



NOTES:

- 1) PER CITY OF HEWITT - PROPERTY ZONED - M - INDUSTRIAL DISTRICT
- 2) FOR INFORMATION ABOUT HANDICAP PARKING SPACES PLEASE REFERENCE SHEET HC4 NOTE 502 PARKING SPACE.
- 3) PARKING LOT PAVEMENT SHALL CONSIST OF CONCRETE PAVEMENT A MINIMUM THICKNESS OF 6" SEE DETAIL 10 SHEET C06.1
- 4) ALL SIDEWALKS SHALL ADHERE TO THE TEXAS ACCESSIBILITY STANDARDS EFFECTIVE MARCH 15, 2012 OR LATEST EDITION.
- 5) ALL OFF STREET PARKING SHALL BE CONSTRUCTION IN ACCORDANCE WITH THE CITY OF WACO STANDARDS.
- 6) THE LOCATION OF UTILITIES: WATER MAINS, UNDERGROUND ELECTRICAL CONDUITS, FIBER OPTIC CABLES, NATURAL GAS LINES, UNDERGROUND TELEPHONE CABLES, SANITARY SEWER PIPE AND ALL UTILITIES LINES SHALL BE LOCATED BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION. A WRITTEN REPORT OF THE OBSERVATION OF THE LOCATION OF UTILITIES SHALL BE SUBMITTED TO THE CITY ENGINEER PRIOR TO THE START OF CONSTRUCTION. IF THE SITE UTILITIES NOT FOUND IN THE LOCATION AS SPECIFIED ON THESE PLANS SHALL BE MADE TO THE OWNER AND THE SITE ENGINEER BEFORE PROCEEDING WITH ADDITIONAL WORK. ANY WORK PERFORMED BY THE CONTRACTOR AFTER THAT TIME IS AT THAT CONTRACTORS OWN RISK.
- 7) IF CONTRACTOR KNOWS OR HAS REASON TO KNOW OF ANY ERRORS, OMISSIONS OR INCONSISTENCIES IN ENGINEERS' DRAWINGS, CONTRACTOR, BEFORE PROCEEDING WITH ANY FURTHER CONSTRUCTION RELATED THERE TO, SHALL IMMEDIATELY NOTIFY THE CITY ENGINEER OF THE SAME. THE PURPOSE OF PROVIDING ENGINEER WITH AN OPPORTUNITY TO CURE ANY SUCH ERROR, OMISSION OR INCONSISTENCY.

TEXAS ACCESSIBILITY STANDARD NOTES

PER 2012 TEXAS ACCESSIBILITY STANDARDS TABLE 208.2 PARKING SPACES

- 1) 1 TO 25 TOTAL NUMBER OF PARKING SPACES PROVIDED - MINIMUM 1 ACCESSIBLE PARKING SPACES REQUIRED

CITY OF WACO CODE OF ORDINANCE NOTES

PER CITY OF HEWITT - 11-15-99,11-15-99

PARKING SPACES				
TOTAL REQUIRED	TOTAL PROVIDED	TAS SPACE REQUIRED	TAS SPACE PROVIDED	TAS VAN SPACE PARKING PROVIDED
1 SPACES	1 SPACES	1 SPACES	1 SPACES	1 SPACE

FIRM INFORMATION
THE PROPERTY IS LOCATED IN
ZONE X BASED UPON A FLOOD
STUDY BY WALKER AND PARTNERS
ENGINEERS. FLOOD STUDY
ORDERED BY THE CITY OF HEWITT

REFERENCE

- 1) BOUNDARY SURVEY BY 1519 SURVEYING, LLC ON 27
NOVEMBER 2017.

