



WESTPOINTE WEST OFF-SITE SEWER
EXTENSION PHASE 2
SAWS Job No. 18-1674
SAWS Solicitation No. CO-00329

ADDENDUM NO. 2
March 25, 2020

To Bidder of Record:

This addendum, applicable to work referenced above, is an amendment to the bidding documents 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 in the space provided in the submitted bid proposal.

RESPONSES TO QUESTIONS

QUESTION 1: Is there a Geotechnical Report for this project?

RESPONSE: No, a geotechnical report is not available for this project.

QUESTION 2: Why is this project only 120 days if previous project was 150 days and had less footage?

RESPONSE: The project duration has been revised to 180 days accordingly. See attached, revised bid proposal.

QUESTION 3: Are we going to require Bypass and if so can they add an item?

RESPONSE: Bypass will not be required.

QUESTION 4: Can you add an item for clearing or tree removal?

RESPONSE: These items are considered part of the "Preparation of right-of-way" bid item. No separate item will be added for clearing or tree removal.

QUESTION 5: Bid items for Mobilization and Pre-ROW should be LS 1 and Not LS 5%

RESPONSE: The units under these items have been revised. The line item does still restrict both of these values to a maximum of 10% and 5% of the total price of lines 1-18. However, this is now reflected in the description rather than the unit.

QUESTION 6: Since there is Rock all the way to the surface will it be appropriate to just backfill with existing spoils and not hydro mulch, there is no way that grass will grow with existing rock or there should be an item for topsoil.

RESPONSE: Areas disturbed by construction are to be revegetated with a mix of native species seeding that does not require irrigation. No topsoil to be added.

QUESTION 7: Since all manholes are fiberglass and require flowable fill, Details on sheet C4.00 for standard manholes should be deleted.

RESPONSE: Detail for standard manholes on Sheet C4.00 to be disregarded.

QUESTION 8: How are we supposed to access the jobsite, can you add construction entrances locations and a Bid Item per each?

RESPONSE: Contractor will be able to access the site from Talley Rd. One of the access points is at the north end of the sewer alignment and the second will be at the south end from the existing SAWS sewer easement established with Phase 1. The construction entrances are part of item 17 (TPDES SWPPP) on the bid item list. No separate bid item will be added.

QUESTION 9: Can you please confirm that the contract duration for the subject project is 120 calendar days? This project has more than double the amount of pipe footage and 30 days less than the phase 1 contract last year. Please confirm.

RESPONSE: The project duration has been revised to 180 days accordingly. See attached, revised bid proposal.

QUESTION 10: Is this bid going to be pushed due to the COVID-19 precautions that are being put in place in San Antonio?

RESPONSE: Yes, SAWS has decided to revise the bid opening date to Wednesday April 8, 2020 due to the COVID-19 situation.

QUESTION 11: Sheets C2.00 and C2.01 do not appear to have plotted correctly from the CAD file. Can you please reissue these two sheets?

RESPONSE: The design team has reviewed the plan sheets and they all appear to have plotted correctly. A copy of Sheets C2.00 and C2.01 are included with this addendum.

QUESTION 12: The Westpointe Ph. 1 project included a supplementary Tree Protection plan. Can you please provide additional direction on the trees that require protection and those that can be removed?

RESPONSE: The approved tree preservation plan is included with this addendum.

QUESTION 13: On plan sheet C4, the drawing labeled "Typical Tee Base Structure" shows the outlet for the neck of the tee base to be 48". The maximum neck size for a tee base structure is the size of the sewer main diameter. Therefore for this project, the maximum neck size for the tee base is 36".

RESPONSE: Correct, the neck of the tee base should be 36" to match the sewer main diameter.

QUESTION 14: Will there be a detail released that shows the trench repair required for this project?

RESPONSE: Please refer to Sheet C4.00 Detail DD-804-02 for Trench Compaction Detail.

QUESTIONS 15: Will a detail for the fence being called out in the bid items be provided? Also, is there a detail available for the types of fence that will need to be removed and replaced?

RESPONSE: No detail is available for the type of fence to be replaced.

MODIFICATIONS TO SPECIFICATIONS

1. **Invitation to Bidders.** The date and time for sealed bids to be received was modified to: **April 8, 2020 by 11:00 AM (CT).**

No other changes were made to this section of the Specification.

END ADDENDUM 2

This Addendum, is seventeen (**17**) page in its entirety.

Attachments:

Revised Bid Proposal (rev 03/24/2020) (2 pages)

Sheets C2.00 and C2.01 (2 pages)

Approved Tree Permit and Plan (10 pages)



BID PROPOSAL

PROPOSAL OF _____, a corporation a partnership consisting
of _____ an individual
doing business as _____

THE SAN ANTONIO WATER SYSTEM:

Pursuant to Instructions and Invitations 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)

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 **180** 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

