PAVING, DRAINAGE, WATER & SANITARY SEWER IMPROVEMENTS

TO SERVE:

MAJOR'S INDUSTRIAL ADDITION

CITY OF WEATHERFORD
PARKER COUNTY, TEXAS

DEVELOPER
STEVE WATSON 1313 FORT WORTH HWY WEATHERFORD, TX 76086 817-846-5871

SURVEYOR
PRICE SURVEYING 213 S OAK AVE MINERAL WELLS, TX 76067 940-325-4841

ENGINEER
TEXAS SURVEYING & ENGINEERING 104 S. WALNUT ST. HUDSON OAKS, TX 76087 817-319-9931

LOCATION MAP
(N.T.S.)

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JANUARY 2025

REVISION SCHEDULE

REV. No.	DESCRIPTION	DATE

TEXAS SURVEYING & ENGINEERING
104 S. WALNUT ST
WEATHERFORD, TX 76086
(817) 319-9931
TBPLS FIRM # 17566

STATE OF TEXAS
JORDAN BISHOP
118755
LICENSED
PROFESSIONAL ENGINEER

COVER SHEET
INDUSTRIAL ST EXTENSION
CITY OF WEATHERFORD
PARKER COUNTY, TEXAS

DESIGN: MJB
DRAWN: MJB
CHECKED: MJB
DATE: JAN 2025

SHEET #
C1.0

CLIENT #: 096 JOB #: 2313

APPENDIX B GENERAL NOTES

GENERAL CONSTRUCTION NOTES FOR PUBLIC STREETS AND RIGHT-OF-WAY

1. ALL CONSTRUCTION SHALL BE PERFORMED IN ACCORDANCE WITH CITY OF WEATHERFORD STANDARD SPECIFICATIONS AND THE NORTH CENTRAL TEXAS COUNCIL OF GOVERNMENTS (NCTCOG) STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 5TH EDITION. HEADWALLS AND WING WALLS SHALL BE CONSTRUCTED PER TXDOT DETAILS AND SPECIFICATIONS UNLESS SHOWN OTHERWISE ON THE APPROVED PLANS. IN THE EVENT OF DISCREPANCIES BETWEEN DETAILS, THE CITY OF WEATHERFORD SPECIFICATIONS WILL GOVERN.
2. ALL CONSTRUCTION WITHIN THE CITY OF WEATHERFORD RIGHT-OF-WAY (R.O.W.) SHALL BE IN ACCORDANCE WITH CITY'S R.O.W. MANAGEMENT ORDINANCE #57-2017-41 UPDATED AUGUST 22, 2017. A R.O.W. CONSTRUCTION PERMIT SHALL BE OBTAINED PRIOR TO ANY CONSTRUCTION WORK ON EXISTING AND FUTURE CITY R.O.W.
3. ALL TRENCH BACKFILL UNDER PROPOSED AND FUTURE PAVING AREAS SHALL BE GRANULAR MATERIAL HAVING A PLASTICITY INDEX NOT GREATER THAN 12 (SEE NCTCOG ITEM 504.2.2.). TRENCH BACKFILL OUTSIDE PAVING AREAS SHALL BE TYPE "B" BACKFILL (SEE NCTCOG ITEM 504.2.3.3). ALL TRENCH BACKFILL WITHIN R.O.W. SHALL BE PLACED IN 8" LOOSE LIFTS AND MECHANICALLY COMPACTED TO 95% STANDARD PROCTOR DENSITY. COMPACTION DENSITY TESTS SHALL BE TAKEN EVERY 200 LINEAR FEET OF TRENCH PER LIFT AND AT CROSSINGS DESIGNATED BY CONSTRUCTION INSPECTOR. BACKFILL MATERIAL PROCTORS MAY BE REQUIRED BY CONSTRUCTION INSPECTOR PRIOR TO BACKFILLING TRENCH FOR COMPLIANCE WITH SPECIFICATION. A COPY OF TRENCH COMPACTION TEST REPORTS SHALL BE SUBMITTED TO CITY PRIOR TO FINAL ACCEPTANCE OF PROJECT OR DEVELOPMENT.
4. TRENCH EXCAVATIONS WITH A DEPTH OF 5 FEET OR MORE SHALL HAVE APPROPRIATE SHEETING, SHORING, AND BRACING PER OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) STANDARDS. THE CONTRACTOR SHALL ABIDE BY ALL APPLICABLE FEDERAL, STATE, AND LOCAL LAWS GOVERNING EXCAVATION. TRENCH SIDE SLOPES SHALL MEET (OSHA) STANDARDS THAT ARE IN EFFECT AT THE TIME OF CONSTRUCTION.
5. A PRE-PAVING MEETING SHALL BE CONDUCTED PRIOR TO ANY STREET CONSTRUCTION. PLEASE CONTACT TRANSPORTATION AND PUBLIC WORKS DEPARTMENT TO SCHEDULE MEETING. PAVING SPECIFICATIONS AND DETAILS FOR ASPHALT OR CONCRETE PLACEMENT SHALL BE COORDINATED WITH CITY CONSTRUCTION INSPECTOR OR DIRECTOR OF TRANSPORTATION AND PUBLIC WORKS.
6. A GEOTECHNICAL STUDY AND REPORT SHALL BE PERFORMED AND SUBMITTED TO THE CITY OF WEATHERFORD FOR REVIEW AND APPROVAL. PLEASE REFER TO CITY OF WEATHERFORD TPW TRANSPORTATION MANUAL SECTION 8 FOR GEOTECHNICAL CONSIDERATIONS AND PAVEMENT DESIGN REQUIREMENTS. THE PAVEMENT DESIGN AND SUBGRADE SHALL BE CONSTRUCTED PER GEOTECHNICAL STUDY RECOMMENDATIONS SO LONG AS IT MEETS CITY'S MINIMUM STANDARDS. THE DIRECTOR OF TRANSPORTATION AND PUBLIC WORKS MAY REQUIRE A PAVEMENT AND SUBGRADE DESIGN THAT EXCEEDS THE CITY'S MINIMUM REQUIREMENTS OR THE GEOTECHNICAL REPORT RECOMMENDATIONS BASED ON EXISTING FIELD CONDITIONS.
7. FINAL STREET SUBBASE AND SUBGRADE IS TO BE COMPACTED TO A 95% STANDARD PROCTOR DENSITY. OWNER/DEVELOPER IS REQUIRED TO APPOINT AN APPROVED LAB FOR SOIL TESTING. ONE COMPACTION TEST IS REQUIRED FOR EVERY 200 LINEAR FEET ON STREET LOCATIONS DESIGNATED BY CONSTRUCTION INSPECTOR. THE

LABORATORY AGENCY SHALL SEND COPIES OF ALL COMPACTION REPORTS TO THE CITY FOR VERIFICATION AND COMPLIANCE WITH CITY OF WEATHERFORD STANDARDS AND SPECIFICATIONS. NO STREET PAVING SHALL COMMENCE UNTIL FINAL STREET SUBBASE OR SUBGRADE HAS PASSED COMPACTION TEST AND APPROVED BY CONSTRUCTION INSPECTOR.