PROJECT BENCHMARK INFORMATION




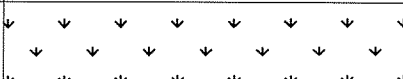
ELEVATIONS = 100.00

LOCATION = RIM OF EXISTING SANITARY SEWER MANHOLE

ESTABLISHED BY ABACUS ENGINEERING

NOTES:

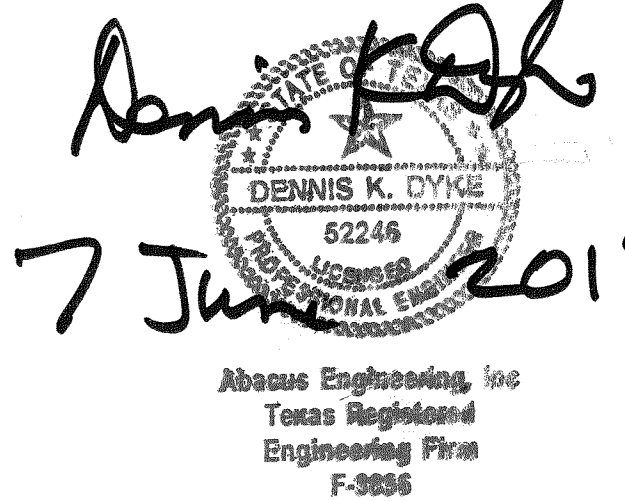
- 1) THE SPECIES OF FLOWERS, TREES, & SHRUBS ARE TO BE CHOSEN BY THE OWNER.
- 2) ALL LANDSCAPED AREA SHALL BE COVERED WITH NATURAL GRASSES OR APPROVED GRASS COVER
- 3) GRASS AREAS SHALL BE SOEDD, PLOUGED SPRINGING OR HYDROMULCHED, EXCEPT THE SOIL SEED SHALL BE USED IN SWALES, EARTHEN BERMS, AND OTHER AREAS SUBJECT TO EROSION.
- 4) NO TREE OR SHRUB SHALL BE PLACED IN SUCH A MANNER AS TO CREATE A HAZARD TO VEHICULAR OR PEDESTRIAN TRAFFIC.
- 5) THE IRRIGATION PLAN SHALL BE DESIGNED BY A LICENSED IRRIGATOR TO ADHERE TO CITY HEMMIT DESIGN STANDARDS. (AS REQUIRED)
- 6) ALL SPRINKLER SYSTEMS SHALL BE DESIGNED IN SUCH A MANNER AS TO MINIMIZE WATER RUNOFF & TO ELIMINATE ANY OVER SPRAY INTO ADJOINING STREETS, DRIVEWAYS, AND PARKING AREAS.
- 7) ENGINEER RECOMMENDS SOIL TEST TO DETERMINE IF THERE IS A NEED FOR AMENDMENTS TO SOIL. FOR LANDSCAPE SURVIVAL.
- 8) THE LOCATION OF UTILITIES: WATER MAINS, UNDERGROUND ELECTRICAL CONDUITS, FIBER OPTIC CABLES, GAS MAINS, UNDERGROUND TELEPHONE CABLES, SANITARY SEWER PIPES, AND ALL OTHER UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR BEFORE THE START OF CONSTRUCTION. A WRITTEN REPORT OF THE OBSERVATION OF SITE UTILITIES NOT FOUND IN THE LOCATION AS SPECIFIED ON THESE PLANS SHALL BE MADE TO THE OWNER AND THE SITE ENGINEER BEFORE PROCEEDING WITH ADDITIONAL WORK. ANY WORK PERFORMED BY THE CONTRACTOR AFTER THAT TIME IS AT THAT CONTRACTOR'S OWN RISK.
- 9) IF CONTRACTOR KNOWS OR HAS REASON TO KNOW OF ANY ERRORS, OMISSIONS OR INCONSISTENCIES IN ENGINEER'S DRAWINGS, CONTRACTOR, BEFORE PROCEEDING WITH ANY FURTHER CONSTRUCTION RELATED THERETO, SHALL NOTIFY ENGINEER IMMEDIATELY IN WRITING OF THE DISCREPANCY AND ADVISE ENGINEER WITH AN OPPORTUNITY TO CURB ANY SUCH ERROR, OMISSION OR INCONSISTENCY.

