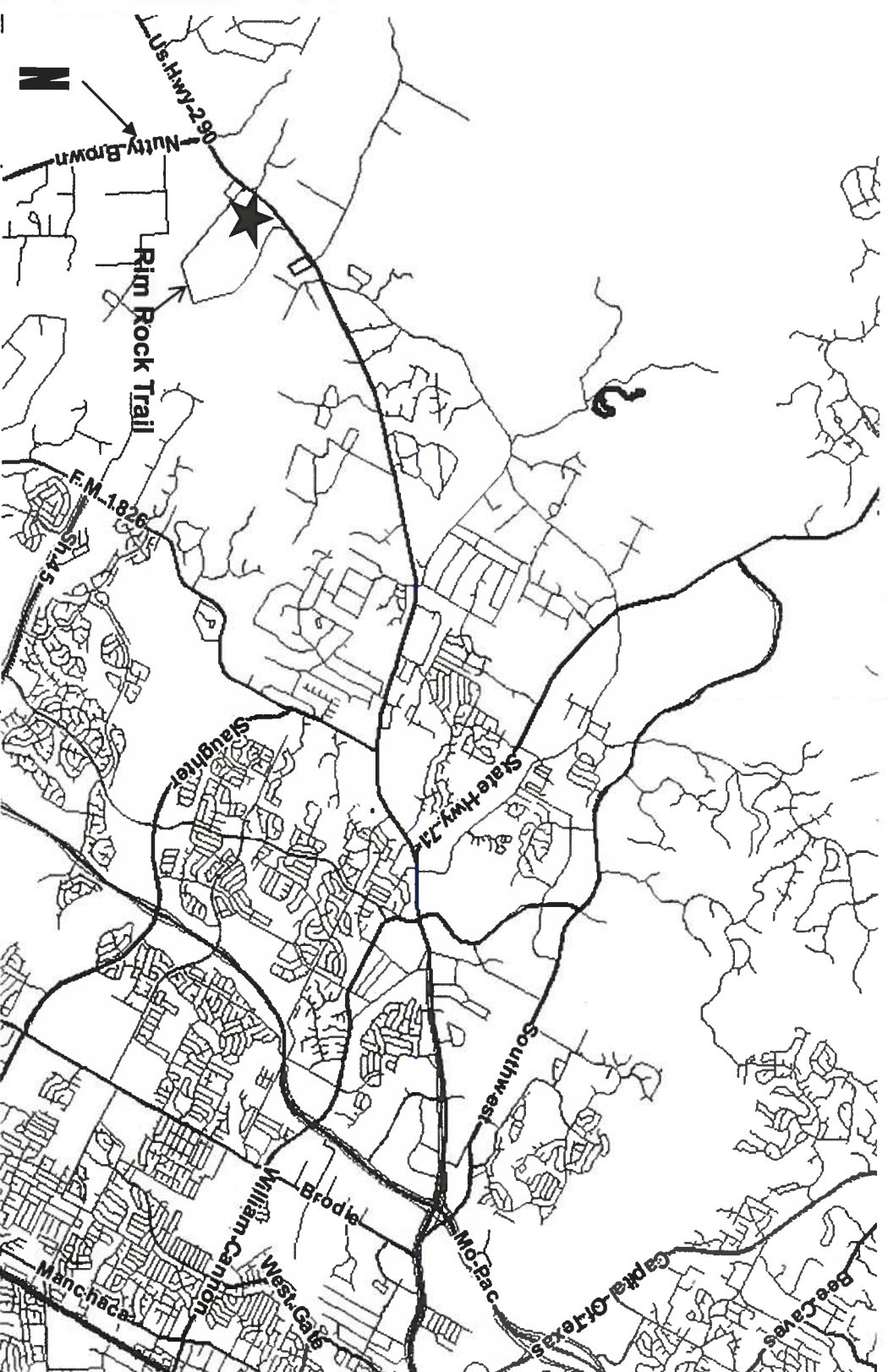