8. CONCRETE COMPRESSIVE STRENGTH REPORTS ARE REQUIRED FOR EVERY 150 CUBIC YARDS OF CONCRETE PLACED. FOR CONCRETE POURS EXTENDING OVER MULTIPLE DAYS, EACH DAY WILL BE CONSIDERED A SEPARATE POUR. CONTRACTOR/OWNER SHALL SUBMIT BATCH DESIGNS FOR CONCRETE FOR REVIEW AND APPROVAL BY THE CITY PRIOR TO ANY PLACEMENT FOR ANY PUBLICLY DEDICATED INFRASTRUCTURE. CONTRACTOR SHALL HAVE AN APPROVED CONCRETE MIX DESIGN FOR CONCRETE PLACEMENT ON PROJECT/DEVELOPMENT. ALL TESTING SHALL BE IN ACCORDANCE WITH NCTCOG SPECIFICATIONS AND AMERICAN CONCRETE INSTITUTE (ACI).
9. WHEN ADDING FILL TO AN AREA, THE GROUND SURFACE SHALL BE PREPARED TO RECEIVE FILL BY REMOVING VEGETATION, TOPSOIL, AND OTHER UNSUITABLE MATERIAL, AND SCARIFYING THE GROUND TO PROVIDE A BOND WITH THE FILL MATERIAL. WHERE EXISTING GRADE IS AT A SLOPE STEEPER THAN 5 HORIZONTAL TO 1 VERTICAL (20%) AND THE DEPTH OF FILL EXCEEDS 5 FEET, BENCHING SHALL BE PROVIDED IN ACCORDANCE WITH FIGURE 1023 OF THE 2003 INTERNATIONAL BUILDING CODE. A KEY SHALL BE PROVIDED WHICH IS AT LEAST 10 FEET IN WIDTH AND 2 FEET IN DEPTH. FILL MATERIAL SHALL NOT INCLUDE ORGANIC, FROZEN OR OTHER DELETERIOUS MATERIALS. NO ROCK OR SIMILAR IRREDUCIBLE MATERIAL GREATER THAN 6 INCHES IN ANY DIMENSION SHALL BE INCLUDED IN FILLS. ALL FILL MATERIAL SHALL BE COMPACTED TO 95% OF MAXIMUM DENSITY AS DETERMINED BY ASTM D1557, MODIFIED PROCTOR, IN LIFTS NOT EXCEEDING 12 INCHES IN DEPTH. THE FILL MATERIAL SHALL HAVE A PLASTICITY INDEX OF 15 OR LESS. COMPACTION TEST AT EVERY 200 LINEAR FEET AT LOCATIONS DIRECTED BY CONSTRUCTION INSPECTOR. THE SLOPE OF FILL SURFACES SHALL BE NO STEEPER THAN IS SAFE FOR INTENDED USE. FILL SLOPES STEEPER THAN 3 HORIZONTAL TO 1 VERTICAL (33%) SHALL BE JUSTIFIED BY SOILS REPORTS OR ENGINEERING DATA.
10. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR/OWNER TO PROVIDE CONSTRUCTION STAKING OF PUBLIC IMPROVEMENTS CONSTRUCTED WITHIN THE R.O.W. OR CITY EASEMENT. CONSTRUCTION STAKING SHALL BE PLACED AT NO GREATER THAN 50 FOOT SPACING INTERVALS AND AT ALL PCs, PCLs, PCCs, AND PRCs WITH APPROPRIATE OFFSETS AND REFERENCE POINTS (HUB OR NAIL). LATH STAKES SHALL BE FIVE FEET IN HEIGHT LABELED WITH STATION, TOP OF CURB OR FLOW LINE ELEVATION, CUT OR FILL, AND OFFSET WITH APPROPRIATE FLAGGING. NO PUBLIC IMPROVEMENTS WILL BE INSPECTED WITHOUT CONSTRUCTION STAKING. STAKING SHALL BE PERFORMED BY OR UNDER THE DIRECTION OF A SURVEYOR LICENSED IN THE STATE OF TEXAS.
11. CONSTRUCTION FIELD CHANGES, IF ANY, SHALL BE NOTIFIED TO THE CONSTRUCTION INSPECTOR IN WRITING PRIOR TO ANY CHANGES. MAJOR FIELD CHANGES WILL BE ADDRESSED BY THE DIRECTOR OF TRANSPORTATION AND PUBLIC WORKS OR CITY ENGINEER OR REPRESENTATIVE. REVISED CONSTRUCTION PLANS MAY BE REQUIRED. ANY CONSTRUCTION WORK THAT IS NOT IN ACCORDANCE WITH THE APPROVED CONSTRUCTION PLANS IS SUBJECT TO NON-ACCEPTANCE BY CITY OF WEATHERFORD.
12. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PERFORM THE FOLLOWING:
    A. PREVENT ANY PROPERTY DAMAGE TO ADJACENT PROPERTY OWNER'S POLES, FENCES, SHRUBS, MAILBOXES, ETC. ANY REPAIRS OF DAMAGES TO ADJACENT PROPERTY CAUSED BY THE CONTRACTOR SHALL BE AT THE CONTRACTOR'S SOLE

EXPENSE.

    B. PROVIDE ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
    C. NOTIFY ALL UTILITY COMPANIES AND VERIFY LOCATION OF ALL UTILITIES PRIOR TO THE START OF CONSTRUCTION.
    D. ANY TREES, SHRUBS, OR GRASSED AREAS DAMAGED BY THE CONTRACTOR WORK SHALL BE REPLACED AT CONTRACTOR'S EXPENSE TO EXISTING OR BETTER CONDITION.
13. TRAFFIC CONTROL PLANS SHALL BE SUBMITTED WITH THE R.O.W. CONSTRUCTION PERMIT TO THE CITY OF WEATHERFORD TRANSPORTATION AND PUBLIC WORKS (TPW) DEPARTMENT. THE TRAFFIC CONTROL PLAN SHALL BE, IN ACCORDANCE WITH THE TEXAS MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (TXMUTCD) AND/OR TXDOT TRAFFIC CONTROL PLAN TYPICAL SHEETS. TRAFFIC CONTROL PLANS SHALL BE SUBMITTED A MINIMUM OF TWO WEEKS IN ADVANCE OF THE WORK COMMENCING.
14. ALL COMMUNICATION BETWEEN THE CITY AND THE CONTRACTOR/DEVELOPER SHALL BE THROUGH THE CITY CONSTRUCTION INSPECTOR. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CONTACT THE APPROPRIATE DEPARTMENT FOR INSPECTIONS OF THE WORK BEING PERFORMED. CONTRACTOR SHALL NOTIFY CONSTRUCTION INSPECTOR AT LEAST 48 HOURS TO SCHEDULE INSPECTION.
15. THESE GENERAL NOTES SHALL BE INCLUDED WITHIN EACH APPROVED CONSTRUCTION PLANS AND SHALL BE SEALED AND SIGNED BY THE ENGINEER OF RECORD, THEREBY CERTIFYING THAT THESE NOTES HAVE NOT BEEN ALTERED AS RECEIVED FROM THE CITY OF WEATHERFORD.

