BLOSSOM RANCH UNIT 1A OFF-SITE WATER SAN ANTONIO, TEXAS 16" OVERSIZE (12" REQUIRED) WATER MAIN EXTENSION

BID QUANTITIES

SPEC.						
ITEM	ITEM				UNIT	
NO.	NO.	DESCRIPTION	UNIT	QTY	PRICE	AMOUNT
WATER	DISTRIBUTIO	ON IMPROVEMENTS				
100	1.	Mobilization	LS	1	\$50,000.00	\$50,000.00
101	2.	R.O.W. Preparation	LS	1	\$10,000.00	\$10,000.00
100	3.	Intermediate Mobilization and Demobilzation (See Note 1 Belov	LS	1	\$25,000.00	\$25,000.00
856	4.	24" Steel Casing (Jack and Bore Complete) (See Note 2 Below)	LF	240	\$300.00	\$72,000.00
856	5.	36" Steel Casing (Jack and Bore Complete) (See Note 2 Below)	LF	52	\$450.00	\$23,400.00
307	6.	Saw-Cut and Replace Concrete Rip-Rap	LS	1	\$25,000.00	\$25,000.00
828	7.	12" Gate Valve, MJ w/ Valve Box	EA	4	\$3,710.00	\$14,840.00
818	8.	16" x 12" Tee, MJ	EA	4	\$9,110.00	\$36,440.00
818	9.	12" PVC C-900 Class 235, DR 18	EA	301	\$85.10	\$25,615.10
818	10.	16" PVC C-900 Class 235, DR 18	LF	5,794	\$113.00	\$654,722.00
828	11.	16" Gate Valve, MJ w/ Valve Box	EA	10	\$4,947.00	\$49,470.00
834	12.	Standard Fire hydrant assembly	EA	12	\$7,200.00	\$86,400.00
836	13.	D.I. Fittings (Restrained)	TON	5	\$5,450.00	\$27,250.00
844	14.	2" Blowoff Assembly (Temporary)	EA	1	\$895.00	\$895.00
844	15.	2" Blowoff Assembly (Permanent)	EA	5	\$2,610.00	\$13,050.00
839	16.	Joint Restraints	LS	1	\$24,000.00	\$24,000.00
841	17.	Hydrostatic Pressure Test	EA	6	\$2,890.00	\$17,340.00
550	18.	Trench Excavation Protection	LF	6,095	\$0.35	\$2,133.25
847	19.	Chlorination	LF	6,095	\$0.55	\$3,352.25
530	20.	Traffic Control	LS	1	\$15,000.00	\$15,000.00
540	21.	TPDES	LS	1	\$10,000.00	\$10,000.00
TOTAL V	VATER DIST	RIBUTION IMPROVEMENTS:				\$1,185,907.60

TOTAL WATER DISTRIBUTION IMPROVEMENTS



Sheet D COVER SI **OVERALL** OVERALL **OVERALL** WATER DI WATER DI TRAFFIC (TRAFFIC C TRAFFIC (

TRAFFIC C

PREPARED FOR:

LENNAR HOMES OF TEXAS, INC. 100 NE LOOP 410, SUITE 1155 SAN ANTONIO, TX 78216

DECEMBER 2024



TBPE FIRM REGISTRATION #470 I TBPLS FIRM REGISTRATION #1002880





DEVELOPER'S NAME: LEN ADDRESS: 100 NE LOC CITY: SAN ANTONIO PHONE# (210) 889-551 SAWS BLOCK MAP# 082 TOTAL LINEAR FOOTAGE NUMBER OF LOTS <u>N/A</u>

SHEET INDEX

escription	Sheet No.
HEET	CW0.00
WATER DISTRIBUTION PLANS	CW1.00
WATER DISTRIBUTION PLANS	CW1.01
WATER DISTRIBUTION PLANS	CW1.02
STRIBUTION DETAILS	CW2.00
STRIBUTION NOTES	CW3.00
CONTROL DETAILS	CW4.00
CONTROL DETAILS	CW4.01
CONTROL DETAILS	CW4.02
CONTROL DETAILS	CW4.03

WATER (SAWS PRESSURE ZONE 4 (930 HGL))

