

ZONING:  
ZONING CATEGORY  
C-2

TOTAL AREA  
860,916 SF

IMPERVIOUS COVER  
XX SF

% IMPERVIOUS COVER  
XX.XXX%

PARKING:  
REQUIRED:  
1 SPACE/300 SF - 273  
81,768 SF/300  
1 SPACE/2 EMPLOYEES - 140  
280/2  
TOTAL REQUIRED - 413

PROVIDED:  
STANDARD SPACE - 394  
HANDICAP SPACE - 12  
BUS PARKING - 10  
TRAILER PARKING - 26  
TOTAL - 442

GENERAL NOTES:

- THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN THESE PLANS IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE ASSOCIATED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.
- CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF SLOPED PAVING, EXIST PORCHES, RAMPS, PRECISE BUILDING DIMENSIONS, EXACT BUILDING UTILITY ENTRY LOCATIONS, DOWNSPOUT LOCATIONS AND TOTAL NUMBER OF DOWNSPOUTS REQUIRED.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL NECESSARY PERMITS/APPROVALS BEFORE BEGINNING CONSTRUCTION. NO WORK SHALL BE PERFORMED IN A PUBLIC RIGHT-OF-WAY WITHOUT A PERMIT.
- ALL EXISTING MANHOLE COVERS, METER BOXES, VALVE CASTINGS, POST INDICATOR VALVES, FIRE HYDRANTS, ETC. SHALL BE ADJUSTED TO FINISHED GRADE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL REQUIRED TESTING, APPROVALS AND ACCEPTANCES REQUIRED TO COMPLETE CONSTRUCTION OF THIS PROJECT.
- ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK SHALL COMPLY WITH THE PROJECT GEOTECH REPORT, THE PROJECT SPECIFICATIONS, THE CURRENT APPLICABLE CITY, COUNTY AND/OR "DOT" STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION AND WATER AND SEWER PURVEYOR STANDARD SPECIFICATIONS.
- CONTRACTOR IS RESPONSIBLE FOR RESTORING TO ITS ORIGINAL OR BETTER CONDITION ANY DAMAGE DONE TO EXISTING UTILITIES, FENCES, PAVEMENT, CURBS, DRIVEWAYS, SIDEWALKS, SIGNS OR OTHER ITEMS INTENDED TO REMAIN.
- CONTRACTOR SHALL SAW CUT EXISTING PAVEMENT, CURBS AND SIDEWALKS AT NEW PAVEMENT, CURB AND SIDEWALK JUNCTIONS. NO JAGGED OR IRREGULAR CUTS WILL BE ACCEPTED.
- CONTRACTOR SHALL MATCH EXISTING CURB AND GUTTER IN SIZE, GRADE, TYPE, AND ALIGNMENT AT ADJACENT ROADWAYS.
- WHERE PROPOSED CURBS TIES TO EXISTING CURB, CONTRACTOR SHALL VERIFY CURB AND PAVEMENT ELEVATIONS PROVIDED.
- ALL AREAS DISTURBED BY CONSTRUCTION SHALL BE REVEGETATED AFTER CONSTRUCTION IS COMPLETE. CONTRACTOR SHALL BE RESPONSIBLE FOR ESTABLISHING VEGETATION IN ALL DISTURBED AREAS BY PERIODIC WATERING OR OTHER APPROVED MEANS. REFERENCE LANDSCAPE PLANS FOR ADDITIONAL INFORMATION.
- CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY QUESTIONS THAT MAY ARISE CONCERNING THE INTENT, PLACEMENT OR LIMITS OF ALL ITEMS COVERED WITHIN THE SCOPE OF WORK OF THESE PLANS.
- DUE TO FEDERAL REGULATIONS TITLE 49, PART 192.181, ACCESS MUST BE PROVIDED TO GAS VALVES AT ALL TIMES. THE CONTRACTOR MUST PROTECT AND WORK AROUND ANY GAS VALVES THAT ARE IN THE PROJECT AREA.
- CONTRACTOR SHALL PRESERVE ALL PROPERTY CORNER MONUMENTATION, CONTROL POINTS & BENCHMARKS. IF ANY ARE DESTROYED OR REMOVED BY THE CONTRACTOR OR HIS SUBS OR EMPLOYEES, THEY SHALL BE REPLACED AT THE CONTRACTORS EXPENSE.
- ALL EASEMENTS OF RECORD FOR THIS PROPERTY ARE SHOWN ON THIS SITE PLAN.
- THERE SHALL BE A 5 FT LANDING AREA IN FRONT OF ALL ENTRANCES. THE LANDING AREA SHALL SLOPE AT 2% MAXIMUM.
- DESIGNATED ACCESSIBLE ROUTES SHALL COMPLY WITH TAS. ACCESSIBLE ROUTES SHALL NOT EXCEED 3% IN THE DIRECTION OF TRAVEL. RAMP SHALL NOT EXCEED 1:12 IN THE DIRECTION OF TRAVEL. WHERE A CURB IS AVAILABLE, THE STRIPING SHALL BE ON THE VERTICAL FACE OF THE CURB.
- THIS SITE PLAN HAS BEEN SUBMITTED TO THE TEXAS DEPARTMENT OF LICENSING AND REGULATIONS FOR REVIEW OF COMPLIANCE WITH THE ARCHITECTURAL BARRIERS ACT. THE REFERENCE # IS PROOF OF SUBMITTAL TO TDLR.
- A TREE SURVEY FOR TREES 8 INCHES AND GREATER WAS PERFORMED ON OR ABOUT JULY 2022.