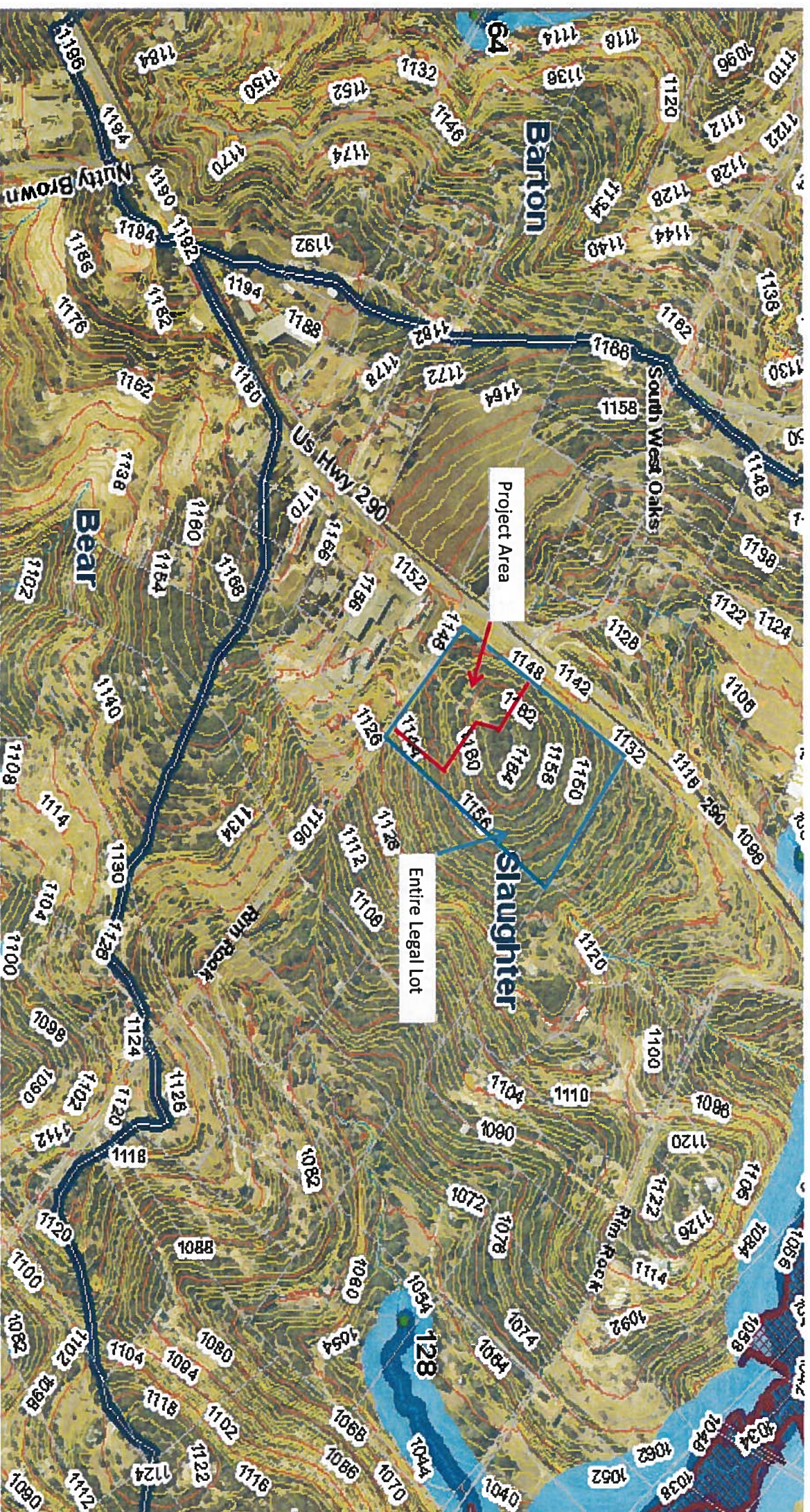


