

**REVIEW BY FORT BEND COUNTY COMMISSIONERS COURT**

**Fort Bend County Engineering Department**  
301 Jackson Suite 401  
Richmond, Texas 77469  
281.633.7500  
Permits@fortbendcountytexas.gov

- Right of Way Permit
- Commercial Driveway Permit

Permit No: 2017-15031

**Applicant:** Axiom DR Construction, LLC

**Job Location Site:** 4833 Waterview Meadow Drive, Richmond, TX 77406

**Bond No.**                      **Date of Bond:** 7/26/2017 **Amount:** \$5,000.00

The above applicant came to make use of certain Fort Bend County property subject to, "The Order Regulating the Laying, Construction, Maintenance, and Repair of Buried Cables, Conduits, and Pole Lines, In, Under, Across or Along Roads, Streets, Highways, and Drainage Ditches in Fort Bend County, Texas, Under the Jurisdiction of the Commissioners Court of Fort Bend County, Texas," as passed by the Commissioners Court of Fort Bend County, Texas, of the Minutes of the Commissioners Court of Fort Bend County, Texas, to the extent that such order is not inconsistent with Chapter 181, Vernon's Texas Statutes and Codes Annotated.

**Notes:**

1. Evidence of review by the Commissioners Court must be kept on the job site and failure to do so constitutes grounds for job shutdown.
2. Written notices are required:
  - a. 48 hours in advance of construction start up, and
  - b. When construction is completed and ready for final inspection, submit notification to Permit Administrator thru MyGovernmentOnline.org portal.
3. This permit expires one (1) year from date of permit if construction has not commenced.

On this 22nd day of August, 2017, Upon Motion of Commissioner Mayer, seconded by Commissioner Morales, duly put and carried, it is ORDERED, ADJUDGED AND DECREED that said notice of said above purpose is hereby acknowledged by the Commissioners Court of Fort Bend County, Texas, and that said notice be placed on record according to the regulation order thereof.

**Signature**

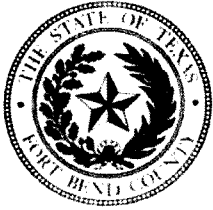
Presented to Commissioners Court and approved.

By: Charles O. Ay  
County Engineer

Date Recorded 9-6-2017 Comm. Court No. 12H

By: N/A  
Drainage District Engineer/Manager

Clerk of Commissioners Court  
By: Andie Willes  
Deputy



**PERMIT APPLICATION REVIEW FORM FOR  
CABLE, CONDUIT, AND POLE LINE ACTIVITY  
IN FORT BEND COUNTY**

**Fort Bend County  
Engineering Department**  
301 Jackson Suite 401  
Richmond, Texas 77469  
281.633.7500  
Permits@fortbendcountytx.gov

- Right of Way Permit
- Commercial Driveway Permit

Permit No: 2017-15031

The following "Notice of Proposed Cable, Conduit, and/or Pole Line activity in Fort Bend County" and accompanying attachments have been reviewed and the notice conforms to appropriate regulations set by Commissioner's Court of Fort Bend County, Texas.

**(1) COMPLETE APPLICATION FORM:**

- a. Name of road, street, and/or drainage ditch affected.
- b. Vicinity map showing course of directions
- c. Plans and specifications

**(2) BOND:**

- County Attorney, approval when applicable.
- Perpetual bond currently posted. Bond No: \_\_\_\_\_ Amount: \_\_\_\_\_
- Performance bond submitted. Bond No: XXXXXXXXXX Amount: \$5,000.00
- Cashier's Check Check No: \_\_\_\_\_ Amount: \_\_\_\_\_

**(3) DRAINAGE DISTRICT APPROVAL (WHEN APPLICABLE):**

\_\_\_\_\_  
Drainage District Approval

\_\_\_\_\_  
Date

**We have reviewed this project and agree it meets minimum requirements.**

*Charles O. Am...*

\_\_\_\_\_  
Permit Administrator

*8/14/17*  
\_\_\_\_\_  
Date



This bond is payable at the County Courthouse in the County of Fort Bend and State of Texas.

It is understood that at any time Fort Bend County deems itself insecure under this bond, it may require further and/or additional bonds of the principal.

EXECUTED this 26 day of July, 2017.

Axiom DR Construction, LLC

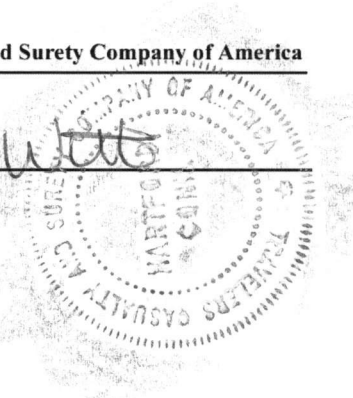
PRINCIPAL

BY

Travelers Casualty and Surety Company of America

SURETY

BY Misty Witt





POWER OF ATTORNEY

Farmington Casualty Company
Fidelity and Guaranty Insurance Company
Fidelity and Guaranty Insurance Underwriters, Inc.
St. Paul Fire and Marine Insurance Company
St. Paul Guardian Insurance Company

St. Paul Mercury Insurance Company
Travelers Casualty and Surety Company
Travelers Casualty and Surety Company of America
United States Fidelity and Guaranty Company

Surety Bond No | [REDACTED]

Principal: Axiom DR Construction, LLC
1219 Wunsche Loop SPRING, TX 77373

Obligee: County Judge of Fort Bend County
301 Jackson St., Suite 401 Department of Engineering
RICHMOND, TX 77469

KNOW ALL MEN BY THESE PRESENTS: That Farmington Casualty Company, St. Paul Fire and Marine Insurance Company, St. Paul Guardian Insurance Company, St. Paul Mercury Insurance Company, Travelers Casualty and Surety Company, Travelers Casualty and Surety Company of America, and United States Fidelity and Guaranty Company, are corporations duly organized under the laws of the State of Connecticut, that Fidelity and Guaranty Insurance Company is a corporation duly organized under the laws of the State of Iowa, and that Fidelity and Guaranty Insurance Underwriters, Inc. is a corporation duly organized under the laws of the State of Wisconsin (herein collectively called the "Companies"), and that the Companies do hereby make, constitute and appoint Misty Witt, of the City of Houston, State of TX, their true and lawful Attorney(s)-in-Fact, to sign, execute, seal and acknowledge the surety bond referenced above.

IN WITNESS WHEREOF, the Companies have caused this instrument to be signed and their corporate seals to be hereto affixed, this 7th day of July, 2016.

Farmington Casualty Company
Fidelity and Guaranty Insurance Company
Fidelity and Guaranty Insurance Underwriters, Inc.
St. Paul Fire and Marine Insurance Company
St. Paul Guardian Insurance Company

St. Paul Mercury Insurance Company
Travelers Casualty and Surety Company
Travelers Casualty and Surety Company of America
United States Fidelity and Guaranty Company



State of Connecticut

City of Hartford ss.

By: [Signature]
Robert L. Raney, Senior Vice President

On this the 7th day of July, 2016, before me personally appeared Robert L. Raney, who acknowledged himself to be the Senior Vice President of Farmington Casualty Company, Fidelity and Guaranty Insurance Company, Fidelity and Guaranty Insurance Underwriters, Inc., St. Paul Fire and Marine Insurance Company, St. Paul Guardian Insurance Company, St. Paul Mercury Insurance Company, Travelers Casualty and Surety Company, Travelers Casualty and Surety Company of America, and United States Fidelity and Guaranty Company, and that he, as such, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing on behalf of the corporations by himself as a duly authorized officer.

In Witness Whereof, I hereunto set my hand and official seal.
My Commission expires the 30th day of June, 2021.



[Signature]
Marie C. Tetreault, Notary Public

This Power of Attorney is granted under and by the authority of the following resolutions adopted by the Boards of Directors of Farmington Casualty Company, Fidelity and Guaranty Insurance Company, Fidelity and Guaranty Insurance Underwriters, Inc., St. Paul Fire and Marine Insurance Company, St. Paul Guardian Insurance Company, St. Paul Mercury Insurance Company, Travelers Casualty and Surety Company, Travelers Casualty and Surety Company of America, and United States Fidelity and Guaranty Company, which resolutions are now in full force and effect, reading as follows:

**RESOLVED**, that the Chairman, the President, any Vice Chairman, any Executive Vice President, any Senior Vice President, any Vice President, any Second Vice President, the Treasurer, any Assistant Treasurer, the Corporate Secretary or any Assistant Secretary may appoint Attorneys-in-Fact and Agents to act for and on behalf of the Company and may give such appointee such authority as his or her certificate of authority may prescribe to sign with the Company's name and seal with the Company's seal bonds, recognizances, contracts of indemnity, and other writings obligatory in the nature of a bond, recognizance, or conditional undertaking, and any of said officers or the Board of Directors at any time may remove any such appointee and revoke the power given him or her; and it is

**FURTHER RESOLVED**, that the Chairman, the President, any Vice Chairman, any Executive Vice President, any Senior Vice President or any Vice President may delegate all or any part of the foregoing authority to one or more officers or employees of this Company, provided that each such delegation is in writing and a copy thereof is filed in the office of the Secretary; and it is

**FURTHER RESOLVED**, that any bond, recognizance, contract of indemnity, or writing obligatory in the nature of a bond, recognizance, or conditional undertaking shall be valid and binding upon the Company when (a) signed by the President, any Vice Chairman, any Executive Vice President, any Senior Vice President or any Vice President, any Second Vice President, the Treasurer, any Assistant Treasurer, the Corporate Secretary or any Assistant Secretary and duly attested and sealed with the Company's seal by a Secretary or Assistant Secretary; or (b) duly executed (under seal, if required) by one or more Attorneys-in-Fact and Agents pursuant to the power prescribed in his or her certificate or their certificates of authority or by one or more Company officers pursuant to a written delegation of authority; and it is

**FURTHER RESOLVED**, that the signature of each of the following officers: President, any Executive Vice President, any Senior Vice President, any Vice President, any Assistant Vice President, any Secretary, any Assistant Secretary, and the seal of the Company may be affixed by facsimile to any Power of Attorney or to any certificate relating thereto appointing Resident Vice Presidents, Resident Assistant Secretaries or Attorneys-in-Fact for purposes only of executing and attesting bonds and undertakings and other writings obligatory in the nature thereof, and any such Power of Attorney or certificate bearing such facsimile signature or facsimile seal shall be valid and binding upon the Company and any such power so executed and certified by such facsimile signature and facsimile seal shall be valid and binding on the Company in the future with respect to any bond or understanding to which it is attached.

I, Kevin E. Hughes, the undersigned, Assistant Secretary, of Farmington Casualty Company, Fidelity and Guaranty Insurance Company, Fidelity and Guaranty Insurance Underwriters, Inc., St. Paul Fire and Marine Insurance Company, St. Paul Guardian Insurance Company, St. Paul Mercury Insurance Company, Travelers Casualty and Surety Company, Travelers Casualty and Surety Company of America, and United States Fidelity and Guaranty Company do hereby certify that the above and foregoing is a true and correct copy of the Power of Attorney executed by said Companies, which is in full force and effect and has not been revoked.

**IN TESTIMONY WHEREOF**, I have hereunto set my hand and affixed the seals of said Companies this 26 day of July, 2017.

  
\_\_\_\_\_  
Kevin E. Hughes, Assistant Secretary



**To verify the authenticity of this Power of Attorney, call 1-800-421-3880 or contact us at [www.travelersbond.com](http://www.travelersbond.com). Please refer to the above-named individuals and the details of the bond to which the power is attached.**



## **IMPORTANT NOTICE REGARDING COMPENSATION DISCLOSURE**

For information about how Travelers compensates independent agents, brokers, or other insurance producers, please visit this website: [www.travelers.com/w3c/legal/Producer\\_Compensation\\_Disclosure.html](http://www.travelers.com/w3c/legal/Producer_Compensation_Disclosure.html)

If you prefer, you can call the following toll-free number: 1-866-904-8348. Or you can write to us at Travelers, Enterprise Development, One Tower Square, Hartford, CT 06183.