PUBLIC UTILITY IMPROVEMENTS GENERAL NOTES

1. PRIOR TO ANY CONSTRUCTION, THE CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE CONSTRUCTION DOCUMENTS. THE PLANS INCLUDING ALL NOTES, THE CITY OF WEATHERFORD SPECIFICATIONS, AND ANY OTHER APPLICABLE STANDARDS OR SPECIFICATIONS RELEVANT TO THE PROPER COMPLETION OF THE WORK SPECIFIED. FAILURE ON THE PART OF THE CONTRACTOR TO FAMILIARIZE HIMSELF WITH ALL THE STANDARDS OR SPECIFICATIONS PERTAINING TO THIS WORK SHALL IN NO WAY RELIEVE THE CONTACTOR OF RESPONSIBILITY FOR PERFORMING THE WORK IN ACCORDANCE WITH ALL SUCH APPLICABLE STANDARDS AND SPECIFICATIONS.
2. THE CONTRACTOR SHALL HAVE IN HIS POSSESSION, PRIOR TO CONSTRUCTION, ALL NECESSARY PERMITS, LICENSES, ETC. THE CONTRACTOR SHALL HAVE AT LEAST ONE SET OF APPROVED ENGINEERING PLANS AND SPECIFICATIONS ON SITE AT ALL TIMES.
3. THE PROPOSED LINES AT TIMES WILL BE LAID IN CLOSE PROXIMITY TO OTHER EXISTING UTILITIES AND STRUCTURES BOTH ABOVE AND BELOW GROUND. THE CONTRACTOR SHALL MAKE NECESSARY PROVISIONS FOR THE SUPPORT AND PROTECTION OF ALL UTILITY POLES, FENCES, TREES, SHRUBS, GAS MAINS, TELEPHONE CABLES, POWER LINES, DRAINAGE PIPES, UTILITY SERVICES, AND ALL OTHER UTILITIES AND STRUCTURES BOTH ABOVE AND BELOW GROUND DURING CONSTRUCTION. IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY ALL UTILITY OWNERS PRIOR TO ANY CONSTRUCTION IN THE AREA AND VERIFY THE ACTUAL LOCATION OF ALL BURIED UTILITIES THAT MAY OR MAY NOT BE SHOWN ON THE PLANS. THE CONTRACTOR SHALL PRESERVE AND PROTECT ALL UNDERGROUND

AND OVERHEAD FACILITIES AND BE RESPONSIBLE FOR ANY DAMAGE CAUSED TO THEM.

4. THE CONTRACTOR SHALL VERIFY THE ELEVATION, CONFIGURATION, AND ANGULATIONS OF EXISTING LINES PRIOR TO CONSTRUCTION OF THE IN MATERIALS.
5. ALL MATERIALS AND CONSTRUCTION SHALL CONFORM TO CITY OF WEATHERFORD SPECIFICATIONS. THE PROJECT DETAILS AND SPECIFICATIONS. IN THE EVENT THAT AN ITEM IS NOT COVERED IN THE CONTRACT DOCUMENTS, THE ENGINEER'S DECISION WILL APPLY.
6. TRENCH SAFETY DESIGN SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PREPARATION, IMPLEMENTATION AND MAINTENANCE OF A TRAFFIC CONTROL PLAN. THE TYPES AND LOCATIONS OF THE TEMPORARY BARRICADES AND SIGNS USED DURING CONSTRUCTION SHALL CONFORM TO THE LATEST VERSION OF THE TEXAS MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES.
8. DRIVEWAYS SHALL REMAIN OPEN AT ALL TIMES. CONTRACTOR SHALL COORDINATE WITH PROPERTY OWNERS REGARDING ANY TEMPORARY DRIVEWAY CLOSINGS.
9. NO EXCAVATED MATERIALS, BACKFILL MATERIALS, EQUIPMENT, OR SUPPLIES SHALL BE STORED WITHIN FLOODWAYS, DRAINAGE EASEMENTS, OR TXDOT ROW.
10. ALL FENCES, DRIVEWAYS, MAILBOXES, LANDSCAPING IRRIGATION SYSTEMS, CULVERT PIPES, DRAINAGE DITCHES, PRIVATE YARDS, ROADWAYS, PARKING LOTS OR OTHER IMPROVEMENTS NOT SCHEDULED FOR REPLACEMENT DURING CONSTRUCTION WHICH ARE DAMAGED OR MOVED BY THE CONTRACTOR SHALL BE RESTORED TO ORIGINAL CONDITION OR BETTER CONDITION BY THE CONTRACTOR.
11. THE ALIGNMENTS HAVE BEEN DESIGNED TO MINIMIZE THE REMOVAL OF TREES. THE CONTRACTOR SHALL NOTIFY THE OWNER'S PROJECT REPRESENTATIVE PRIOR TO REMOVING ANY TREES. NO TREES SHALL BE REMOVED WITHOUT OWNER APPROVAL, UNLESS SHOWN ON PLANS.
12. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING GENERAL SAFETY AT AND ADJACENT TO THE PROJECT AREA, INCLUDING THE PERSONAL SAFETY OF THE CONSTRUCTION CREW AND GENERAL PUBLIC AND THE SAFETY OF PUBLIC AND PRIVATE PROPERTY.
13. THE CONTRACTOR IS RESPONSIBLE FOR KEEPING STREETS AND SIDEWALKS ADJACENT TO THE PROJECTS FREE OF MUD AND DEBRIS FROM THE CONSTRUCTION.
14. THE CONTRACTOR SHALL SAWCUT EXISTING CURB AND GUTTER, PAVEMENT, DRIVEWAYS, ALLEYS AND SIDEWALKS AT AREAS WHERE PAVEMENT OR CONCRETE IS TO BE REMOVED. THE CONTRACTOR SHALL PROVIDE COMPACTED SELECT BACKFILL MATERIAL AS NEEDED TO REPAIR DAMAGED STREETS, DRIVEWAYS, WALKS, PARKING LOTS, ETC.
15. CONCRETE BLOCKING SHALL BE INSTALLED ON ALL WATER LINE BENDS, FIRE HYDRANTS, FITTINGS AND VALVES. ALL HORIZONTAL BLOCKING, CRADLE BLOCKING AND VERTICAL TIE-DOWN BLOCKING SHALL BE IN ACCORDANCE WITH THE PLAN DETAILS. BLOCKING SHALL BE SUBSIDIARY TO WATER LINE CONSTRUCTION AND NO EXTRA COMPENSATION WILL BE ALLOWED.
16. ELEVATION ADJUSTMENTS OF WATER LINE AT CONNECTIONS MAY BE MADE WITH BENDS, OFFSETS, OR JOINT DEFLECTIONS. ALL NONSTANDARD BENDS SHALL BE MADE USING THE CLOSEST STANDARD MJ FITTINGS WITH THE REQUIRED JOINT

DEFLECTIONS. DEFLECTIONS SHALL NOT EXCEED THE MANUFACTURER'S RECOMMENDED DEFLECTION PER JOINT.

