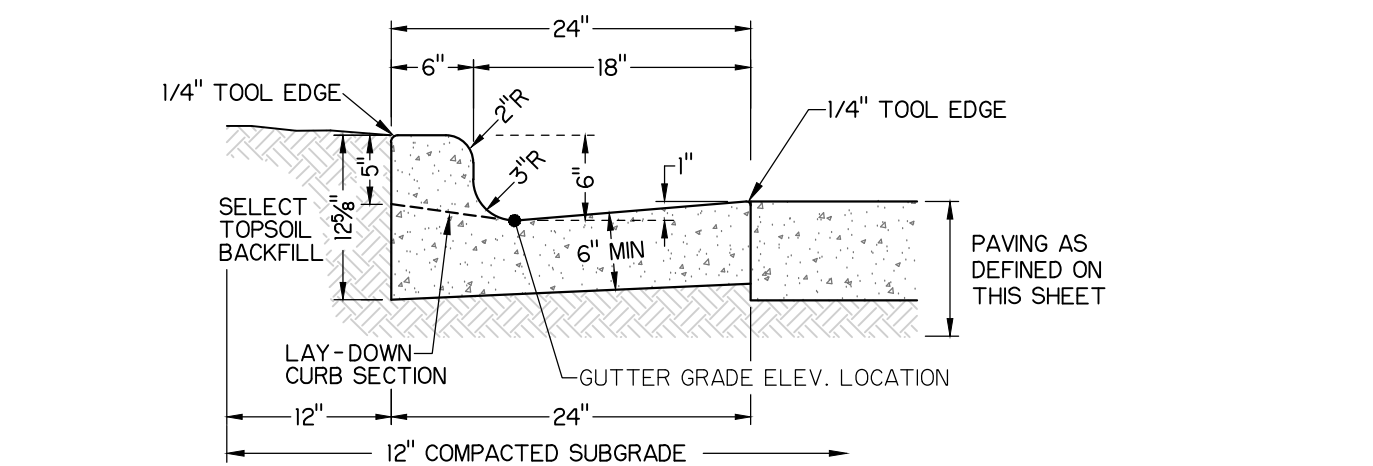
- NOTES:
- REINFORCE SLAB WITH 6X6-10/10 WWF PLACED 2" DEEP.
 - TOE WALLS SHALL BE PROVIDED ON ALL SIDES OF CHANNEL
 - CONCRETE FOR DRAINAGE FLUME SHALL HAVE A 28-DAY COMPRESSIVE STRENGTH OF 3000 PSI.

12 DRAINAGE FLUME DETAIL
NOT TO SCALE



- PROVIDE JOINTING AS FOLLOWS: CARRY JOINTING FROM ADJACENT CONCRETE PAVEMENT SLAB THRU VALLEY GUTTER SECTION.
- CITY OF LUBBOCK CLASS C CONCRETE. MINIMUM $f'c = 3,600$ psi (28-DAY TEST).
- STEEL REINFORCEMENT, WHERE REQUIRED, SHALL BE #3 BARS SPACED 12" CENTER-TO-CENTER UNLESS OTHERWISE NOTED. STEEL SHALL BE 60KSI AND MEET ASTM A615 AND ASTM A305.
- DISTRIBUTED STEEL REINFORCEMENT SHALL BE USED IN INDIVIDUAL PANELS WHEN PANEL DIMENSIONS TAPER TO A SHARP ANGLE. LENGTH TO WIDTH RATIO EXCEEDS 1.7, OR WHEN THE PANEL IS NEITHER SQUARE NOR RECTANGULAR.
- JOINT ALL CONCRETE ACCORDING TO ACI 330R-08 REQUIREMENTS. JOINT SPACING SHALL NOT EXCEED PAVING THICKNESS x 24, AND NO PANEL LENGTH SHALL EXCEED 1.5 x PANEL WIDTH. JOINTS SHALL BE GREEN CUT WITHIN 4 HOURS (HOT WEATHER) OR 12 HOURS (COLD WEATHER).

9 TYPICAL CONCRETE VALLEY GUTTER PAVING SECTION
NOT TO SCALE



- PROVIDE JOINTING AS FOLLOWS: CARRY JOINTING FROM ADJACENT CONCRETE PAVEMENT SLAB THRU CURB & GUTTER SECTION. SEE JOINT SPACING DIMENSIONS ON CONCRETE JOINTING PLAN SHEET CG-103. PROVIDE 3/4" PLAIN EXPANSION JOINTS AT ALL BEGINNING AND ENDING POINTS ON CURVES. 3/4" PLAIN EXPANSION JOINTS SHALL ALSO BE PROVIDED BETWEEN CONCRETE PAVEMENT ABUTTING BACK-OF-CURB AND ALL ADJOINING STRUCTURES.
- CITY OF LUBBOCK CLASS C CONCRETE. MINIMUM $f'c = 3,600$ psi (28-DAY TEST)
- MINIMUM DENSITY FOR SUBGRADE MATERIAL SHALL BE 95% ACCORDING TO ASTM D1557 (MODIFIED PROCTOR) FOR AT LEAST THE TOP 12" OF SUBGRADE TO A POINT AT LEAST 12" BEYOND THE BACK OF CURB.
- CURB AND GUTTER SHALL BE TIED TO THE ADJACENT CONCRETE PAVEMENT SECTION USING #4 DEFORMED BARS AT 30" SPACING WITH 12" MINIMUM EMBEDMENT.

10 TYPICAL "LIP-UP" 6-INCH BARRIER CURB AND GUTTER SECTION
NOT TO SCALE

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05/22/2026

SANTA FE PLACE APARTMENTS

SHEET NAME: SITE DETAILS

SHEET NUMBER: C320.2