CEDAR VALLEY VILLAGE SP-2011-0314D Site location



•The proposed development is located approximately 6 miles west of the intersection US Highway 290 and State Highway 71 on the northeast corner of US Highway 290 and Rim Rock Trail. The site is within the City of Austin 5 Mile ETJ.

Cedar Valley Village (Resubmittal of SP-2010-0322D)
SP-2011-0314D
Aerial Site View



Cedar Valley Village (Resubmittal of SP-2010-0322D)

SP-2011-0314D

Site Conditions Looking North From Intersection Of HWY 290 and Rim Rock Trail



Cedar Valley Village (Resubmittal of SP-2010-0322D)
SP-2011-0314D
Proposed Cut Area Near Building Looking North



Cedar Valley Village (Resubmittal of SP-2010-0322D)
SP-2011-0314D
Proposed Cut Area For Water Quality Pond Looking North



NOTE: RELEASE OF THIS APPLICATION DOES NOT CONSTITUTE A VERIFICATION OF ALL DATA. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE ACCURACY AND COMPLETENESS OF THE DATA SUBMITTED AND FOR THE CORRECTNESS OF THE INFORMATION PROVIDED FOR THE CITY ENGINEER'S REVIEW. THE CITY ENGINEER'S REVIEW IS LIMITED TO THE TECHNICAL ASPECTS OF THE APPLICATION AND DOES NOT CONSTITUTE A VERIFICATION OF ALL DATA. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE ACCURACY AND COMPLETENESS OF THE DATA SUBMITTED AND FOR THE CORRECTNESS OF THE INFORMATION PROVIDED FOR THE CITY ENGINEER'S REVIEW. THE CITY ENGINEER'S REVIEW IS LIMITED TO THE TECHNICAL ASPECTS OF THE APPLICATION AND DOES NOT CONSTITUTE A VERIFICATION OF ALL DATA.