NAR HOMES OF TX LAND A	ND CONS	<u>ST., LTD.</u>				
P 410, SUITE 1155						
STATE:TX	ZIP:	78216				
EMAIL: <u>RICHARD.</u>	MOTTOLE	NNAR.COM				
2_& 556_TOTAL_EDU'SN/A_TO	TAL ACR	EAGE <u>N/A</u>				
12"-301 LF JF PIPE: <u>16"-5.794 LF</u> PLAT NO						
SAWS JOB NO. <u>GCP-255162 (22-1117</u>)						





MATCHLINE "B" - SEE SHEET CW1.01



KEY TABLE

 $\langle A
angle$ 14' GAS, ELECTRIC, TELEPHONE & CABLE TELEVISION EASEMENT $\langle R \rangle$ APPROXIMATE LIMITS OF ZONE A DEFINED AS: "SPECIAL FLOOD HAZARD C VARIABLE WIDTH MONUMENT EASEMENT

FIRE FLOW NOTE:

DEPARTMENT FIRE MARSHAL.



AREAS (SFHAS) SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANGE FLOOD; NO BASE FLOOD ELEVATIONS DETERMINED." AS SCALED FROM THE F.E.M.A. FLOOD INSURANCE RATE MAP 530 F OF COMMUNITY PANEL 48029C0 0530F, DATED SEPTEMBER 29, 2010 FOR BEXAR COUNTY AND INCORPORATED AREAS.

FOR THE PROPOSED RESIDENTIAL DEVELOPMENT, THE PUBLIC WATER MAIN SYSTEM HAS BEEN DESIGNED FOR A MINIMUM FIRE FLOW DEMAND OF 1500 GPM AT 25 PSI RESIDUAL PRESSURE. THE FIRE FLOW REQUIREMENTS FOR INDIVIDUAL STRUCTURES WILL BE REVIEWED DURING THE BUILDING PERMIT PROCESS IN ACCORDANCE WITH THE PROCEDURES SET FORTH BY THE CITY OF SAN ANTONIO DIRECTOR OF DEVELOPMENT SERVICES DEPARTMENT AND THE SAN ANTONIO FIRE









 $\langle \mathsf{R} \rangle$ approximate limits of zone a defined as: "Special flood" HAZARD AREAS (SFHAS) SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANGE FLOOD; NO BASE FLOOD ELEVATIONS DETERMINED." AS SCALED FROM THE F.E.M.A. FLOOD INSURANCE RATE MAP 530 F OF COMMUNITY PANEL 48029C0 0530F, DATED SEPTEMBER 29, 2010 FOR BEXAR COUNTY AND



KEY TABLE

- INCORPORATED AREAS.
- $\langle \overline{\rm C} \rangle$ variable width monument easement

- (CONCURRENT PLATTING PLAT NO. 22-11800189)
- PLATTING PLAT NO. 24-11800081)
- PLATTING PLAT NO. 24-11800081)
- PLATTING PLAT NO. 24-11800081)
- $\langle L \rangle$ 14' ELECTRICAL EASEMENT (DOC NO 20130215364)

FIRE FLOW NOTE:

LUCKEY RANCH UNIT 2 (CONCURRENT PLATTING PLAT NO. 24-11800081) APPROXIMATE LIMITS OF ZONE A DEFINED AS: "SPECIAL FLOOD HAZARD AREAS (SFHAS) SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANGE FLOOD; NO BASE FLOOD ELEVATIONS DETERMINED." AS SCALED FROM THE F.E.M.A. FLOOD INSURANCE RATE MAP 530 F OF COMMUNITY PANEL 48029C0 0530F, DATED SEPTEMBER 29, 2010 FOR BEXAR COUNTY AND

 $\langle \mathsf{D}
angle$ 28' GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT LUCERO AT LUCKEY RANCH UNIT 1 (CONCURRENT PLATTING PLAT NO. 22-11800189)

(E) VARIABLE WIDTH IRREVOCABLE INGRESS/EGRESS, DRAIN, SANITARY SEWER, WATER, GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT LUCERO AT LUCKEY RANCH UNIT 1 (CONCURRENT PLATTING PLAT NO. 22-11800189) $\langle F \rangle$ variable width irrevocable ingress/egress, drain, sanitary sewer, WATER, GAS, ELECTRIC, TELEPHONE AND CABLE TV EASEMENT LUCERO AT LUCKEY RANCH UNIT 2 (CONCURRENT PLATTING PLAT NO. 24-11800081) $\langle \mathsf{G} \rangle$ 20' PUBLIC DRAINAGE EASEMENT LUCERO AT LUCKEY RANCH UNIT 1