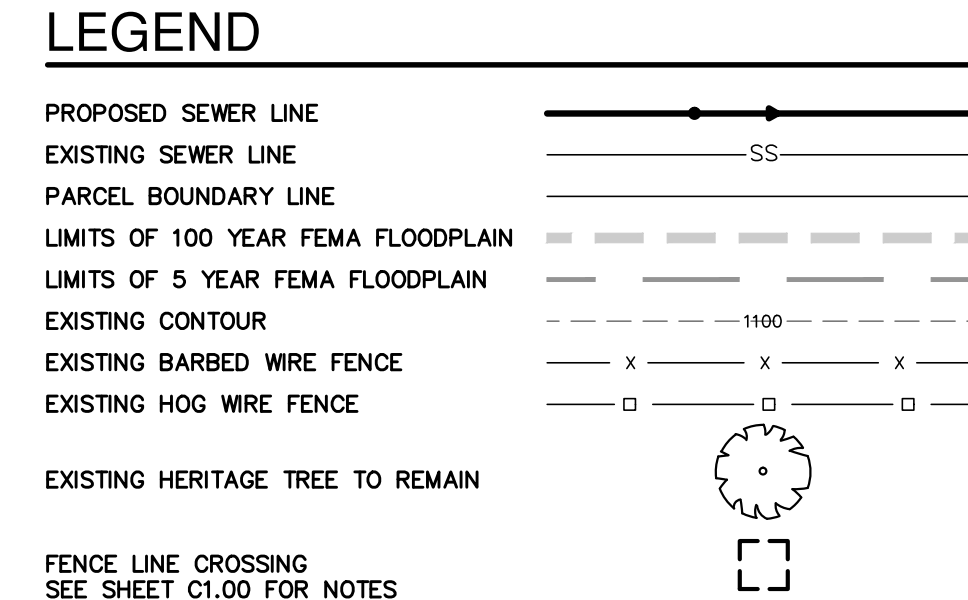
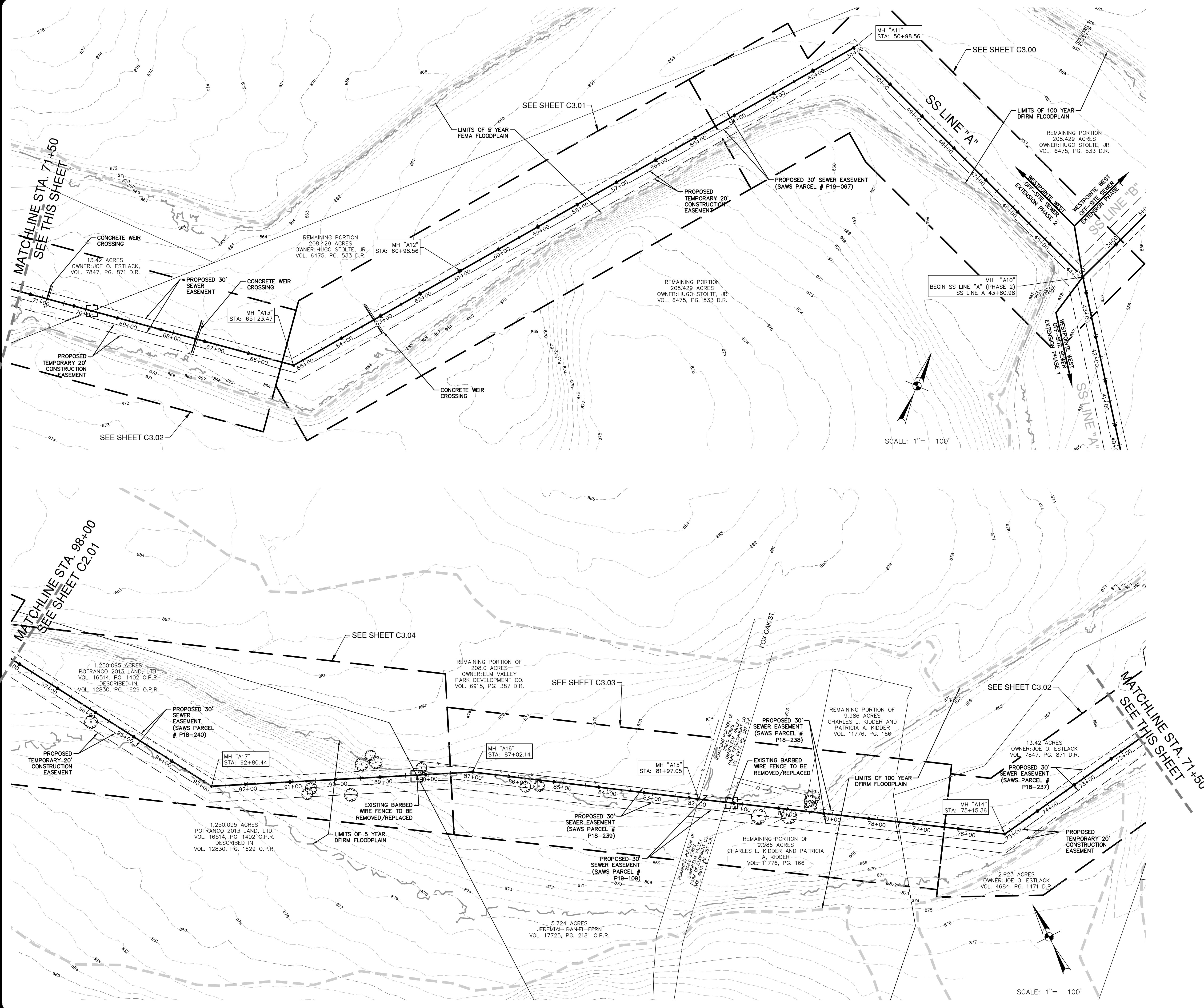
Line No.	Item Description	Unit	Quantity	Unit Price	Total
1	36" FRP (SN 72) Gravity Sewer 6'-10'	LF	48		
2	36" FRP (SN 72) Gravity Sewer 10'-14'	LF	1,179		
3	36" FRP (SN 72) Gravity Sewer >14'	LF	12,027		
4	Jack and Bore 54" Steel Casing	LF	224		
5	Fiberglass Sanitary Sewer Manholes (5' Diameter)	EA	29		
6	Manholes - Extra Depth (>6')	VF	331		
7	Fiber-Reinforced 36" Fiberglass Sweeping 90 Degree Bend w/Manhole	EA	1		
8	Fence Gate 16' Type 1	EA	13		
9	Remove and Replace Fencing	LF	734		
10	Concrete Cap	LF	671		
11	Concrete Encasement	LF	6,236		
12	Trench Excavation Safety Protection	LF	13,254		
13	Signs & Traffic Handling	LS	1		
14	Sewer Main TV Inspection	LF	13,254		
15	Tree Fencing and Protection	LS	1		
16	Revegetation	SY	73,636		
17	TPDES Storm Water Pollution Prevention Plan	LS	1		
18	Construction Staking	LS	1		

SUBTOTAL (ITEMS 1 - 18)					
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19	Mobilization (Not to exceed 10%)	LS	1		
20	Preparation of Right-of-Way (Not to exceed 5%)	LS	1		

MOBILIZATION AND PREP OF ROW SHALL BE LIMITED TO THE MAXIMUM PERCENTAGE SHOWN. IF THE PERCENTAGE WRITTEN 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.

TOTAL BID PRICE (TO INCLUDE LINE ITEMS 1- 20)					
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NOTE:
 THE CONTRACTOR SHALL BE RESPONSIBLE FOR MEETING 98% COMPACTION ON ALL TRENCH BACKFILL AND PAYING FOR THE TESTS TO BE PERFORMED BY A THIRD PARTY. COMPACTION TEST WILL BE DONE AT A LOCATION POINT RANDOMLY SELECTED OR AS INDICATED BY THE SAWS INSPECTOR / TEST ADMINISTRATOR, PER EACH 12-INCH LOOSE LIFT PER 400 FEET AT A MINIMUM. THIS PROJECT WILL NOT BE ACCEPTED AND FINALIZED BY SAWS WITHOUT THE REQUIREMENT BEING MET AND VERIFIED BY PROVING ALL NECESSARY DOCUMENTED TEST RESULTS.

CAUTION OVERHEAD UTILITIES
 CONTRACTOR TO EXERCISE EXTREME CAUTION WHEN WORKING UNDER "HIGH VOLTAGE TRANSMISSION LINES". A WORKING HEIGHT OF 30' FROM GROUND ELEVATION WILL BE OBSERVED WHEN WORKING UNDER THE HIGH VOLTAGE LINE. COORDINATE ALL WORK WITH THE LOCAL UTILITY PROVIDER.

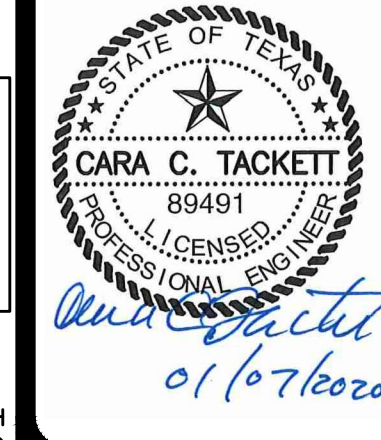
TRENCH EXCAVATION SAFETY PROTECTION
 CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN / GEOTECHNICAL / SAFETY / EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLY WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATIONS. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.

CAUTION UNDERGROUND UTILITIES
 THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES, AND WHERE POSSIBLE MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE, AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCT BANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. THE CONTRACTOR MUST CONTACT 1-800-DIG-TESS AND CALL THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS BEFORE ANY EXCAVATION AND/OR START OF CONSTRUCTION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES (WHETHER SHOWN ON PLANS OR NOT) WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT CONTRACTOR'S SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.

