



Grosenbacher Road 16-Inch On-Site Water Main Project
Solicitation Number: CO-00254
Job No.: 18-1221

ADDENDUM 1
January 18, 2019

To Bidder of Record:

This addendum, applicable to work referenced above, is an amendment to the bid proposal, plans and specifications and as such will be a part of and included in the Contract Documents. Acknowledge receipt of this addendum by entering the Addendum number and issue date on the space provided in submitted copies of the bid proposal.

RESPONSES TO QUESTIONS

- 1. Question: Is this a rebid of the Grosenbacher Road 16-Inch Approach and Border Main Project?**
Response: No. However this is a continuation of that project.
- 2. Question: When will the job start/be awarded?**
Response: Bid opening is Friday, January 25, 2019. The project will be awarded after the February 12 board meeting, and construction can begin soon after.
- 3. Question: Should the Mobilization and Prep ROW items read max 10% and 5% respectively of items 1 - 17 as opposed to items 1 - 18?**
Response: It should be items 1 -17. Attached is the revised Bid Proposal.
- 4. Question: Is it known when the construction of Stoney Creek Subdivision will begin? If so, when will the project break ground?**
Response: Yes, the Stoney Creek Subdivision is currently in Construction.
- 5. Question: What permits are required for this project? Who is responsible for acquiring said permits?**
Response: Floodplain, SWPPP, and Tree Permit. The tree permit will be required even if no trees will be removed; which is why there is no line item for Tree Protection. Developer responsibility.
- 6. Question: Is a project schedule available? If so, can it be provided?**
Response: Contractor is responsible to mobilize within 30 days from notice to proceed and has 60 days to complete the work. Please refer to front end documents for reference.

CHANGES TO THE SPECIFICATIONS

- 1.** Line items 18 and 19 have been revised. Revised Bid Proposal is attached.

This Addendum, including these two (2) pages, is nine (9) pages with attachments in its entirety.

Attachments:

- Bid Proposal**
- Tree Protection Plan**
- Tree Permit**



Patrick Murphy, P.E.
Cude Engineers, L.L.C.



BID PROPOSAL

PROPOSAL OF _____, a corporation

a partnership consisting of

an individual doing business as

THE SAN ANTONIO WATER SYSTEM:

Pursuant to Instructions and Invitation to Bidders, the undersigned proposes to furnish all labor and materials as specified and perform the work required for the project as specified, in accordance with the Plans and Specifications for the following prices to wit:

(PLEASE SEE ATTACHED PDF LIST OF BID ITEMS)

TOTAL BASE BID PRICE

\$ _____

Mobilization and Prep of ROW shall be limited to the maximum percentage shown. **If the percentage exceeds the allowable maximum stated for mobilization and or preparation of ROW, SAWS reserves the right to cap the amount at the percentages shown and adjust the extensions of the bid items accordingly.**

BIDDER'S SIGNATURE & TITLE

FIRM'S NAME (TYPE OR PRINT)

FIRM'S ADDRESS

FIRM'S PHONE NO. /FAX NO.

FIRM'S EMAIL ADDRESS

The Contractor herein acknowledges receipt of the following:
Addendum Nos. _____

OWNER RESERVES THE RIGHT TO ACCEPT THE OVERALL MOST RESPONSIBLE BID.

The bidder offers to construct the Project in accordance with the Contract Documents for the contract price, and to complete the Project within **60** calendar days after the start date, as set forth in the Authorization to Proceed. **The bidder understands and accepts the provisions of the contract Documents relating to liquidated damages of the project if not completed on time.**

Complete the additional requirements of the Bid Proposal which are included on the following pages.

Quotes						
Line No.	Item No.	Item Description	Unit	Quantity	Unit Price	Total
1	1	16" WATER TIE-IN	EA	1		
2	2	16"C-900 WATER MAIN, CLASS 235 DR 18 (RESTRAINED)	LF	3059		
3	3	8" C-900 WATER MAIN, CLASS 165 DR 25 (RESTRAINED)	LF	62		
4	4	16" GATE VALVE & BOX, COMPLETE	EA	8		
5	5	8" GATE VALVE & BOX, COMPLETE	EA	9		
6	6	STANDARD F.H. COMPLETE W/ VALVE	EA	7		
7	7	CAST IRON FITTINGS	TN	8.852		
8	8	6" CONC. ENCASEMENT	LF	173		
9	9	2" AUTO AIR RELEASE VALVE ASSEMBLY, COMPLETE	EA	3		
10	10	2" TEMPORARY BLOWOFF	EA	1		
11	11	2" PERMANENT BLOWOFF	EA	1		
12	12	HYDROSTATIC TEST	EA	1		
13	13	TRENCH EXCAVATION PROTECTION	LF	3121		
14	14	CLEARING	AC	0.278		
15	15	HYDROMULCH & SEEDING	SY	4090		
16	16	TOP SOIL (3")	CY	341		
17	17	SWPPP	LS	1		
18	18	MOBILIZATION (NOT TO EXCEED 10% ITEMS 1 - 17 TOTAL)	LS	1.00		
19	19	PREPARING RIGHT-OF-WAY (NOT TO EXCEED 5% ITEMS 1 - 17 TOTAL)	LS	1.00		

A/P #	2405281	Type	TREEPERM	Issued Date	08/27/2018	Issued By	138163
Parcel	57267						
Location	SITE WORK STONEY CREEK 1.4 MILES NORTH OF THE INTERSECTION OF GROSENBACHER RD & HWY 90						
Owner							
Phone							
Address							
Country	<input type="checkbox"/> Foreign						

Applicant's Full Name LESLIE OSTRANDER		Address 211 N. LOOP 1604 E	
Day Phone (210)375-9000 x	Fax	SAN ANTONIO TX	
Pager		78232	

Fees	
PERMIT FEE TREE PRESERVATION	2000.00
REVIEW FEE RESIDENTIAL TREE PRESERVATION	100.00
TREE CANOPY - RESIDENTIAL	2000.00
REVIEW FEE AFTER HOURS TREE	300.00
Total Paid	4400.00

Declared Value	0.00	Type of Work	NEW
Calculated Value	0.00	Square Footage	0.00
Actual Value	0.00		

Comments
 // AP#2405281/SITE WORK STONE CREEK SUBDIVISION UNIT 2/A4/2015 TREE ORDINANCE/1.4 MILES NORTH OF THE INTERSECTION OF GROSENBACHER RD & HWY 90

MASTER TREE PLAN FOR STONEY CREEK SUBDIVISION

// TECHNICAL REVIEW COMMENTS // HG 8.27.18 //

// STATUS: APPROVED (TREE SURVEY METHOD)

// PLEASE SEE COMMENTS/CONDITIONS BELOW:

-APPROVAL VALID FOR 180 DAYS

-(3 OR 4)-1.5" CALIPER NATIVE MEDIUM TO LARGE SHADE TREES PER LOT REQUIRED AT BUILDING STAGE.

-CONSTRUCTION ON INDIVIDUAL RESIDENTIAL LOTS OUTSIDE OF CITY LIMITS AND WITHIN EXTRATERRITORIAL JURISDICTION ARE REQUIRED TO SUBMIT A TREE PERMIT APPLICATION REFERENCING APPROVED TREE PRESERVATION PLAN TO VERIFY COMPLIANCE AT BUILDING STAGE. FAILURE TO DO SO COULD INCUR CESSATION OF ON-SITE CONSTRUCTION, ADDITIONAL MITIGATION, AND/OR WORK WITHOUT PERMIT PENALTIES.

-THIS SUBDIVISION IS SUBJECT TO A MASTER TREE PLAN (AP #2405281) WHICH REQUIRES COMPLIANCE BY THE OWNERS OF ALL PROPERTY WITHIN THE PLAT BOUNDARY, AND THEIR EMPLOYEES AND CONTRACTORS, AND SHALL BE BINDING ON ALL SUCCESSORS IN TITLE EXCEPT FOR OWNERS OF SINGLE-FAMILY RESIDENTIAL LOTS SUBDIVIDED HEREUNDER FOR WHICH CONSTRUCTION OF A RESIDENTIAL STRUCTURE HAS BEEN COMPLETED. THE MASTER TREE PLAN IS ON FILE AT THE CITY OF SAN ANTONIO ARBORISTS OFFICE. NO TREES OR UNDERSTORY SHALL BE REMOVED WITHOUT PRIOR APPROVAL OF THE CITY ARBORIST OFFICE PER 35-477(H).

-PRIOR TO COMMENCEMENT OF ANY ACTIVITIES REQUIRING A TREE PERMIT, THE APPLICANT SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE CITY ARBORIST TO REVIEW PROCEDURES FOR PROTECTION AND MANAGEMENT OF ALL SIGNIFICANT, HERITAGE OR MITIGATION TREES (CAN BE SCHEDULED WITH TREE FENCING INSPECTION)

-CALL 207.2222 TO SCHEDULE A PRE-CONSTRUCTION & FENCING INSPECTION (PER SECTION 35-477 OF THE UDC, SUBSECTION TREE PERMITS (5) (C)

-IT SHALL BE THE RESPONSIBILITY OF THE PERMIT HOLDER TO MAINTAIN A COPY OF THE APPROVED TREE PLANS, APPROVED TREE PERMIT AND THE CONDITIONS OF APPROVAL IMPOSED BY THE CITY ARBORIST READILY AVAILABLE AT THE SITE AT ALL TIMES DURING WHICH AUTHORIZED WORK IS IN PROGRESS. ALL OFFSITE STAGING, STORAGE, PROJECT TRAILERS, EMPLOYEE PARKING, ETC. IS REQUIRED APPLY FOR A TEMPORARY USES APPLICATION AND TO COMPLY WITH THE TERMS AND CONDITIONS OF THE APPROVED TREE PERMIT.