 $\langle \mathsf{H}
angle$ 1' VEHICULAR NON-ACCESS EASEMENT (NOT TO SCALE) LUCERO AT LUCKEY RANCH UNIT 1 (CONCURRENT PLATTING PLAT NO. 22-11800189)

 $\langle J
angle$ 12' water easement lucero at luckey ranch unit 2 (concurrent

 $\langle \mathsf{K} \rangle$ 10' water easement lucero at luckey ranch unit 2 (concurrent

IN AN EFFORT TO MEET THE CITY OF SAN ANTONIO'S FIRE FLOW REQUIREMENTS FOR THE PROPOSED RESIDENTIAL DEVELOPMENT, THE PUBLIC WATER MAIN SYSTEM HAS BEEN DESIGNED FOR A MINIMUM FIRE FLOW DEMAND OF 1500 GPM AT 25 PSI RESIDUAL PRESSURE. THE FIRE FLOW REQUIREMENTS FOR INDIVIDUAL STRUCTURES WILL BE REVIEWED DURING THE BUILDING PERMIT PROCESS IN ACCORDANCE WITH THE PROCEDURES SET FORTH BY THE CITY OF SAN ANTONIO DIRECTOR OF DEVELOPMENT SERVICES DEPARTMENT AND THE SAN ANTONIO FIRE DEPARTMENT FIRE MARSHAL.

.e: Dec 20, 2024, 3:52pm User ID: crodriguez :: P:\111\64\40\Design\Civil\16 Inch Oversize Water Main Plans\16WTDT—111

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 H. HUNDER, R. D. KARLEN, MICHAEL, M

TYPICAL SANITARY SEWER/WATER CROSSING DETAIL NOT-TO-SCALE

NSTRUCTION INSPECTION DIVISION AT SHUTDOWN. THE CONTRACTOR MUST S RELATED TO THE TIE-INS; THIS IS OR THE PROJECT AND IT IS THE

SAWS EMERGENCY OPERATIONS

- KNOWN AS TRANSITE PIPE WHICH IS ITAINING MATERIAL (ACM), MAY BE TS. SPECIAL WASTÈ MANAGEMENT REQUIREMENTS WILL BE APPLICABLE OF THIS PIPE OCCURS. SUCH WORK CIFICATION ITEM NO. 3000, "SPECIAL CEMENT PIPE".
- TOR IS TO ABANDON A WATER MAIN, THE ABANDONING BRANCH WILL BE PLUG. (NSPI)
- NG OR JOINT RESTRAINT SHALL BE IAIN LOCATIONS: DEAD ENDS, PLUGS, BENDS. IN ACCORDANCE WITH THE AND ITEM NO. 839, IN THE SAWS RUCTION.
- FY THAT NO PORTION OF THE TRACT FEET WHERE THE STATIC PRESSURE THE DEVELOPER OR BUILDER SHALL STOMER'S SIDE OF THE METER, AN TOR IN CONFORMANCE WITH THE AN ANTONIO. NO DUAL SERVICES S/ARE REQUIRED FOR SUCH LOT(S), SHALL BE ALLOWED. *NOTE: A
- PROJECTS LESS THAN 800 LINEAR ALL BE DISINFECTED WITH DRY HTH CUMENTS OR AS DIRECTED BY THE TOTAL LENGTH OF 800 FEET. THIS FOLLOWED FOR MAIN REPAIRS. THE PPROPRIATE SAFETY MEASURE TO ECTION OPERATIONS.
- ESIDENTIAL AREAS ARE REQUIRED TO NTION DEVICES MUST BE APPROVED
- RESSURE TESTED, CHLORINATED, AND E-IN AND USE.
- HOWN ON PLANS OR NOT SHOWN ON ALL ONLY BE OPERATED BY SAWS AND ONLY WITH PRIOR WRITTEN PRODUCTION AND OPERATIONS AND DEPARTMENTS. CONTRACTOR SHALL INSPECTOR A MINIMUM OF TWO ORDINATION PROCESS AND WILL BE DIVISION VALVE WILL BE OPERATED ECTION STAFF. THE DIVISION VALVE ISTRIBUTION AND COLLECTION STAFF CONTRACTOR. OPERATION OF A PRIOR WRITTEN APPROVAL OF THE TAFF WILL CONSTITUTE A MATERIAL TRACT OR PERMIT IN ADDITION TO LITY FOR ANY AND ALL FINES, FEES, QUENTIAL, THAT MAY ARISE FROM OR HE VALVE WITHOUT PRIOR WRITTEN THE APPROVAL OF THE OPERATION
- VALVE CAN TAKE SEVERAL WEEKS ALSO HAVE A VALVE LID LABELED ANISM INSTALLED WITH A KEY. THE PAID FOR BY THE CONTRACTOR BUT ION AND COLLECTION STAFF.