SEE SHEET C2.03 FOR CONTROL POINTS

SEWER	
WESTPOINTE WEST OFF-SITE SEWER EXTENSION PHASE 2	
Developer's Name: D.R. HORTON	
Address: 211 N LOOP 1604, STE. 130	
City: San Antonio, State: Texas, ZIP: 78232	
Phone: (210) 225-0200, (210) 225-0200, FAX: (210) 225-0200	
SAWS Block Map: 270304, 270304, Total EDU's: N/A, Total Acreage: 7.49 Ac	
Total Linear Footage of Pipe: 13,254 LF, Plot No.: N/A	
Number of Lots: N/A, SAWS JOB NO.: 18-1874	

NO.	REVISION	DATE



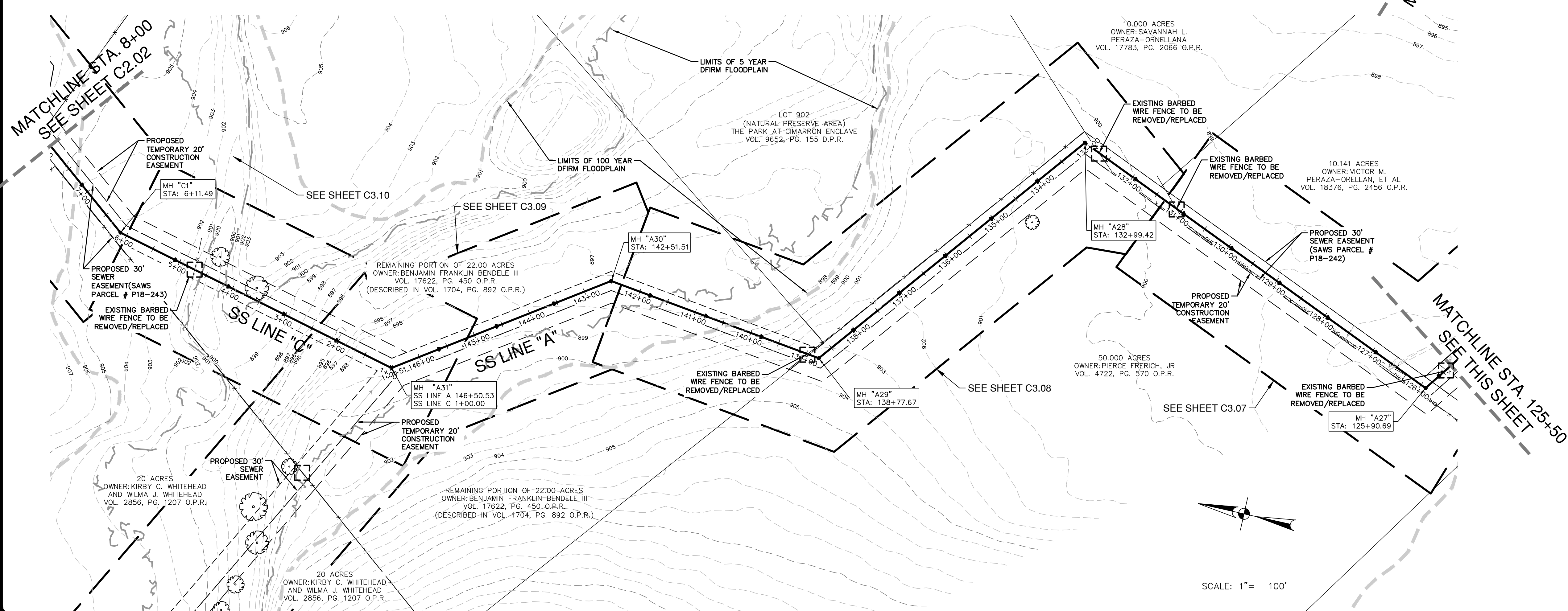
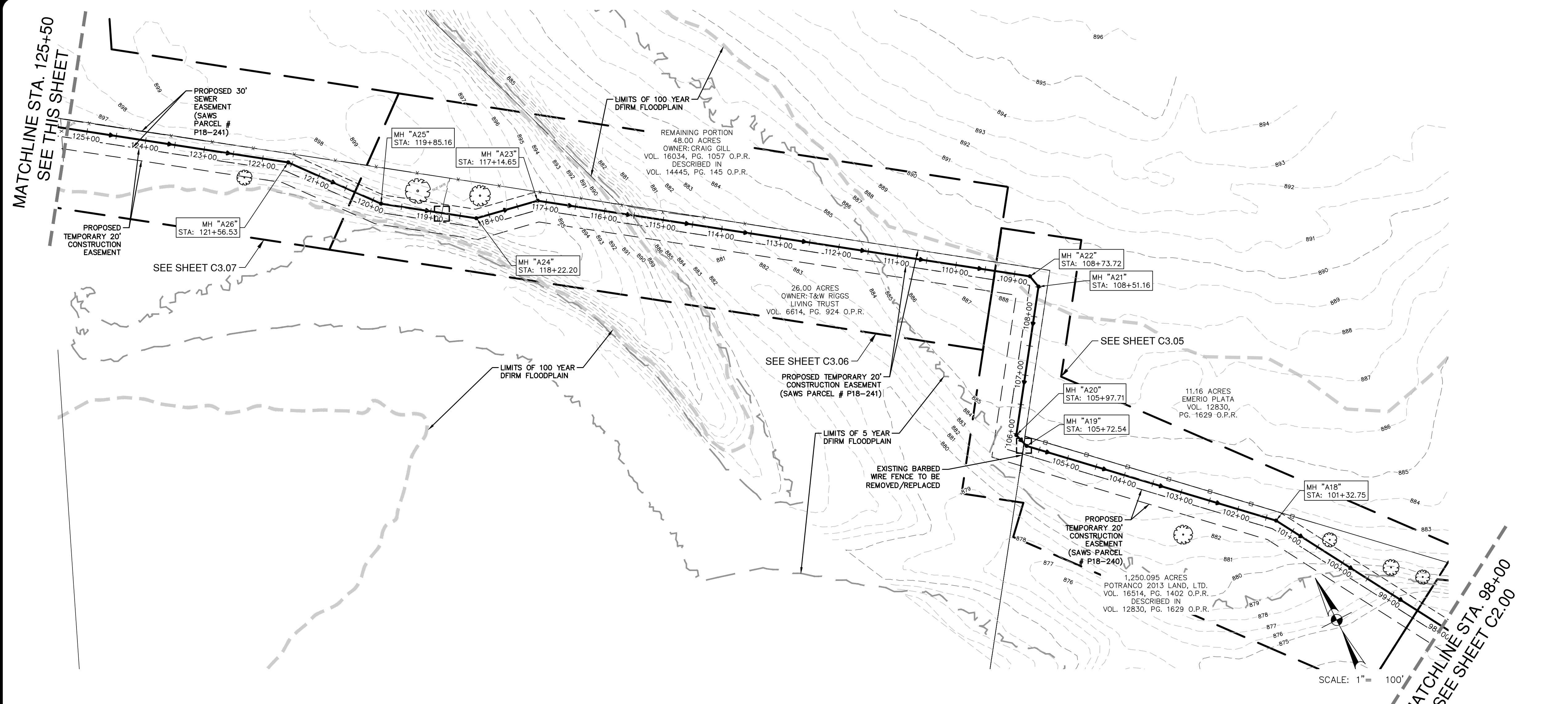
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 TEPF FIRM REGISTRATION #470 | TEPIS FIRM REGISTRATION #1008880

WESTPOINTE WEST OFF-SITE SEWER EXTENSION PHASE 2
 BEXAR COUNTY, TEXAS

OVERALL SEWER PLAN

PLAT NO. N/A
 JOB NO. 11581-01
 DATE AUGUST 2018
 DESIGNER RG
 CHECKED RG DRAWN EP
 SHEET C2.00

Date: Jan 07, 2020, 9:16am, User ID: EPCadwy, File: P:\1515181\01\Design\COA\PHASE 2\051518101-042.dwg