-**FAILURE TO SCHEDULE A FENCING INSPECTION PRIOR TO START OF WORK MAY RESULT IN A STOP WORK ORDER OR A PENALTY OF \$1000.00 OR BOTH. (SECTION 35-523 OF THE UDC, SUBSECTION (k)(2) THE BARRIER SHALL BE IN PLACE BEFORE ANY SITE WORK IS INITIATED AND MAINTAINED THROUGHOUT THE CONSTRUCTION PROCESS)

// NOTE: APPLICATION IS FOR SITE WORK AND TREE REMOVAL PURPOSES. APPROVAL IS FOR TREE REMOVAL ONLY.

// GENERAL NOTES, TERMS, AND CONDCTIONS:

Report Date 08/27/2018 02:52 PM

Submitted By

Page 2

*Approval valid for 180 days (per UDC Chapter 35-477 (i) (2) (note: for A-3's & site work permits for tree removal only)

35-523 (k) (5) All offsite staging, storage, project trailers, employee parking, etc. are required to comply with the terms and conditions of the approved tree permit.

35-477 (j) It shall be the responsibility of the permit holder to maintain a copy of the tree permit, the data and drawings required by this section, and the conditions of approval imposed by the City Arborist readily available at the site at all times during which the authorized work is in progress.

35-523 (k) (4) All broken branches & exposed roots 2" in diameter or greater of Significant, Heritage or mitigation trees shall be cut cleanly. For oak species, in order to prevent oak wilt infection, wounds must be painted within 30 min.

21-170 (b) All wounds to the trunk, limbs, and root system of oak trees in the city that expose sapwood shall be painted within 30 min. of the wound with asphaltic, exterior oil or latex based paint.

35-511 (e) A protective barrier, beginning at the outside of the dripline of the tree, to protect the root protection zone shall be erected and maintained until construction is completed.

35-523 (k) (2) The barrier shall be in place before any site work is initiated and maintained throughout the construction process.

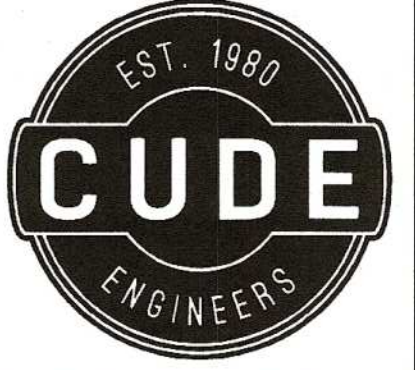
35-477 (5) (c) A pre-construction meeting is required to review procedures for protection and management of all significant, heritage or mitigation trees. This can be scheduled with the Fencing Inspection, 207.1111. Reference AP# provided above.

35-477 (h) Amendments. Notification and approval of the city arborist are required if changes need to be made to an approved tree preservation plan. Approval of the changes must be received from the city arborist, in writing, before commencement of any work that is the subject of the change or field adjustment.

35-523 (j) (1) Root Protection Zone: A root protection zone must be established around the trunk of each tree preserved or mitigation tree. The root protection zone shall be an area defined by an average radius extending outward from the trunk of the tree a distance of one (1) linear foot for each inch (DBH). The root protection zone area shall be preserved at natural grade, with natural groundcover. No cutting, filling, trenching, root disturbance, soil disturbance, or construction impacts shall occur closer to the trunk than one-half (?) the root protection zone radius except in parking areas where approved alternative materials and methods are used, construction may be as close as five (5) feet from the root flares on one (1) side of the tree. Filling shall be allowed to accomplish water conservation goals established by the City of San Antonio or by a public utility. Native understory vegetation within the root protection zone shall be preserved, however this requirement does not apply to root protection zone areas that have been landscaped using native, drought tolerant plants. The root protection zone may be shifted and clustered as long as there is no construction closer to the trunk than one-half (?) the root protection zone radius. The construction of sidewalks shall be allowed in the root protection zone, as long as excavation does not exceed three (3) inches. The area contained within a root protection zone required under this subsection must be left in a previous condition after construction and development are completed unless approved alternative construction methods are used. The arborist shall establish a written set of technical criteria on which such approval shall be based. These criteria will be updated at least every five (5) years with the assistance of a committee consisting of, at a minimum, the city arborist, the regional urban forester from the Texas Forest Service, a landscape architect and an engineer. During construction activity on the site, at least a six-inch layer of coarse mulch shall be placed and maintained over the root protection zone. The impervious cover may encroach within the root protection zone if said encroachment is approved by the city arborist.

Please forward a copy to the contractor on site with a copy of the plat or plan (if applicable) for posting on site. A copy of the approved permit and plan must be on site during site work.

// IF YOU HAVE ANY QUESTIONS, PLEASE FEEL FREE TO CONTACT ME AT HERMINIO.GRIEGO@SANANTONIO.GOV OR (210) 207-6042.



4122 Pond Hill Road, Suite 101
San Antonio, Texas 78231
P: (210) 681.2951 F: (210) 523.7112

STONEY CREEK SUBDIVISION
TREE PRESERVATION PLAN

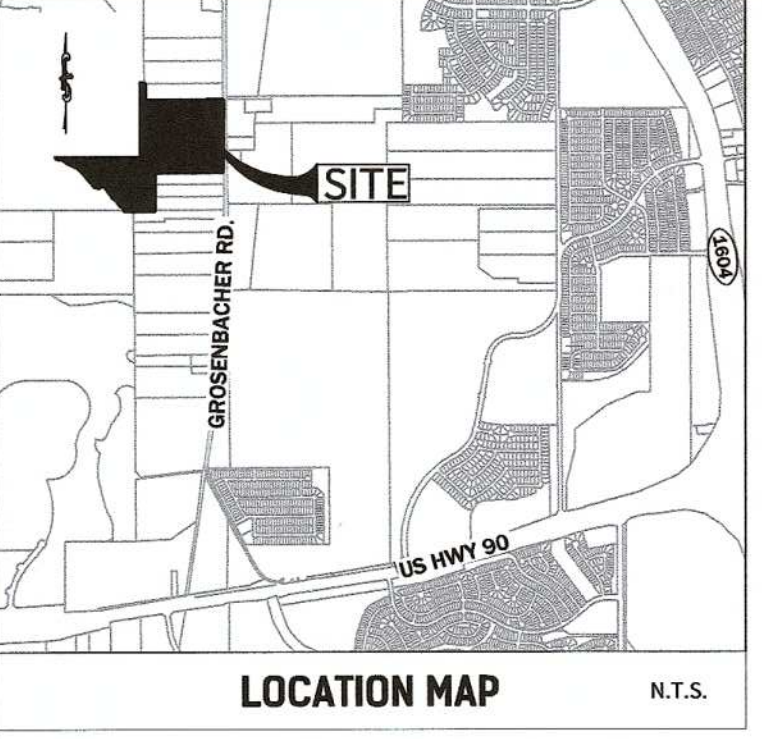
DATE
8/16/2018
PROJECT NO.
03056.004
DRAWN BY
BZ/MGM
CHECKED BY
WPM

REVISIONS table with 9 rows and 2 columns (No., Description)