17. UNLESS OTHERWISE SHOWN, ALL WATER LINES SHALL BE PRESSURE TESTED AND DISINFECTED IN ACCORDANCE WITH NCTCOG SPECIFICATIONS. WATER LINES SHALL HAVE A MINIMUM OF 42" OF COVER UNLESS OTHERWISE NOTED.
18. ALL WATER SERVICES SHALL BE 1" TYPE K COPPER PIPE UNLESS OTHERWISE NOTED.
19. CURB STOPS SHALL BE TESTED FOR LEAKAGE AND FULL FLOW WHEN THE SYSTEM IS PRESSURE TESTED.
20. ALL FIRE HYDRANTS ARE TO BE EQUIPPED WITH A SIX (6) INCH GATE VALVE AND BOX. ALL VALVES AND FIRE HYDRANTS ARE TO BE PER CITY STANDARD SPECIFICATIONS. HYDRANTS SHALL BE PAINTED AS FOLLOWS: 2 COATS SHERWIN WILLIAMS INTERNATIONAL RED - 97208C7 OVER SHOP PRIME COAT FOR BONNET AND END CAPS.
21. IN ORDER TO MINIMIZE SERVICE DISRUPTIONS, THE CONTRACTOR SHALL COORDINATE ALL CONNECTIONS TO EXISTING WATER AND SEWER LINES WITH THE CITY'S INSPECTOR. NO CONNECTIONS TO EXISTING WATER AND/OR WASTEWATER FACILITIES WILL BE ALLOWED WITHOUT THE APPROVAL OF THE CITY INSPECTOR.
22. THE CONTRACTOR SHALL PROVIDE CLOSURE PIECES FOR PIPELINES AS REQUIRED TO CONSTRUCT THE PROJECT, INCLUDING THOSE REQUIRED FOR SPECIAL CONSTRUCTION PROCEDURES TO COORDINATE CHANGES TO THE SEQUENCE OF CONSTRUCTION.
23. THE CONTRACTOR SHALL BE REQUIRED TO INSTALL TEMPORARY PLUGS FOR HYDROSTATIC TESTING AS NECESSARY.
24. THE CONTRACTOR SHALL OBTAIN A PERMIT FROM THE CITY OF WEATHERFORD DEPARTMENT OF TRANSPORTATION AND PUBLIC WORKS PRIOR TO ANY CONSTRUCTION WITHIN THE CITY ROW.
25. THE CONTRACTOR SHALL BACKFILL ALL OPEN TRENCHES AS SOON AS POSSIBLE AND IN NO CASE SHALL UNPROTECTED TRENCHES REMAIN OPEN DURING NON-WORKING HOURS.
26. ALL TRENCH BACKFILL IN UNPAVED AREAS SHALL BE PLACED TO EXISTING GRADE PLUS SIX INCHES TO ALLOW FOR SETTLEMENT AND PREVENT PONDING OF STORM WATER RUNOFF DUE TO CONSTRUCTION ACTIVITIES UNLESS PROPOSED FINISHED GRADE IS SHOWN.
27. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ADEQUATE MEASURES FOR PREVENTING STORM WATER RUNOFF FROM ENTERING THE TRENCH DURING CONSTRUCTION.
28. ALL EXCAVATIONS, TRENCHING AND SHORING OPERATIONS SHALL COMPLY WITH THE REQUIREMENTS OF THE U.S. DEPARTMENT OF LABOR, OSHA "CONSTRUCTION SAFETY AND HEALTH REGULATIONS," VOLUME 29, SUBPART P, PAGES 129-137, AND ANY AMENDMENTS THERETO.
29. THE CONTRACTOR SHALL TAKE ADEQUATE MEASURES TO PREVENT EROSION. IN THE EVENT THAT SIGNIFICANT EROSION OCCURS AS A RESULT OF CONSTRUCTION, THE CONTRACTOR SHALL RESTORE THE ERODED AREA TO ORIGINAL CONDITION.
30. THE CONTRACTOR SHALL NOT OPERATE ANY EXISTING WATER VALVES UNLESS THE CITY INSPECTOR IS PRESENT.
31. THE CONTRACTOR SHALL VIDEO ALL POTENTIALLY IMPACTED PROPERTY AREAS

PRIOR TO WORK. VIDEOS SHALL INCLUDE DATE, NOTATION AND AUDIO IDENTIFICATION OF PROPERTY ADDRESS AND PROJECT NAME. THE CONTRACTOR SHALL PROVIDE ONE COPY OF THE VIDEO FILE OR DVD TO THE CITY'S INSPECTOR PRIOR TO CONSTRUCTION.

32. ALL TESTING OF EMBEDMENT AND BACKFILL MATERIAL SHALL BE BY THE CONTRACTOR AT THEIR OWN EXPENSE.
33. THE CONTRACTOR IS RESPONSIBLE FOR ALL CONSTRUCTION STAKING.
34. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DISPOSING OF ALL EXCESS EXCAVATION AND SPOIL IN ACCORDANCE WITH CITY, STATE AND FEDERAL GUIDELINES.
35. THE CONTRACTOR'S PERSONNEL SHALL WEAR IDENTIFYING CLOTHING AT ALL TIMES.
36. THE CONTRACTOR SHALL:
    a) MAINTAIN A MINIMUM OF ONE FOOT (1') CLEARANCE FROM ALL UTILITIES, UNLESS OTHERWISE NOTED ON THE PLANS.
    b) MAINTAIN NEAT AND ACCURATE RECORD PLANS OF CONSTRUCTION, INDICATING LAYOUT OF WORK AND ITS RELATION TO UTILITIES IN THE FIELD;
    c) MAINTAIN A CLEAN WORK SITE AND DAILY REMOVE ALL TRASH AND DEBRIS;
    d) ENSURE THAT ALL LANDSCAPE ELEMENTS, INCLUDING, BUT NOT LIMITED TO, ROCKS, PAVERS AND PLANTERS ARE RESTORED TO THEIR EXISTING CONDITION AT THE COMPLETION OF THE WORK. ANY DAMAGED ELEMENTS SHALL BE REPLACED IN KIND BY THE CONTRACTOR AT HIS EXPENSE;
    e) RESTORE GRASSED AREAS TO THEIR ORIGINAL GRADE AND VEGETATIVE CONDITION. ALL DISTURBED AREAS SHALL BE HYDROMULCH SEEDED OR SOD AS STATED ON THE PLANS, 20' ON EACH SIDE OF THE PIPELINE ALIGNMENT. THIS SHALL BE SUBSIDIARY TO THE COST OF THE PROJECT.
    f) GIVE ANY AFFECTED RESIDENT AT LEAST 48 HOURS NOTICE PRIOR TO ANY TEMPORARY BLOCKING, REMOVAL OR REPLACEMENT OF DRIVEWAY APPROACHES;
    g) REPAIR ANY DAMAGE TO PAVEMENT THAT IS OUTSIDE THE ESTABLISHED WORKING AREA AND WAS CAUSED BY THE CONTRACTOR'S OPERATIONS.
    h) SHALL RESTORE ALL DRIVEWAYS AND SIDEWALKS ON PUBLIC AND PRIVATE PROPERTY TO MAINTAIN PROPER ACCESS TO THEIR PROPERTY OUTSIDE OF STANDARD WORKING HOURS.

EROSION AND POLLUTION CONTROL NOTES

1. ALL CONTRACTORS SHALL COMPLY WITH THE NORTH CENTRAL TEXAS COUNCIL OF GOVERNMENTS (NCTCOG) MANUAL FOR BEST MANAGEMENT PRACTICES FOR CONSTRUCTION AS IT RELATES TO PREVENTING POLLUTANTS IN STORM WATER DISCHARGE FROM CONSTRUCTION ACTIVITIES.
2. THE CONTRACTOR SHALL INSTALL EROSION AND POLLUTION CONTROL MEASURES AS INDICATED ON THE PLANS AND AS FIELD CONDITIONS WARRANT TO PREVENT OFFSITE MIGRATION OF SOILS OR OTHER POLLUTANTS BY VEHICULAR TRACKING OR IN STORM WATER RUNOFF. PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITY, INSTALLATION OF CONTROL MEASURES, REPAIRS OR MODIFICATIONS TO THE

MEASURES WILL BE MADE BY THE CONTRACTOR IF THE CONTROL MEASURES PROVE INEFFECTIVE OR IF REQUIRED BY CONTROL MEASURE.

