

# SITE DEVELOPMENT PLANS FOR: FRONTERA RIDGE

## A FINAL PLAT OF HESTERS CROSSING LOT 2, BLOCK 'A' (10.303 ACRES)

### 1300 WEST LOUIS HENNA BLVD. ROUND ROCK, TEXAS 78681 NOVEMBER, 2015

#### CITY OF ROUND ROCK PROJECT NO. SDP1506-0001

**DESIGN PROFESSIONALS:**

**CIVIL ENGINEER / APPLICANT:**

ANTONIO A. PRETE, P.E.  
WAELTZ & PRETE, INC.  
3000 JOE DIMAGGIO BLVD. #72  
ROUND ROCK, TEXAS 78665  
PH: (512) 505-8953  
EMAIL: tony@w-pinc.com

**ARCHITECT:**

JEFF ERVIN, LEED BD+C  
STG DESIGN  
828 WEST 6TH ST. SUITE 300  
AUSTIN, TEXAS 78703  
PH: (512) 899-3501  
EMAIL: jervin@stgdesign.com

**LANDSCAPE ARCHITECT:**

JUSTIN LINDABURY  
TBG PARTNERS, INC.  
1705 GUADALUPE ST. SUITE 500  
AUSTIN, TEXAS 78701  
PH: (512) 327-1011  
EMAIL: justin.lindabury@tbg-inc.com

**IMPERVIOUS COVER**

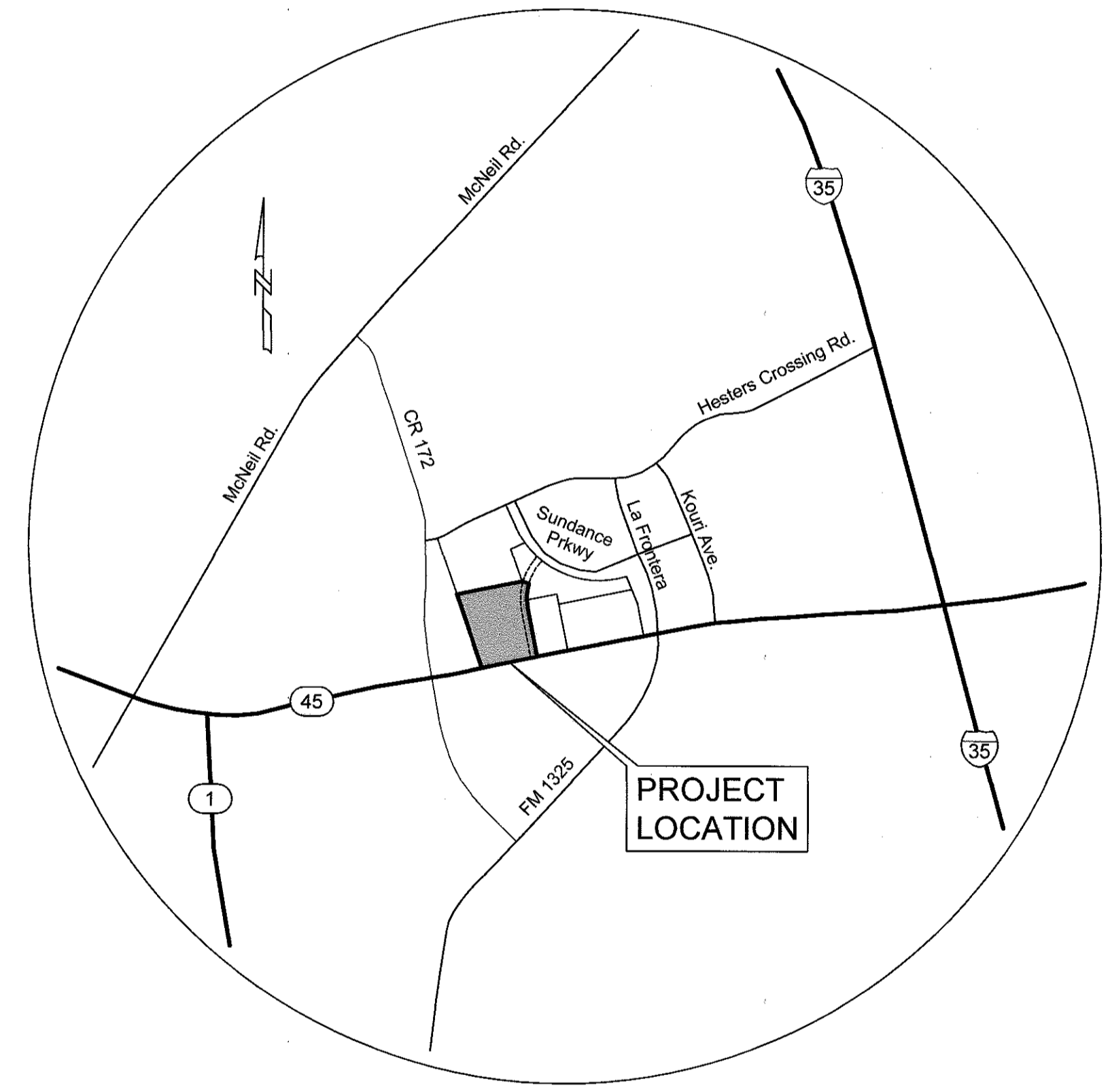
	EXISTING	PROPOSED
PUBLIC SIDEWALK, STREETS, CURB & GUTTER	0 SF	0 SF
BUILDING FOOTPRINT (WITHIN LIMITS OF LOT ONLY)	0 SF	200,376 SF
PARKING, PRIVATE SIDEWALK (WITHIN LIMITS OF LOT ONLY)	0 SF	107,158 SF
TOTAL	0 SF	307,534 SF
TOTAL AREA OF DISTURBANCE (LOC)	0 SF	464,916 SF