LEGEND

PROPOSED SEWER LINE	—SS—
EXISTING SEWER LINE	—SS—
PARCEL BOUNDARY LINE	---
LIMITS OF 100 YEAR FEMA FLOODPLAIN	- - - - -
LIMITS OF 5 YEAR FEMA FLOODPLAIN	- - - - -
EXISTING CONTOUR	1100
EXISTING BARBED WIRE FENCE	X X X X
EXISTING HOG WIRE FENCE	□ □ □ □
EXISTING HERITAGE TREE TO REMAIN	⊗
FENCE LINE CROSSING	⊞

SEE SHEET C1.00 FOR NOTES

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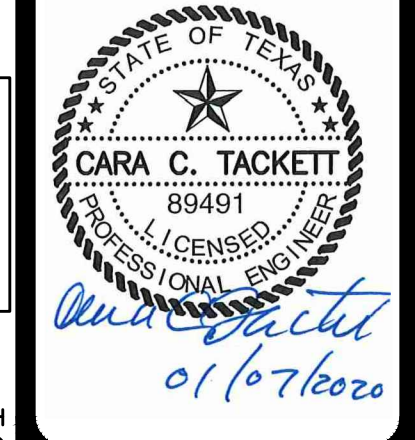
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SEE SHEET C2.02 FOR CONTROL POINTS

SEWER
 WESTPOINTE WEST OFF-SITE SEWER EXTENSION PHASE 2

Developer's Name: D.R. HORTON	Address: 211 N LOOP 1604, STE. 130
City: San Antonio	State: Texas ZIP: 78232
Phone: (210) 225-0882	FAX: (210) 225-0882
SAWS Block Map # 27030A, 27030B, 27030C	Total EDU's: N/A
Total Linear Footage of Pipe: 13,254 LF ± 36"	Plot No.: N/A
Number of Lots: N/A	SAWS JOB NO.: 18-1874

NO.	REVISION	DATE



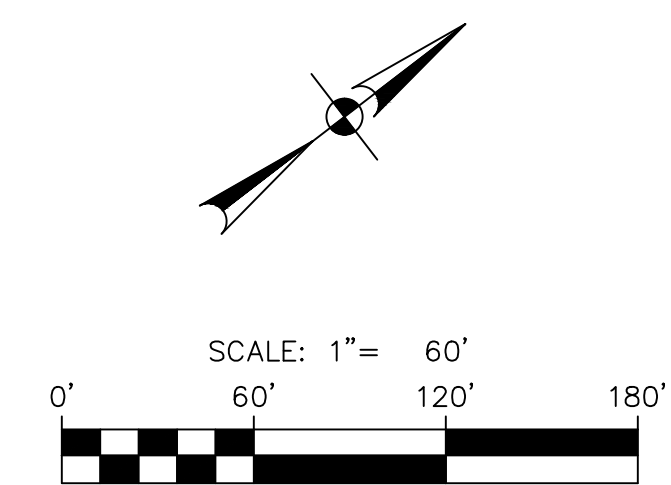
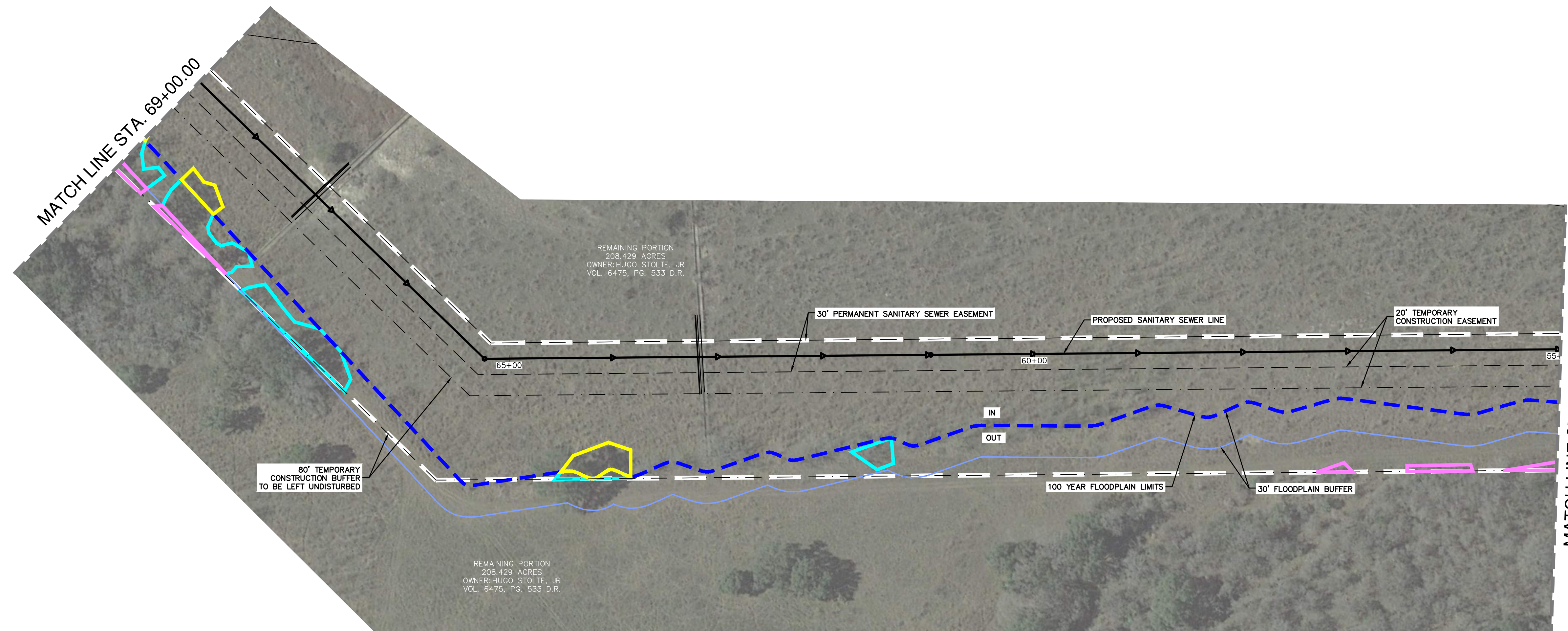
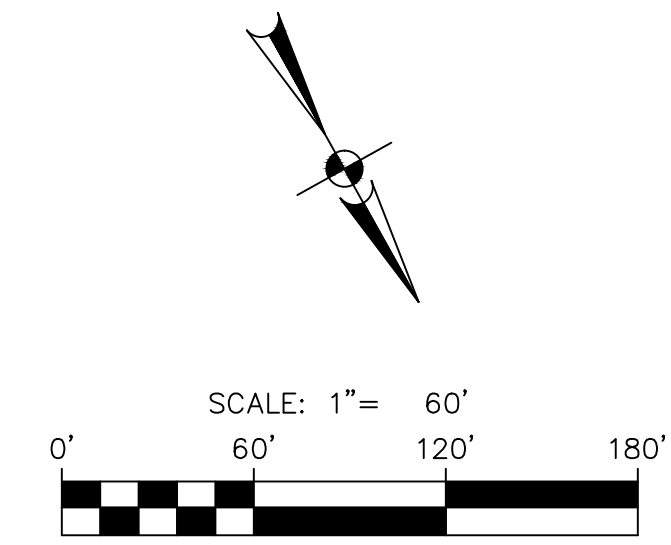
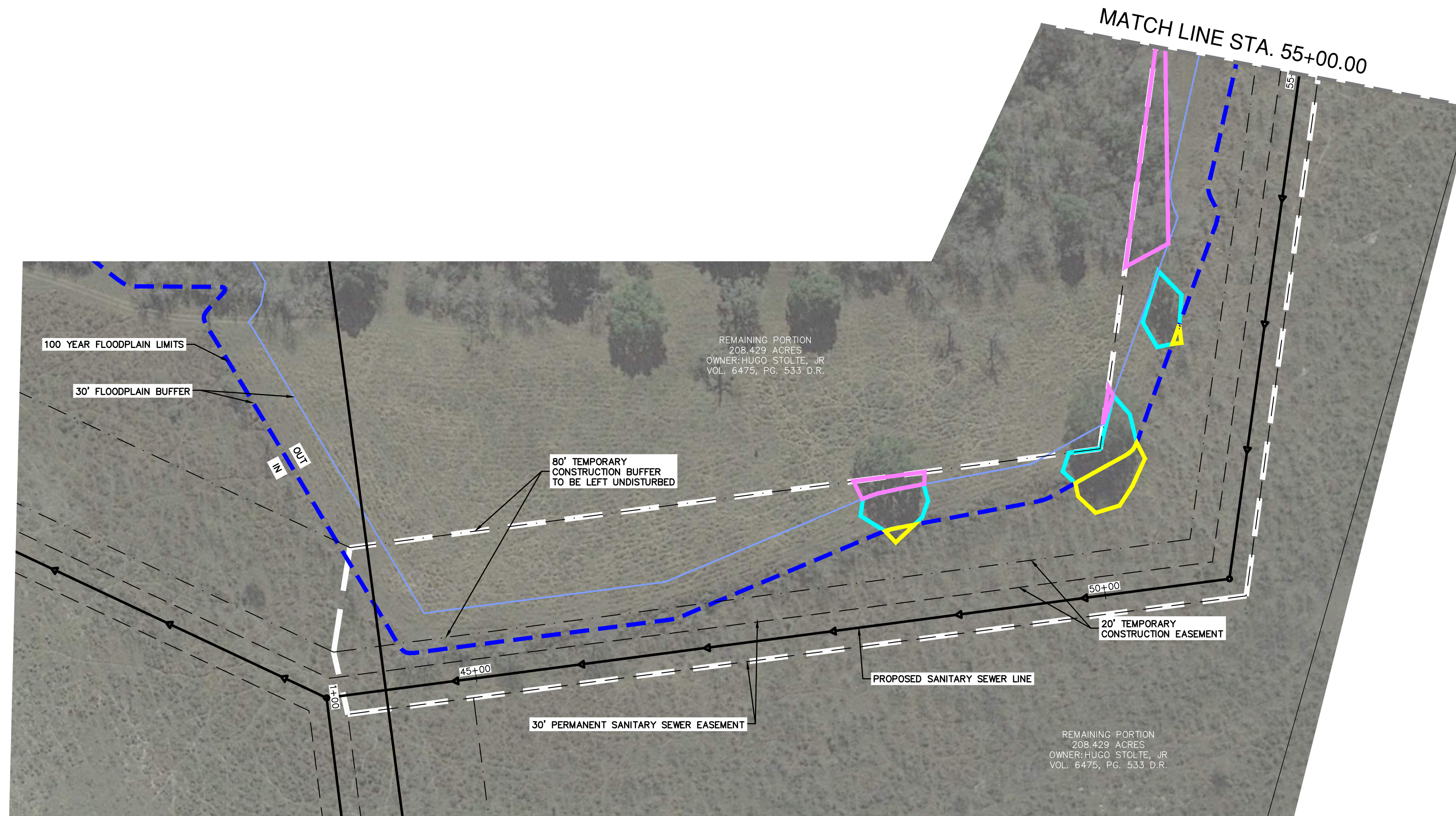
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WESTPOINTE WEST OFF-SITE SEWER EXTENSION PHASE 2
 BEXAR COUNTY, TEXAS