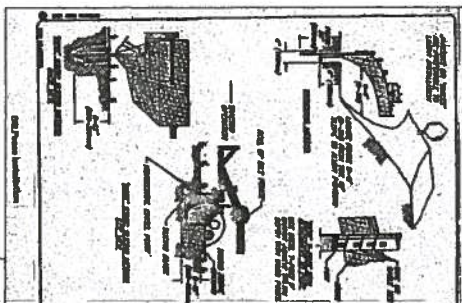
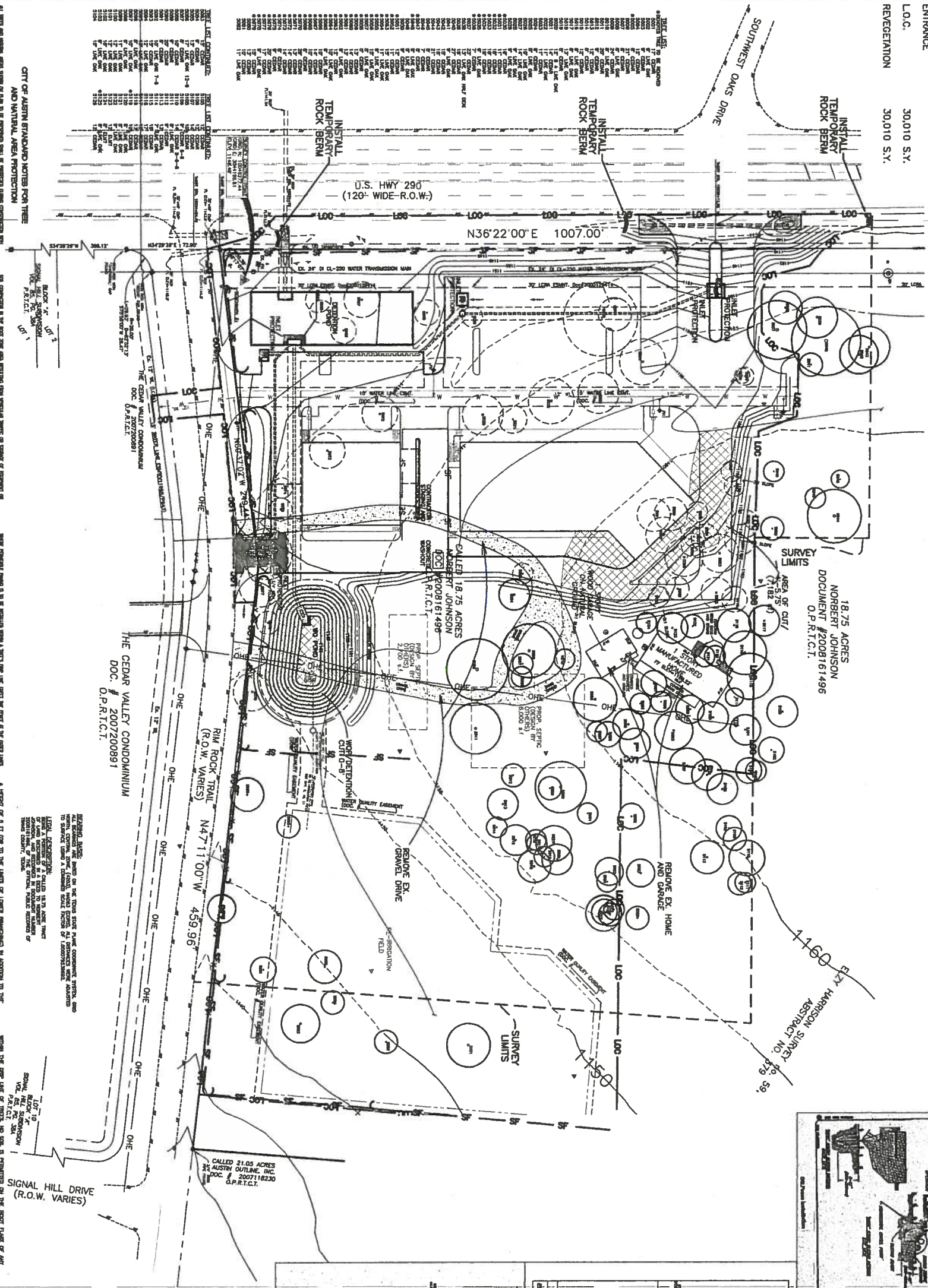
NOTE: ENVIRONMENTAL INSPECTOR HAS THE AUTHORITY TO ADD AND/OR MODIFY EROSION/SEDIMENTATION CONTROLS ON SITE TO KEEP THE PROJECT IN COMPLIANCE WITH THE CITY OF AUSTIN RULES AND REGULATIONS. SUCH AS IRIGATION TUBES AND MULCHING PER ERM 1.4.5(2) OR AS DIRECTED BY THE ENVIRONMENTAL INSPECTOR.

NOTE: RELEASE OF THIS APPLICATION DOES NOT CONSTITUTE A VERIFICATION OF ALL DATA. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE ACCURACY AND COMPLETENESS OF THE DATA SUBMITTED AND FOR THE CORRECTNESS OF THE INFORMATION PROVIDED FOR THE CITY ENGINEER'S REVIEW. THE CITY ENGINEER'S REVIEW IS LIMITED TO THE TECHNICAL ASPECTS OF THE APPLICATION AND DOES NOT CONSTITUTE A VERIFICATION OF ALL DATA.

NOTE: SLOPE TYPE AND INSTALLATION SHALL COMPLY WITH ERM 1.4.2(2).

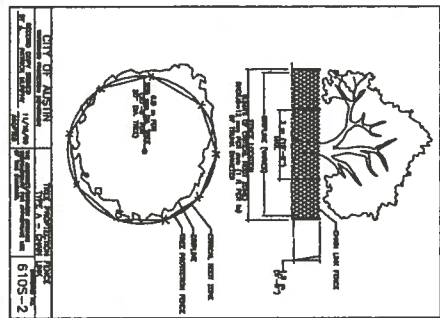
NOTE: CONTRACTOR WILL CLEAN UP SPILLS THAT MIGRATE ONTO ROADS A MINIMUM OF ONCE DAILY.