3. THE CONTRACTOR SHALL INSTALL THE STABILIZED CONSTRUCTION EXIT AND SHALL TAKE APPROPRIATE MEASURES TO PREVENT TRACKING OF MUD AND/OR SOILS TO OFFSITE PAVEMENT. THE CONTRACTOR SHALL IMMEDIATELY REMOVE ANY OFFSITE TRACKING THAT OCCURS.
4. ALL STOCKPILED SOILS WILL BE SURROUNDED BY A SILT FENCE, SEDIMENT CONTROL SWALE OR EQUIVALENT MEASURE TO PROPERLY CONTROL SEDIMENT RUNOFF.
5. THE CONTRACTOR SHALL DESIGNATE A CONCRETE TRUCK WASHOUT AREA. WASTE CONCRETE AND ASSOCIATED WATER AND MATERIAL WILL BE PROPERLY DISPOSED OF IN ACCORDANCE WITH THE APPLICABLE REGULATIONS.
6. THE CONTRACTOR SHALL CONSTRUCT A BERM OR OTHER SPILL PROTECTION MEASURE FOR ANY TEMPORARY FUEL STORAGE TANK(S) ON SITE TO CONTAIN AT LEAST ONE HALF (1/2) OF THE CAPACITY OF EACH TANK.
7. IF SUMP PUMPS ARE USED TO REMOVE WATER FROM EXCAVATED AREAS, THE DISCHARGE SHALL BE FILTERED OR DISCHARGED TO A SETTLING BASIN TO REMOVE SEDIMENT AND OTHER POLLUTANTS BEFORE THE WATER ENTERS A STORM DRAIN OR LEAVES THE SITE.
8. INLET PROTECTION SHALL BE INSTALLED AT ALL ONSITE OR NEW INLETS TO PREVENT SEDIMENT AND SOILS FROM ENTERING THE STORM DRAIN SYSTEM UNTIL PERMANENT VEGETATION IS ESTABLISHED. INLET PROTECTION SHALL BE DESIGNED TO FILTER ALL FLOW FROM A TWO-YEAR STORM EVENT. A MEANS OF OVERFLOW OR BYPASS SHALL BE PROVIDED FOR STORM FLOWS GREATER THAN THE TWO-YEAR STORM.
9. CONTROL MEASURES MAY ONLY BE PLACED IN FRONT OF INLETS OR IN CHANNELS, DRAINAGE WAYS OR BORROW DITCHES AT THE CONTRACTOR'S RISK. CONTRACTOR SHALL REMAIN LIABLE FOR ANY DAMAGE CAUSED BY THE MEASURE INCLUDING FLOOD DAMAGE THAT OCCURS AS A RESULT OF BLOCKED DRAINAGE.
10. AT A MINIMUM, PERIMETER CONTROLS SUCH AS SILT FENCE SHALL BE INSTALLED AT ALL DOWN SLOPE BOUNDARIES OF DISTURBED AREAS AND AS WARRANTED WHERE PAVEMENT REMOVAL, UTILITY CONSTRUCTION, GRADING OR OTHER CONSTRUCTION ACTIVITIES ARE TO BE PERFORMED. THE CONTRACTOR SHALL AT ALL TIMES TAKE SUCH MEASURES AS NECESSARY TO PREVENT OFFSITE MIGRATION OF SEDIMENT AND DEBRIS.
11. IF DISCHARGE OF SOIL OR OTHER POLLUTANTS OCCURS, THE CONTROL MEASURES SHALL BE EVALUATED AND CHANGES OR ADDITIONAL MEASURES IMPLEMENTED WITHIN SEVEN (7) DAYS TO PREVENT FUTURE DISCHARGES.
12. DAMAGE TO ADJACENT PROPERTY AND/OR TO RECEIVING WATER CAUSED BY IMPROPERLY INSTALLED OR POORLY MAINTAINED EROSION AND POLLUTION CONTROL MEASURES WILL BE THE RESPONSIBILITY OF THE CONTRACTOR. THIS RESPONSIBILITY INCLUDES REMOVAL AND DISPOSAL OF ANY SILTATION, DEBRIS OR OTHER POLLUTANTS CAUSED BY HIS/HER OPERATIONS AND/OR FAILURE OF THE CONTROL MEASURES. FAILURE TO ADDRESS THE CAUSES OF DAMAGES WILL RESULT IN A STOP WORK ORDER.
13. THE CONTRACTOR SHALL REMOVE AND PROPERLY DISPOSE OF ACCUMULATED SEDIMENT BEFORE IT REACHES A DEPTH OF SIX (6) INCHES OR IMPAIRS THE EFFECTIVENESS OF THE CONTROL MEASURE.

14. THE OWNER'S REPRESENTATIVE WILL INSPECT THE PROJECT EVERY FOURTEEN (14) DAYS, AT A MINIMUM, AND AFTER EVERY RAIN EVENT OF ONE-HALF INCH OR GREATER TO DETERMINE THE INTEGRITY AND EFFECTIVENESS OF THE EROSION AND POLLUTION CONTROL MEASURES. A WRITTEN INSPECTION REPORT, SIGNED BY THE PERSON MAKING THE INSPECTION, WILL BE FILED WITH ONSITE POLLUTION CONTROL PLAN AND A COPY OF THE REPORT SENT TO THE CITY FOR THEIR RECORDS. THIS INSPECTION DOES NOT RELIEVE THE CONTRACTOR OF RESPONSIBILITY FOR INSPECTION AND MAINTENANCE OF THE CONTROL MEASURES. FAILURE TO FILE REPORTS MAY RESULT IN A STOP WORK ORDER.
15. THE CONTRACTOR SHALL STABILIZE, WITH SOME FORM OF GROUND COVER, ANY AREA WHERE CONSTRUCTION ACTIVITY IS TO BE CEASED (TEMPORARILY OR PERMANENTLY) FOR MORE THAN TWENTY-ONE (21) DAYS.
16. AT THE CONCLUSION OF THE PROJECT, ALL CHANNELS, DRAINAGE WAY AND BORROW DITCHES IN THE WORK ZONE SHALL BE CLEARED OF ANY SEDIMENT AND DEBRIS GENERATED BY THE PROJECT OR DEPOSITED AS A RESULT OF THE EROSION AND POLLUTION CONTROL MEASURES.
17. REVEGETATION OF ALL DISTURBED SOIL SHALL BE INITIATED WITHIN TWENTY-ONE (21) DAYS OF FINAL CONSTRUCTION OPERATIONS.

REVISION SCHEDULE

REV. No.	DESCRIPTION	DATE

TEXAS SURVEYING & ENGINEERING
104 S. WALNUT ST.
WEATHERFORD, TX 76086
(817) 318-9931
TEXAS REG. FIRM # 17586

STATE OF TEXAS
JORDAN BISHOP
118755
LICENSED
Jordan Bishop
01-09-2025
TEXAS REGISTERED ENGINEERING FIRM F-17586

GENERAL NOTES

INDUSTRIAL ST EXTENSION
CITY OF WEATHERFORD
PARKER COUNTY, TEXAS

DESIGN: NJB
DRAWN: NJB
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DATE: JAN 2025

SHEET #
C1.1

CLIENT #: 096 JOB #: 2313

*** NOTICE ***

EXISTING TOPOGRAPHY DATA PROVIDED TO JORDAN ENGINEERING, LLC BY OWNER'S SURVEYOR. TOPOGRAPHY SURVEY DATED 06/23/2023. DATUM AND COORDINATE SYSTEM SHALL BE CONFIRMED WITH SURVEYOR WHO PROVIDED SURVEY PRIOR TO CONSTRUCTION ACTIVITIES.