PAVEMENT NOTES:

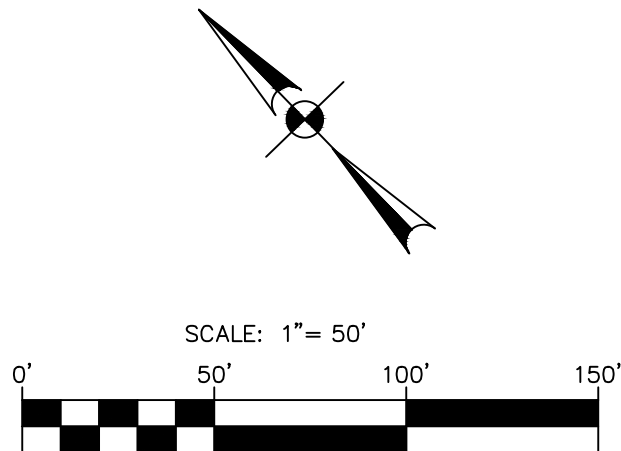
- CONTRACTOR SHALL PROVIDE BOLLARDS FOR PROTECTION OF ALL ABOVE-GROUND UTILITIES AND APPURTENANCES IN DRIVE AREAS.
- ALL UTILITIES SHALL BE INSTALLED PRIOR TO PAVEMENT CONSTRUCTION.
- ALL SUBGRADE PREPARATION SHALL BE IN ACCORDANCE WITH THE GEOTECHNICAL REPORT PREPARED FOR THIS PROJECT.
- PAVEMENT INSTALLATION SHALL BE IN ACCORDANCE WITH THE GEOTECHNICAL REPORT PREPARED FOR THIS PROJECT.
- SEE SHEET C7.01 FOR PAVING DETAIL.

STRIPING/SIGNAGE NOTES:

- CURB, GUTTERS AND PAVEMENT DELINEATING THE FIRE LANE SHALL BE PAINTED RED WITH FOUR INCH (4") WHITE LETTERING STATING NO PARKING - FIRE LANE. FIRE LANE - TOW AWAY ZONE, OR SIMILAR WORDING. WORDING MAY NOT BE SPACED MORE THAN THIRTY (30) FEET APART.
- FIRE APPARATUS ACCESS ROADS SHALL BE CONTINUOUSLY MARKED BY PAINTED LINES OF RED TRAFFIC PAINT SIX INCHES (6") IN WIDTH TO SHOW THE BOUNDARIES OF THE LANE. THE WORDS FIRE LANE - NO PARKING SHALL APPEAR IN FOUR INCH (4") WHITE LETTERS AT 25 FEET (25') INTERVALS ON THE RED BORDER MARKINGS ALONG BOTH SIDES OF THE FIRE LANES. WHERE A CURB IS AVAILABLE, THE STRIPING SHALL BE ON THE VERTICAL FACE OF THE CURB.
- ALL PAINT SHALL BE 4" WIDE REFLECTIVE PAINT UNLESS NOTED OTHERWISE. WHITE ON ASPHALT PAVING AND YELLOW ON CONCRETE UNLESS OTHERWISE NOTED ON THE DRAWINGS. REFERENCE DETAIL SHEET FOR STRIPED ISLANDS.
- ALL PAVEMENT MARKINGS SHALL RECEIVE TWO COATS OF PAINT.
- ALL SIGNS SHALL CONFORM TO MUTCD, LATEST EDITION.