- SILT FENCE 1,860 L.F.
- TEMPORARY ROCK BERM 40 L.F.
- INLET PROTECTION 6 EACH
- STABILIZED CONSTRUCTION ENTRANCE 1 EACH
- L.O.C. 30,010 S.Y.
- REVEGETATION 30,010 S.Y.



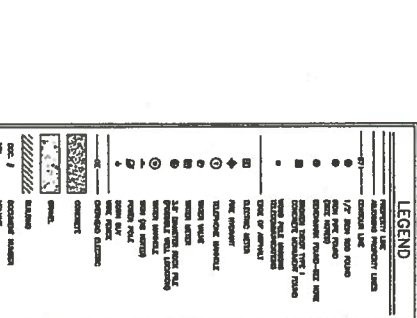
Legend

Symbol	Description
[Symbol]	Silt Fence
[Symbol]	Temporary Rock Berm
[Symbol]	Inlet Protection
[Symbol]	Stabilized Construction Entrance
[Symbol]	Revegetation



Legend

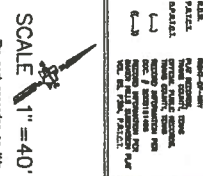
Symbol	Description
[Symbol]	Silt Fence
[Symbol]	Temporary Rock Berm
[Symbol]	Inlet Protection
[Symbol]	Stabilized Construction Entrance
[Symbol]	Revegetation



NOTE: ALL EXISTING IMPERVIOUS COVER (BUILDINGS/DRIVES) TO BE REMOVED.

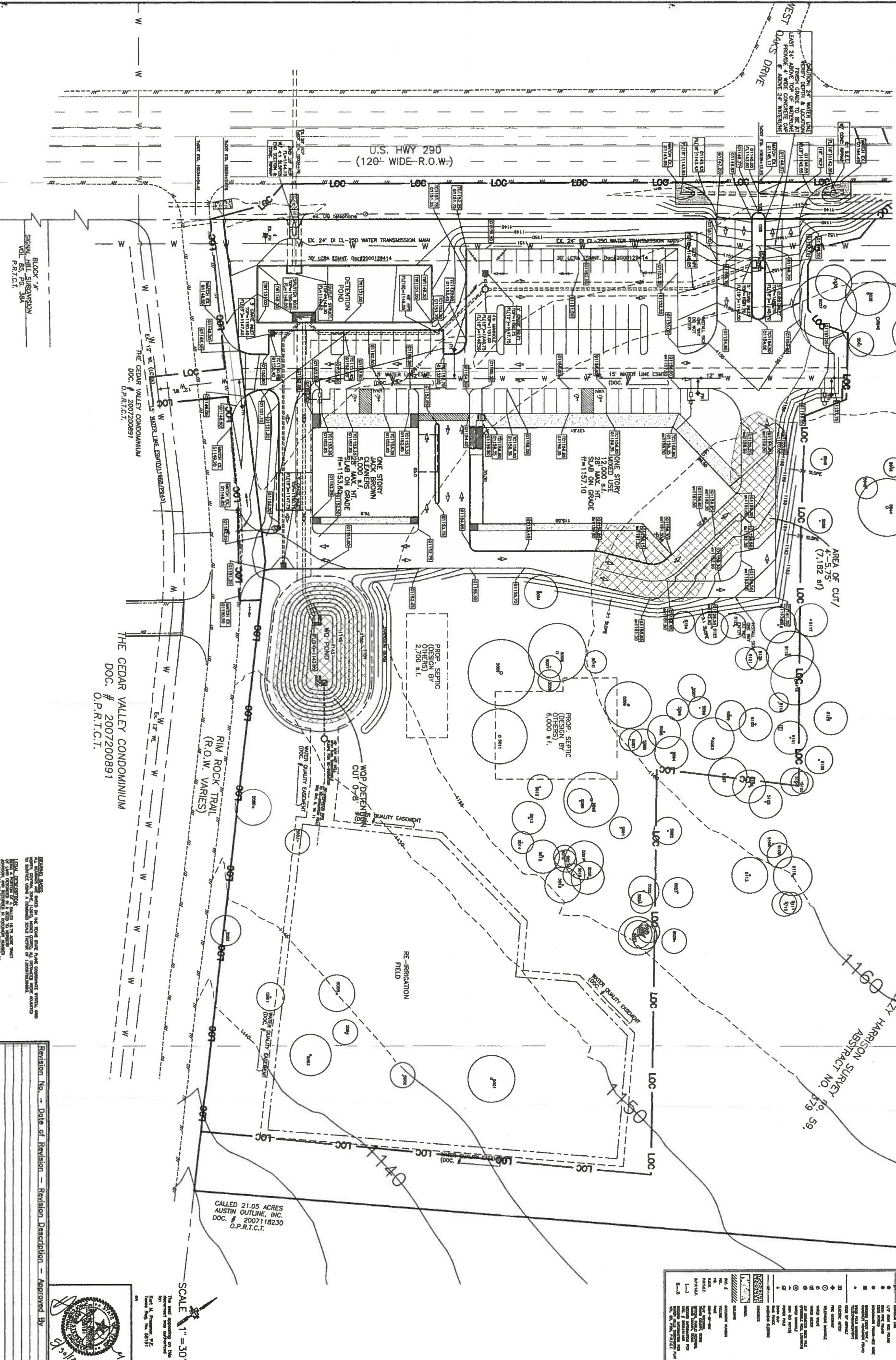
SLOPES: THERE ARE NO SLOPES GREATER THAN 15% BASED ON 5 FT CONTOURS.