REVISION SCHEDULE

REV. No.	DESCRIPTION	DATE

TEAM SURVEYING & ENGINEERING

104 S WALNUT ST
WEATHERFORD, TX 76086
(817) 594-8231
TBPLS REG. FIRM # 17589

EXISTING TOPOGRAPHIC SURVEY

INDUSTRIAL ST EXTENSION
CITY OF WEATHERFORD
PARKER COUNTY, TEXAS

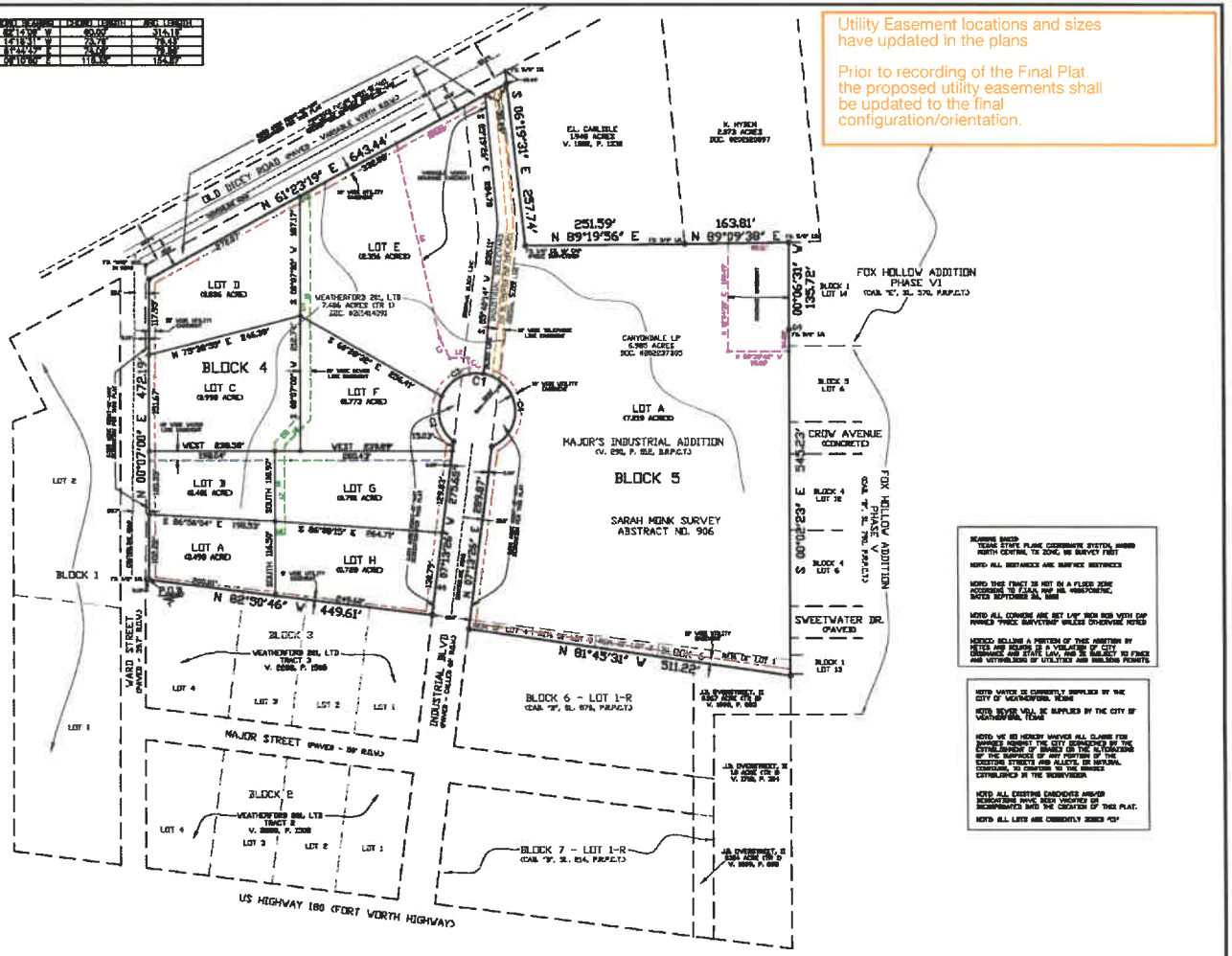
DESIGN: WJB
DRAWN: WJB
CHECKED: WJB
DATE: JAN 2024

SHEET #
C2.0

CLIENT #: 006 JOB #: 2313

Utility Easement locations and sizes have updated in the plans

Prior to recording of the Final Plat the proposed utility easements shall be updated to the final configuration/orientation.



CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH	RADIUS LENGTH
C1	87°28'30"	60.00'	91.59'	N 62°14'00" W	83.00'	316.18'
C2	87°28'30"	60.00'	91.59'	N 14°18'31" W	79.79'	76.43'
C3	87°28'30"	60.00'	91.59'	N 61°42'42" E	79.79'	76.43'
C4	87°28'30"	60.00'	91.59'	S 06°10'50" E	79.79'	76.43'
C5	87°28'30"	60.00'	91.59'	S 87°13'01" W	118.38'	124.88'

LINE	BEARING	DISTANCE
L1	N 00°07'00" E	8.00'
L2	N 89°52'00" W	8.00'
L3	N 00°07'00" E	8.00'
L4	N 89°52'00" W	8.00'
L5	N 00°07'00" E	8.00'
L6	N 89°52'00" W	8.00'

STATE OF TEXAS

COUNTY OF PARKER

That I, WEATHERFORD 201, LTD, the owner of the land shown on this plat, and designated herein as BLOCK 4 and BLOCK 5 of MAJOR'S INDUSTRIAL ADDITION to the City of Weatherford, Texas, and whose name is subscribed hereto, do hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and public places thereon shown for the purpose and consideration therein expressed.

STEVE WATSON, General Partner of Weatherford 201, LTD. Date

STATE OF TEXAS

COUNTY OF _____

BEFORE ME, the undersigned authority, a notary public in and for the state of Texas, on this day personally appeared STEVE WATSON, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations therein expressed.

GIVEN under my hand and seal of office this _____ day of _____, 2024

Signature

STATE OF TEXAS

COUNTY OF PARKER

That I,CANYONDALE LP, the owners of the land shown on this plat, and designated herein as BLOCK 4 and BLOCK 5 of MAJOR'S INDUSTRIAL ADDITION to the City of Weatherford, Texas, and whose name is subscribed hereto, do hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and public places thereon shown for the purpose and consideration therein expressed.

JIM RATTERREE, General Partner of Canyondale LP Date

STATE OF TEXAS

COUNTY OF _____

BEFORE ME, the undersigned authority, a notary public in and for the state of Texas, on this day personally appeared JIM RATTERREE, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations therein expressed.

GIVEN under my hand and seal of office this _____ day of _____, 2024

Signature

This plat has been submitted to and considered by the Planning & Zoning Commission of the City of Weatherford, Texas, and is hereby approved by such Commission and passed to the City Council for its consideration for approval.

EXECUTED THIS THE_____DAY OF _____ 2024

BY: _____
CHAIRMAN

ATTEST: _____
SECRETARY

This plat has been submitted to and considered by the City Council of the City of Weatherford, Texas, and is hereby approved by such City Council

EXECUTED THIS THE_____DAY OF _____ 2024

BY: _____
MAYOR

ATTEST: _____
SECRETARY

LEGAL DESCRIPTION

Of a 14.639 acres tract of land out of the Sarah Monk Survey, Abstract No. 906, Parker County, Texas; being part of Block 4, Block 5, Block 6 and a portion of Industrial Street in Major's Industrial Addition to the City of Weatherford, according to plat recorded in Volume 290, Page 512 of the Deed Records of Parker County, Texas; and being part of three certain tracts described in Document No. 201414091 and in Document No. 202237305 of the Official Public Records of Parker County, Texas; and being further described by metes and bounds as follows:

Beginning at a set 1/2" iron rod with cap (PRICE SURVEYING) in the east line of Ward Street and in the south line of said Block 4 for the southwest and beginning corner of this tract. Whence a found 1/2" iron rod at the southwest corner of said Block 4 bears N. 82 deg. 50 min. 46 sec. W. 5.19 feet.

Thence N. 00 deg. 07 min. 00 sec. E. 472.19 feet along the east line of said Ward Street to a set 1/2" iron rod with cap (PRICE SURVEYING) in the south line of Old Dicey Road for the northwest corner of this tract.

Thence N. 61 deg. 23 min. 19 sec. E. 643.44 feet along the south line of said Old Dicey Road to a set 1/2" iron rod with cap (PRICE SURVEYING) in the east line of said Block 5 and in the west line of a certain 1.945 acres tract described in Volume 1202, Page 1330 of the Real Records for the most northerly northeast corner of this tract. Whence a found 5/8" iron rod at the northeast corner of said Block 5 bears N. 06 deg. 19 min. 31 sec. W. 19.44 feet.