CUDE ENGINEERS
TBPE No. 455
TBPLS No. 10048500

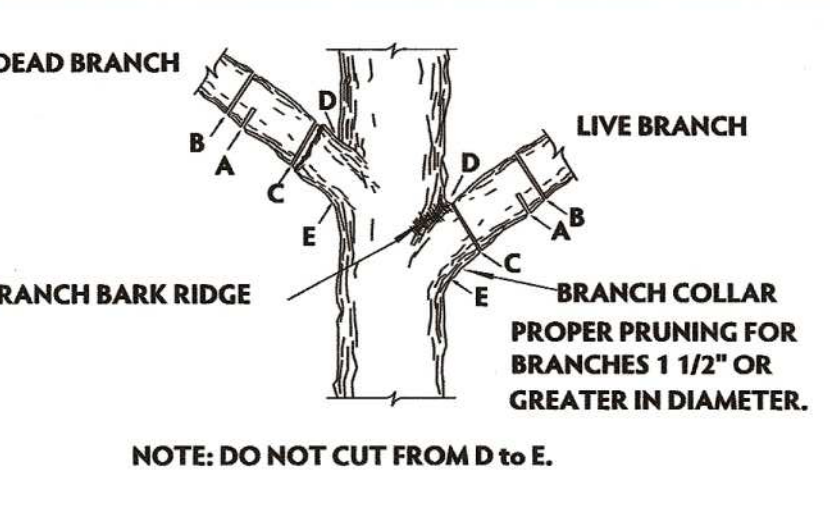
PLAT NO.
N/A

E1



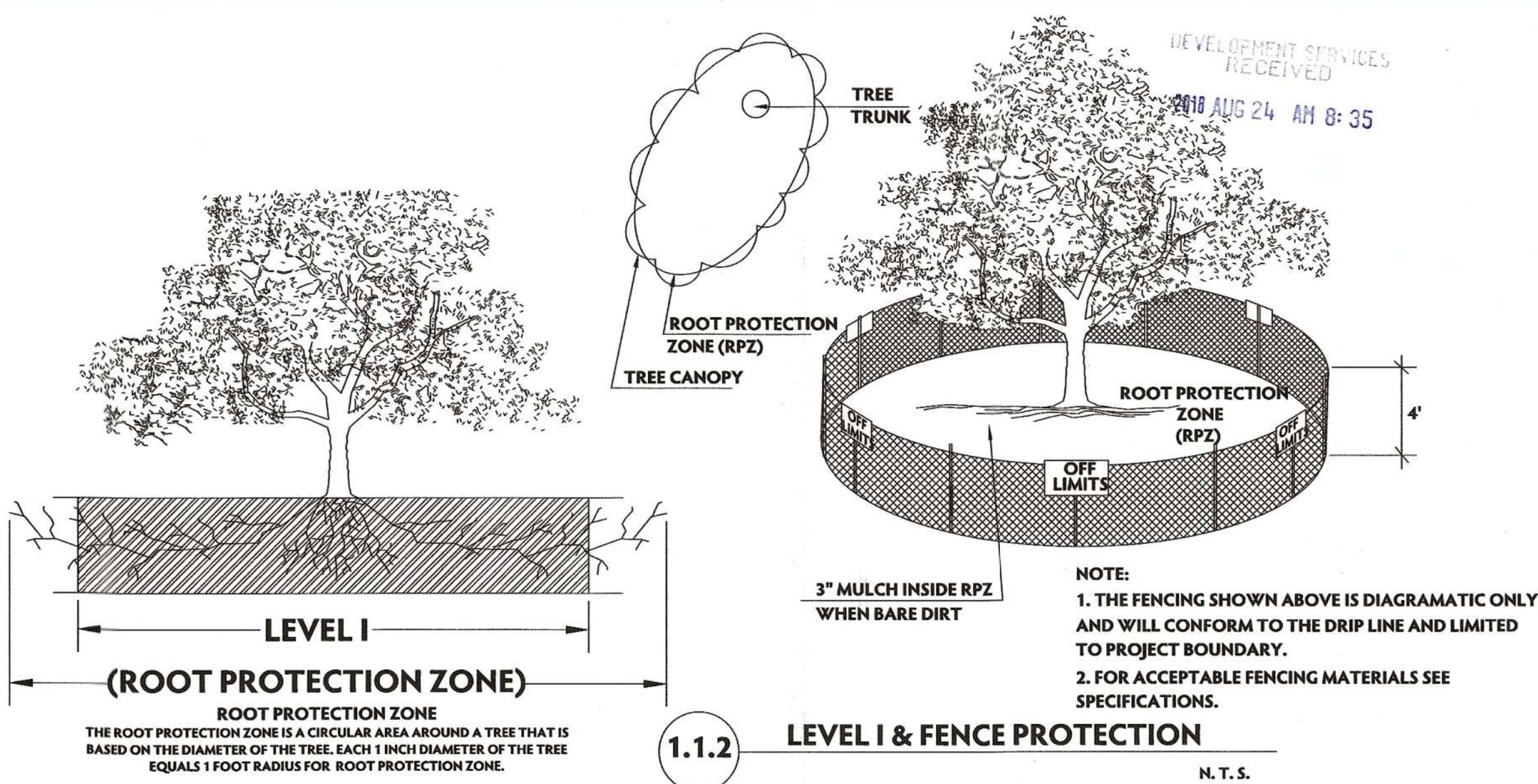
DEVELOPER
CONTINENTAL HOMES OF TEXAS, L.P.
CONTACT PERSON: JAMES HINDMARSH
211 N LOOP 1604 E, STE. 130
SAN ANTONIO, TX 78232
TEL: (210) 496-2668
FAX: (210) 582-0961

- NOTES:
1. STONEY CREEK SUBDIVISION IS SUBJECT TO THE CITY OF SAN ANTONIO 2010 TREE ORDINANCE.
2. NON-EXEMPT TREES ARE CLASSIFIED AS TREES LOCATED OUTSIDE EXEMPT AREAS (STREET R.O.W. & EASEMENTS) & ARE THE TREES USED IN CALCULATING MINIMUM PRESERVATION REQUIREMENTS PER THE 2010 TREE ORDINANCE.
3. ANY SUBSEQUENT NOTES DEALING WITH ROOT PROTECTION DO NOT APPLY TO RESIDENTIAL DEVELOPMENTS.
4. ALL EXISTING TREES DEMOTED ON THIS PLAN TO BE PRESERVED AS SHOWN AND PROTECTED AT THE ROOT PROTECTION ZONE (RPZ). THE RPZ SHALL BE DETERMINED BY TREE SIZE (RECOMMENDED 12" RADIUS FROM TRUNK FOR EVERY 1" DIAMETER OF TRUNK AT 4.5' FROM GROUND) WITH A MINIMUM 5' DIAMETER FROM THE TRUNK.
5. A (CHAINLINK OR ORANGE MESH FENCE) BARRIER AROUND THE RPZ SHALL BE ERRECTED AND MAINTAINED UNTIL CONSTRUCTION IS COMPLETED.
6. RPZ SHALL BE SUSTAINED IN A NATURAL STATE AND SHALL BE FREE FROM VEHICULAR OR MECHANICAL TRAFFIC; NO FILL, EQUIPMENT, LIQUIDS, OR CONSTRUCTION DEBRIS SHALL BE PLACED INSIDE THE PROTECTIVE BARRIER.
7. THE RPZ SHALL BE COVERED WITH 6" OF COARSE MULCH TO REDUCE MOISTURE STRESS.
8. ANY DAMAGE DONE TO EXISTING TREE CROWNS OR ROOT SYSTEMS SHALL BE REPAIRED IMMEDIATELY. ALL WOUNDS TO OAKS WILL BE PAINTED WITH PRUNING PAINT WITHIN 30 MINUTES AFTER DAMAGE. ROOTS EXPOSED DURING CONSTRUCTION OPERATIONS WILL BE CUT CLEANLY.
9. THE PROPOSED FINISH GRADE AND ELEVATION OF LAND WITHIN THE ROOT PROTECTION ZONE OF ANY TREE TO BE PRESERVED SHALL NOT BE RAISED OR LOWERED MORE THAN 3". WELLING AND RETAINING METHODS ARE ALLOWED OUTSIDE THE RPZ.
10. THE RPZ SHALL REMAIN PERVIOUS, I.E. GROUND COVER OR TURF AT COMPLETION OF LANDSCAPE DESIGN.
11. PROTECTED TREES SHALL BE PROTECTED UNTIL SUCH TIME AS THE CONCRETE WORK CAN BE STAKED TO DETERMINE ITS DISTANCE FROM SIGNIFICANT TREES. (IF FOUND THAT THE CONCRETE WORK WILL BE CLOSER THAN 5', THE CONTRACTOR WILL MEET WITH REPRESENTATIVES OF THE ENVIRONMENTAL REVIEW DEPARTMENT TO MINIMIZE IMPACT.)
12. CONTRACTOR TO UPDATE TREE PRESERVATION PLAN FOR CHANGES DURING CONSTRUCTION AND NOTIFY ENGINEER ACCORDINGLY. THE REVISED TREE PRESERVATION PLAN WILL BE RESUBMITTED AND APPROVED BY THE CITY OF SAN ANTONIO ARBORIST DEPARTMENT UPON FINAL ACCEPTANCE OF ALL SUBDIVISION IMPROVEMENTS.
13. NO MORE THAN 25% OF TREES PLANTED FOR MITIGATION SHALL BE OF THE SAME SPECIES.
14. TWO (2) 1.5" CALIPER TREES REQUIRED TO BE PLANTED ON EACH RESIDENTIAL LOT.
15. NOTE: TYPICAL BUILDING SETBACK DIMENSIONS ARE:
FRONT = 20'
REAR = 20'
SIDE = 5'
SIDE ADJACENT TO STREET = 10'

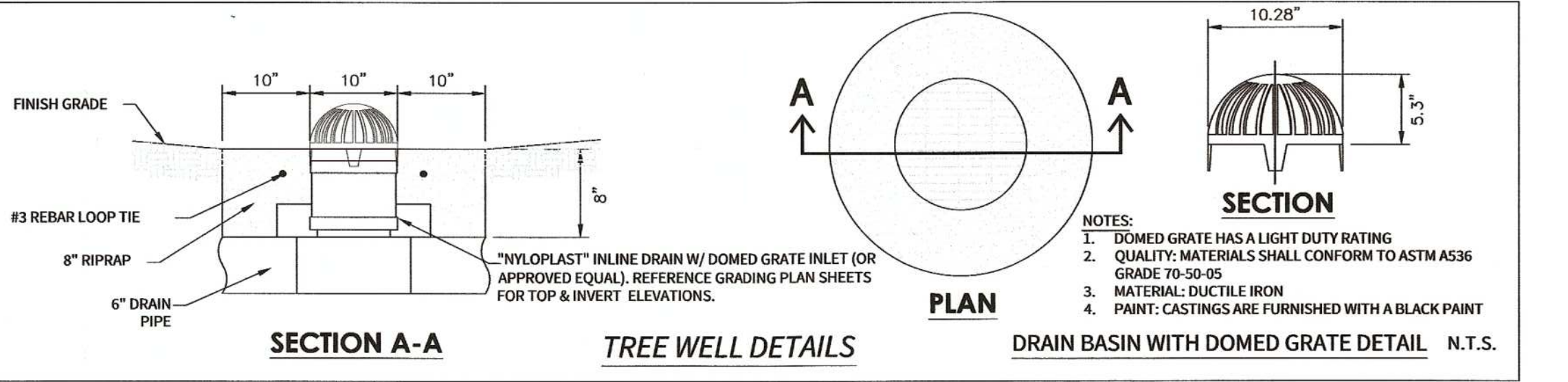


- NOTE: DO NOT CUT FROM D TO E.
A. FIRST CUT - TO PREVENT THE BARK FROM BEING PEELED WHEN THE BRANCH FALLS.
B. SECOND CUT - TO REDUCE THE WEIGHT OF BRANCH.
C. FINAL CUT - ALLOW FOR HEALING COLLAR BUT NO STUBS.
D. BRANCH RIDGES - INDENT PROPERLY BRANCH RIDGES WHICH ARE SITE FOR DECAY.

