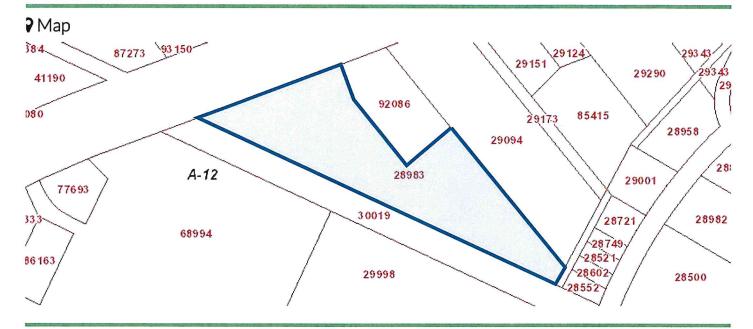
5/18/23, 1:38 PM about:blank



■ Property Details

ccount

roperty ID:

28983

Geographic ID: S0177-00010-0001-00

/pe:

Real

Zoning:

roperty Use:

Condo:

ocation

itus Address:

ap ID:

S0177-00010-0001-00

Mapsco: 1550

egal Description:

JANAV SUBD (PORT LAVACA), BLOCK 1, LOT 2, ACRES 8.38

bstract/Subdivision:

S0177 - JANAV SUBD (PORT LAVACA)

eighborhood:

1550

wner @

wner ID:

116608

ame:

JANAV INVESTMENT LLC

gent:

ailing Address:

22790 US HWY 59 N

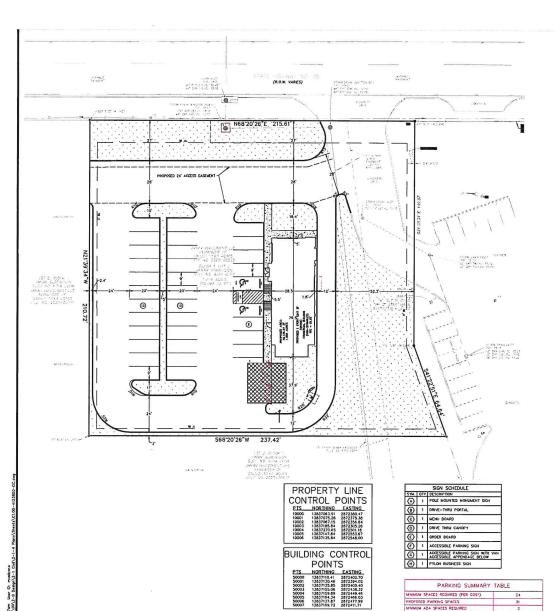
KINGWOOD, TX 77339

Ownership:

100.0%

xemptions:

For privacy reasons not all exemptions are shown online.



BACK OF CURB

CONTROL POINTS

AVAILABLE UPON REQUEST

NORTHING EASTING

KEY NOTES

- ADA COMPLIANT CURB RAMP & 12:1 MAX SLOPE (SEE DETAIL SHEET C7.10)

- ACCOMPLIANT CURB RAMP @ 12:1 MAX SLOPE (I.

 Theoposid Sidewalk (See Detail Sheet 07:10)

 PROPOSID WHELL STOP (SEE DETAIL SHEET 07:00)