Thence S. 06 deg. 19 min. 31 sec. E. 257.74 feet to a found 1/2" iron rod with cap (PRICE SURVEYING) at the southwest corner of said 1.945 acres tract for an ell corner of this tract and said Block 5.

Thence N. 89 deg. 19 min. 56 sec. E. 251.59 feet to a found 3/8" iron rod at the southeast corner of said 1.945 acres tract for a corner of this tract and said Block 5.

Thence N. 89 deg. 09 min. 18 sec. E. 163.81 feet to a found 5/8" iron rod at the northwest corner of Lot 14 in Block 1 of Fox Hollow Addition, Phase VI, according to plat recorded in Cabinet E, Slide 370 of the Plat Records, for the most easterly northeast corner of this tract and said Block 5.

Thence S. 00 deg. 06 min. 31 sec. W. 135.72 feet to a found 5/8" iron rod for a corner of this tract and said Lot 14.

Thence S. 00 deg. 02 min. 23 sec. E. 545.23 feet to a set 1/2" iron rod with cap (PRICE SURVEYING) in the east line of said Block 6 for the southeast corner of this tract.

Thence N. 81 deg. 45 min. 31 sec. W. 511.22 feet to a set 1/2" iron rod with cap (PRICE SURVEYING) in the east right of way line of Industrial Boulevard and in the north line of Lot 1-R, according to plat recorded in Cabinet B, Slide 576 of said Plat Records, for a corner of this tract.

Thence N. 07 deg. 13 min. 26 sec. E. 289.87 feet along the east right of way line of said Industrial Boulevard to a set 1/2" iron rod with cap (PRICE SURVEYING) for a corner of this tract.

Thence along the arc of a 95 deg. 29 min. 35 sec. curve to the left with a radius of 60.00 feet, a central angle of 299 deg. 59 min. 49 sec., a chord of N. 82 deg. 14 min. 09 sec. W. 60.00 feet, and an arc length of 314.16 feet to a set 1/2" iron rod with cap (PRICE SURVEYING) in the west right of way line of said Industrial Boulevard for a corner of this tract.

Thence S. 07 deg. 13 min. 26 sec. W. 275.65 feet along the west right of way line of said Industrial Boulevard to a set 1/2" iron rod with cap (PRICE SURVEYING) in the south line of said Block 4 for a corner of this tract.

Thence N. 82 deg. 50 min. 46 sec. W. 449.61 feet to the place of beginning.

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY DIRECT SUPERVISION ON JULY 6, 2023

PRELIMINARY: THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT.

_____
PHILIP E. COLVIN, JR., R.P.L.S. NO. 6258
PRICE SURVEYING, LP, FIRM #10034200
213 S OAK AVE, MINERAL WELLS, TX 76067
940-325-4841 JN221228 221228A.dwg
14334.crd FN230842 FN230846