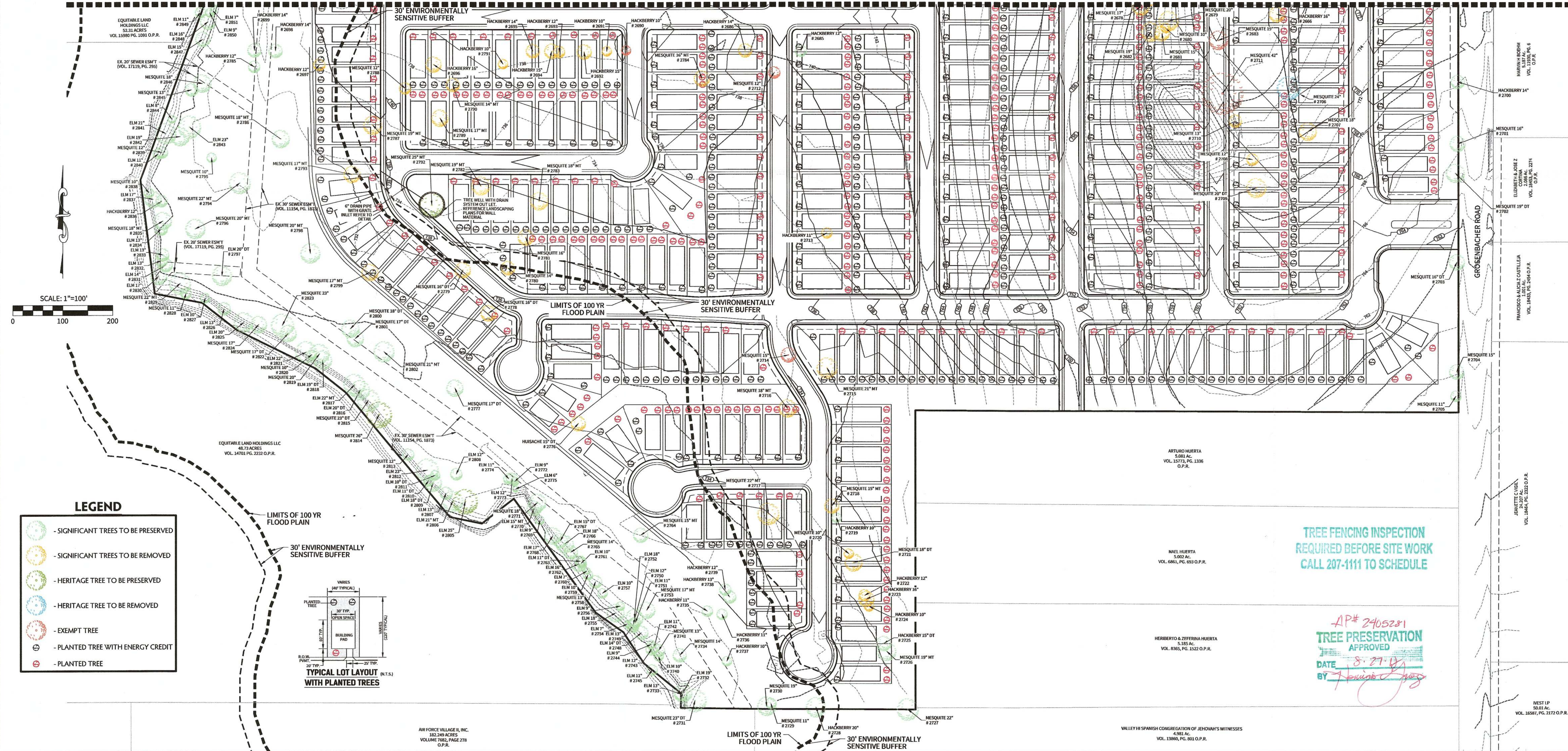
FOR OAKS ONLY: PAINT ALL WOUNDS OR CUTS WITH PRUNING PAINT WITHIN 20 MIN TO PREVENT THE SPREAD OF OAK WILT.



- NOTE:
1. THE FENCING SHOWN ABOVE IS DIAGRAMATIC ONLY AND WILL CONFORM TO THE DRIP LINE AND LIMITED TO PROJECT BOUNDARY.
2. FOR ACCEPTABLE FENCING MATERIALS SEE SPECIFICATIONS.

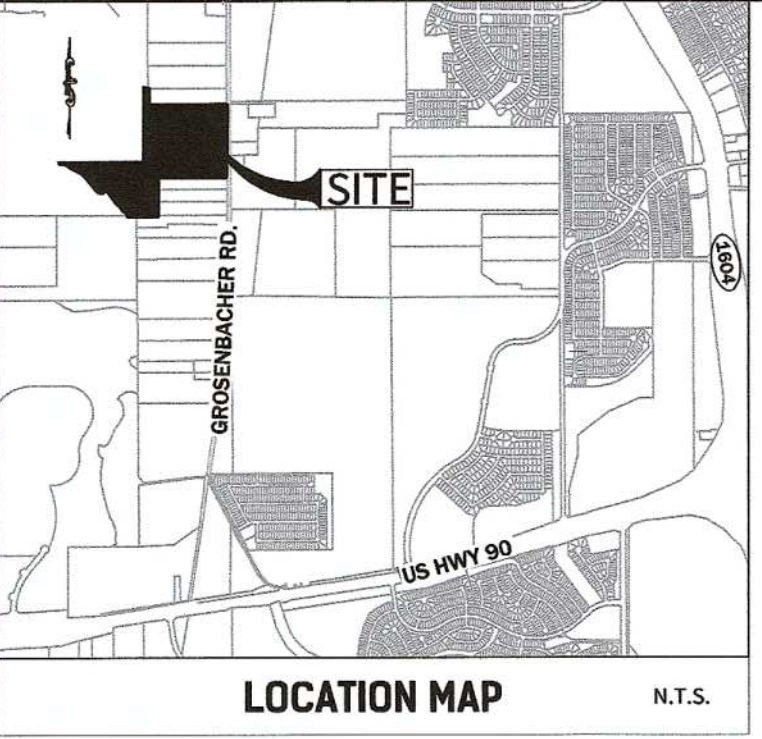


- NOTES:
1. DOMED GRATE HAS A LIGHT DUTY RATING.
2. QUALITY MATERIALS SHALL CONFORM TO ASTM A536 GRADE 70-50-05.
3. MATERIAL: DUCTILE IRON.
4. PAINT: CASTINGS ARE FURNISHED WITH A BLACK PAINT.

