

PARKING SUMMARY TABLE	
TOTAL PROPOSED PARKING =	21

SITE PLAN NOTES:

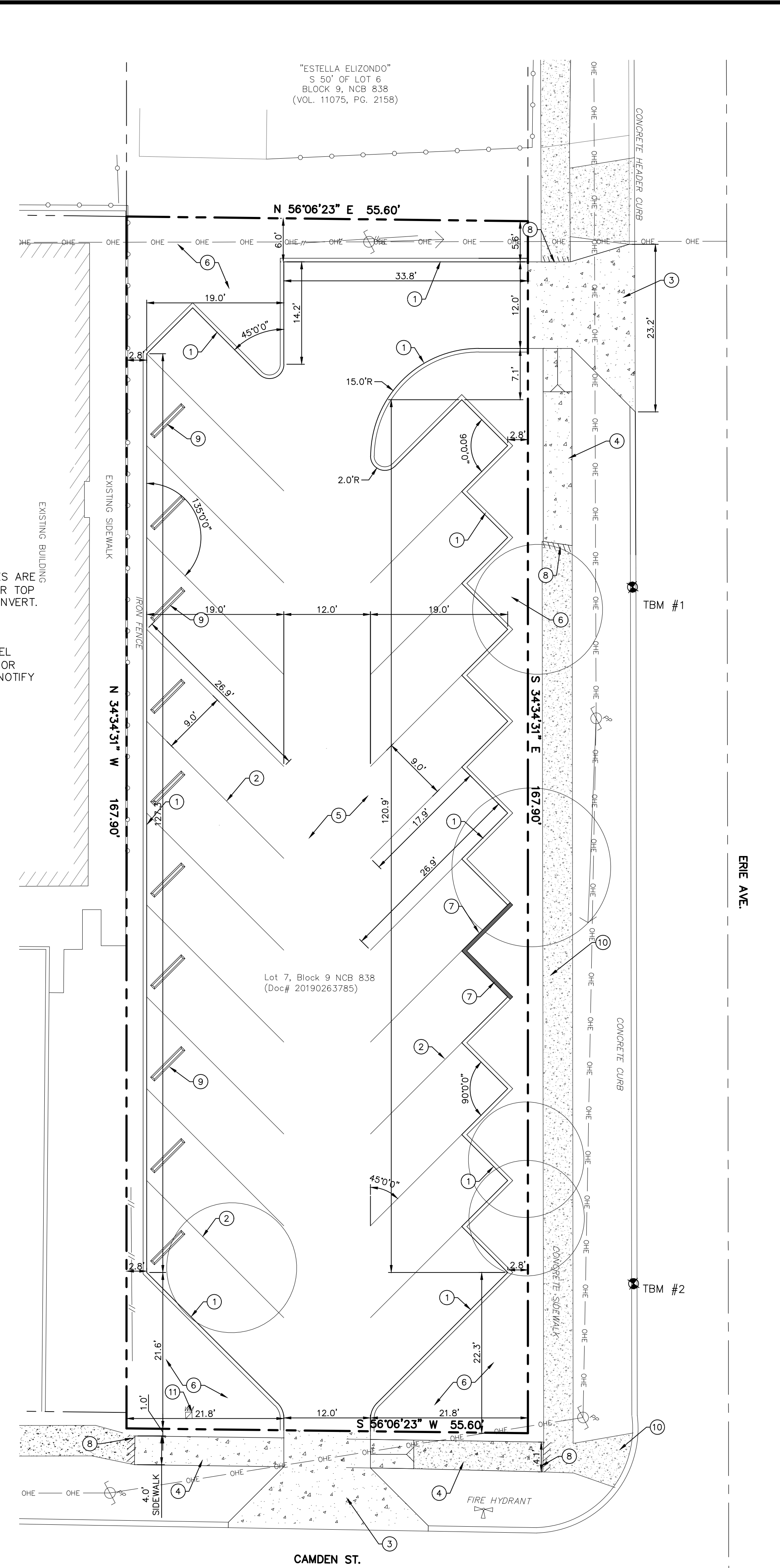
- ALL CURB RADIUS DIMENSIONS ARE TO FACE OF CURB. CONTRACTOR TO VERIFY ALL PLAN DIMENSIONS PRIOR TO CONSTRUCTION.
- ALL SIDEWALKS SHALL HAVE 2% MAX CROSS SLOPE.
- BUILDING AND PARKING ARE PARALLEL TO THE WEST AND EAST PROPERTY LINE (N34°34'31"W).
- ALL CURB RADII ARE 3' UNLESS OTHERWISE NOTED.
- ALL SIDEWALKS, CURBS, RAMPS, AND DRIVE APPROACHES IN THE RIGHT OF WAY SHALL BE IN COMPLIANCE WITH CURRENT TEXAS ACCESSIBILITY STANDARDS AND CITY OF SAN ANTONIO DESIGN STANDARDS PRIOR TO FINAL INSPECTION APPROVAL.