**FILED AND RECORDED**  
**OFFICIAL PUBLIC RECORDS**

*Laura Richard*



Laura Richard, County Clerk  
Fort Bend County, Texas

September 05, 2017 02:30:50 PM

FEE: \$0.00 JE  
BOND

**2017097476**



N.T.S.  
KEYMAP NO. 258X  
ZIP CODE: 77407

# CIVIL PLANS FOR AT HOME @

# WATERVIEW TOWN CENTER

LOCATED @ 4833 WATERVIEW MEADOW DR  
FORT BEND COUNTY, TEXAS

PLAT NAME: WATERVIEW TOWN CENTER  
SECTION 3 PARTIAL REPLAT NO. 1

### PLANS SUBMITTAL/REVIEW LOG

INTERNAL REVIEW NOT FOR CONSTRUCTION	02/22/2017
SUBMIT FOR PERMIT REVIEW FBCDD, MUD DISTRICT, FBC ENGINEERING	02/24/2017
FOR BID	03/17/2017
RESUBMIT TO FBCDD	03/21/2017
RESUBMIT TO FBC ENGINEERING, MUD DISTRICT FOR PERMIT	04/21/2017

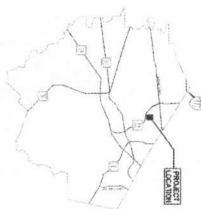
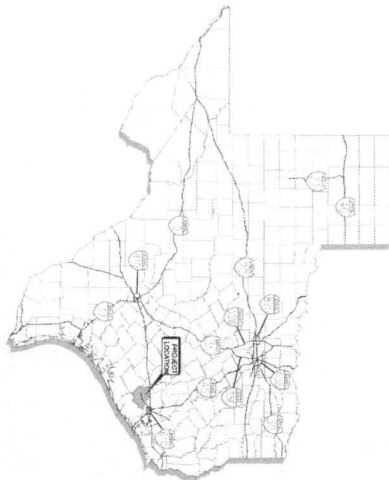
### UTILITY CONTACTS:

<b>MUD DISTRICT:</b> MUD DISTRICT 6300 WEST LOOP SOUTH, SUITE 150 HOUSTON, TEXAS 77061 CONTACT: BRADLEY D. JENNING, P.E.	<b>GAS:</b> SOUTHWEST GAS 1111 LUDWIGIA ST HOUSTON, TEXAS 77002 CONTACT: ISMAK GUZMENO
<b>ELECTRIC:</b> CENTROVIEW ELECTRIC 4011 WATKINS HOUSTON, TEXAS 77021 CONTACT: GABRIEL GONZALEZ	<b>TELEPHONE/CABLE:</b> ENTONCO SYSTEMS, INC. 2412521000 CONTACT: STEVEN EZE

### JURISDICTIONAL AUTHORITY CONTACTS:

<b>FORT BEND DRAINAGE DISTRICT:</b> 6050 WINDING WOODS HOUSTON, TEXAS 77021 CONTACT: PAUL GONZALEZ, P.E.	<b>FORT BEND ENGINEERING DEPARTMENT:</b> RELIANCE TEXAS 77469 HOUSTON, TEXAS 77001 CONTACT: MARCO DALTON
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FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 143 ENGINEER \_\_\_\_\_ DATE \_\_\_\_\_  
SIGNATURE VALID FOR ONE (1) YEAR\*



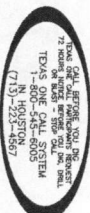
ACCORDING TO MAP NO. 4833-2010-01 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S  
FLOOD INSURANCE RATE MAPS FOR FORT BEND COUNTY AND INCORPORATED AREAS, DATED  
APRIL 2, 2014, THE SUBJECT TRACT IS SITUATED WITHIN UNSHADOWED ZONE "X"

### INDEX OF SHEETS

SHEET NO.	DESCRIPTION
C00	COVER SHEET
C01	GENERAL NOTES
C02	TOPOGRAPHIC SURVEY
C03	PLAT
C10	DRAINAGE CONTROL PLAN
C12	UTILITY PLAN
C13	STORM SEWER PLAN
C14	SEWER COLLECTION SYSTEM LAYOUTS
C15	GRADING PLAN (1 OF 2)
C16	GRADING PLAN (2 OF 2)
C17	PAVING PLAN
C18	JOINT MANAGEMENT PLAN
C19	EROSION CONTROL PLAN
C20	CONSTRUCTION DETAILS (1 OF 4)
C21	CONSTRUCTION DETAILS (2 OF 4)
C22	CONSTRUCTION DETAILS (3 OF 4)
C23	CONSTRUCTION DETAILS (4 OF 4)
C24	LANDSCAPE PLAN (1 OF 4)
C25	LANDSCAPE PLAN (2 OF 4)
C26	LANDSCAPE PLAN (3 OF 4)
C27	LANDSCAPE PLAN (4 OF 4)
C28	IRRIGATION PLAN (1 OF 4)
C29	IRRIGATION PLAN (2 OF 4)
C30	IRRIGATION PLAN (3 OF 4)
C31	IRRIGATION PLAN (4 OF 4)
C32	ELECTRICAL SITE PLAN
C33	PROPOSED TRAFFIC CONTROL PLAN

DATE: 4/24/17  
ENGINEER: *Mark J. Stouler, P.E.* FORT BEND COUNTY ENGINEER  
FOR RICHARD W. STOULER, P.E.

THESE SIGNATURES ARE VOID IF CONSTRUCTION HAS NOT COMMENCED IN ONE (1) YEAR FROM  
DATE OF APPROVAL.  
APPROVED: *Richard W. Stouler, P.E.* DEVELOPMENT COORDINATOR  
DATE: 4/24/17



AT HOME @  
WATERVIEW TOWN CENTER  
FORT BEND COUNTY, TEXAS

COVER SHEET



ALJ Lindsey  
Civil Engineer  
808 W. 10th St., Suite 214  
Houston, TX 77002  
Phone: 713-792-1182  
Fax: 713-792-1182

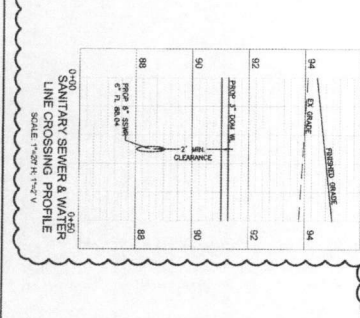
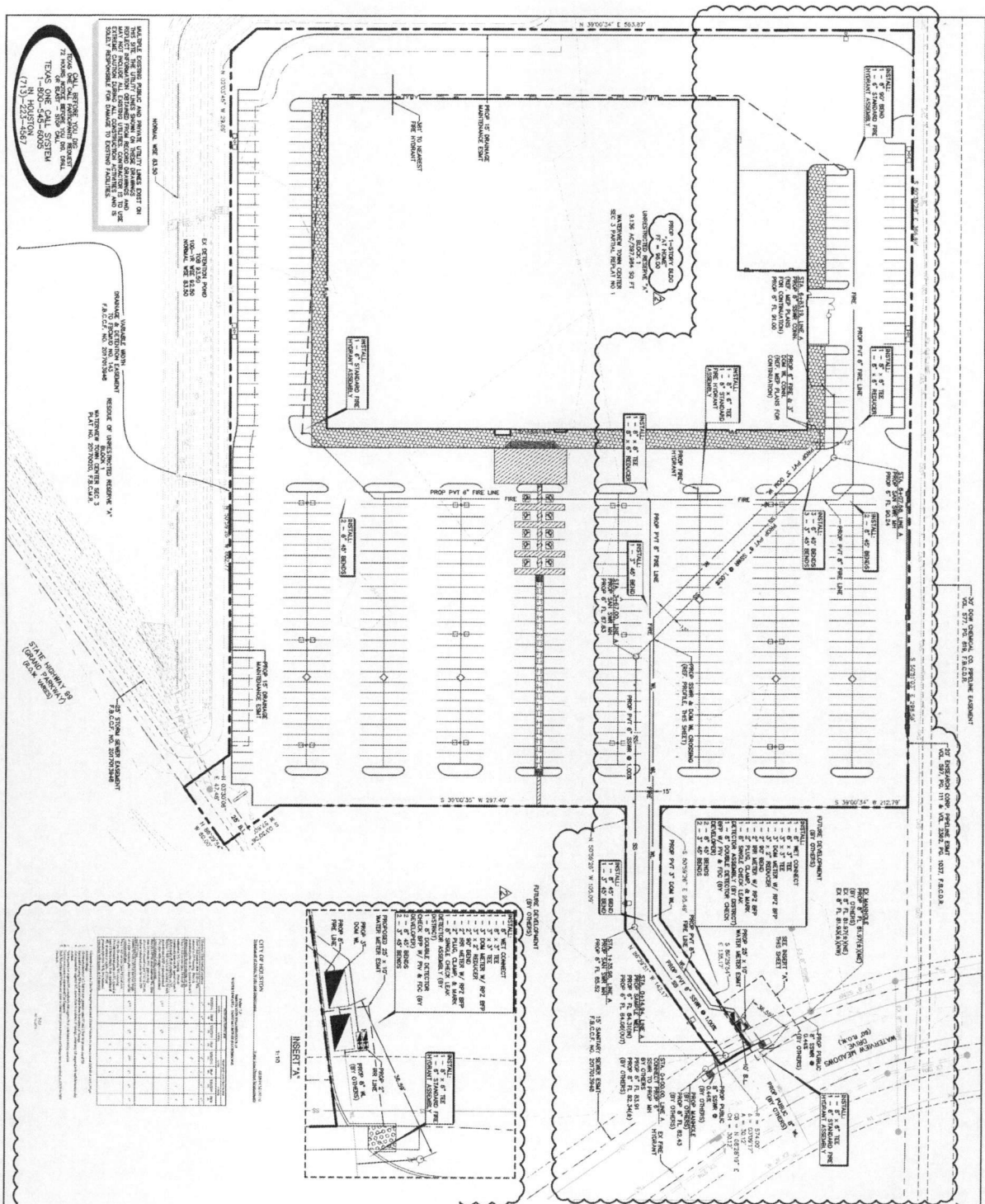
2	FBC/MUD COMMENTS	04/21/2017
1	ARCHITECT COMMENTS	03/01/2017
REV	REVISIONS	D.A.E.











- GENERAL NOTES**
1. REFER TO SANITARY SEWER AND WATER LINE NOTES SHEET 021 FOR PIPE MATERIAL REQUIREMENTS.
  2. REFER TO THE ELECTRICAL PLAN FOR PROPOSED ELECTRICAL AND WATER FACILITIES.
  3. REFER TO THE MECHANICAL PLAN FOR PROPOSED MECHANICAL AND WATER FACILITIES.
  4. REFER TO THE CIVIL PLAN FOR PROPOSED CIVIL WORK.
  5. REFER TO THE LANDSCAPE ARCHITECTURE PLAN FOR PROPOSED LANDSCAPE ARCHITECTURE WORK.
  6. REFER TO THE SITE PLAN FOR PROPOSED SITE WORK.
  7. ALL ELEVATIONS REFERENCED TO THE 1985 MEAN SEA LEVEL DATUM.