PROJECT WATER NOTES

- EXISTING MAINS OF ANY SIZE MUST 1. MACHINE CHLORINATION BY THE S.A.W.S.
 - . ALL 8", 12" AND 16" PIPE SHALL BE P.V.C. C-900 CLASS 235 DR 18.
- TOR TO SEQUENCE THE WORK 3. ALL MAINS SHALL BE HYDROSTATICALLY TESTED BY THE CONTRACTOR, PROVIDED FOR IN THE SPECIAL CONDITIONS.
 - 4. THE WATER LINES WILL BE SET FROM THE STREET HUBS BEFORE CONTRACT BEGINS. STREET CUT SHEETS WILL BE SUPPLIED TO CONTRACTOR. THERE SHOULD BE NO ADDITIONAL STAKES REQUIRED, AND SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO INSPECT THE SITE VERIFY THAT ALL STAKES REQUIRED FOR HIS WORK ARE IN PLACE AT TIME THE CONSTRUCTION BEGINS. IF ANY STAKES ARE MISSING ENGINEER SHOULD BE NOTIFIED IMMEDIATELY. AFTER CONSTRUCTION BEGIN ALL CONSTRUCTION STAKES, MARKS, ETC., SHALL BE CAREFULLY PRESERV BY THE CONTRACTOR, AND IN CASE OF DESTRUCTION OR REMOVAL BY CONTRACTOR, HIS EMPLOYEE OR ANY OTHER MEANS, SUCH STAKES, MARK ETC., SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
 - . THE CONTRACTOR SHALL FURNISH THE ENGINEER WITH ALL THE FIN, MEASUREMENTS, TAPS AND LENGTH OF SERVICE CONNECTIONS.
 - 6. THE LOT CORNERS WILL BE SET BY THE ENGINEER FOR INSTALLATION OF WATER SERVICES. THESE LOT CORNERS SHALL BE CAREFULLY PRESERVED THE CONTRACTOR SO THE METER BOXES CAN BE SET IN PHASE II. ANY CORNER DESTROYED OR REMOVED BY THE CONTRACTOR, HIS EMPLOYEES, BY ANY OTHER MEANS SHALL BE REPLACED AT THE CONTRACTOR'S EXPENS
 - . STREETS WILL HAVE BEEN EXCAVATED DOWN TO SUBGRADE AND PARKWAY WILL BE CUT DOWN TO TOP OF CURB BY THE STREET CONTRACTOR PRIOR TO CONSTRUCTION OF THE WATER MAINS. IT WILL BE THE UTILI CONTRACTOR'S RESPONSIBILITY TO PROVIDE A PAD FOR HIS EQUIPMENT.
- ALL SUCH LOCATIONS WHERE THE 8. WATER METER BOXES IF APPLICABLE SHALL BE INSTALLED NINE FEET FR FACE OF CURB TO CENTER OF THE METER BOX.
 - 9. ALL GARBAGE OR SPOIL MATERIAL FROM THIS WORK SHALL BE REMOVE FROM THE SITE BY THE CONTRACTOR, AT HIS EXPENSE.
- AS A PRESSURE REDUCING VALVE 10. FINAL CONNECTION TO THE EXISTING WATER MAIN SHALL NOT BE MADE UNI WATER MAIN HAS BEEN PRESSURE TESTED, CHLORINATED AND THE S.A.W RELEASES THE MAIN FOR TIE-IN AND USE.
 - . UNIT PRICE BID FOR "STANDARD FIRE HYDRANT ASSEMBLY" SHALL INCLU FIRE HYDRANT, 6-INCH GATE VALVE AND 6-INCH VALVE BOX COMPLET ANCHOR BEND, AND ALL 6-INCH DI PIPE REQUIRED (DI PIPE REQUIRED SHA INCLUDE ALL PIPE FROM THE TEE ON THE MAIN LINE TO THE FIRE HYDRANT
 - 2. WHEN SEWER LINES ARE INSTALLED IN THE VICINITY OF WATER MAINS, SU INSTALLATION SHALL BE IN STRICT ACCORDANCE WITH THE TEXAS NATUR RESOURCE CONSERVATION COMMISSION "RULES AND REGULATIONS FOR PUBL WATER SYSTEMS" (1988 OR ANY REVISIONS THERETO).
 - 13. A CLEAR SPACE SHALL BE PROVIDED AROUND ALL FIRE HYDRANTS. AREA SHOULD HAVE A MINIMUM DIAMETER OF 3.0' AND BE CLEAN VERTICAL OBSTRUCTIONS, VALVES, AND METER BOXES.
- WATER MAIN SHALL NOT BE MADE 14. SAWS REQUIRES LEAD FREE (< 0.25%) FIRE HYDRANTS.
 - 15. UNLESS OTHERWISE NOTED ALL SERVICES SHALL BE 3/4" WITH 5/8" METER