 PROPOSID HANGLING STRONG STRONG (SEE DETAIL

 WATHING WOTH CURB AT DOWN PROPOSED HANDICAP SYMBOL STRIPING (SEE DETAIL SHEET C7.00)
 - VARYING WOTH CURB AT DRIVE THRU; (SEE DETAIL SHEET C7.10)
- PROPOSED BOLLARD (SEE DETAIL SHEET C7.00)
- 7 PROPOSED TRASH ENCLOSURE (SEE DETAIL SHEET C7.30) (B) MAGNETIC LOOP DETECTOR (SEE DETAIL SHEET C7.00)
- O CONTRACTOR TO REFER TO DETAIL SHEET C7.00 FOR LAYOUT OF DRIVE THRU
- PROPOSED 4" MDE SOUD YELLOW STRIPING (TYP.)
- NOT USED
- PROPOSED LIGHT POLE
- PROPOSED ADA STRIPING (SEE DETAIL SHEET C7.00)
- DROPOSED DIRECTIONAL ARROWS
 PROPOSED ADA STRIPING (SEE DE
 PROPOSED LANDSCAPING
- (6) PROPOSED STORM SEWER CATCH BASIN. CONTRACTOR TO SET TOP OF GRATE FLUSH WITH PROPOSED TOP OF PAYEMENT (SEE DETAIL SHEET C7.20)
- PROPOSED CURB RAMP FOR EMPLOYEE MCRESS/EGRESS
- (8) PROPOSED IRRIGATION METER (SEE DETAIL SHEET C7.20)
- (19) 4" YELLOW PAINT STRIPES 24" O.C. (TYP)
- PROPOSED SANITARY SEWER GREASE TRAP AND SAMPLE WELL (SEE SHEET C7.20 FOR DETAILS)
- (2) PROPOSED REDUCED PRESSURE ZONE (RPZ) BACKFLOW PREVENTER (SEE DETAIL SHEET C7.20)
- PROPOSED IRRIGATION BACKFLOW PREVENTER (SEE DETAIL SHEET C7.20)
- PROPOSED 6" CURB. (SEE DETAIL SHEETS C7.00 & C7.10)

DIMENSIONAL CONTROL NOTES

- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS PRIOR TO THE START OF CONSTRUCTION AND NOTIFY THE ENGINEER OF ANY DISCREPANCES.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ESTABLISHING ALL HORIZONTAL AND VERTICAL CONTROL PER THE CONSTRUCTION DRAWNICS.

- 6. CURB RADII ARE 3' UNLESS OTHERWISE NOTED ON THE DRAWNCS.
- ALL CURBS WITHIN PRIVATE PROPERTY ARE 6" HIGH AND ALL CURBS WITHIN PUBLIC RIGHT-OF-WAY ARE 6" HIGH EXCEPT AT CURB RAMPS OR SPECIFICALLY NOTED OTHERWISE.

STRIPING/SIGNAGE NOTES:

- 1. ALL PAVEMENT MARKINGS SHALL RECEIVE TWO COATS OF PAINT.
- 2. ALL SIGNS SHALL CONFORM TO MUTCO, LATEST EDITION.





LEGEND

E

PROPERTY LINE

PROPOSED LANDSCAPE AREA

EXISTING CURR

PROPOSED SIDEWALK

12 PROPOSED PARKING SPACES PROPOSED YELLOW STRIPING PROPOSED SION. SEE KEYNOTES AND SIGN SCHEDULE FOR INFORMATION

PROPOSED ADA PARKING SYMBOL PROPOSED CONCRETE BOLLARD
PROPOSED GREASE INTERCEPTOR AND
SAMPLE WILL

00 0 PROPOSED LOOP DETECTOR PROPOSED STORM SEWER CATCH BASIN

1 ROW LIMITS PROPOSED WHEEL STOP (SEE DETAIL SHEET C7.00)

PROPOSED WATER METER AND BACKFLOW OVERHEAD ELECTRIC

0 EXISTING SANITARY SEWER MANHOLE EXISTINGSTORM SEWER INLET EXISTING STORM SEWER MANHOLE EXISTING EXISTING FIRE HYDRANT

EXISTING BOLLARD TO REMAIN

PAPE-DAWSON ENGINEERS HOUSTON REAS 77042 HOUSTON REAS 77042 HOUSE 7 1 1 12 200 THE POR PLOT THAN DO 9 470 THE THE PROSTRATION 9 470 THE THE PROSTRATION 9 10153874