AT HOME @  
WATERVIEW TOWN CENTER  
FORT BEND COUNTY, TEXAS

3/21/17  
C2.0

UTILITY PLAN

21 APRIL 2017

**ALJLindsey**

Civil Engineers  
10000 Katy Road, Suite 200  
Houston, TX 77054  
Tel: 281-460-1100  
Fax: 281-460-1101  
www.aljengineering.com

NO.	REVISIONS	DATE
1	FBC/MUG COMMENTS	04/21/2017
2	AGENCY COMMENTS	05/31/2017
3		

**TEKAS ONE CALL SYSTEM**  
1-800-545-0009  
72 HOURS AHEAD  
(713) 223-4647

UNDESIGNED 80%  
DESIGNED 20%  
RESERVE OF UNDESIGNED RESERVE 2%  
RESERVE OF DESIGNED RESERVE 2%  
P.L.N. NO. 201701044  
P.L.N. NO. 201701044

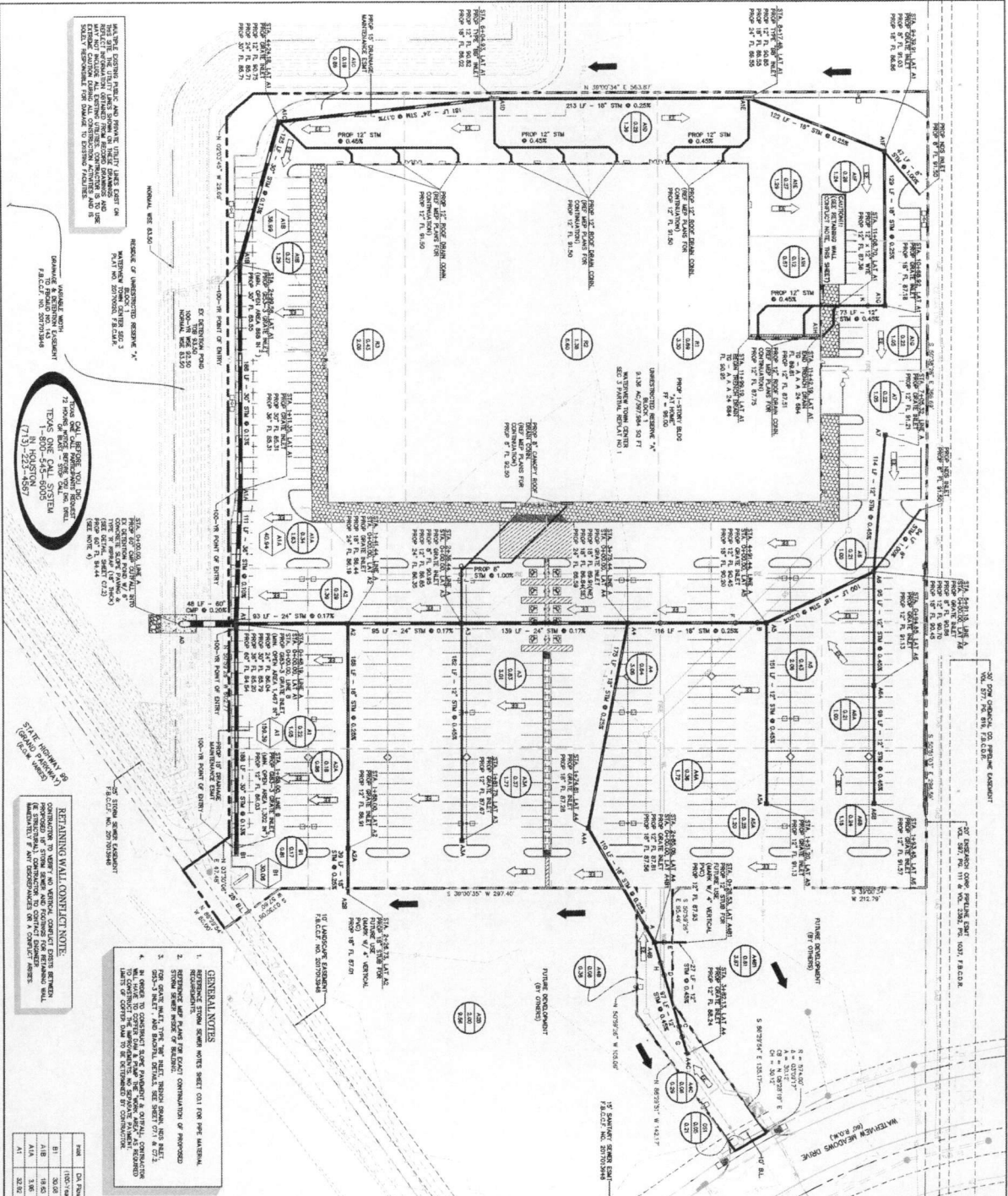
STATE HIGHWAY 89  
STATE HIGHWAY 160  
STATE HIGHWAY 101

**INSERT 'N'**

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APPROVAL IS LIMITED TO THE PROJECT AND SITE SHOWN ON THESE PLANS. APPROVAL DOES NOT CONSTITUTE A GUARANTEE OF THE ACCURACY OF THE INFORMATION PROVIDED HEREON. APPROVAL IS LIMITED TO THE PROJECT AND SITE SHOWN ON THESE PLANS.

DATE: 3/21/17



MAINTAIN EXISTING PARK AND DRIVE UTILITY LINES EAST OF EXISTING BUILDING FOOTPRINTS. ALL EXISTING UTILITY LINES SHALL BE MAINTAINED AND PROTECTED. EXISTING UTILITY LINES SHALL BE MAINTAINED AND PROTECTED. EXISTING UTILITY LINES SHALL BE MAINTAINED AND PROTECTED.

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- GENERAL NOTES**
1. REFER TO SHEET 01 FOR THE MATERIALS LIST.
  2. REFER TO SHEET 02 FOR THE CONSTRUCTION SPECIFICATIONS.
  3. REFER TO SHEET 03 FOR THE CONSTRUCTION SPECIFICATIONS.
  4. REFER TO SHEET 04 FOR THE CONSTRUCTION SPECIFICATIONS.

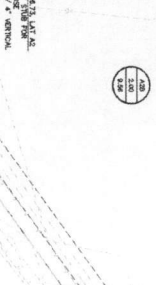
**100-YR POINT OF ENTRY MAN HOODING DEPTHS**

MAN HOOD	100-YR POINT OF ENTRY	100-YR POINT OF ENTRY	100-YR POINT OF ENTRY
1	100.00	100.00	100.00
2	100.00	100.00	100.00
3	100.00	100.00	100.00
4	100.00	100.00	100.00
5	100.00	100.00	100.00
6	100.00	100.00	100.00
7	100.00	100.00	100.00
8	100.00	100.00	100.00
9	100.00	100.00	100.00
10	100.00	100.00	100.00

- RETAINING WALL CONFLICT NOTE:**
- CONSTRUCTION SHALL BE COORDINATED WITH THE RETAINING WALL CONTRACTOR TO AVOID CONFLICTS. ALL CONSTRUCTION SHALL BE COORDINATED WITH THE RETAINING WALL CONTRACTOR TO AVOID CONFLICTS. ALL CONSTRUCTION SHALL BE COORDINATED WITH THE RETAINING WALL CONTRACTOR TO AVOID CONFLICTS.

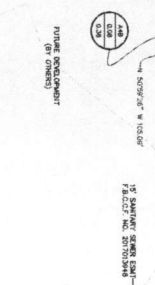
**MAX HOODING DEPTH**

MAN HOOD	MAX HOODING DEPTH	MAX HOODING DEPTH
1	100.00	100.00
2	100.00	100.00
3	100.00	100.00
4	100.00	100.00
5	100.00	100.00
6	100.00	100.00
7	100.00	100.00
8	100.00	100.00
9	100.00	100.00
10	100.00	100.00



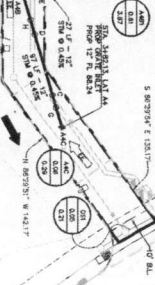
**CROSSING TABLE**

LINE NO.	LINE TYPE	LINE SIZE	LINE MATERIAL	LINE ELEVATION	CROSSING ELEVATION
1	SEWER	12"	HDPE	100.00	100.00
2	SEWER	12"	HDPE	100.00	100.00
3	SEWER	12"	HDPE	100.00	100.00
4	SEWER	12"	HDPE	100.00	100.00
5	SEWER	12"	HDPE	100.00	100.00
6	SEWER	12"	HDPE	100.00	100.00
7	SEWER	12"	HDPE	100.00	100.00
8	SEWER	12"	HDPE	100.00	100.00
9	SEWER	12"	HDPE	100.00	100.00
10	SEWER	12"	HDPE	100.00	100.00



**LEGEND**

- MANHOLE
- CATCH BASIN
- SEWER LINE
- WATER LINE
- CONDUIT



**REVISIONS**

NO.	DATE	DESCRIPTION
1	04/21/2017	ISSUED FOR PERMIT
2	05/31/2017	AGENCY COMMENTS
3		

APPROVED: *[Signature]*  
DATE: 4/21/17

AT HOME @ WATERVIEW TOWN CENTER FORT BEND COUNTY, TEXAS

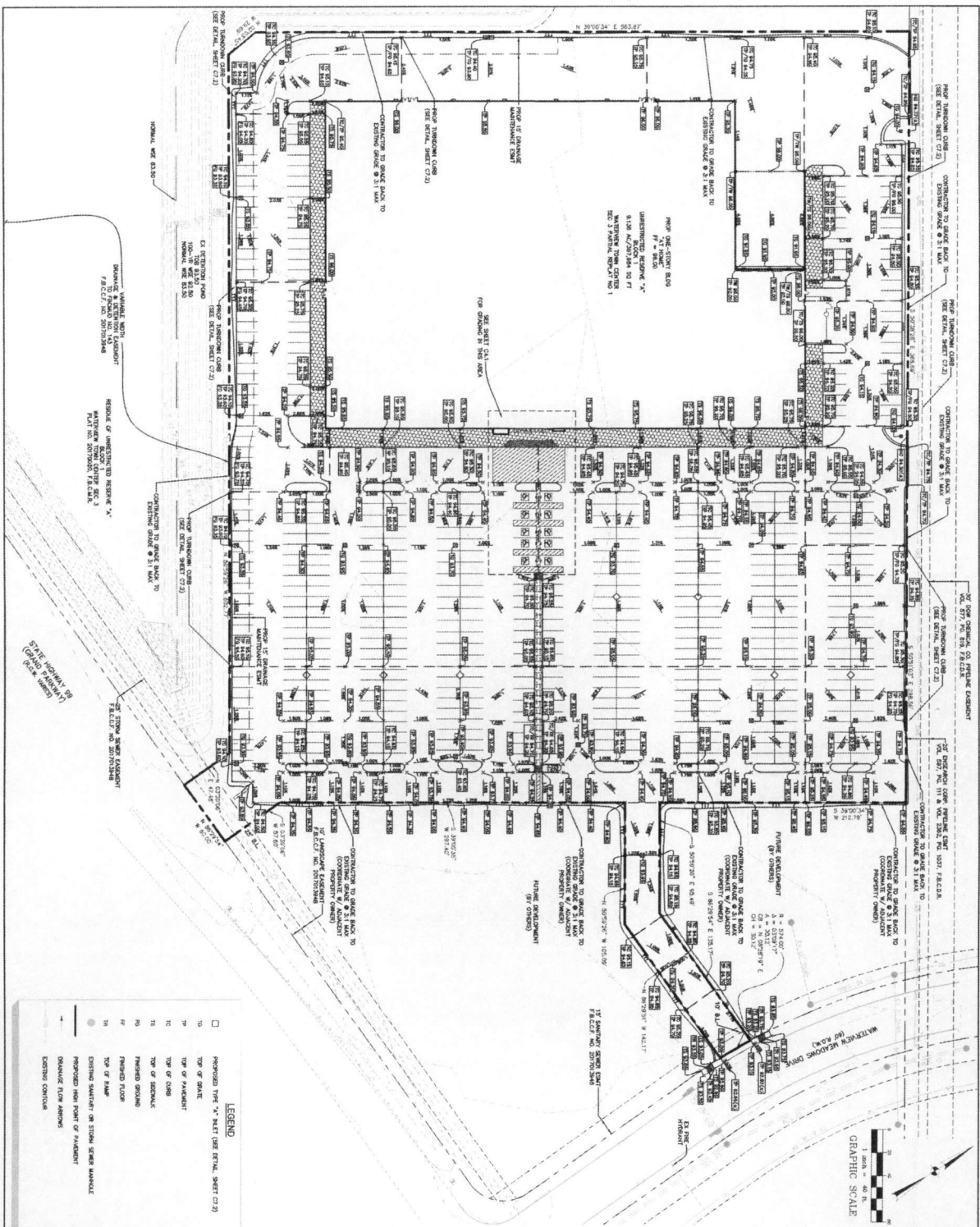
**ALJ Lindsey**  
Civil Engineer  
Professional Seal

**STORM SEWER PLAN**

PROJECT: WATERVIEW TOWN CENTER  
SHEET: C3.0

DATE: 04/21/2017  
AGENCY COMMENTS: 05/31/2017





**LEGEND**

□	PROPOSED TYPE "X" SLAB (SEE DETAIL SHEET C7.3)
▣	TOP OF GRADE
▤	TOP OF FINISHMENT
▥	TOP OF CURB
▦	TOP OF SIDEWALK
▧	PROPOSED GRADE
▨	PROPOSED FLOOR
▩	TOP OF FLOOR
▪	EXISTING SLAB/SLIP ON STORM SEWER MANHOLE
▬	PROPOSED HIGH POINT OF FINISHMENT
▮	EXISTING FLOOR ABOVE
▯	EXISTING CONCRETE

**BUILDING PLAN NOTE**  
 BUILDING AND FINISHMENT IS IN CONTRACTOR'S BOOK & SHALL BE DONE IN ACCORDANCE WITH THE CONTRACTUAL REPORT.