**SUBMITTAL DATE TRACKING TABLE:**

SUBMITTAL TYPE	DATE SUBMITTED	DATE RETURNED
PRE-SUBMITTAL MEETING	26FEB15	NA
PRELIMINARY SITE PLAN	05JUN15	25JUN15
FULL SITE PLAN	19NOV15	-
RESUBMITTAL #1	-	-
APPROVAL	-	-

**NOTES:**

- THESE PLANS ARE NOT TO BE CONSIDERED FINAL FOR CONSTRUCTION UNTIL ACCEPTED BY THE CITY. CHANGES MAY BE REQUIRED PRIOR TO APPROVAL.
- THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN 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 OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.
- THIS SITE IS LOCATED WITHIN THE EDWARDS AQUIFER RECHARGE ZONE. EXISTING WATER QUALITY AND DETENTION FACILITIES, WHICH HAVE BEEN SIZED FOR THIS SITE, ARE LOCATED ON LOT 1, BLOCK D OF THE LA FRONTERA SECTION 3B SUBDIVISION. ADDITIONAL WATER QUALITY TREATMENT IS PROVIDED FOR THE DRAINAGE BASIN THAT FLOWS TO THE WEST.
- NO PORTION OF THIS SITE IS WITHIN THE FEMA 1% ANNUAL CHANCE FLOODPLAIN, PER PANEL NUMBER 48491C0630E, DATED SEPTEMBER 26, 2008
- ALL SIGNAGE WILL REQUIRE A SEPARATE SIGN PERMIT. APPROVAL OF A SITE DEVELOPMENT PERMIT OR BUILDING PERMIT DOES NOT CONSTITUTE APPROVAL OF SIGNAGE.



LOCATION MAP  
NTS



**SHEET INDEX**

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C-12	WATER LINE PLAN
C-13	WATER LINE PROFILE (1 OF 5)
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A1.01	DUMPSTER DETAILS

STATE OF TEXAS

COUNTY OF WILLIAMSON

I, ANTONIO A. PRETE, P.E., DO HEREBY CERTIFY THAT THE PUBLIC WORKS AND DRAINAGE IMPROVEMENTS DESCRIBED HEREIN HAVE BEEN DESIGNED IN COMPLIANCE WITH THE SUBDIVISION AND BUILDING REGULATION ORDINANCES AND STORMWATER DRAINAGE POLICY ADOPTED BY THE CITY OF ROUND ROCK, TEXAS.



ANTONIO A. PRETE, P.E.  
STATE OF TEXAS #93759

15 Apr 16

DATE

JOB NO.: 067-001

ACCEPTED FOR CONSTRUCTION:

*Jeff Ervin*  
CITY OF ROUND ROCK, TEXAS  
PLANNING AND DEVELOPMENT SERVICES DEPARTMENT

DATE

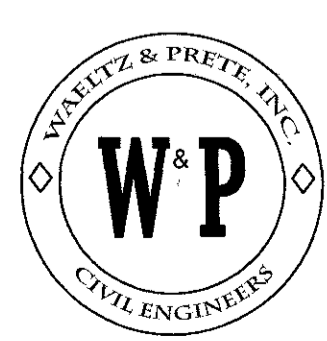
SWPPP PERMIT # \_\_\_\_\_  
RECORDED PLAT DOC # **2016026537**

METER I.D.	METER #	UTILITY BILLING ACCOUNT
METER		

OWNER:

MR. STEVEN M. FRECHE  
W2 REAL ESTATE PARTNERS  
221 WEST 6TH STREET  
AUSTIN, TEXAS 78701  
PH: (512) 381-6103  
EMAIL: sfreche@w2rep.com

ENGINEER:



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ROUND ROCK, TX. 78665  
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FIRM TX. REG. #F-10308

REVISIONS:

No.	Date	Revision	ACC.	DATE