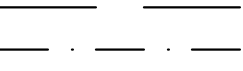
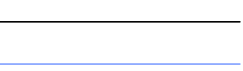

OVERALL SEWER PLAN

PLAT NO. N/A
 JOB NO. 11581-01
 DATE AUGUST 2018
 DESIGNER RG
 CHECKED RG DRAWN EP
 SHEET C2.01

Date: Jan 07, 2020, 9:16am, User ID: EPhilly
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LEGEND

- HERITAGE TREE 
- CANOPY TO BE REMOVED INSIDE FLOODPLAIN 
- CANOPY TO BE PRESERVED INSIDE FLOODPLAIN 
- CANOPY TO BE REMOVED OUTSIDE FLOODPLAIN 
- CANOPY TO BE PRESERVED OUTSIDE FLOODPLAIN 
- CANOPY TO BE REMOVED INSIDE 30' WIDE BUFFER 
- CANOPY TO BE PRESERVED INSIDE 30' WIDE BUFFER 
- PROJECT AREA LIMITS 
- 100-YEAR FLOODPLAIN 
- PROPOSED SEWER LINE 
- PERMANENT SEWER EASEMENT 
- TEMP CONSTRUCTION EASEMENT 
- PROPERTY LINE 
- 30' FLOODPLAIN BUFFER 