- GENERAL NOTES**
1. REFER TO ARCHITECTURAL PLANS FOR GRADES ABOVE THE FINISH FLOOR.
  2. FINISH CONSTRUCTION TO COMPLY WITH ALL APPLICABLE CODES AND REGULATIONS. VERIFY ALL DIMENSIONS AND FINISHES TO MATCH EXISTING TOP OF FINISHMENT AND CURB ELEVATIONS.
  3. CONTRACTOR TO MATCH EXISTING TOP OF FINISHMENT AND CURB ELEVATIONS.
  4. CONTRACTOR TO MATCH EXISTING TOP OF FINISHMENT AND CURB ELEVATIONS.

APPROVAL IS LIMITED FOR IMPROVEMENTS WITHIN CORP BOUNDARY. ANY IMPROVEMENTS OUTSIDE CORP BOUNDARY SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. VERIFY ALL DIMENSIONS AND FINISHES TO MATCH EXISTING TOP OF FINISHMENT AND CURB ELEVATIONS.

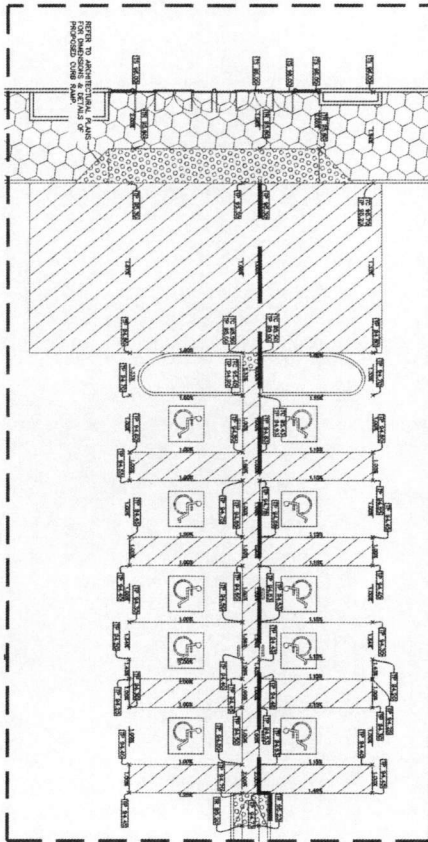
DATE: 4/11/17

APPROVED: [Signature]

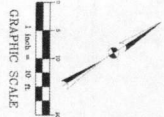
PROJECT: WATERVIEW TOWN CENTER

15th STREET

1713-222-4567

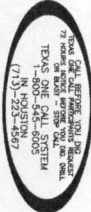


REFER TO ARCHITECTURAL PLAN FOR DIMENSIONS & DETAILS OF THIS AREA.



GRAPHIC SCALE

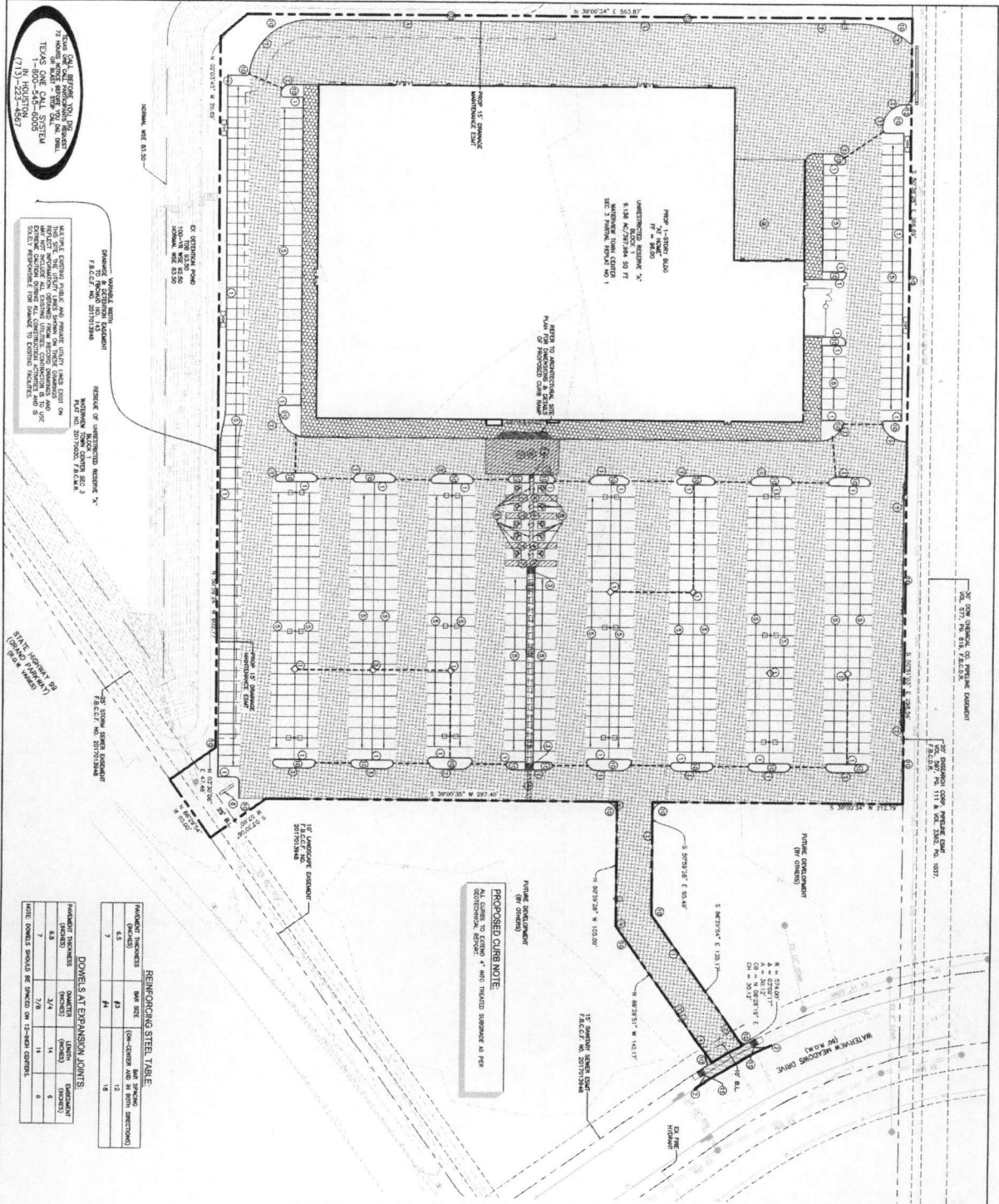
THESE PLANS WERE PREPARED BY THE ENGINEER OR ARCHITECT AND TO THE BEST OF HIS KNOWLEDGE AND BELIEF THEY COMPLY WITH ALL CITY, STATE AND FEDERAL REQUIREMENTS. THE ENGINEER OR ARCHITECT DOES NOT WARRANT OR GUARANTEE THE ACCURACY OF THE INFORMATION PROVIDED HEREON. THE USER OF THESE PLANS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR VERIFYING THE ACCURACY OF ALL INFORMATION PROVIDED HEREON. THE ENGINEER OR ARCHITECT SHALL NOT BE RESPONSIBLE FOR ANY DAMAGE OR INJURY TO PERSONS OR PROPERTY CAUSED BY THE USE OF THESE PLANS.



APPROVAL IS LIMITED TO THE PROJECT AND SITE SHOWN ON THESE PLANS. ANY CHANGES TO THE PROJECT OR SITE SHALL BE APPROVED AND THE LOCATION ONLY. AUTHORIZATION IS VALID FOR 1 YEAR.

DATE: 4/24/17

SHEET <b>C4.1</b>	<b>AT HOME @ WATERVIEW TOWN CENTER FORT BEND COUNTY, TEXAS</b>	<b>GRADING PLAN (2 OF 2)</b>	21 APRIL 2017		<b>ALJLindsey</b> Civil Engineer 6002 TX 1980 St., Suite 314 Houston, TX 77060 281.261.8000 FLS# 111536	NO.	REVISIONS	DATE
						1	TRC/MJD COMMENTS	04/21/2017
						2	AGENCY COMMENTS	03/31/2017