FOR CLARITY, PROPOSED SPOT GRADES ARE NOT SHOWN ON THIS SHEET. REFER TO GRADING PLAN, SHEET 5 FOR SPOT GRADES.



Revision No. - Date of Revision - Revision Description - Approved By

NOTES: 1. THIS GRADING PLAN IS A PRELIMINARY DESIGN. THE DESIGNER OF THIS PLAN IS NOT RESPONSIBLE FOR THE ACCURACY OF THE DATA OR THE LOCATION OF THE PROPOSED IMPROVEMENTS. 2. THE DESIGNER OF THIS PLAN IS NOT RESPONSIBLE FOR THE ACCURACY OF THE DATA OR THE LOCATION OF THE PROPOSED IMPROVEMENTS. 3. THE DESIGNER OF THIS PLAN IS NOT RESPONSIBLE FOR THE ACCURACY OF THE DATA OR THE LOCATION OF THE PROPOSED IMPROVEMENTS.



LEGEND

1	Proposed Building Footprint
2	Proposed Parking Area
3	Proposed Roadway
4	Proposed Easement
5	Proposed Setback
6	Proposed Contour
7	Proposed Spot Elevation
8	Proposed Water Feature
9	Proposed Utility Line
10	Proposed Fencing
11	Proposed Signage
12	Proposed Landscape
13	Proposed Irrigation
14	Proposed Stormwater Management
15	Proposed Accessory Building
16	Proposed Driveway
17	Proposed Walkway
18	Proposed Bicycle Lane
19	Proposed Greenway
20	Proposed Trail
21	Proposed Open Space
22	Proposed Wetland
23	Proposed Riparian Zone
24	Proposed Wetland Buffer
25	Proposed Wetland Mitigation
26	Proposed Wetland Restoration
27	Proposed Wetland Creation
28	Proposed Wetland Enhancement
29	Proposed Wetland Protection
30	Proposed Wetland Management

Revision No. - Date of Revision - Revision Description - Approved By

1	01/12/2011	Initial Design	John L. Prossner, P.E.
2	02/15/2011	Final Design	John L. Prossner, P.E.



SCALE 1" = 30'

CEDAR VALLEY VILLAGE UNITS 1-2 11601 WEST HWY-290 GRADING PLAN

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