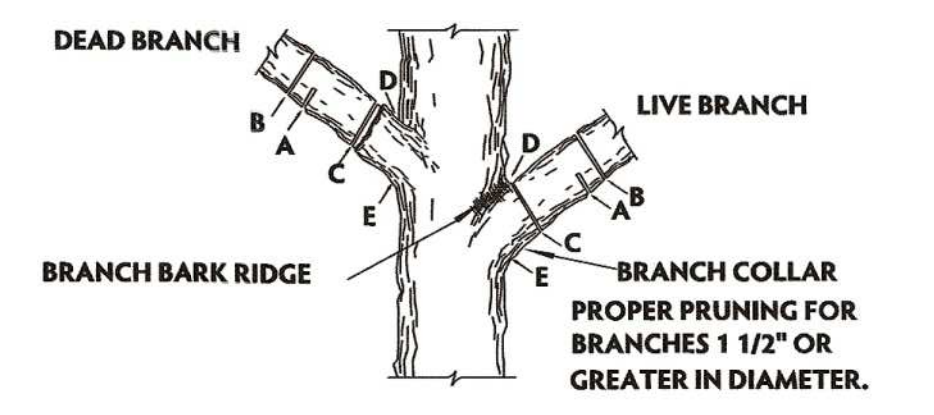
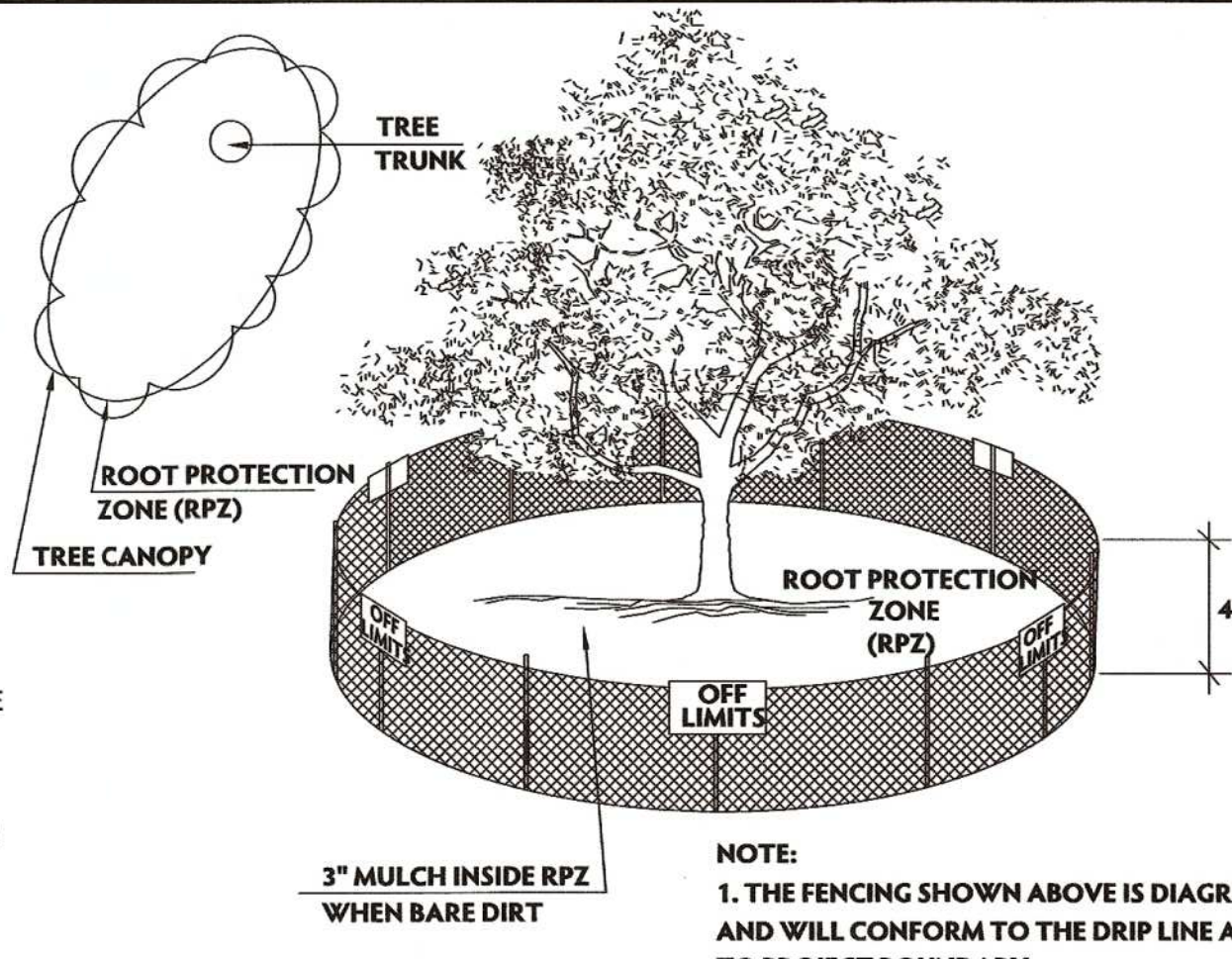


TREE FENCING INSPECTION
REQUIRED BEFORE SITE WORK
CALL 207-1111 TO SCHEDULE

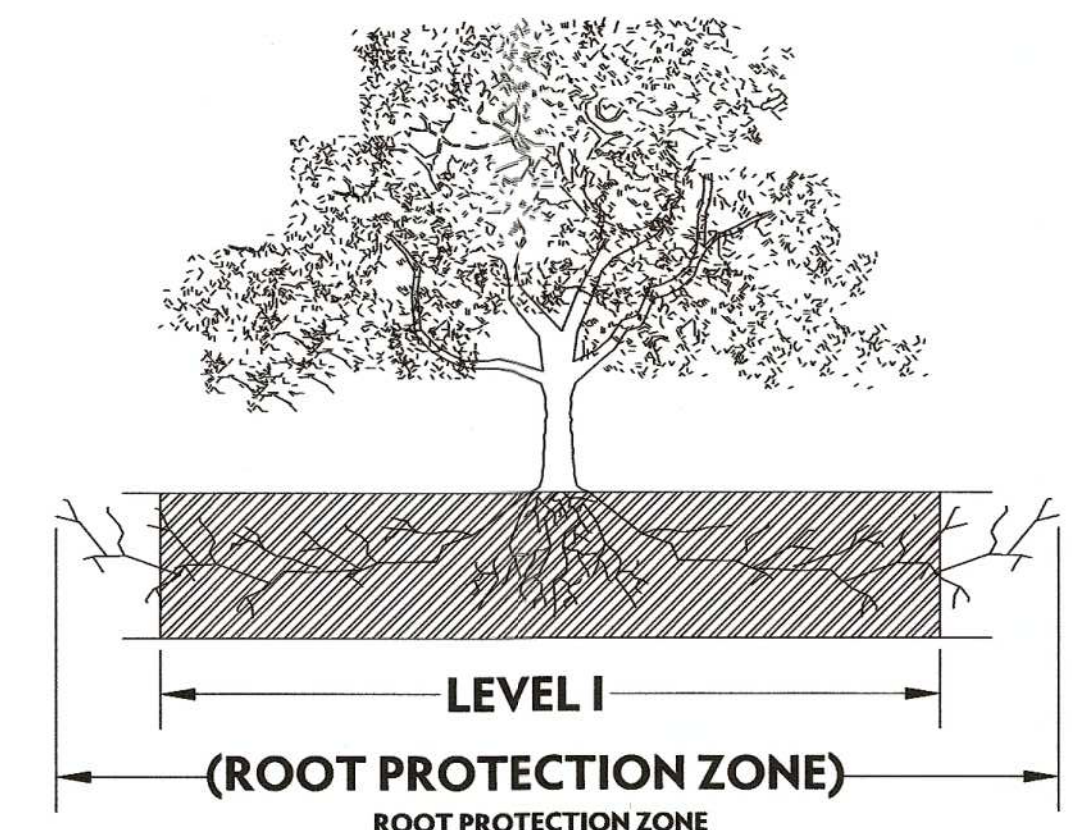
AP# 2405281
TREE PRESERVATION
APPROVED
DATE 8-27-18
BY [Signature]



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SIDE ADJACENT TO STREET = 10'
 - 15.



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- FOR OAKS ONLY: PAINT ALL WOUNDS OR CUTS WITH PRUNING PAINT WITHIN 20 MIN TO PREVENT THE SPREAD OF OAK WILT.**



1.1.2 LEVEL I & FENCE PROTECTION

PRESERVATION CALCULATIONS - SIGNIFICANT TREES (OUTSIDE OF FLOODPLAIN)

SIGNIFICANT TREES TOTAL INCHES	= 818 INCHES
SIGNIFICANT TREES PRESERVED INCHES	= 169 INCHES
SIGNIFICANT TREES REMOVED INCHES	= 649 INCHES
SIGNIFICANT TREES PRESERVATION RATE (35% REQ.)	= 20.66%
EXCESS PRESERVATION CREDIT/DEFICIT (ABOVE 35% REQ.)	= 117 INCHES (DEFICIT)

PRESERVATION CALCULATIONS - HERITAGE (OUTSIDE OF ESA)

HERITAGE TREES TOTAL INCHES	= 49 INCHES
HERITAGE TREES PRESERVED INCHES	= 25 INCHES
HERITAGE TREES REMOVED INCHES	= 24 INCHES
HERITAGE TREES PRESERVATION RATE (100% REQ.)	= 51.02%
HERITAGE TREE PRESERVATION DEFICIT	= (24 x 1) = 24 INCHES

PRESERVATION CALCULATIONS - SIGNIFICANT TREES (INSIDE OF ESA)
N/A

PRESERVATION CALCULATIONS - HERITAGE (INSIDE OF ESA)
N/A

PRESERVATION CALCULATIONS - SIGNIFICANT TREES (INSIDE THE FLOOD PLAIN)

SIGNIFICANT TREES TOTAL INCHES	= 2659 INCHES
SIGNIFICANT TREES PRESERVED INCHES	= 2552 INCHES
SIGNIFICANT TREES REMOVED INCHES	= 107 INCHES
SIGNIFICANT TREES PRESERVATION RATE (80% REQ.)	= 95.98%

PRESERVATION CALCULATIONS - HERITAGE (INSIDE OF FLOOD PLAIN)

HERITAGE TREES TOTAL INCHES	= 179 INCHES
HERITAGE TREES PRESERVED INCHES	= 179 INCHES
HERITAGE TREES REMOVED INCHES	= 0 INCHES
HERITAGE TREES PRESERVATION RATE (100% REQ.)	= 100%
HERITAGE TREE PRESERVATION DEFICIT	= 0 INCHES