LANDSCAPING KEY	
3" CALIPER TREES	
MULTI-TRUNK TREES	
5 GALLON SHRUBS	
GRASS AREA	

NOTES:

- 1) ALL SITE DIMENSIONS TO BE VERIFIED ON-SITE.
- 2) ALL PARKING STALLS SHALL BE 9'0" WIDE AND 20'0" IN DEEP, UNLESS OTHERWISE NOTED.
- 3) ALL DIMENSIONS ARE TO THE BACK OF CURB, UNLESS OTHERWISE NOTED.
- 4) CONTRACTOR SHALL ESTABLISH PROPER HORIZONTAL SITE LOCATION CONTROL BEFORE THE START OF LAYOUT ACTIVITIES.
- 5) THE LOCATION OF UTILITIES: WATER MAINS, UNDERGROUND ELECTRICAL CONDUITS, FIBER OPTIC CABLES, NATURAL GAS LINES, UNDERGROUND TELEPHONE CABLES, SANITARY SEWER MAINS, AND ALL OTHER UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR BEFORE THE START OF CONSTRUCTION. A WRITTEN REPORT OF THE OBSERVATION OF SITE UTILITIES NOT FOUND IN THE LOCATION AS SPECIFIED ON THESE PLANS SHALL BE MADE TO THE OWNER AND THE SITE ENGINEER BEFORE PROCEEDING WITH ADDITIONAL WORK, ANY WORK PERFORMED BY THE CONTRACTOR AFTER THAT TIME IS AT THAT CONTRACTORS OWN RISK.
- 6) INDICATES BUILDING DIMENSION FROM PROPERTY LINE.
- 7) IF CONTRACTOR KNOWS OR HAS REASON TO KNOW OF ANY ERRORS, OMISSIONS OR INCONSISTENCIES IN ENGINEER'S DRAWINGS, CONTRACTOR, BEFORE PROCEEDING WITH ANY FURTHER CONSTRUCTION RELATED THERETO, SHALL NOTIFY ENGINEER IMMEDIATELY IN WRITING. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ENGINEER WITH AN OPPORTUNITY TO CURE ANY SUCH ERROR, OMISSION OR INCONSISTENCY.

CONTRACTOR'S RESPONSIBILITY TO PROVIDE NOTICE:
IF CONTRACTOR KNOWS OR HAS REASON TO KNOW OF ANY ERRORS, OMISSIONS OR INCONSISTENCIES IN ENGINEER'S DRAWINGS, CONTRACTOR, BEFORE PROCEEDING WITH ANY FURTHER CONSTRUCTION RELATED THERETO, SHALL NOTIFY ENGINEER IMMEDIATELY IN WRITING FOR THE PURPOSE OF PROVIDING ENGINEER WITH AN OPPORTUNITY TO CURB ANY SUCH ERROR, OMISSION OR INCONSISTENCY.



ABACUS ENGINEERING, INC.

KBACUS ENGINEERING, INC.

<p>CUS ENGINEERING</p> <p>317027 shawntia@custonco.net 214-666-9888</p>	<p>DRAWN BY: RWE</p>	<p>SCALE:</p>
<p>McANTINCH WAREHOUSE</p> <p>1103 AVA DR. HEWITT, TEXAS</p>		

PROPOSED SITE PLAN

DATE	REVISION NOTES:
------	-----------------

THESE DOCUMENTS ARE THE PROPERTY OF
ABACUS ENGINEERING INC.
DO NOT COPY WITHOUT WRITTEN PERMISSION.
UNAUTHORIZED DUPLICATION OF THESE
PLANS IN WHOLE OR IN PART
IS STRICTLY PROHIBITED. ALL
APPLICABLE COPY RIGHT LAWS APPLY.

C02