GRADING NOTE:

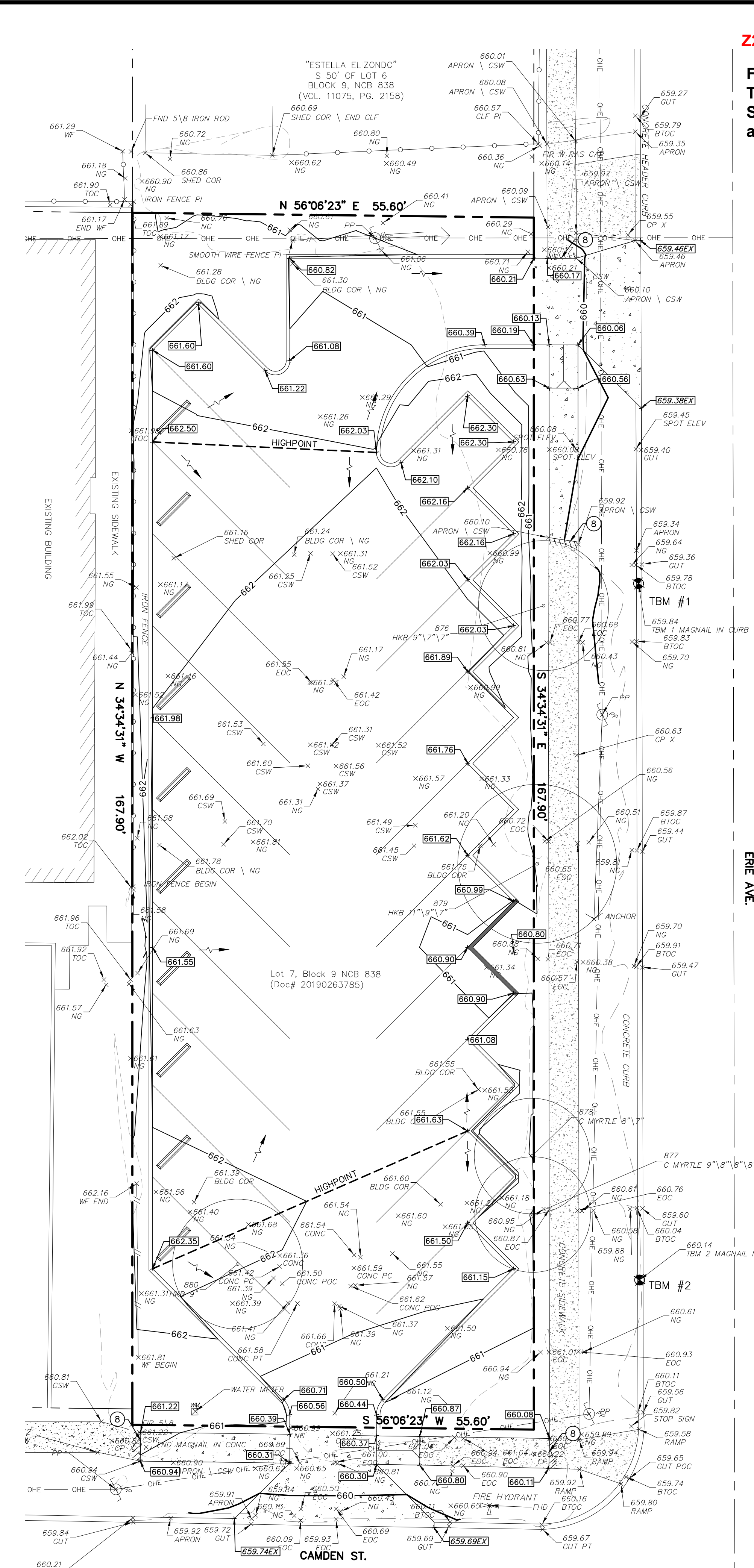
- UNLESS NOTED OTHERWISE, ALL PARKING LOT GRADES ARE TO INVERT OF GUTTER. ADD 0.5' TO GUTTER GRADE FOR TOP OF CURB GRADE EXCEPT WHERE CURB IS FLUSH WITH INVERT.
- CONTRACTOR SHALL VERIFY EXISTING TOPOGRAPHIC INFORMATION SHOWN ON THESE PLANS WITH THE BENCHMARKS SHOWN ON THESE PLANS PRIOR TO ANY EARTHWORK OR GRAVITY UTILITY LINES. IF A DISCREPANCY IS FOUND NOTIFY OUR OFFICE IMMEDIATELY.

KEY NOTES

- PROPOSED 6" CONCRETE CURB (TYPICAL). REF. DETAIL C3.0.2.
- PROPOSED 4" WHITE WIDE PARKING STRIPE (TYPICAL).
- PROPOSED CONCRETE DRIVEWAY. REF. DETAIL C3.0.5.
- PROPOSED CONCRETE SIDEWALK. REF. DETAIL C3.0.1.
- PROPOSED ASPHALT PAVEMENT. REF. DETAIL C3.0.3.
- PROPOSED LANDSCAPING. REF. LANDSCAPE PLANS.
- PROPOSED HEADER CURB. REF. DETAIL C3.0.6.
- MATCH EXISTING CONCRETE PAVEMENT.
- PROPOSED WHEEL STOP (TYP.). REF. DETAIL C3.0.4.
- ALL SIDEWALKS, CURBS, RAMPS, AND DRIVE APPROACHES IN THE RIGHT OF WAY SHALL BE IN COMPLIANCE WITH CURRENT TEXAS ACCESSIBILITY STANDARDS AND CITY OF SAN ANTONIO DESIGN STANDARDS PRIOR TO FINAL INSPECTION APPROVAL.
- EXISTING WATER METER TO BE REUSED AS IRRIGATION METER.