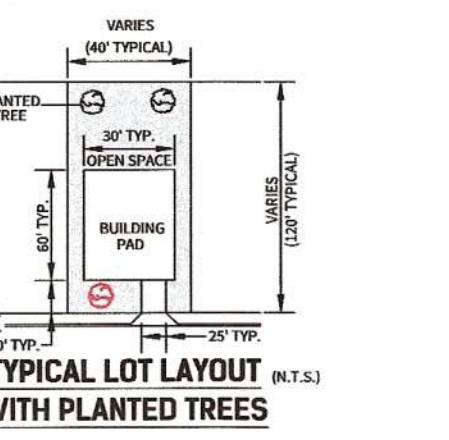
MITIGATION SUMMARY

SIGNIFICANT TREES (OUTSIDE OF FLOOD PLAIN)	117 INCHES (DEFICIT)
HERITAGE TREES (OUTSIDE OF ESA)	24 INCHES (DEFICIT)
PLANTED TREES (ABOVE TWO ~ 1.5 INCH REQ. PER LOT)	555 INCHES (CREDIT)
(370 EXTRA TREES X 1.5 INCH)	
TOTAL:	354 INCHES CREDIT

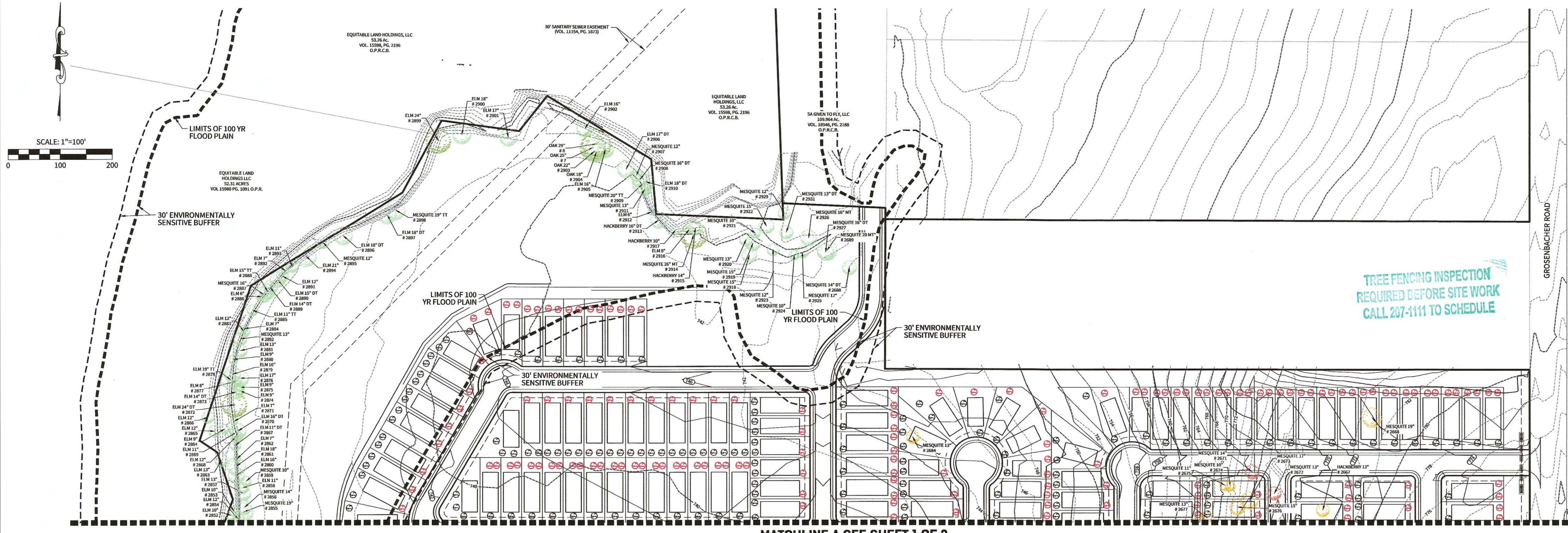
FINAL CANOPY CALCULATIONS

TOTAL PARCEL AREA (OUTSIDE OF FUTURE FLOODPLAIN)	= 2,511,961 S.F.
REQUIRED FINAL CANOPY COVERAGE (38% REQ.)	= 954,545 S.F.
PRESERVED TREE CANOPY	= 7,382 S.F.
PLANTED TREE-NO ENERGY CREDIT (531 x 875 S.F. x 0.9)	= 418,950 S.F.
PLANTED TREE-ENERGY CREDIT (580 x 875 S.F. x 0.9 x 1.5)	= 682,763 S.F.
TOTAL	1,109,094 S.F. (44.15%)
	1,110,669.5 S.F. (44.22%)

FINAL TOTAL CANOPY
= 1,109,094 S.F. (44.15%)
1,110,669.5 S.F. (44.22%)



- LEGEND**
- SIGNIFICANT TREES TO BE PRESERVED
 - SIGNIFICANT TREES TO BE REMOVED
 - HERITAGE TREE TO BE PRESERVED
 - HERITAGE TREE TO BE REMOVED
 - EXEMPT TREE
 - PLANTED TREE WITH ENERGY CREDIT
 - PLANTED TREE



**TREE FENCING INSPECTION
REQUIRED BEFORE SITE WORK
CALL 207-4111 TO SCHEDULE**

MATCHLINE A SEE SHEET 1 OF 3

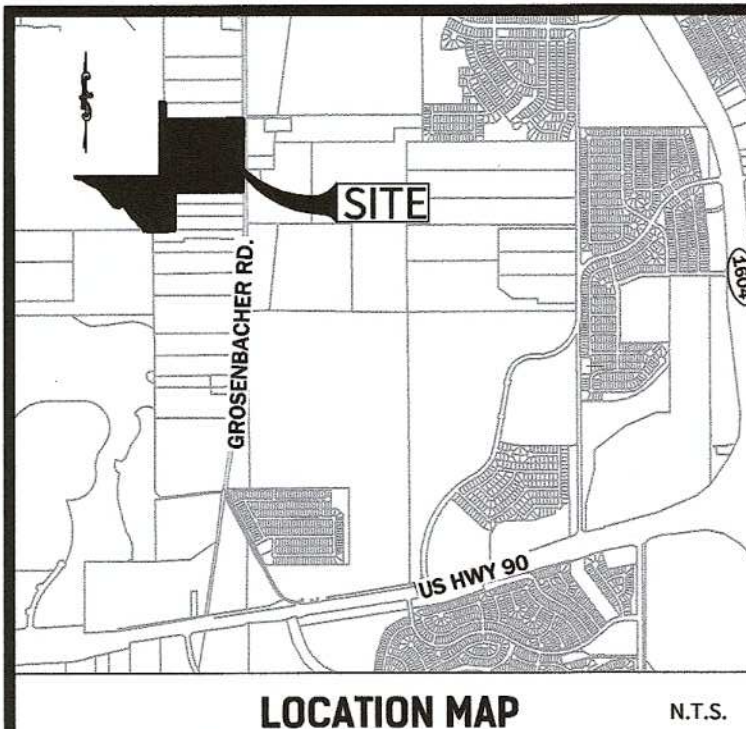
DATE	8/16/2018
PROJECT NO.	03056.004
DRAWN BY	BZ/MGM
CHECKED BY	WPM
REVISIONS	

- 1.
- 2.
- 3.
- 4.
- 5.
- 6.
- 7.
- 8.
- 9.

CUDE ENGINEERS
TBPE No. 455
TBPLS No. 10048500

PLAT NO.
N/A

E2

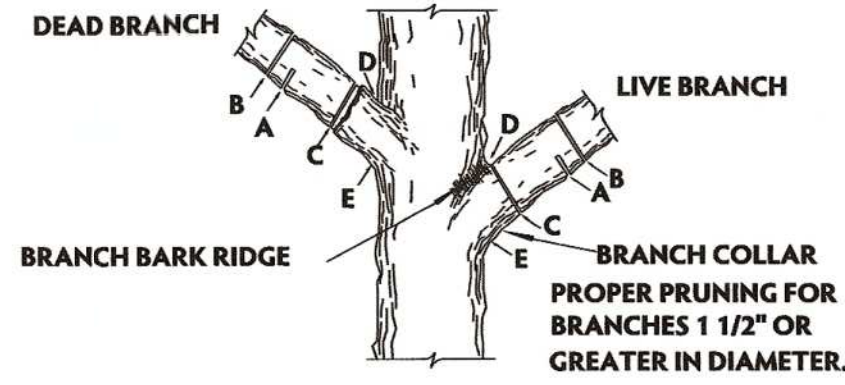


DEVELOPER
CONTINENTAL HOMES OF TEXAS, L.P.
CONTACT PERSON: JAMES HINDMARSH
211 N LOOP 1604 E, STE. 130
SAN ANTONIO, TX 78232
TEL: (210) 496-2668
FAX: (210) 582-0961

* DENOTES TREES WITHIN FLOOD PLAIN.