KEY NOTES

- PROPOSED BUILDING
- EXISTING BUILDING
- PROPOSED CURB AND GUTTER (SEE DETAIL SHEET C7.01)
- PROPOSED ADA CURB RAMP (SEE DETAIL SHEET C7.01)
- PROPOSED ADA CURB RAMP WITH LANDINGS
- PROPOSED CONCRETE SIDEWALK (SEE DETAIL SHEET C7.01)
- PROPOSED FIRE HYDRANT
- PROPOSED FDC CONNECTION
- PROPOSED GATE (SEE ARCHITECTURAL PLANS)
- PROPOSED SIGN
- BICYCLE RACKS (SEE DETAILS SHEET C7.01)
- DETENTION POND
- VAN ACCESSIBLE PARKING SPACE WITH BUMPER CURB & ACCESSIBLE PARKING SIGN
- "ACCESSIBLE ENTRANCE" WHEELCHAIR ACCESS SIGN
- PROPOSED DUMPSTER LOCATION
- PROPOSED MOUNTABLE CURB (SEE DETAILS SHEET C7.01)
- PROPOSED RIBBON CURB (SEE DETAILS SHEET C7.01)
- PROPOSED RETAINING WALL
- PROPOSED TRANSITION CURB
- PROPOSED FENCING - SEE ARCHITECTURAL PLANS
- PROPOSED GATE - SEE ARCHITECTURAL PLANS



LEGEND

- PROPERTY BOUNDARY
- PROPOSED EASEMENT
- PROPOSED CURB AND GUTTER
- PROPOSED RIBBON CURB
- PROPOSED MOUNTABLE CURB
- PROPOSED ADA ROUTE
- PROPOSED RETAINING WALL
- PROPOSED FIRE HYDRANT
- PROPOSED FDC CONNECTION
- PROPOSED CURB INLET
- PROPOSED GRATE INLET
- PROPOSED MECHANICAL SEPARATOR
- PROPOSED HEADWALL
- PROPOSED WASTEWATER MANHOLE
- PROPOSED BUILDING
- PROPOSED SIDEWALK
- PROPOSED ADA CURB RAMP
- PROPOSED WHEEL STOP
- PROPOSED GATE
- PROPOSED CROSSWALK
- EXISTING UTILITY POLE
- EXISTING LIGHT POLE
- EXISTING STORM DRAIN MANHOLE
- EXISTING WASTEWATER MANHOLE
- EXISTING OVERHEAD ELECTRIC LINE

**PAPE-DAWSON**  
**ENGINEERS**

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**O'CONNELL ROBERTSON**



**HAYS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT**  
**ACADEMIC SUPPORT CENTER**  
21003 Interstate 35 Frontage Road, Kyle TX 78640.