**GENERAL NOTES**

1. REFER TO THE ELECTRICAL PLAN FOR PROPOSED SITES
2. REFER TO THE MECHANICAL PLAN FOR PROPOSED SITES
3. REFER TO THE PLUMBING PLAN FOR PROPOSED SITES
4. REFER TO THE CIVIL PLAN FOR PROPOSED SITES
5. REFER TO THE LANDSCAPE PLAN FOR PROPOSED SITES
6. REFER TO THE SITE PLAN FOR PROPOSED SITES
7. REFER TO THE UTILITY PLAN FOR PROPOSED SITES
8. REFER TO THE TRAFFIC PLAN FOR PROPOSED SITES
9. REFER TO THE ENVIRONMENTAL PLAN FOR PROPOSED SITES
10. REFER TO THE HISTORIC PRESERVATION PLAN FOR PROPOSED SITES
11. REFER TO THE ARCHITECTURAL PLAN FOR PROPOSED SITES
12. REFER TO THE STRUCTURAL PLAN FOR PROPOSED SITES
13. REFER TO THE GEOTECHNICAL PLAN FOR PROPOSED SITES
14. REFER TO THE HYDROLOGICAL PLAN FOR PROPOSED SITES
15. REFER TO THE SOILS PLAN FOR PROPOSED SITES
16. REFER TO THE CLIMATE PLAN FOR PROPOSED SITES
17. REFER TO THE AIR QUALITY PLAN FOR PROPOSED SITES
18. REFER TO THE NOISE PLAN FOR PROPOSED SITES
19. REFER TO THE VIBRATION PLAN FOR PROPOSED SITES
20. REFER TO THE LIGHTING PLAN FOR PROPOSED SITES
21. REFER TO THE SECURITY PLAN FOR PROPOSED SITES
22. REFER TO THE ACCESSIBILITY PLAN FOR PROPOSED SITES
23. REFER TO THE SUSTAINABILITY PLAN FOR PROPOSED SITES
24. REFER TO THE ENERGY PLAN FOR PROPOSED SITES
25. REFER TO THE WATER PLAN FOR PROPOSED SITES
26. REFER TO THE WASTE PLAN FOR PROPOSED SITES
27. REFER TO THE PLANTING PLAN FOR PROPOSED SITES
28. REFER TO THE FURNITURE PLAN FOR PROPOSED SITES
29. REFER TO THE SIGNAGE PLAN FOR PROPOSED SITES
30. REFER TO THE UTILITIES PLAN FOR PROPOSED SITES
31. REFER TO THE CONSTRUCTION PLAN FOR PROPOSED SITES
32. REFER TO THE MAINTENANCE PLAN FOR PROPOSED SITES
33. REFER TO THE OPERATIONAL PLAN FOR PROPOSED SITES
34. REFER TO THE FINISHES PLAN FOR PROPOSED SITES
35. REFER TO THE MATERIALS PLAN FOR PROPOSED SITES
36. REFER TO THE LABOR PLAN FOR PROPOSED SITES
37. REFER TO THE COST PLAN FOR PROPOSED SITES
38. REFER TO THE RISK PLAN FOR PROPOSED SITES
39. REFER TO THE LEGAL PLAN FOR PROPOSED SITES
40. REFER TO THE REGULATORY PLAN FOR PROPOSED SITES
41. REFER TO THE COMPLIANCE PLAN FOR PROPOSED SITES
42. REFER TO THE QUALITY PLAN FOR PROPOSED SITES
43. REFER TO THE SAFETY PLAN FOR PROPOSED SITES
44. REFER TO THE HEALTH PLAN FOR PROPOSED SITES
45. REFER TO THE ENVIRONMENTAL PLAN FOR PROPOSED SITES
46. REFER TO THE SOCIAL PLAN FOR PROPOSED SITES
47. REFER TO THE ECONOMIC PLAN FOR PROPOSED SITES
48. REFER TO THE CULTURAL PLAN FOR PROPOSED SITES
49. REFER TO THE RECREATION PLAN FOR PROPOSED SITES
50. REFER TO THE EDUCATION PLAN FOR PROPOSED SITES
51. REFER TO THE RESEARCH PLAN FOR PROPOSED SITES
52. REFER TO THE ARTS PLAN FOR PROPOSED SITES
53. REFER TO THE HISTORY PLAN FOR PROPOSED SITES
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55. REFER TO THE LANDSCAPE PLAN FOR PROPOSED SITES
56. REFER TO THE ARCHITECTURE PLAN FOR PROPOSED SITES
57. REFER TO THE ENGINEERING PLAN FOR PROPOSED SITES
58. REFER TO THE SCIENCE PLAN FOR PROPOSED SITES
59. REFER TO THE TECHNOLOGY PLAN FOR PROPOSED SITES
60. REFER TO THE INNOVATION PLAN FOR PROPOSED SITES
61. REFER TO THE ENTREPRENEURSHIP PLAN FOR PROPOSED SITES
62. REFER TO THE LEADERSHIP PLAN FOR PROPOSED SITES
63. REFER TO THE TEAMWORK PLAN FOR PROPOSED SITES
64. REFER TO THE COMMUNICATION PLAN FOR PROPOSED SITES
65. REFER TO THE COLLABORATION PLAN FOR PROPOSED SITES
66. REFER TO THE PARTNERSHIP PLAN FOR PROPOSED SITES
67. REFER TO THE ALLIANCE PLAN FOR PROPOSED SITES
68. REFER TO THE JOINT VENTURE PLAN FOR PROPOSED SITES
69. REFER TO THE CONSORTIUM PLAN FOR PROPOSED SITES
70. REFER TO THE NETWORK PLAN FOR PROPOSED SITES
71. REFER TO THE ECOSYSTEM PLAN FOR PROPOSED SITES
72. REFER TO THE META-ORGANIZATION PLAN FOR PROPOSED SITES
73. REFER TO THE ADAPTIVE ORGANIZATION PLAN FOR PROPOSED SITES
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84. REFER TO THE RECONSTRUCTING ORGANIZATION PLAN FOR PROPOSED SITES
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86. REFER TO THE RESTORING ORGANIZATION PLAN FOR PROPOSED SITES
87. REFER TO THE REVITALIZING ORGANIZATION PLAN FOR PROPOSED SITES
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91. REFER TO THE RESTRUCTURING ORGANIZATION PLAN FOR PROPOSED SITES
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98. REFER TO THE REORGANIZING ORGANIZATION PLAN FOR PROPOSED SITES
99. REFER TO THE RESTRUCTURING ORGANIZATION PLAN FOR PROPOSED SITES
100. REFER TO THE RECONSTRUCTING ORGANIZATION PLAN FOR PROPOSED SITES

**AT HOME @ WATERVIEW TOWN CENTER FORT BEND COUNTY, TEXAS**

**PAVING PLAN**

21 APRIL 2017

**ALJ Lindsey**

Civil Engineers  
10000 Katy Rd., Suite 114  
Houston, TX 77055  
713.462.1111  
www.alj.com

2. REVISIONS

1. AGENCY COMMENTS

04/21/2017

03/23/2017

DATE

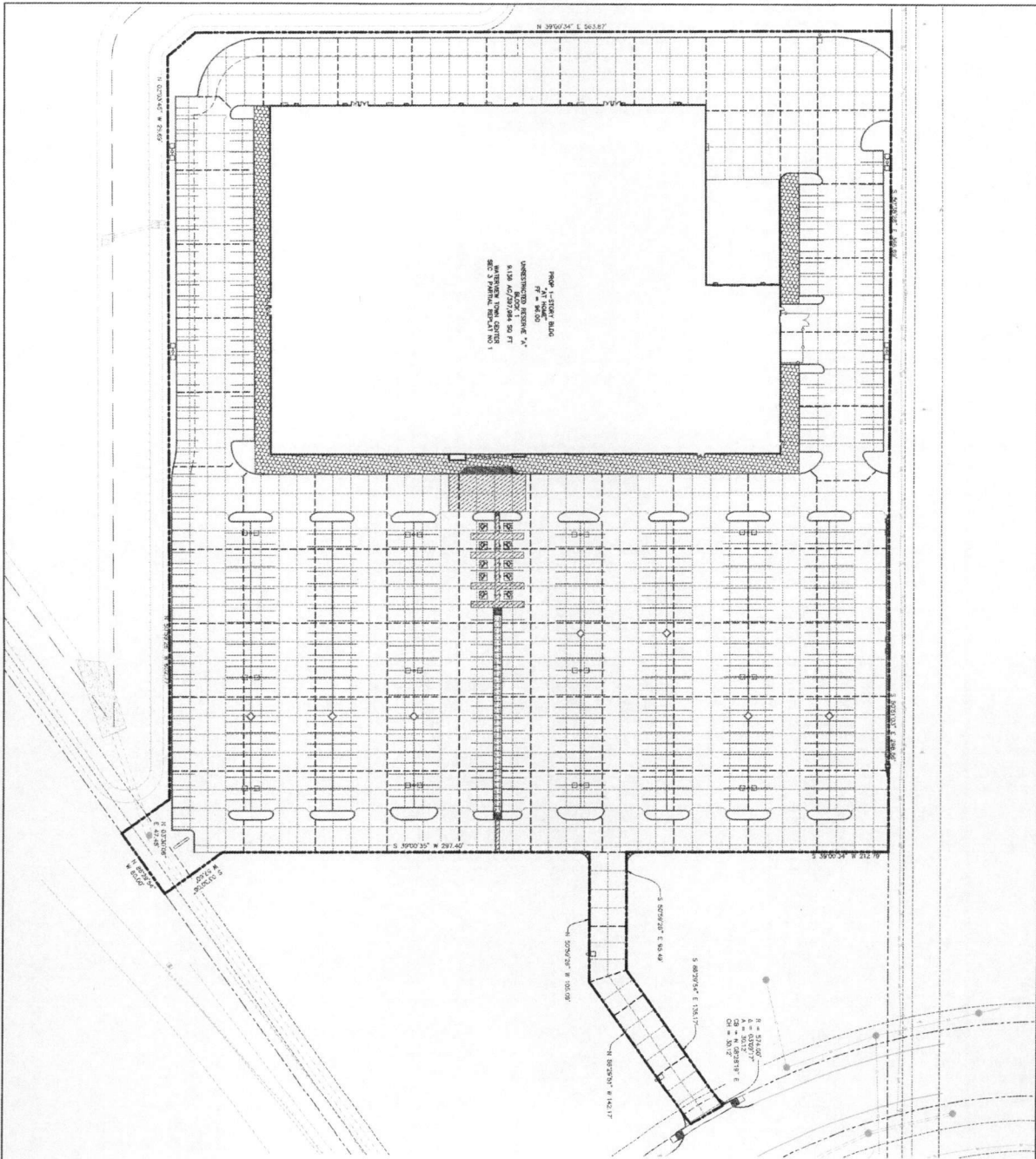
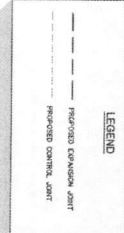
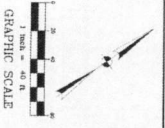
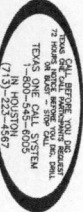


FIGURE 1 - JOINT PLAN  
 UNDESIGNED JOINTS  
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**GENERAL NOTES**

1. EXPANSION JOINT SPACING TO BE 14'-0" AND CONTROL JOINT SPACING TO BE 30'-0"

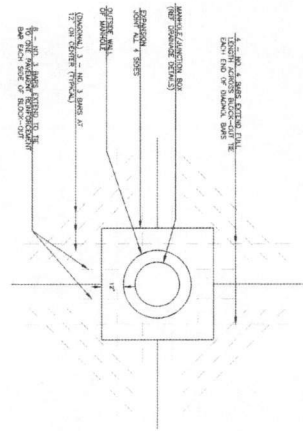


APPROVAL IS LIMITED TO THE PROJECT AND THE LOCATION SHOWN ON THIS PLAN. ANY CHANGES TO THE PROJECT OR THE LOCATION MUST BE APPROVED BY THE ENGINEER. THE ENGINEER'S LIABILITY IS LIMITED TO THE PROJECT AND THE LOCATION SHOWN ON THIS PLAN. ANY CHANGES TO THE PROJECT OR THE LOCATION MUST BE APPROVED BY THE ENGINEER.

SHEET <b>CS.1</b>	<b>AT HOME @ WATERVIEW TOWN CENTER FORT BEND COUNTY, TEXAS</b>	<b>JOINT PAVEMENT PLAN</b>		REVISIONS NO. 1 DATE 04/21/2017
				COMMENTS DATE 04/21/2017

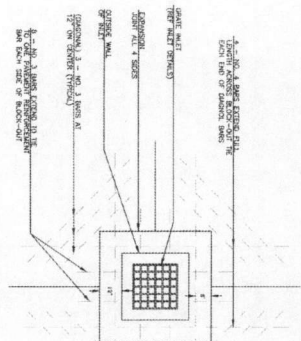




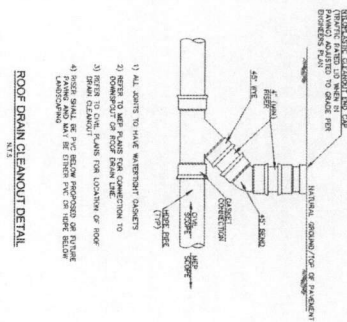


NO.	DESCRIPTION	QTY	UNIT	NO.	DESCRIPTION	QTY	UNIT
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4	CONCRETE BLOCKOUT	1	EA	4	CONCRETE BLOCKOUT	1	EA
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6	CONCRETE BLOCKOUT	1	EA	6	CONCRETE BLOCKOUT	1	EA
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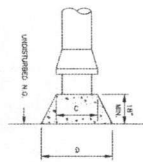
MANHOLE CONCRETE BLOCKOUT N13