DATE	
NO.	REVISION

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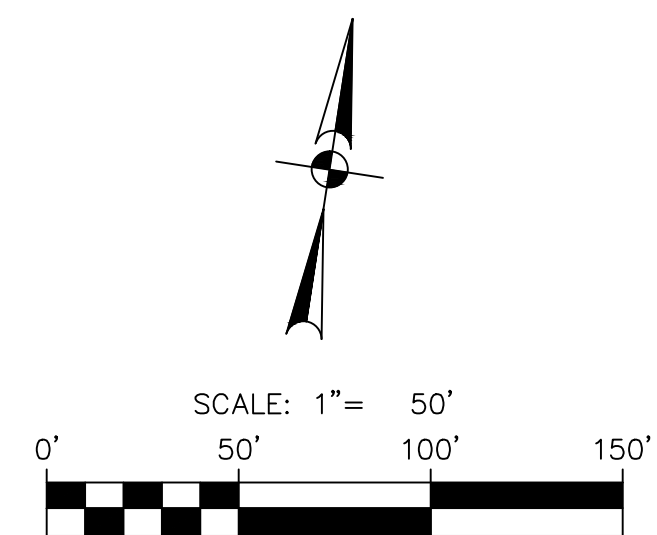
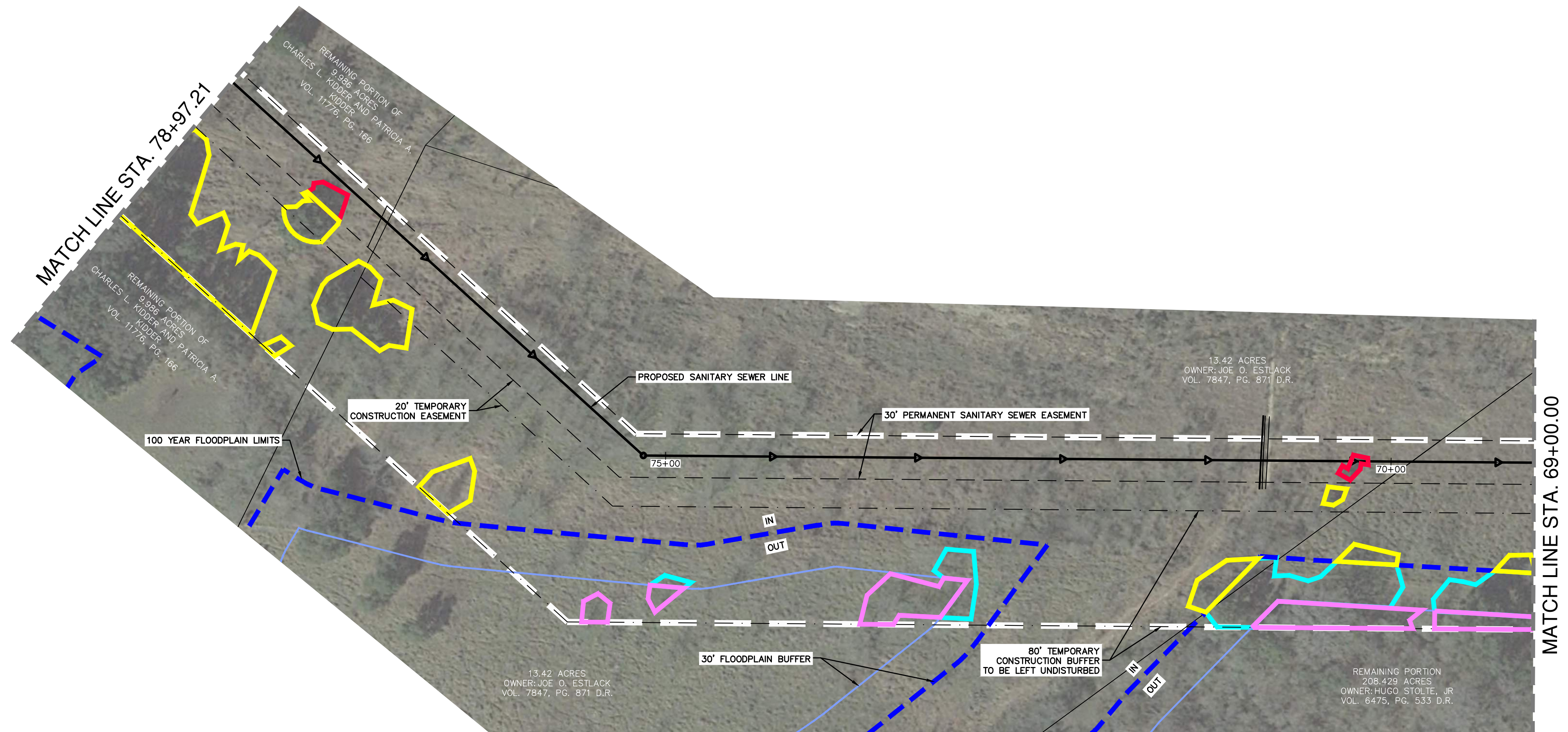
WESTPONTE WEST OFF-SITE SEWER EXTENSION PHASE 2
 BEXAR COUNTY, TEXAS

TREE STAND DELINEATION PLAN

PLAT NO.	N/A
JOB NO.	11581-01
DATE	AUGUST 2018
DESIGNER	RG
CHECKED	RG DRAWN
SHEET	C1.01

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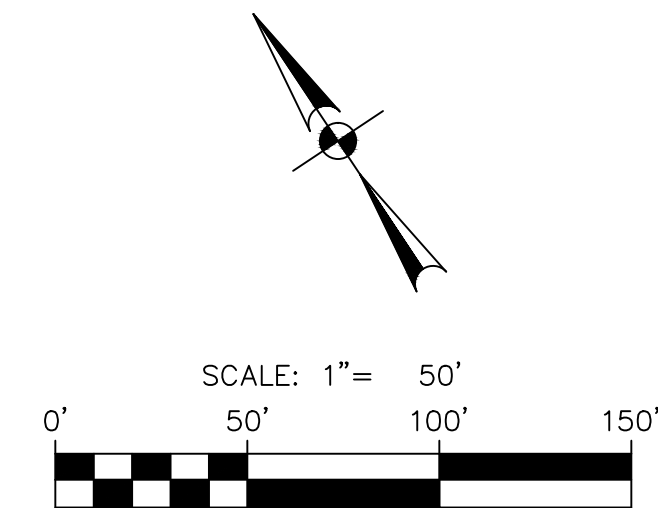
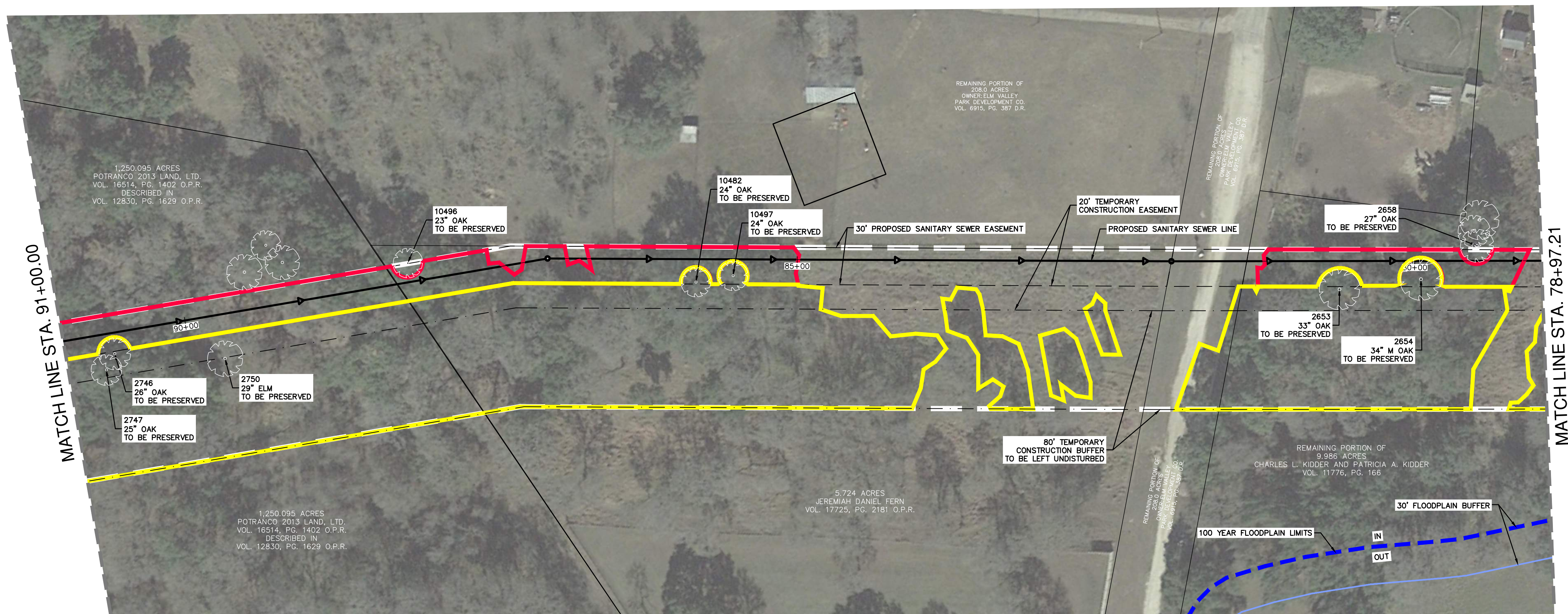
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NO.	REVISION	DATE