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JECT WATER NOTES	
CHINE CHLORINATION BY THE S.A.W.S.	
L 8", 12" AND 16" PIPE SHALL BE P.V.C. C-900 CLASS 235 DR 18. L MAINS SHALL BE HYDROSTATICALLY TESTED BY THE CONTRACTOR, AS OVIDED FOR IN THE SPECIAL CONDITIONS.	2
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C., SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE. E CONTRACTOR SHALL FURNISH THE ENGINEER WITH ALL THE FINAL CASUREMENTS, TAPS AND LENGTH OF SERVICE CONNECTIONS.	AATE OF TELAO
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L GARBAGE OR SPOIL MATERIAL FROM THIS WORK SHALL BE REMOVED OM THE SITE BY THE CONTRACTOR, AT HIS EXPENSE.	AS 000
IAL CONNECTION TO THE EXISTING WATER MAIN SHALL NOT BE MADE UNTIL TER MAIN HAS BEEN PRESSURE TESTED, CHLORINATED AND THE S.A.W.S. LEASES THE MAIN FOR TIE-IN AND USE.	30 H I DALL/ 10.375.901 3M #1002881
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WS REQUIRES LEAD FREE (< 0.25%) FIRE HYDRANTS.	IIO I AL OOP 41 VEERING
	SAN AN 2000 NV TEXAS EI
	SITE WATE
	LOSSOM RANCH UNIT 1A OFF- 16" OVERSIZE (12" REQUIRED) WATER MAIN SAN ANTONIO, TEXAS WATER DISTRIBUTION NOTES
WATER (SAWS PRESSURE ZONE 4 (930 HGL))	BLOSSOM RANCH UNIT 1A OFF- 16" OVERSIZE (12" REQUIRED) WATER MAIN SAN ANTONIO, TEXAS WATER DISTRIBUTION NOTES
WATER (SAWS PRESSURE ZONE 4 (930 HGL)) DEVELOPER'S NAME: LENNAR HOMES OF TX LAND AND CONST., LTD. ADDRESS: 100 NE LOOP 410, SUITE 1155	BLOSSOM RANCH UNIT 1A OFF- BLOSSOM RANCH UNIT 1A OFF- 16" OVERSIZE (12" REQUIRED) WATER MAIN SAN ANTONIO, TEXAS MATER DISTRIBUTION NOTES
WATER (SAWS PRESSURE ZONE 4 (930 HGL))	BLOSSOM RANCH UNIT 1A OFF. BLOSSOM RANCH UNIT 1A OFF. 16" OVERSIZE (12" REQUIRED) WATER MAIN SAN ANTONIO, TEXAS DATE NOVEMBER 5074 DESIGNER CR THECKED JA DRAWN JE

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