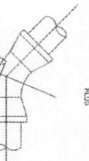
GRATE INLET CONCRETE BLOCKOUT N13



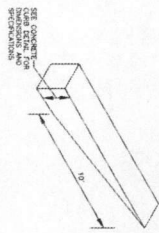
ROOF DRAIN CLEANOUT DETAIL N13



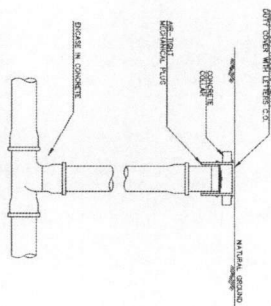
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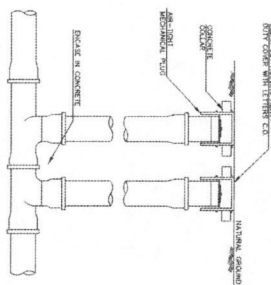
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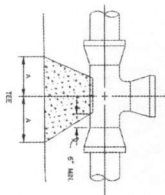
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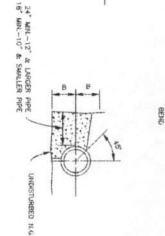
CLEANOUT DETAIL N13



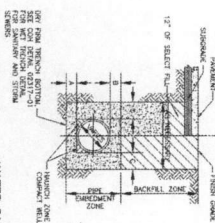
CLEANOUT DETAIL N13



THRUST-BLOCKING N13



THRUST-BLOCKING N13



WATER, SANITARY AND STORM BEDDING AND BACKFILL FOR DRY STABLE TRENCH N13

NO.	DESCRIPTION	QTY	UNIT
1	CONCRETE	1	EA
2	CONCRETE	1	EA
3	CONCRETE	1	EA
4	CONCRETE	1	EA
5	CONCRETE	1	EA
6	CONCRETE	1	EA
7	CONCRETE	1	EA
8	CONCRETE	1	EA
9	CONCRETE	1	EA
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48	CONCRETE	1	EA
49	CONCRETE	1	EA
50	CONCRETE	1	EA

MATERIAL REQUIREMENTS

**BACKFILL ZONE**  
 USE CONCRETE SANDSTONE SAND, PLACE IN 6" LIFTS AND COMPACT TO 98% STANDARD PROCTOR DENSITY TO WITHIN 12" OF SURFACE. TRENCH FACES IN 6" LIFTS AND COMPACT TO 98% STANDARD PROCTOR DENSITY.

**PIPE ENCASEMENT ZONE**  
 1. FOR STORM AND SANITARY TRENCH USE CONCRETE SANDSTONE SAND, PLACE IN 6" LIFTS.  
 2. FOR WATER TRENCH USE SAND, PLACE IN 6" LIFTS AND COMPACT TO 98% STANDARD PROCTOR DENSITY.

APPROVAL IS LIMITED TO THE PROJECT AND LOCATION ONLY. APPROVALS FOR OTHER PROJECTS OR LOCATIONS MUST BE OBTAINED SEPARATELY.  
 DATE: 4/24/17

SHEET C7.1

AT HOME @ WATERVIEW TOWN CENTER FORT BEND COUNTY, TEXAS

CONSTRUCTION DETAILS (2 OF 4)

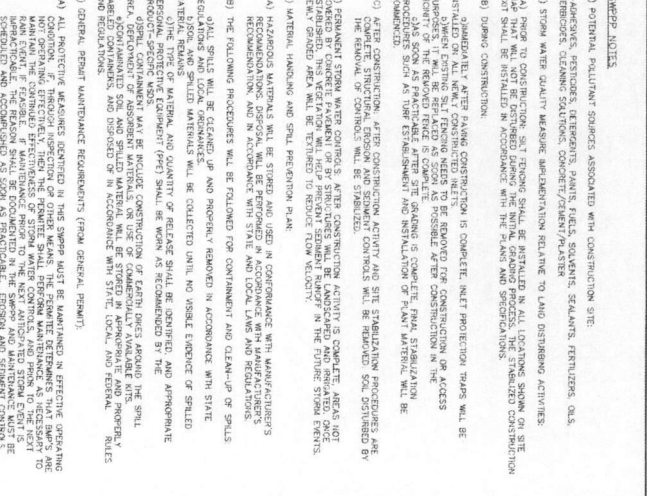
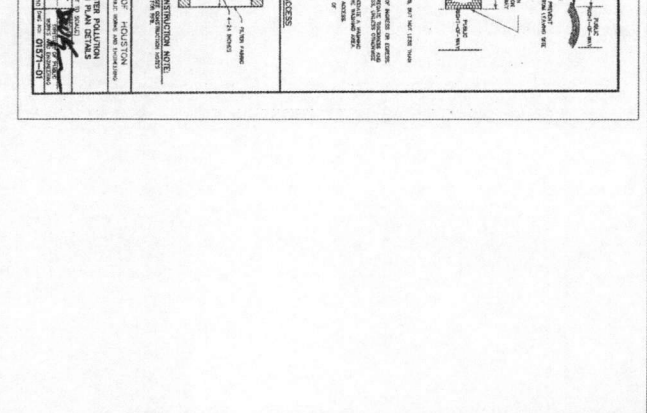
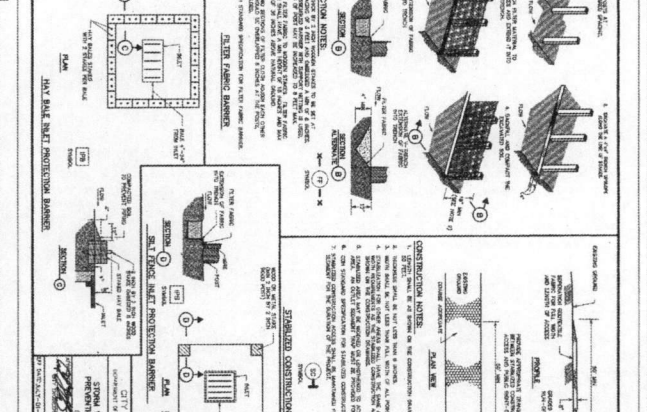
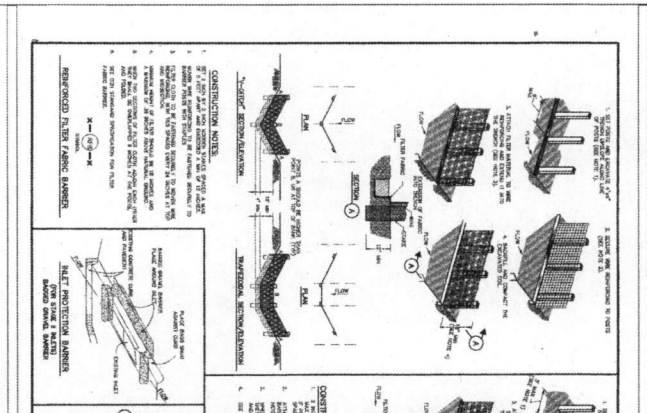
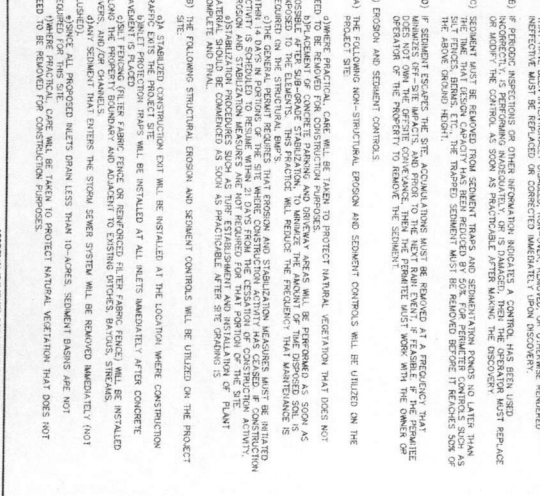
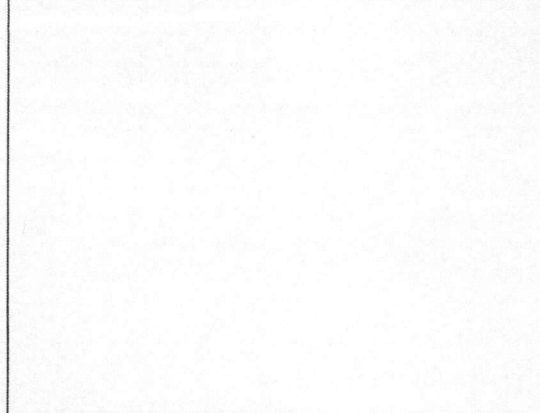
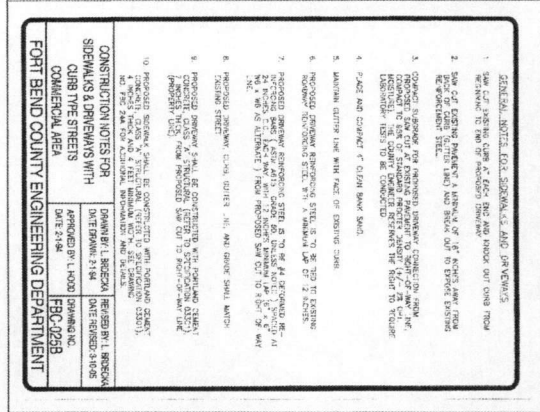
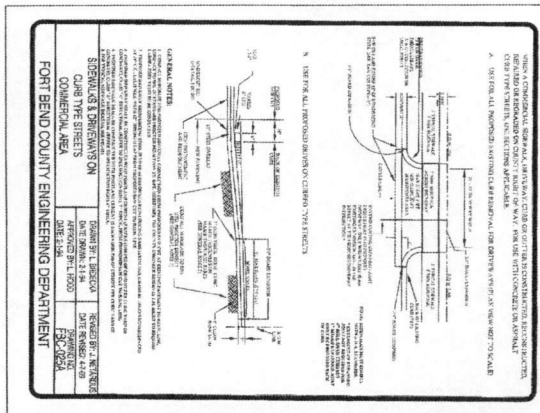


ALJ Lindsey

Civil Engineer, License No. 107122, State of Texas, Expires 12/31/2021, 2017 APR 21 10:52 AM, FPM 1-1522

NO.	REVISIONS	DATE
1	ISSUE FOR PERMIT	04/21/2017
2	FOR COMMENTS	03/21/2017





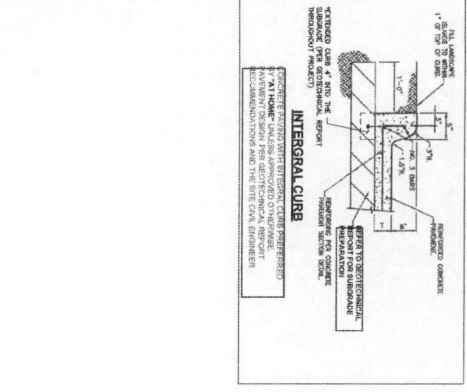
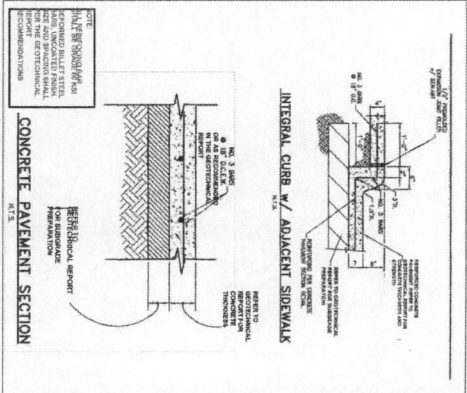
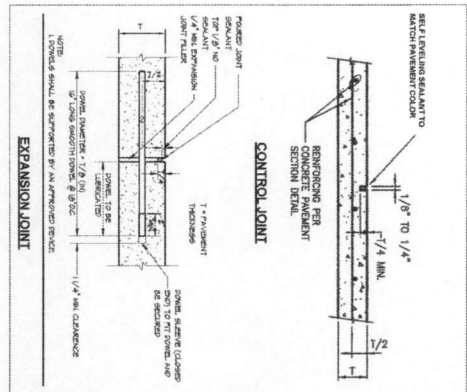
APPROVAL IS LIMITED TO IMPROVEMENTS WITHIN THE BOUNDARIES OF THE PROJECT. ANY CHANGES TO THE LOCATION, SIZE, OR TYPE OF IMPROVEMENTS MUST BE APPROVED BY THE ENGINEER PRIOR TO CONSTRUCTION.