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LEGEND

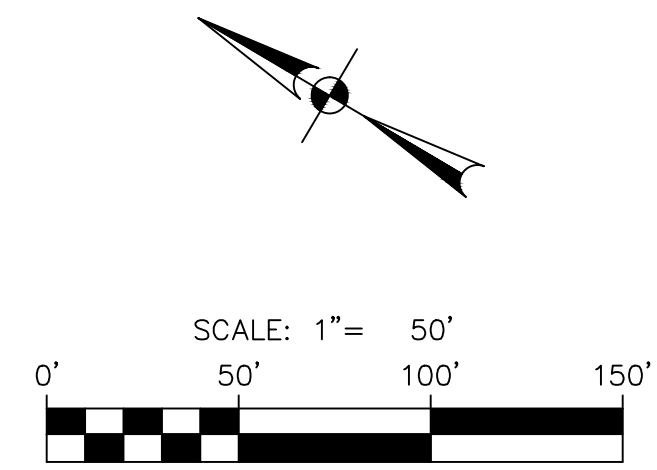
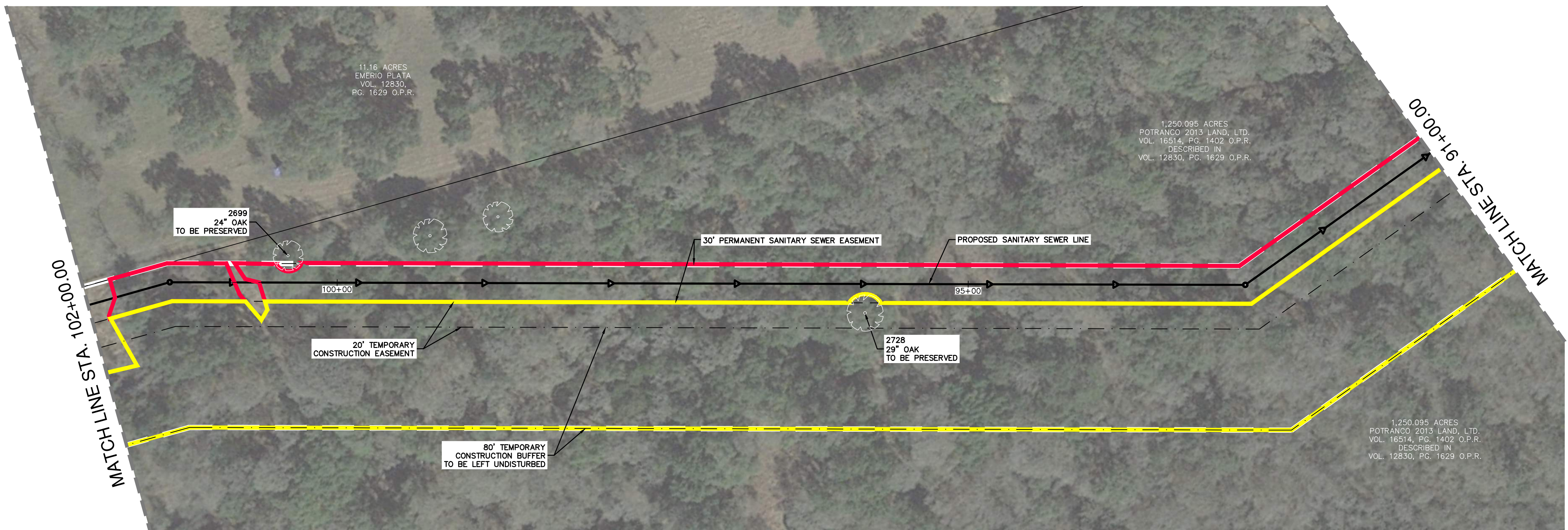
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- 100-YEAR FLOODPLAIN
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- TEMP CONSTRUCTION EASEMENT
- PROPERTY LINE
- 30' FLOODPLAIN BUFFER

WESTPOINTE WEST OFF-SITE SEWER EXTENSION PHASE 2
 BEXAR COUNTY, TEXAS
 TREE STAND DELINEATION PLAN

PLAT NO.	N/A
JOB NO.	11581-01
DATE	AUGUST 2018
DESIGNER	RG
CHECKED	RG DRAWN
SHEET	C1.02

Date: May 10, 2018, 10:11am User: ID: mrc/mrc/ads File: P:\15181\15181\Design\Civil\158402_Phas2_2_Trees.dwg

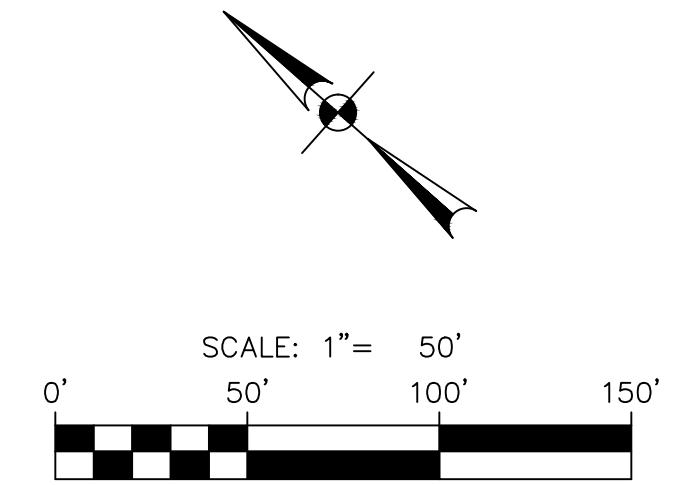
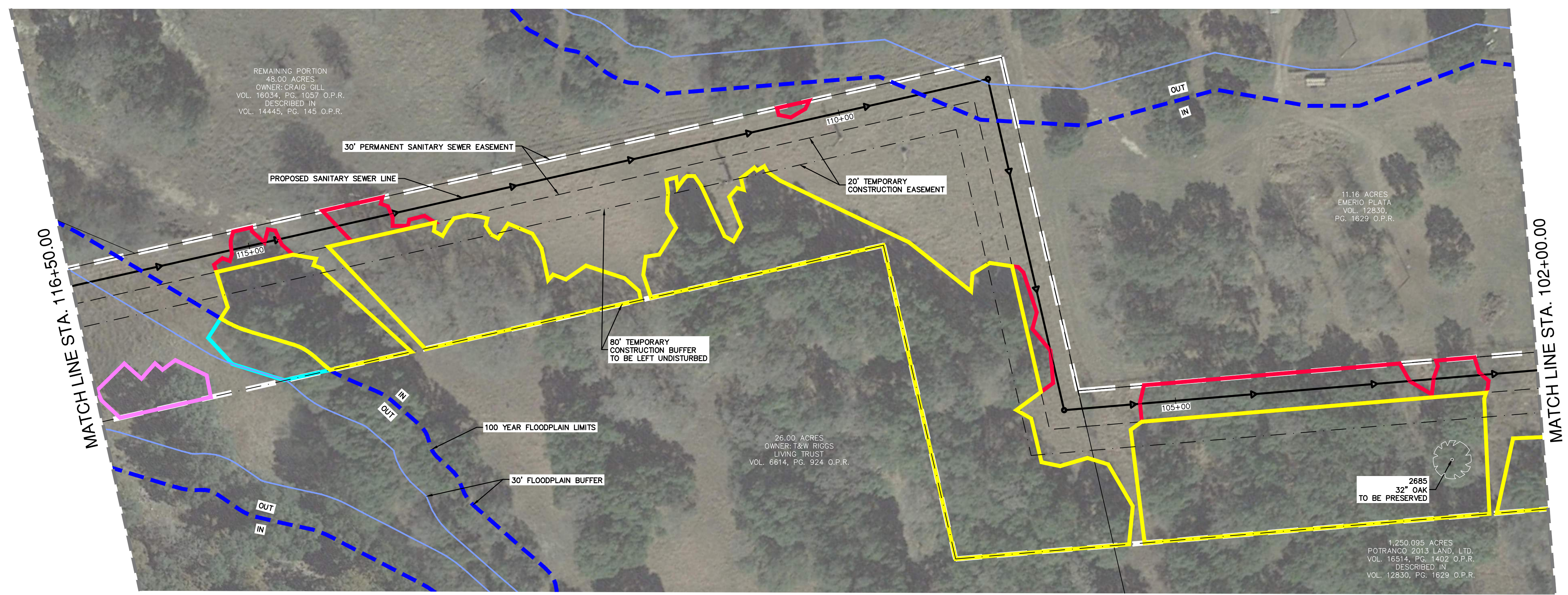
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 TEXAS FIRM REGISTRATION #0701 | TBPUS FIRM REGISTRATION #10028800