	DATE	REMARKS
-		
-		
_		
_		

CONTRACT DATE: 07.01,2021 BUILDING TYPE: END. MED. 40

PLAN VERSION: MARCH 2021 BRAND DESIGNER: FRANK WANCHO SITE NUMBER: 114171

STORE NUMBER

DRAWN BY .: JCS JOB NO.: 202109

ENDEAVOR 2.0

2200 STATE HIGHWAY 36 S SEALY, TEXAS 77474



ENDEAVOR 2.0

DIMENSION **CONTROL & OVERAL** SITE PLAN

C1.00

CAUTION!!
PRESDICE OF DOSTING SITE UTUTIES HAVE NOT BEEN FEELD VERIFIED. CONTRACTOR TO VERFY EXACT LOCATION OF ALL UTLITES PRICH TO CONSTRUCTION AND IMMEDIALITY NOTIFY ENOMER OF ANY CONFUCTOR.

BENCHMARK:

NUM VAN ACCESSIBLE SPACES REQUIRED

*PER CITY OF SEALY CODE OF ORDINANCES, SEC. 28-71, RESTAURANTS:

PROPOSED ACCESSIBLE SPACES

REFERENCE MARK NO. AKO209, PUBLISHED ELEVATION 174.3" NAVDBB

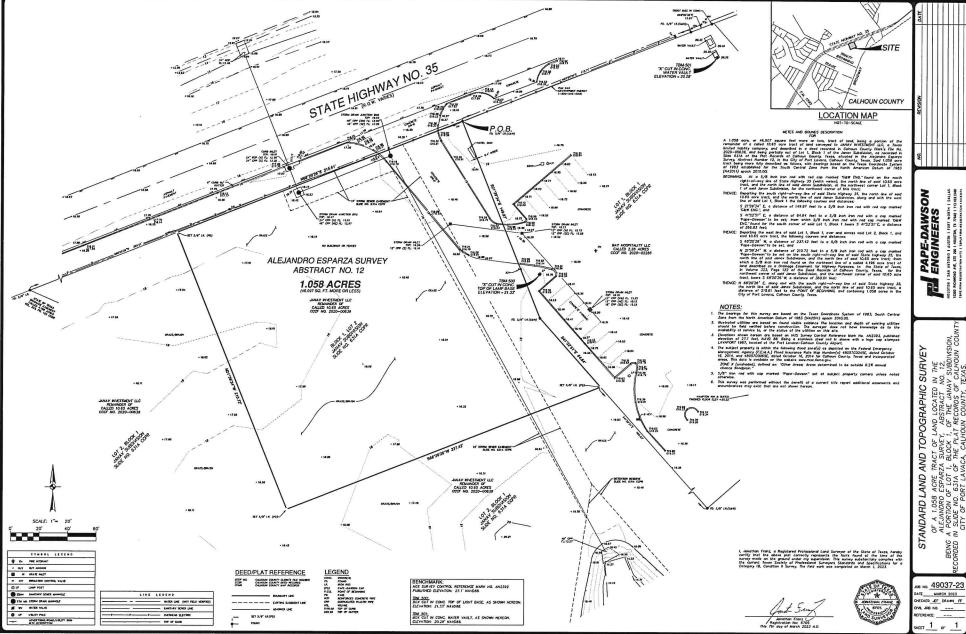
TBM A: BOX CUT IN CONC., AS SHOWN HEREON. ELEVATION: 166.24' NAVDBB.

TRM B-BOX CUT IN CONC. CURB, AS SHOWN HEREON. ELEVATION: 167.60' NAVOSS.

LEGAL DESCRIPTION:

SURVEY NOTE:

A 0.638 OF M ACPE, OR 27.358 SOUAR MORE OR LESS, TRACT OF LAND, BEING OF A CALLED SOUAR SON ACRE TO BOY OF A CALLED SON ACRE TO ACRE T



49037-23 ATE MARCH 2023 CHECKED JEF DRAWN FF CIVIL JOB NO. ____ REFERENCE: ____