DATE: 11/17/17

APPROVED: [Signature]

PROJECT: WATERVIEW TOWN CENTER

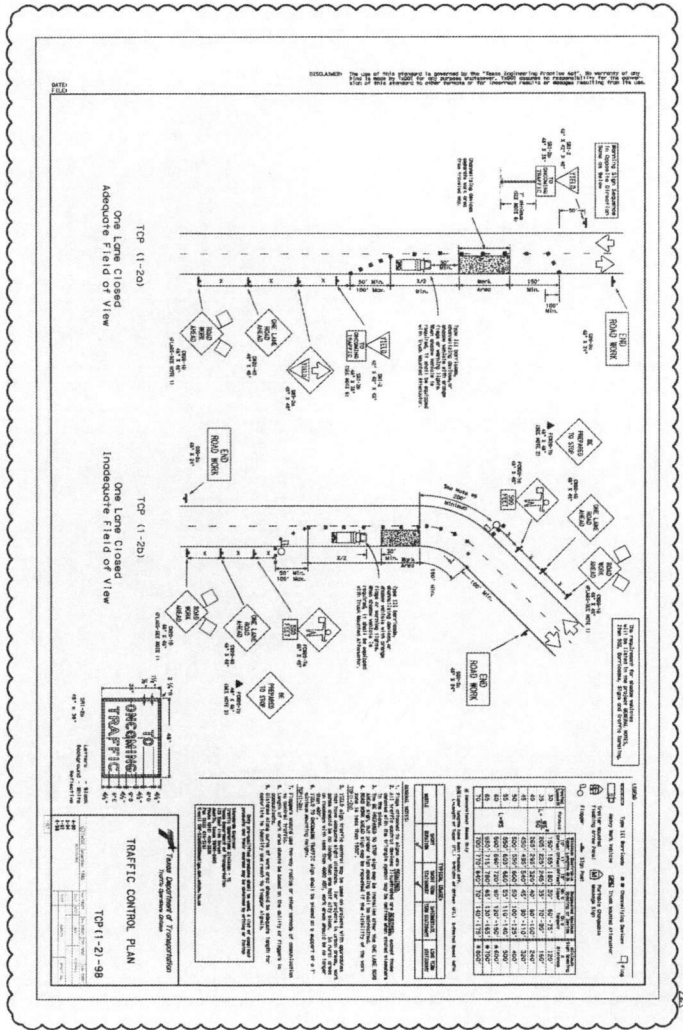
NO.	REVISIONS	DATE
1	FOR COMMENTS	04/21/2017
2	AGENCY COMMENTS	03/31/2017



APPROVAL IS SHIPPED FOR IMPROVEMENTS WITHIN FOUR HOURS  
 CONTRACTOR SHALL MAINTAIN CURB, UTILITY LINES APPROVED AS TO  
 LOCATION AND DEPTH TO MEET ALL CITY AND STATE CODES  
 APPROVED: *[Signature]*  
 DATE: 4/26/17

SHEET C74	AT HOME @ WATERVIEW TOWN CENTER FORT BEND COUNTY, TEXAS	AT HOME CONSTRUCTION DETAILS			Old Engineer 6024 N. Loop W., Suite 114 Houston, TX 77059 TEL: 281.561.1111 FAX: 281-1128	REVISIONS NO. 1 DATE 04/21/2017 COMMENTS:
					NO. 2 DATE 03/23/2017 COMMENTS:	





APPROVAL IS LIMITED TO THE PROJECTS WITHIN FORT BEND COUNTY RIGHTS OF WAY ONLY. UTILITY LINES APPROVED AS TO LOCATION ONLY. APPROVED FOR FORT BEND COUNTY, TEXAS

DATE: 5/26/17

7/6

AT HOME @  
WATERVIEW TOWN CENTER  
FORT BEND COUNTY, TEXAS

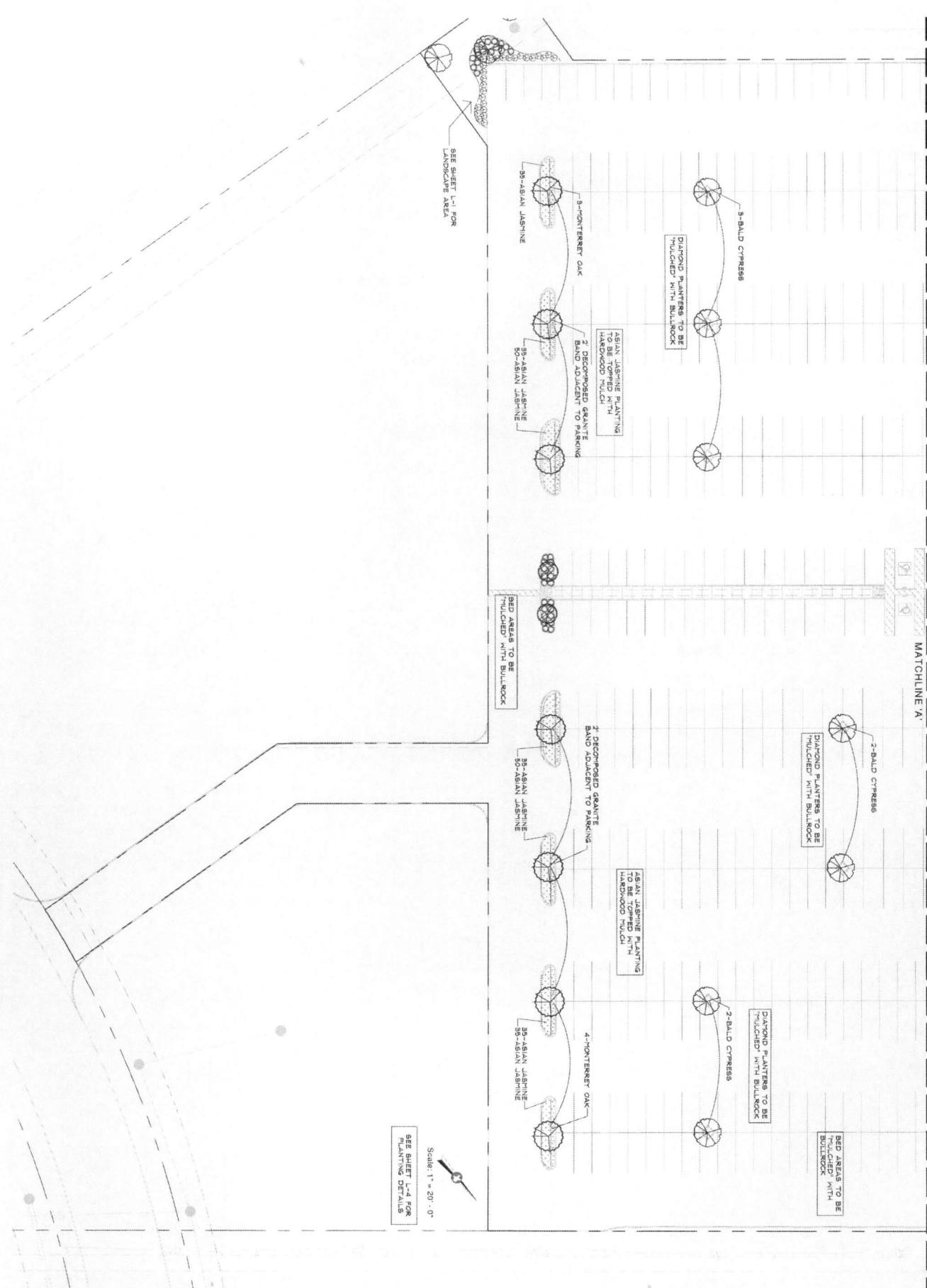
TXDOT TRAFFIC CONTROL PLAN



**ALJ Lindsey**  
Civil Engineer  
6025 FM 1094, Suite 314  
Houston, TX 77066  
281.561.8068  
PE Lic. 11025

NO.	REVISIONS	DATE
1	FBC/ALD COMMENTS	04/21/2017
2	AGENCY COMMENTS	05/31/2017





**CMB**  
 LANDSCAPE  
 ARCHITECTURE  
 18135 FM 362  
 NANSBOLD, TX 77568  
 832-428-1098  
 Commercial, Multi-Family, & Residential  
 Landscape Architects



**AT HOME**  
 Landscape Improvements  
 Richmond, TX

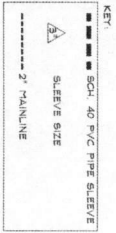
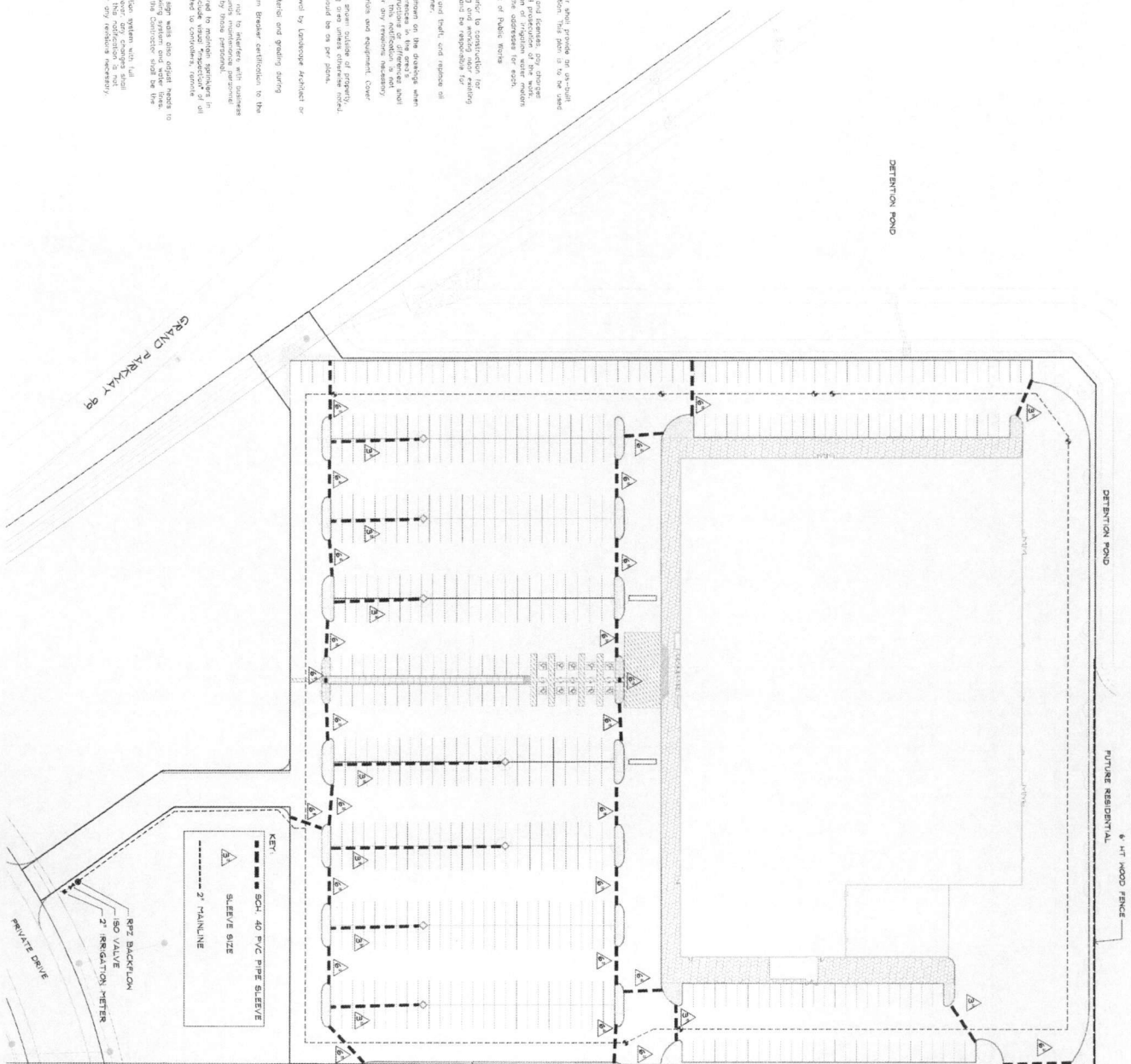
JOB No.	(81-17-009)
Scale:	1" = 20' - 0"
DATE:	MAR. 16, 2017
Revised	