NOTES:

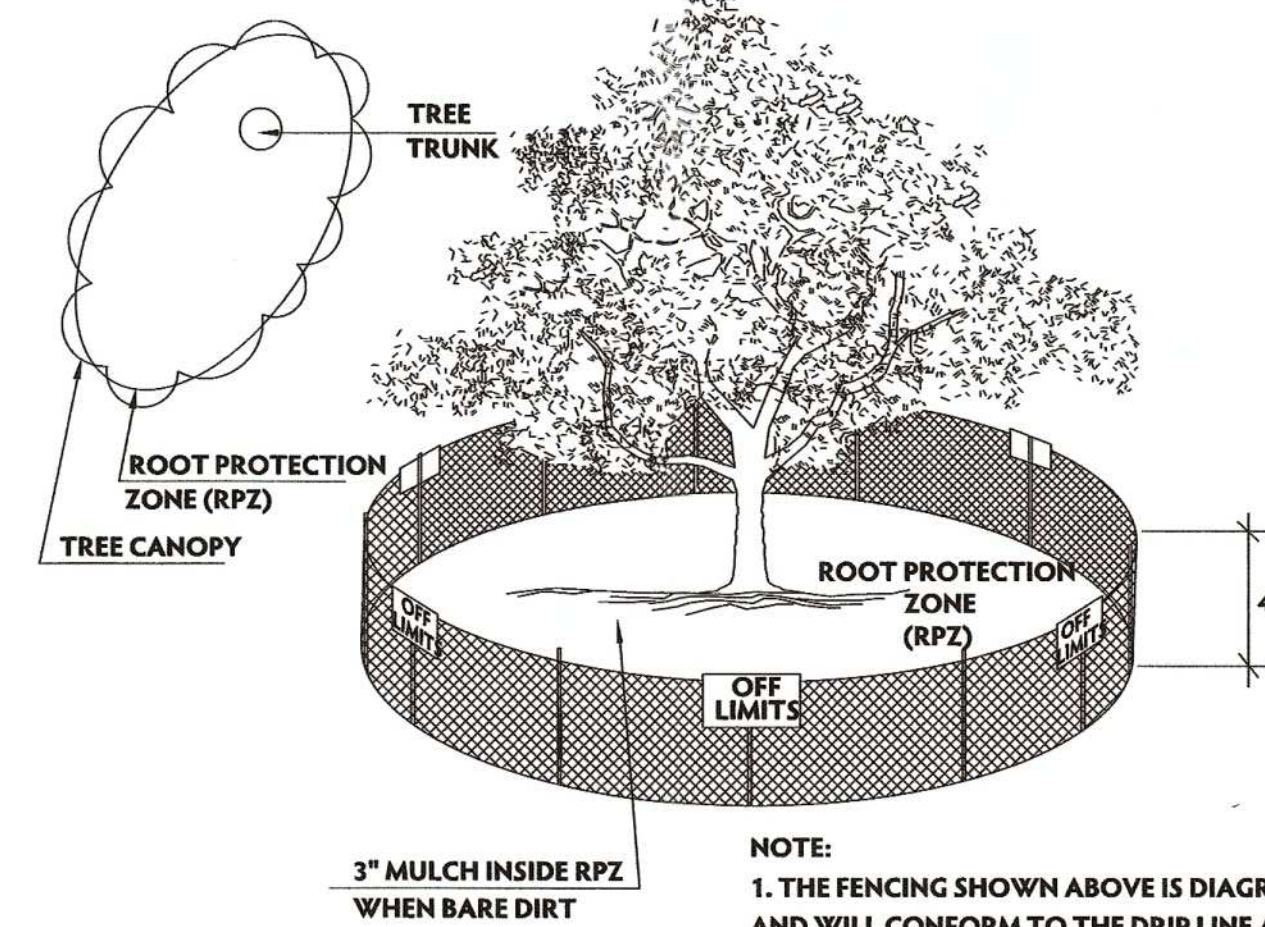
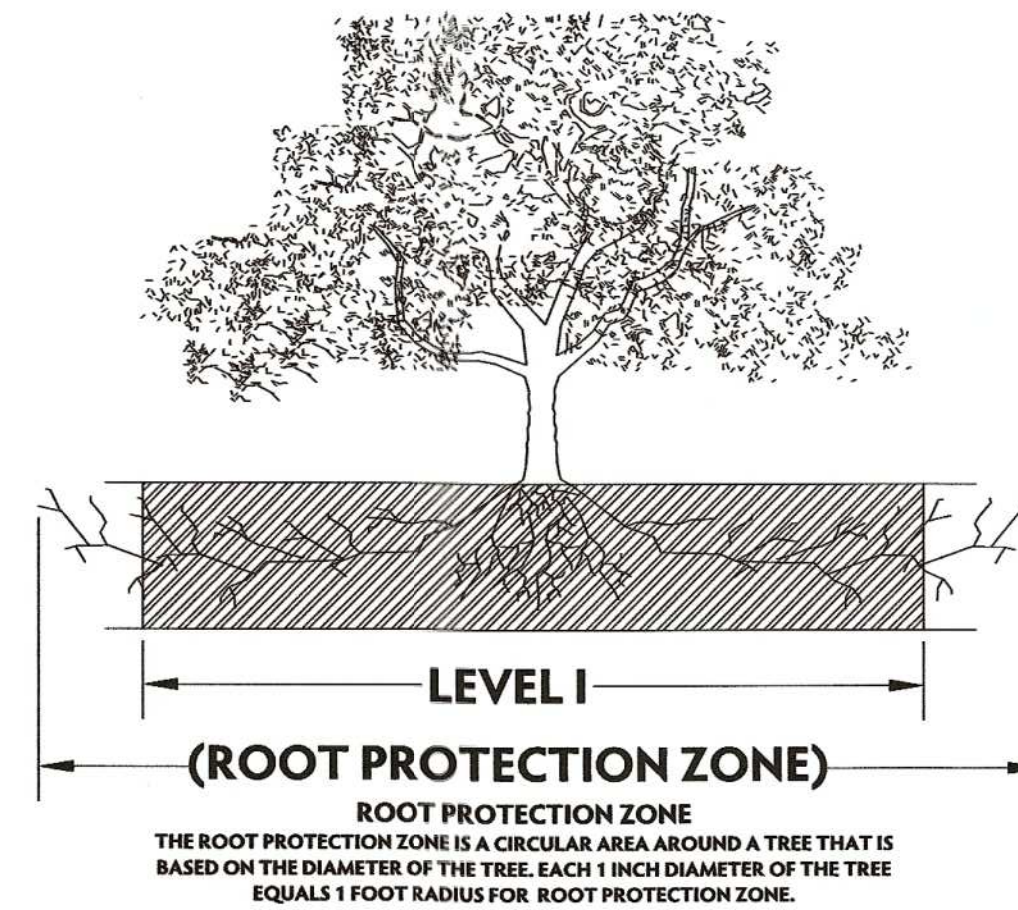
1. STONEY CREEK SUBDIVISION IS SUBJECT TO THE CITY OF SAN ANTONIO 2010 TREE ORDINANCE.
2. NON-EXEMPT TREES ARE CLASSIFIED AS TREES LOCATED OUTSIDE EXEMPT AREAS (STREET R.O.W. & EASEMENTS) & ARE THE TREES USED IN CALCULATING MINIMUM PRESERVATION REQUIREMENTS PER THE 2010 TREE ORDINANCE.
3. ANY SUBSEQUENT NOTES DEALING WITH ROOT PROTECTION DO NOT APPLY TO RESIDENTIAL DEVELOPMENTS.
4. ALL EXISTING TREES DENOTED ON THIS PLAN TO BE PRESERVED AS SHOWN AND PROTECTED AT THE ROOT PROTECTION ZONE (RPZ). THE RPZ SHALL BE DETERMINED BY TREE SIZE (RECOMMENDED 12" RADIUS FROM TRUNK FOR EVERY 1" DIAMETER OF TRUNK AT 4.5' FROM GROUND) WITH A MINIMUM 5' DIAMETER FROM THE TRUNK.
5. A (CHAINLINK OR ORANGE MESH FENCE) BARRIER AROUND THE RPZ SHALL BE ERCTED AND MAINTAINED UNTIL CONSTRUCTION IS COMPLETED.
6. RPZ SHALL BE SUSTAINED IN A NATURAL STATE AND SHALL BE FREE FROM VEHICULAR OR MECHANICAL TRAFFIC; NO FILL, EQUIPMENT, LIQUIDS, OR CONSTRUCTION DEBRIS SHALL BE PLACED INSIDE THE PROTECTIVE BARRIER.
7. THE RPZ SHALL BE COVERED WITH 6" OF COARSE MULCH TO REDUCE MOISTURE STRESS.
8. ANY DAMAGE DONE TO EXISTING TREE CROWNS OR ROOT SYSTEMS SHALL BE REPAIRED IMMEDIATELY. ALL WOUNDS TO OAKS WILL BE PAINTED WITH PRUNING PAINT WITHIN 30 MINUTES AFTER DAMAGE. ROOTS EXPOSED DURING CONSTRUCTION OPERATIONS WILL BE CUT CLEANLY.
9. THE PROPOSED FINISH GRADE AND ELEVATION OF LAND WITHIN THE ROOT PROTECTION ZONE OF ANY TREE TO BE PRESERVED SHALL NOT BE RAISED OR LOWERED MORE THAN 3". WELLING AND RETAINING METHODS ARE ALLOWED OUTSIDE THE RPZ.
10. THE RPZ SHALL REMAIN PEROUS, I.E. GROUND COVER OR TURF AT COMPLETION OF LANDSCAPE DESIGN.
11. PROTECTED TREES SHALL BE PROTECTED UNTIL SUCH TIME AS THE CONCRETE WORK CAN BE STAKED TO DETERMINE ITS DISTANCE FROM SIGNIFICANT TREES. (IF FOUND THAT THE CONCRETE WORK WILL BE CLOSER THAN 5', THE CONTRACTOR WILL MEET WITH REPRESENTATIVES OF THE ENVIRONMENTAL REVIEW DEPARTMENT TO MINIMIZE IMPACT.)
12. CONTRACTOR TO UPDATE TREE PRESERVATION PLAN FOR CHANGES DURING CONSTRUCTION AND NOTIFY ENGINEER ACCORDINGLY. THE REVISED TREE PRESERVATION PLAN WILL BE RESUBMITTED AND APPROVED BY THE CITY OF SAN ANTONIO ARBORIST DEPARTMENT UPON FINAL ACCEPTANCE OF ALL SUBDIVISION IMPROVEMENTS.
13. NO MORE THAN 25% OF TREES PLANTED FOR MITIGATION SHALL BE OF THE SAME SPECIES.
14. TWO (2) 1.5" CALIPER TREES REQUIRED TO BE PLANTED ON EACH RESIDENTIAL LOT.
15. NOTE: TYPICAL BUILDING SETBACK DIMENSIONS ARE:
FRONT = 20'
REAR = 20'
SIDE = 5'
SIDE ADJACENT TO STREET = 10'



NOTE: DO NOT CUT FROM D to E.