CIVIL SITE AND DIMENSIONAL CONTROL PLAN
SCALE 1" = 10'



GRADING PLAN
SCALE 1" = 10'

2220-10700216 S

From: FBZD T4-1 AHOD
To: FBZD T4-1 S AHOD with a
Specific Use Authorization for
a Non-Commercial Parking Lot



LEGEND		
EXISTING	PROPOSED	DESCRIPTION
(XXX)		PROPERTY (P.O.W.) LINE/ SUBDIVISION BOUNDARY
		ADJACENT PROPERTY RECORD INFORMATION
		BENCHMARK
		LIGHT POLE
		POWER POLE
		DOWN GUT
		TRANSFORMER (SIZE VARIES)
		FIRE HYDRANT
		WATER VALVE
		WATER METER
		WATER METER VAULT
		WATER MANHOLE
		TRAFFIC SIGNAL RISER
		CABLE TV RISER
		ELECTRIC BOX
		ELECTRIC METER
		GAS VALVE
		GAS METER
		TRAFFIC CONTROL BOX
		TRAFFIC SIGNAL POST
		UNDERGROUND GAS LINE MARKER
		GREASE TRAP (SIZE VARIES)
		STORMDRAIN LINE
		GUT
		WATER LINE
		FIRE LINE
		WASTEWATER LINE
		GAS LINE
		OVERHEAD ELECTRIC (PRIMARY)
		UNDERGROUND ELECTRIC (PRIMARY)
		UNDERGROUND ELECTRIC (SECONDARY)
		UNDERGROUND TELEPHONE
		UNDERGROUND CABLE
		ELECTRIC MANHOLE (SIZE VARIES)
		WASTEWATER MANHOLE (SIZE VARIES)
		STORMDRAIN MANHOLE (SIZE VARIES)
		TELEPHONE MANHOLE (SIZE VARIES)
		FIRE DEPARTMENT CONNECTION
		WASTEWATER CLEANOUT
		CURB
		HEADER CURB
		SAWTOOTH CURB
		RETAINING WALL
		CHAINLINK FENCE
		CONCRETE SIDEWALKS
		CONTOUR
		DIRECTION OF FLOW
		SPOT ELEVATION/TOP OF CURB
		SPOT ELEVATION/GUTTER
		SPOT ELEVATION/TOP OF WALL
		SPOT ELEVATION/BOTTOM OF WALL
		HIGHPOINT
		SWALE
		FLOW ARROW

LEGEND		
EXISTING	PROPOSED	DESCRIPTION
-6.78-	6.78-	CONTOUR
x785.50	785.50	SPOT ELEVATION
	785.50	SPOT ELEVATION/TOP OF CURB
	785.50	SPOT ELEVATION/GUTTER
	TOW: 785.00	SPOT ELEVATION/TOP OF WALL
	BOW: 785.00	SPOT ELEVATION/BOTTOM OF WALL
	HP	HIGHPOINT
	SW	SWALE
	FA	FLOW ARROW

I, *[Signature]* THE PROPERTY OWNER, ACKNOWLEDGE THAT THIS SITE PLAN SUBMITTED FOR THE PURPOSE OF REZONING THIS PROPERTY IS IN ACCORDANCE WITH ALL APPLICABLE PROVISIONS OF THE UNIFIED DEVELOPMENT CODE. ADDITIONALLY, I UNDERSTAND THAT CITY COUNCIL APPROVAL OF A SITE PLAN IN CONJUNCTION WITH A REZONING CASE DOES NOT RELIEVE ME FROM ADHERENCE TO ANY/CITY-ADOPTED CODES AT THE TIME OF PLAN SUBMITTAL FOR BUILDING PERMITS.

THE LOCATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. HE AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT OCCUR BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

K LOVE ENGINEERING
Site Development Engineering Services
Firm No. 11042
www.kloveengineering.com (210) 485-5483

STATE OF TEXAS
ANDREW J. BARBOZA
105872
LICENSED PROFESSIONAL ENGINEER
10/16/2020

DATE: _____

REVISIONS:

OWNER:
SA EYE CENTER
511 DALLAS STREET
SAN ANTONIO, TEXAS 78215
ATTN: ALBERT CASTILLO

723 CAMDEN PARKING LOT
723 CAMDEN STREET
SAN ANTONIO, TEXAS 78215

CIVIL SITE/DIMENSIONAL CONTROL AND GRADING PLAN

DESIGNED BY: RQ
DRAWN BY: RQ
SCALE: 1" = 10"
DATE: 09-25-20
SHEET NO. **C2.0**