PAGE 2 OF 2

FILED FOR RECORD
PARKER COUNTY, TEXAS PLAT RECORDS

CABINET _____, SLIDE _____

DATE_____

FINAL PLAT

MAJOR'S INDUSTRIAL ADDITION

BLOCK 4, LOTS A THRU H
BLOCK 5, LOT A
9 COMMERCIAL LOTS

14.639 ACRES OUT OF THE
SARAH MONK SURVEY, ABSTRACT NO. 906
CITY OF WEATHERFORD, PARKER COUNTY, TEXAS

PLAT DATED SEPTEMBER 4, 2024

REVISION SCHEDULE

REV. No.	DESCRIPTION	DATE

TEAM SURVEYING & ENGINEERING INC
104 S. WALNUT ST
WEATHERFORD, TEXAS 76086
(817) 318-9831
TEXAS REG. FIRM # 17588

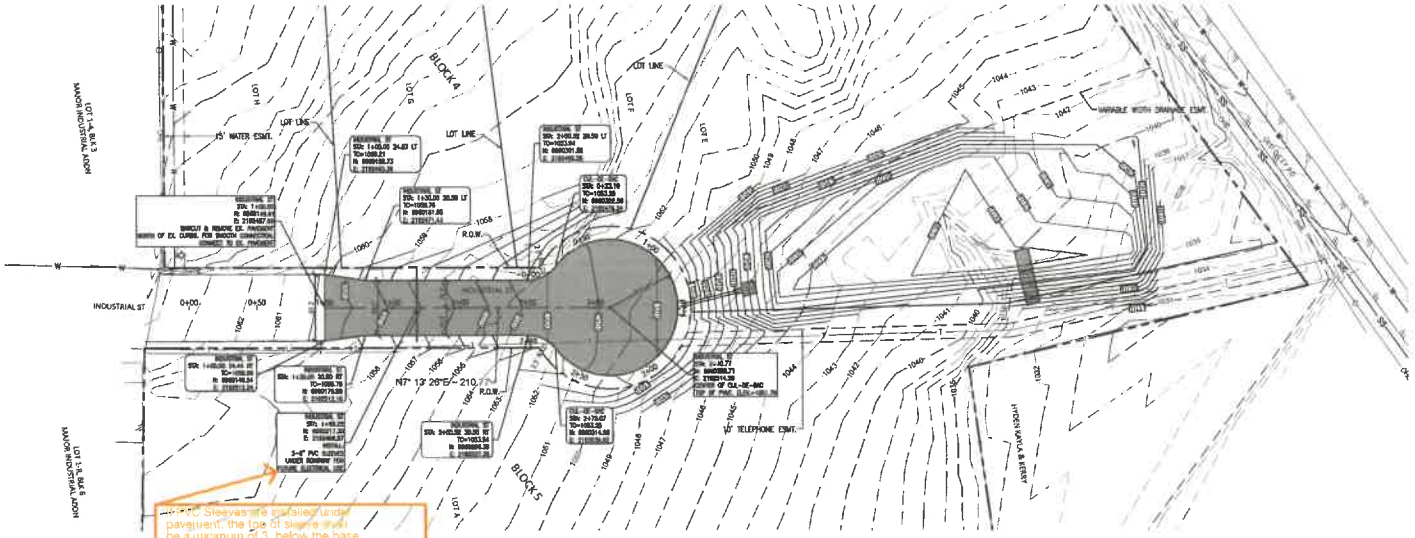
FINAL PLAT

INDUSTRIAL ST EXTENSION
CITY OF WEATHERFORD
PARKER COUNTY, TEXAS

DESIGN: WJB
DRAWN: WJB
CHECKED: WJB
DATE: JAN 2023

SHEET #
C2.2

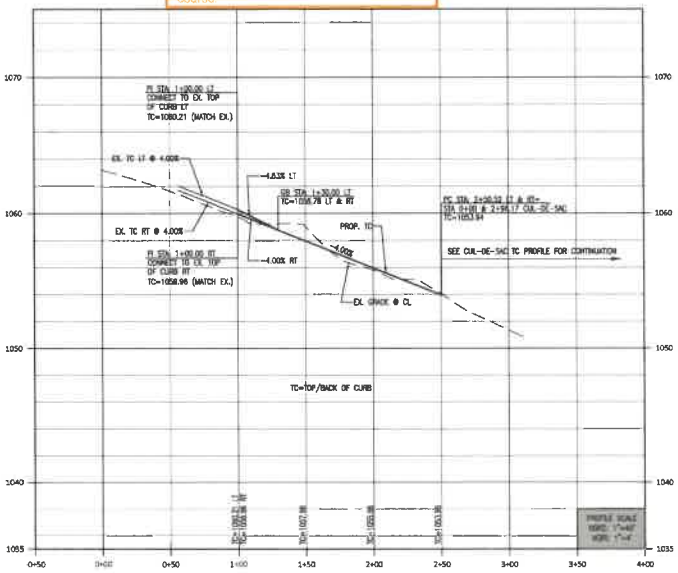
CLIENT #: 096 JOB #: 2313



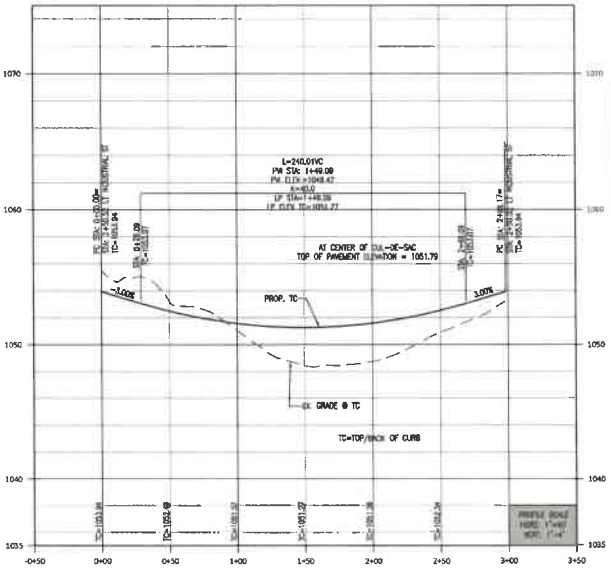
NOTE:

ANY EXISTING PIPE RAIL FENCE THAT IS IN THE WAY OF THE PROPOSED ROADWAY EXTENSION OF INDUSTRIAL STREET SHALL BE REMOVED BY CONTRACTOR.

PVC Sleeves are installed under pavement, the top of sleeve shall be a minimum of 3' below the base course



INDUSTRIAL ST



CUL-DE-SAC

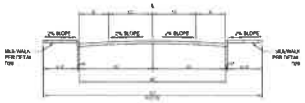
*** NOTICE ***

IT SHALL BE CONTRACTOR'S RESPONSIBILITY TO VERIFY HORIZONTAL & VERTICAL LOCATION ALL EXISTING UNDERGROUND UTILITES IN THE AREA PRIOR TO CONSTRUCTION ACTIVITIES. CONTRACTOR SHALL TAKE NECESSARY PRECAUTIONS TO PROTECT ALL EXISTING UTILITIES & SHALL BE RESPONSIBLE FOR ANY DAMAGE TO SAID UTILITIES. CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES PRIOR TO CONSTRUCTION. CALL DIG-TESS (811) PRIOR TO CONSTRUCTION. IF CONFLICTS ARE PRESENT BETWEEN EXISTING UTILITIES AND PROPOSED IMPROVEMENTS AS SHOWN, PLEASE NOTIFY ENGINEER.

*** NOTICE ***

EXISTING TOPOGRAPHY DATA PROVIDED TO JORDAN ENGINEERING, LLC BY OWNER'S SURVEYOR. TOPOGRAPHY SURVEY DATED 05/23/2023. DATUM AND COORDINATE SYSTEM SHALL BE CONFIRMED WITH SURVEYOR WHO PROVIDED SURVEY PRIOR TO CONSTRUCTION ACTIVITIES.

NOTE SEE PAVEMENT DETAIL SHEET FOR STREET CONSTRUCTION SPECIFICATIONS



3 TYPE 'D' - MINOR COLLECTOR

NOT TO SCALE

DATE 04/2023	PUBLIC WORKS DEPARTMENT	SHEET #
CITY OF WEATHERFORD	COLLECTOR STREET SECTION DETAILS	R3

REVISION SCHEDULE

REV. No.	DESCRIPTION	DATE

TEXAS SURVEYING & ENGINEERING
104 S. WALNUT ST
WEATHERFORD, TEXAS 76086
(817) 319-9931
TEXAS REG. FIRM # 17568

STATE OF TEXAS
JORDAN BISHOP
118755
LICENSED PROFESSIONAL ENGINEER
Jordan Bishop
05-09-2023

INDUSTRIAL ST PAVING PLAN & PROFILE

INDUSTRIAL ST EXTENSION
CITY OF WEATHERFORD
PARKER COUNTY, TEXAS

DESIGN: MJB
DRAWN: MJB
CHECKED: MJB
DATE: JAN 2023

SHEET #
C3.0

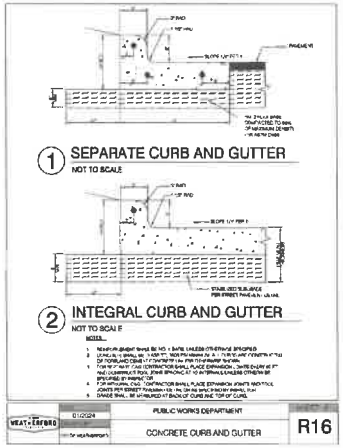
CLIENT #: 098 JOB #: 2313

NOTES:

1. PROPOSED BACK OF CURB TO ALONG EAST SIDE OF WARD STREET TO BE LOCATED EIGHT (8) FEET FROM RIGHT-OF-WAY ONCE DEDICATION OF RIGHT-OF-WAY ALONG THIS AREA IS FINALIZED WITH THE FINAL PLAT FOR THIS DEVELOPMENT.
2. SIDEWALKS ALONG WARD STREET SHALL BE INSTALLED AS BUILDING PERMITS ARE APPLIED FOR LOTS A, B, C & D – BLOCK 4, ALONG WARD STREET.

N

SCALE: 1" = 50'



All curb and gutter improvements along Ward Street shall be coordinated and inspected by a Public Works Inspector prior to construction. Contact Chris Kreutzer at 817-598-4170 or Public Works at 817-598-4245

Ward Street ROW - Improvements along the west side of the development. This includes curb & gutter mill and overlay of pavement is in process from the City of Weatherford as of December 2024

Curb to follow existing on the west side of Ward Street until Crow Road intersection for improvements to Crow Road as part of this development

LOT E
LOT D
LOT C
LOT B
LOT A
LOT F
LOT H
BLOCK 4
BLOCK 5
HYDEN KAYLA & KERRY
FOX HOLLOW PH 6 CAB. E, SL-570 P.R.P.C.T.
FOX HOLLOW PH 5 CAB. B, SL-790 P.R.P.C.T.
CROW AVE
SWEETWATER DR
LOT 6
LOT 12
LOT 13
LOT 1-R, BLK 6 MAJOR INDUSTRIAL ADDN
LOT 1-4, BLK MAJOR INDUSTRIAL ADDN
OVERSTREET JOSEPH D II
WARD ST
INDUSTRIAL ST
N66° 10' 31"W ~ 570.13'
N47° 09' 22"W ~ 641.58'
N7° 13' 26"E ~ 210.77'
S61° 43' 54"E ~ 388.68'

REVISION SCHEDULE

REV. No.	DESCRIPTION	DATE

TEXAS SURVEYING & ENGINEERING
104 S. WALNUT ST
WEATHERFORD, TX 76086
(817) 319-9931
TEXAS REG. FIRM # 17586

STATE OF TEXAS
JORDAN BISHOP
118755
LICENSED
PROFESSIONAL ENGINEER
01-22-2025

DIMENSION CONTROL PLAN

INDUSTRIAL ST EXTENSION
CITY OF WEATHERFORD
PARKER COUNTY, TEXAS

DESIGN: WJB
DRAWN: WJB
CHECKED: WJB
DATE: JAN 2025
SHEET #
C3.1
CLIENT #: 086 JOB #: 2313