- A. FIRST CUT - TO PREVENT THE BARK FROM BEING PEELLED WHEN THE BRANCH FALLS.
- B. SECOND CUT - TO REDUCE THE WEIGHT OF BRANCH.
- C. FINAL CUT - ALLOW FOR HEALING COLLAR BUT NO STUBS
- D. BRANCH RIDGES - INDENT PROPERLY BRANCH RIDGES WHICH ARE SITE FOR DECAY.

FOR OAKS ONLY: PAINT ALL WOUNDS OR CUTS WITH PRUNING PAINT WITHIN 20 MIN TO PREVENT THE SPREAD OF OAK WILT.



1.1.2 LEVEL I & FENCE PROTECTION

N. T. S.

Number	Species	Significant Tree Inches Preserved	Significant Tree2 Inches Removed	Heritage Tree Inches Preserved	Heritage Tree3 Inches Removed	Exempt Tree	Shade value (Sq. ft.)
7	OAK 25*			25			
8	OAK 29*			29			
2666	HACKBERRY 16		16				
2667	HACKBERRY 13		13				
2668	MESQUITE 19		19				
2671	MESQUITE 14					14	
2672	MESQUITE 13					13	
2673	MESQUITE 17		17				
2674	MESQUITE 10		10				
2675	MESQUITE 11		11				
2676	MESQUITE 15		15				
2677	MESQUITE 13		13				
2678	MESQUITE 17		17				
2679	MESQUITE 20		20				
2680	MESQUITE 10		10				
2681	MESQUITE 15		15				
2682	MESQUITE 19		19				
2683	MESQUITE 19					19	
2684	MESQUITE 13		13				
2685	HACKBERRY 12						629
2686	HACKBERRY 14		14				
2688	MESQUITE 14 DT*	14					
2689	MESQUITE 20 MT*	20					
2690	HACKBERRY 10					10	
2691	HACKBERRY 10		10				
2692	HACKBERRY 15		15				
2693	HACKBERRY 12		12				
2694	HACKBERRY 15		15				
2695	HACKBERRY 14		14				
2696	HACKBERRY 16		16				
2697	HACKBERRY 12*		12				
2698	HACKBERRY 14*	14					
2699	HACKBERRY 14*	14					
2700	HACKBERRY 14		14				734
2701	MESQUITE 16		16				527
2702	MESQUITE 19 DT		19				626
2703	MESQUITE 16 DT		16				527
2704	MESQUITE 15		15				494
2705	MESQUITE 11		11				362
2706	MESQUITE 24				24		
2707	MESQUITE 18		18				
2708	MESQUITE 12		12				
2709	MESQUITE 20 DT		20				
2710	MESQUITE 13		13				
2711	MESQUITE 42						42
2712	MESQUITE 12						12
2713	HACKBERRY 11			11			
2714	MESQUITE 15					15	
2715	MESQUITE 21 MT		21				
2716	MESQUITE 18 MT		18				
2717	MESQUITE 22 MT		22				
2718	MESQUITE 15 MT		15				
2719	HACKBERRY 10	10					524
2720	MESQUITE 10		10				12
2721	MESQUITE 18 DT		18				
2722	HACKBERRY 12		12				
2723	HACKBERRY 16		16				
2724	HACKBERRY 10		10				
2725	HACKBERRY 15 DT	15					786
2726	MESQUITE 19 MT	19					626
2727	MESQUITE 22	22					725
2728	HACKBERRY 20*	20					
2729	MESQUITE 11*	11					

2730	MESQUITE 19*	19					
2731	MESQUITE 23 DT*	23					
2732	ELM 19*	19					
2733	ELM 13*	13					
2734	MESQUITE 14*	14					
2735	HACKBERRY 11*	11					
2736	HACKBERRY 11*	11					
2737	HACKBERRY 10*	10					
2738	HACKBERRY 13*	13					
2739	HACKBERRY 12*	12					
2740	ELM 10*	10					
2741	MESQUITE 13*	13					
2742	ELM 11*	11					
2743	ELM 12*	12					
2744	ELM 9*	9					
2745	ELM 11*	11					
2748	ELM 14 DT*	14					
2749	ELM 13*	13					
2750	ELM 12*	12					
2751	ELM 11*	11					
2752	ELM 18*	18					
2753	MESQUITE 17 MT*	17					
2754	ELM 7*	7					
2755	ELM 18*	18					
2756	ELM 9*	9					
2757	ELM 10*	10					
2758	MESQUITE 13*	13					
2759	ELM 10*	10					
2760	ELM 7*	7					
2761	ELM 10*	10					
2762	ELM 16*	16					
2763	ELM 11 DT*	11					
2764	MESQUITE 15 MT*	15					
2765	MESQUITE 14*	14					
2766	ELM 18*	18					
2767	ELM 15 DT*	15					
2768	ELM 17*	17					
2769	ELM 9*	9					
2770	ELM 15 MT*	15					
2771	MESQUITE 18*	18					
2772	ELM 9*	9					
2773	ELM 12*	12					
2774	ELM 11*	11					
2775	ELM 6*	6					
2776	HUISACHE 15 DT*	15					
2777	MESQUITE 17 DT*	17					
2778	MESQUITE 16 DT*	16					
2779	MESQUITE 16 DT*	16					
2780	MESQUITE 14*	14					
2781	MESQUITE 16	16					
2782	MESQUITE 19 MT	19					
2783	MESQUITE 18 MT	18					
2784	MESQUITE 16 MT	16					
2785	HACKBERRY 12*	12					
2786	MESQUITE 18 MT*	18					
2787	MESQUITE 19 MT	19					
2788	MESQUITE 12					12	
2789	MESQUITE 17 MT	17					
2790	MESQUITE 14 MT	14					
2791	HACKBERRY 10	10					
2792	MESQUITE 25 MT*					25	823
2793	MESQUITE 17 MT*			17			
2794	MESQUITE 22 MT*	22					
2795	MESQUITE 10*	10					
2796	MESQUITE 20 MT*	20					
2797	ELM 20 DT*	20					
2798	MESQUITE 20 MT*	20					

2799	MESQUITE 17 MT*		17				
2800	MESQUITE 18 DT*	18					
2801	MESQUITE 17 DT*	17					
2802	MESQUITE 21 MT*	21					
2805	ELM 25*			25			
2806	ELM 21 MT*	21					
2807	ELM 13*	13					
2808	ELM 12*	12					
2809	ELM 18 DT*	18					
2810	ELM 11 DT*	11					
2811	ELM 10 DT*	10					
2812	ELM 23*	23					
2813	MESQUITE 12*	12					
2814	MESQUITE 26*			26			
2815	MESQUITE 23 DT*	23					
2816	ELM 20 DT*	20					
2817	ELM 22 MT*	22					
2818	ELM 19 DT*	19					
2819	MESQUITE 20*	20					
2820	MESQUITE 10*	10					
2821	ELM 22*	22					
2822	MESQUITE 17 DT*	17					
2823	MESQUITE 23*	23					
2824	MESQUITE 17*	17					
2825	ELM 20*	20					
2826	ELM 13*	13					
2827	ELM 10*	10					
2828	MESQUITE 11*	11					
2829	MESQUITE 22 MT*	22					
2830	ELM 17*	17					
2831	ELM 14*	14					
2832	ELM 13*	13					
2833	ELM 13*	13					
2834	ELM 13*	13					
2835	MESQUITE 18 MT*	18					
2836	HACKBERRY 12*	12					
2837	ELM 17*	17					
2838	MESQUITE 10*	10					
2839	MESQUITE 12*	12					
2840	ELM 11*	11					
2841	ELM 21*	21					
2842	ELM 19*	19					
2843	ELM 23*	23					
2844	ELM 8*	8					
2845	MESQUITE 13*	13					
2846	MESQUITE 18*	18					
2847	ELM 15*	15					
2848	ELM 16*	16					
2849	ELM 11*	11					
2850	ELM 9*	9					
2851	ELM 7*	7					
2852	ELM 10*	10					
2853	ELM 10*	10					
2854	ELM 12*	12					
2855	MESQUITE 19*	19					
2856	MESQUITE 14*	14					
2857	ELM 13*	13					
2858	ELM 11*	11					
2859	MESQUITE 10*	10					
2860	ELM 16*	16					
2861	ELM 18*	18					
2862	ELM 7*	7					
2863	ELM 13*	13					
2864	ELM 9*	9					
2865	ELM 12*	12					
2866	ELM 12*	12					
2867	ELM 11 DT*	11					</