L-2  
 Revised AS  
 4/20/17  
 Landscape Plan





- IRRIGATION NOTES:**
1. Irrigation system shall be installed by a Licensed Irrigator. Irrigator must provide an on-site bearing, magnetic and vector, with installed calculations after construction. This plan is to be used as a guide only. The contractor shall provide a copy of the bearing and vector to the City of Richmond.
  2. Erosion control measures shall be installed on all slopes greater than 3:1. The contractor shall provide a copy of the erosion control plan to the City of Richmond.
  3. The contractor shall provide a copy of the erosion control plan to the City of Richmond.
  4. The contractor shall provide a copy of the erosion control plan to the City of Richmond.
  5. The contractor shall provide a copy of the erosion control plan to the City of Richmond.
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  12. The contractor shall provide a copy of the erosion control plan to the City of Richmond.
  13. The contractor shall provide a copy of the erosion control plan to the City of Richmond.
  14. The contractor shall provide a copy of the erosion control plan to the City of Richmond.
  15. The contractor shall provide a copy of the erosion control plan to the City of Richmond.
  16. The contractor shall provide a copy of the erosion control plan to the City of Richmond.
  17. The contractor shall provide a copy of the erosion control plan to the City of Richmond.
  18. The contractor shall provide a copy of the erosion control plan to the City of Richmond.



SEE SCHEDULE R-4 FOR IRRIGATION DETAILS

Scale: 1" = 40'-0"

Job No.: (B)-13-008  
 Date: May 16, 2017  
 Revised: 4/26/2017

Overall  
 Irrigation Plan  
 IR-1

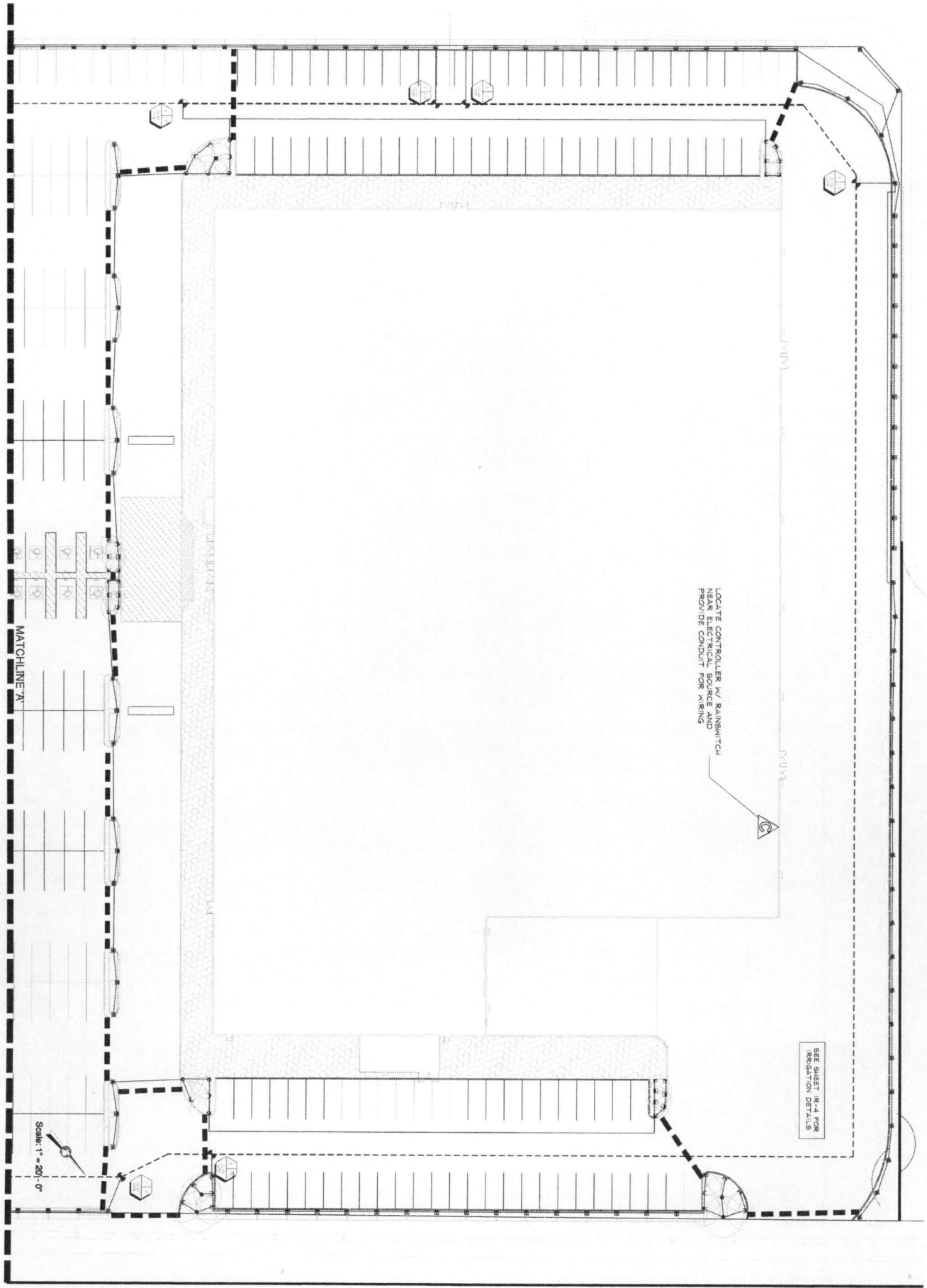
**AT HOME**  
 Landscape Improvements  
 Richmond, TX



**CMBR**  
 LANDSCAPE  
 ARCHITECTURE  
 18135 FM 302  
 NEWPORT, TX 77665  
 832-409-1209

Commercial, Multi-Family, & Residential  
 Landscape Architects





(Sealed & Signed)  
 4/24/17  
**IR-3**  
 Irrigation  
 Plan

Job No.	16-11-029
Scale	1" = 20' - 0"
Date	APR 18, 2017
Revised	APRIL 4, 2017

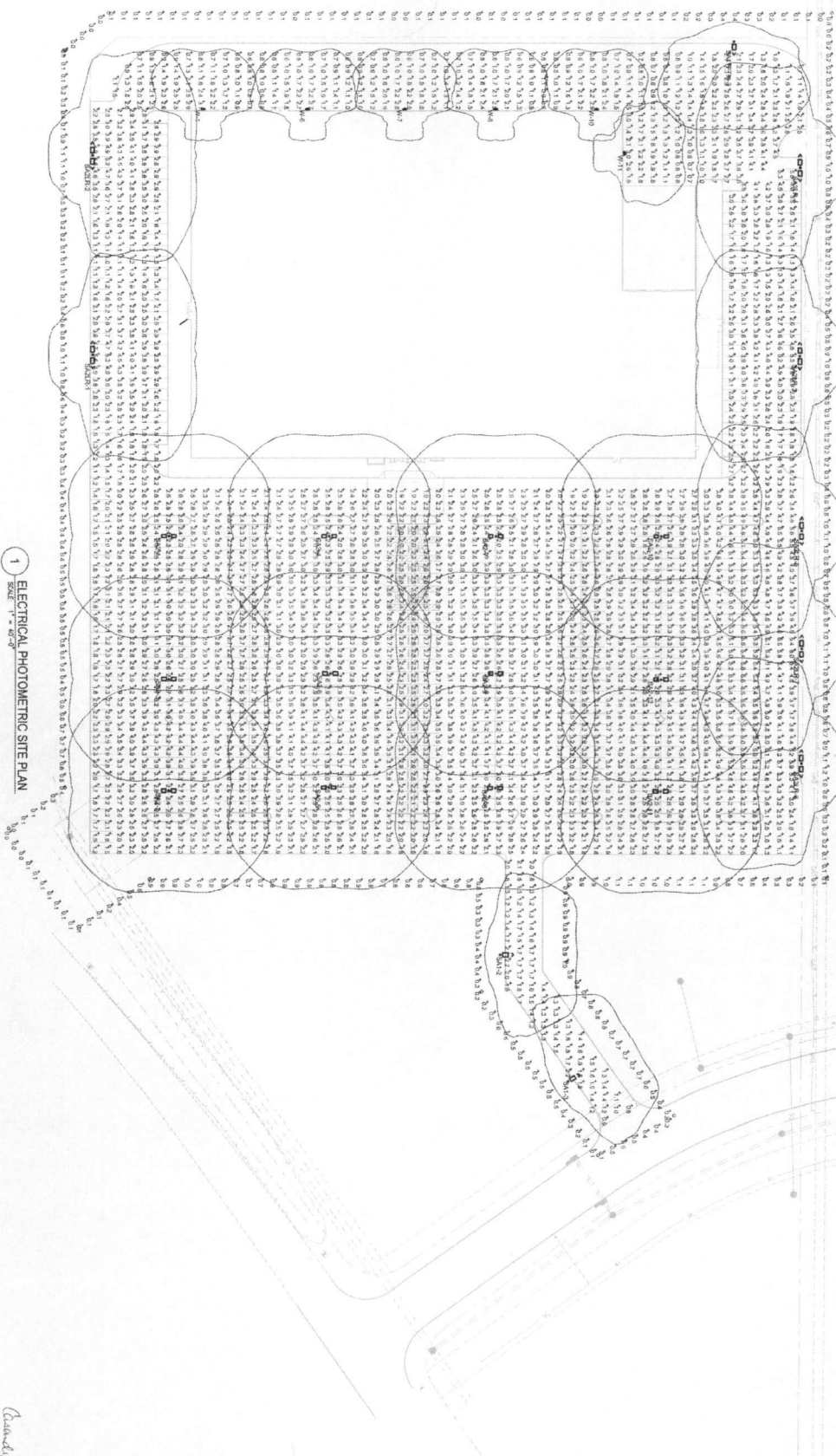
**AT HOME**  
 Landscape Improvements  
 Richmond, TX



**CMB**  
 LANDSCAPE  
 ARCHITECTURE  
 1815 FM 362  
 NEWPORT, TX 77868  
 832-629-1209  
 Commercial, Multi-Family, & Residential  
 Landscape Architecture







1 ELECTRICAL PHOTOMETRIC SITE PLAN  
SCALE: 1" = 40'-0"

Symbol	Label	Quantity	Manufacturer	Notes	Height (ft)	Beam Spread (deg)	Mounting	Notes
□	SA2	1	Photometric	Photometric	100	120	Wall	Photometric
□	SA1	1	Photometric	Photometric	100	120	Wall	Photometric
□	SA1TF	1	Photometric	Photometric	100	120	Wall	Photometric
□	TM	1	Photometric	Photometric	100	120	Wall	Photometric
□	W	1	Photometric	Photometric	100	120	Wall	Photometric

*Carroll*  
4/26/17

PHOTOMETRIC  
SITE PLAN  
**E0.0**

**SALAS O'BRIEN**  
enlighten a difference  
10930 W. Sam Houston Parkway N., Suite 900  
Houston, Texas 77064  
281.664.1900 | Registration No. F-4111

**AT HOME**  
FORT BEND

**CONSULTANTS**

Project No: 2188-170183  
Owner By: PS  
Checked By: JZ  
Date: 03-02-2017  
Revised By: [Blank]