BENCHMARK INFORMATION

TBM #1: 5/8" IRC W/ "SOS CONTROL"  
ELEVATION = 696.59  
N: 13,914,916.23  
E: 2,328,897.63

TBM #2: MAG W/ "SOS CONTROL"  
ELEVATION = 708.86  
N: 13,915,296.29  
E: 2,328,290.72

TBM #3: MAG W/ "SOS CONTROL"  
ELEVATION = 708.75  
N: 13,915,527.27  
E: 2,328,622.29

TBM #4: MAG W/ "SOS CONTROL"  
ELEVATION = 707.36  
N: 13,915,973.83  
E: 2,328,995.62

12/16/22  
Project No. 1902.01  
CONTRACT DOCUMENTS

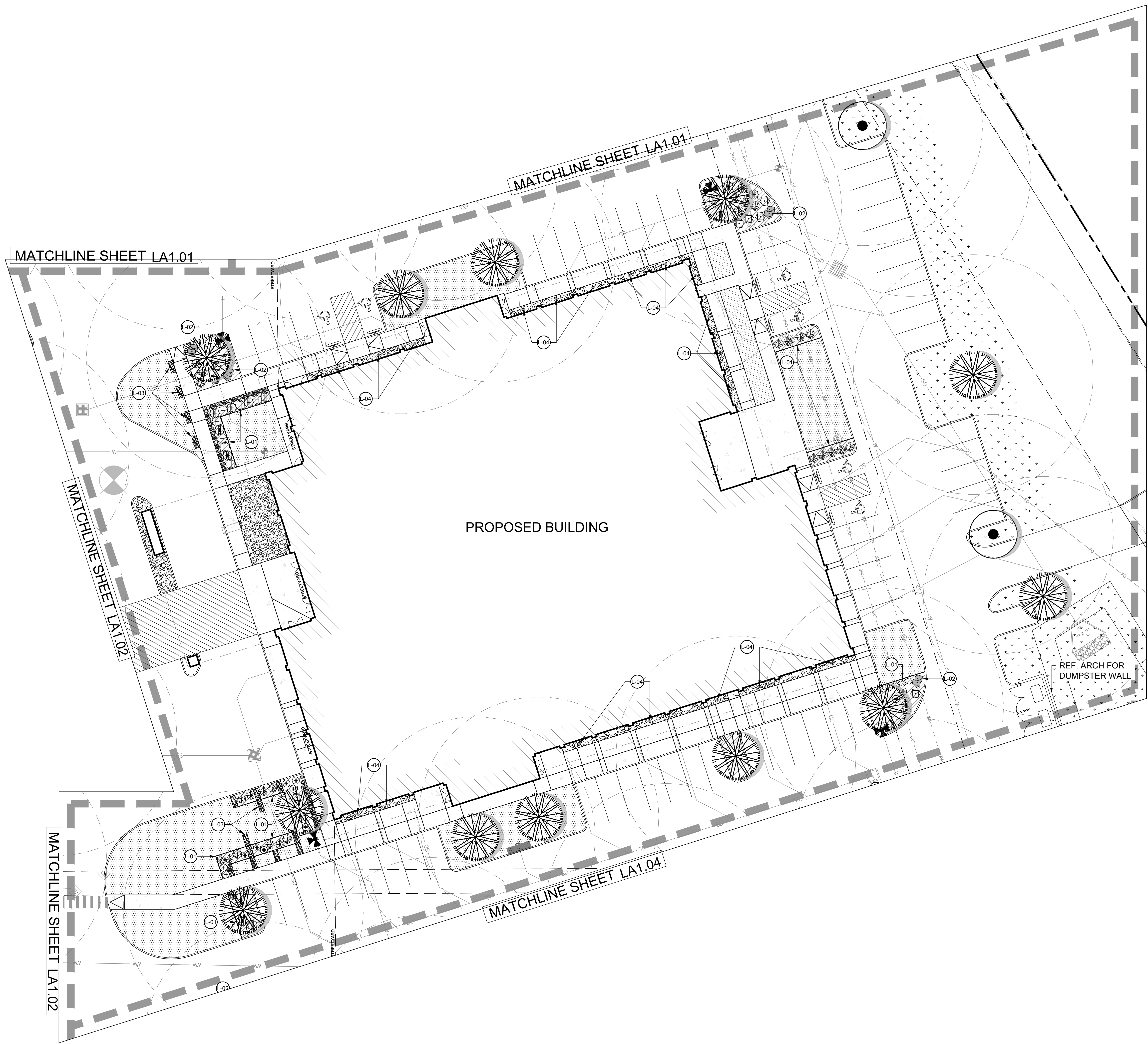
THIS IS PRELIMINARY  
AND NOT FOR  
CONSTRUCTION

OVERALL SITE PLAN

PACKAGE 2

C3.00





PLANT SCHEDULE	
TREES	COMMON / BOTANICAL NAME
	MONTEREY OAK QUERCUS POLYMORPHA 'MONTEREY'
	SOUTHERN LIVE OAK QUERCUS VIRGINIANA
	BALD CYPRESS TAXODIUM DISTICHUM
ORNAMENTAL TREE	COMMON / BOTANICAL NAME
	FLAMELEAF SUMAC RHUS COPALLINA 'FLAMELEAF'
SHRUBS	COMMON / BOTANICAL NAME
	DWARF YAU'PON HOLLY ILEX VOMITORIA 'NANA'
	LINDHEIMER'S MUHLY MUHLENBERGIA LINDHEIMERI
	MEXICAN FEATHER GRASS NASSELLA TENUISSIMA
	RED YUCCA YUCCA PARVIFLORA
	ROSEMARY ROSMARINUS OFFICINALIS
	TEXAS LANTANA LANTANA HORRIDA
	TEXAS SAGE LEUCOPHYLLUM CANDIDUM
	PINK MUHLY GRASS MUHLENBERGIA CAPILLARIS
GROUND COVERS	COMMON / BOTANICAL NAME
	3" TEXAS DARK MULCH HARDWOOD MULCH
	COMMON BERMUDA CYNODON DACTYLON
	TIFWAY 419 BERMUDA GRASS CYNODON SP.
	GRANITE GRAVEL MULCH BRAZOS GRAVEL

KEY LEGEND

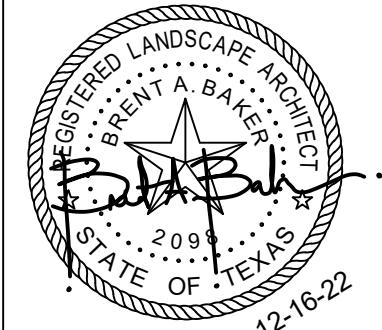
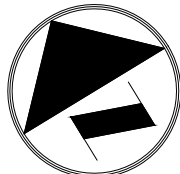
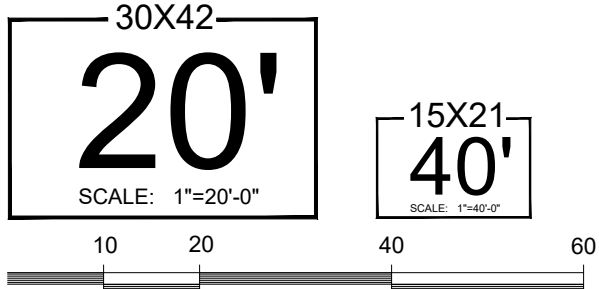
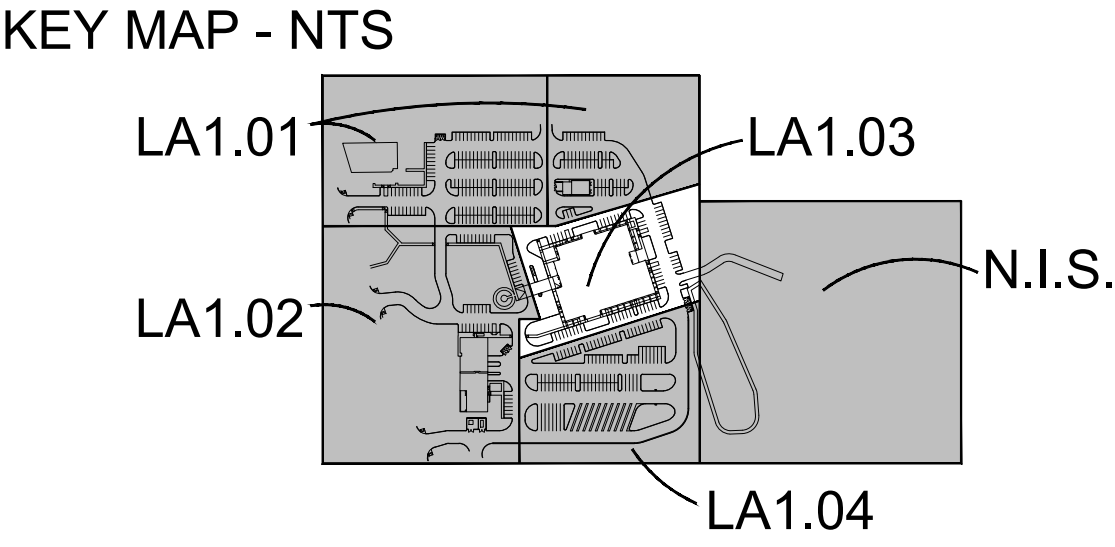
NOTE: ITEMS LISTED BELOW REFERENCE ALL SHEETS. QUANTITIES ARE INCLUDED FOR CONTRACTOR CONVENIENCE AND CONTRACTOR SHALL VERIFY ASSOCIATED QUANTITIES.

SYM	DESCRIPTION	QTY
LANDSCAPE		
L-01	3/16" THICK STEEL EDGING, REF. DETAIL 4/LA5.01	2,160 LF
L-02	NATURAL FACE LIMESTONE BOULDERS, 2' - 4' W X 2' - 4' L, REF. DETAIL 5/LA5.01	26 EA
L-03	LIMESTONE QUARRY BLOCK, 2' W x 2' H x 5' L, REF. DETAIL 6/LA5.01	17 EA
L-04	LANDSCAPE BED DRAINS, REF. CIVIL	19 EA

TREE LEGEND	
	HERITAGE TREE
	SAVED TREE
	REMOVED TREE
	50' TREE RADIUS

LINE TYPE LEGEND	
	LIMITS OF CONSTRUCTION

- GENERAL LANDSCAPE NOTES:
- A 3 FOOT CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF THE FIRE HYDRANTS.
  - CONTRACTOR TO EXERCISE EXTREME CAUTION WHEN WORKING AROUND HERITAGE TREES AND THAT ANY TRIMMING OF LIMBS OF DESIGNATED HERITAGE TREES MUST REQUIRE AN ARBORIST AND LANDSCAPE ARCHITECT ON-SITE PRIOR TO ANY WORK PERFORMED.



NO.	DESCRIPTION	DATE
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