LEGEND

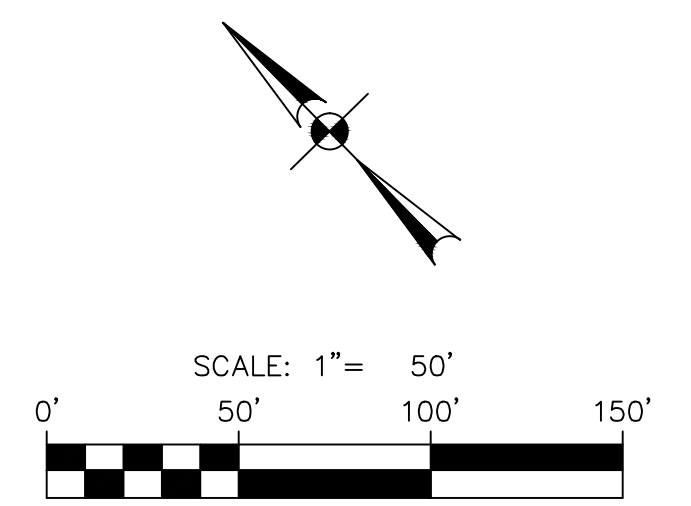
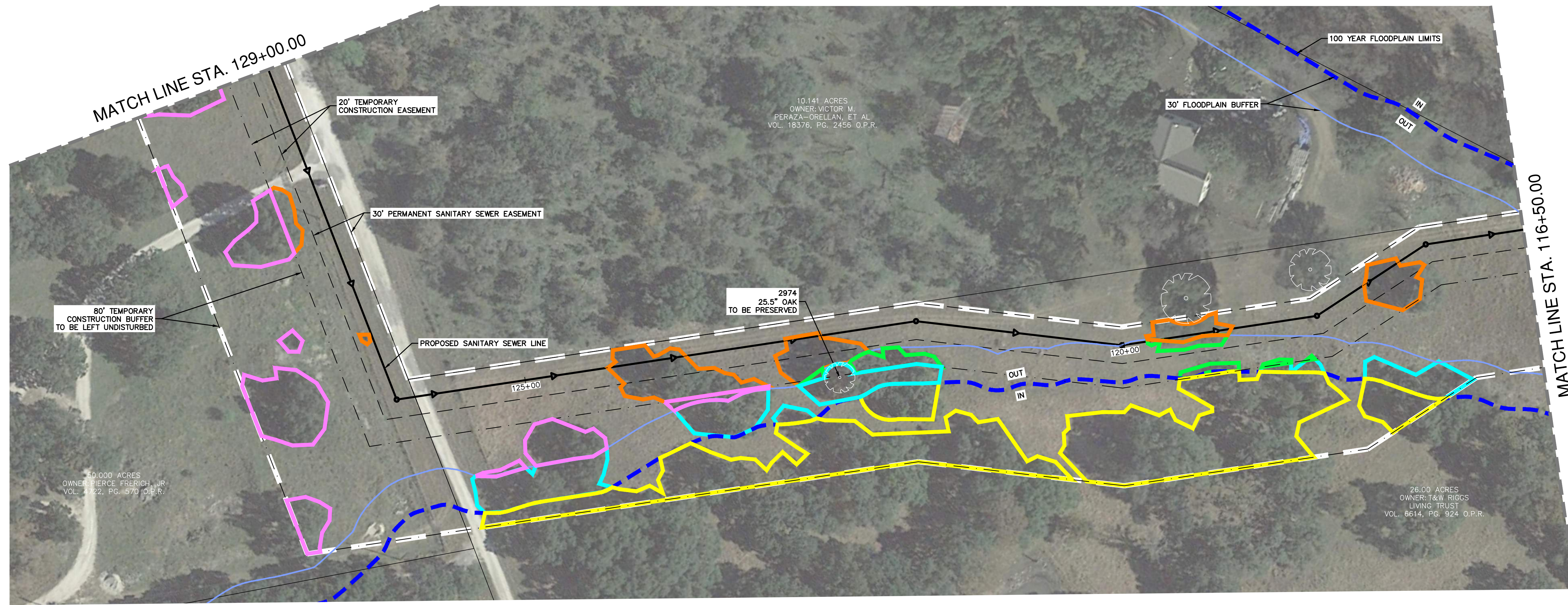
- HERITAGE TREE
- CANOPY TO BE REMOVED INSIDE FLOODPLAIN
- CANOPY TO BE PRESERVED INSIDE FLOODPLAIN
- CANOPY TO BE REMOVED OUTSIDE FLOODPLAIN
- CANOPY TO BE PRESERVED OUTSIDE FLOODPLAIN
- CANOPY TO BE REMOVED INSIDE 30' WIDE BUFFER
- CANOPY TO BE PRESERVED INSIDE 30' WIDE BUFFER
- PROJECT AREA LIMITS
- 100-YEAR FLOODPLAIN
- PROPOSED SEWER LINE
- PERMANENT SEWER EASEMENT
- TEMP CONSTRUCTION EASEMENT
- PROPERTY LINE
- 30' FLOODPLAIN BUFFER

WESTPOINTE WEST OFF-SITE SEWER EXTENSION PHASE 2
 BEXAR COUNTY, TEXAS
 TREE STAND DELINEATION PLAN

PLAT NO.	N/A
JOB NO.	11581-01
DATE	AUGUST 2018
DESIGNER	RG
CHECKED	RG DRAWN
SHEET	C1.03

Date: May 10, 2018 10:11am User: ID: mchiroads
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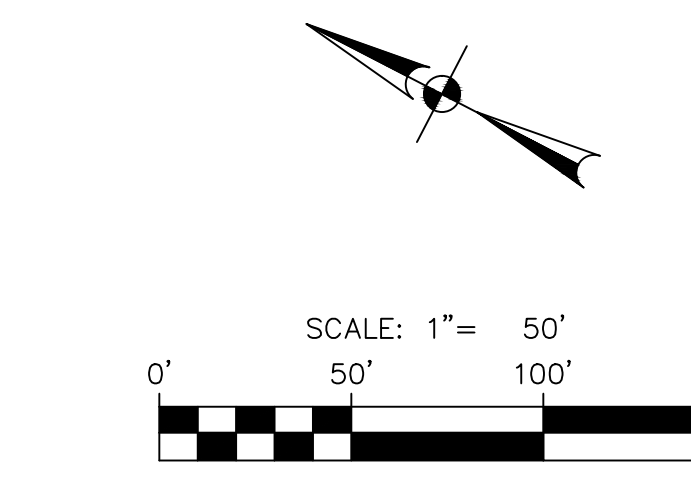
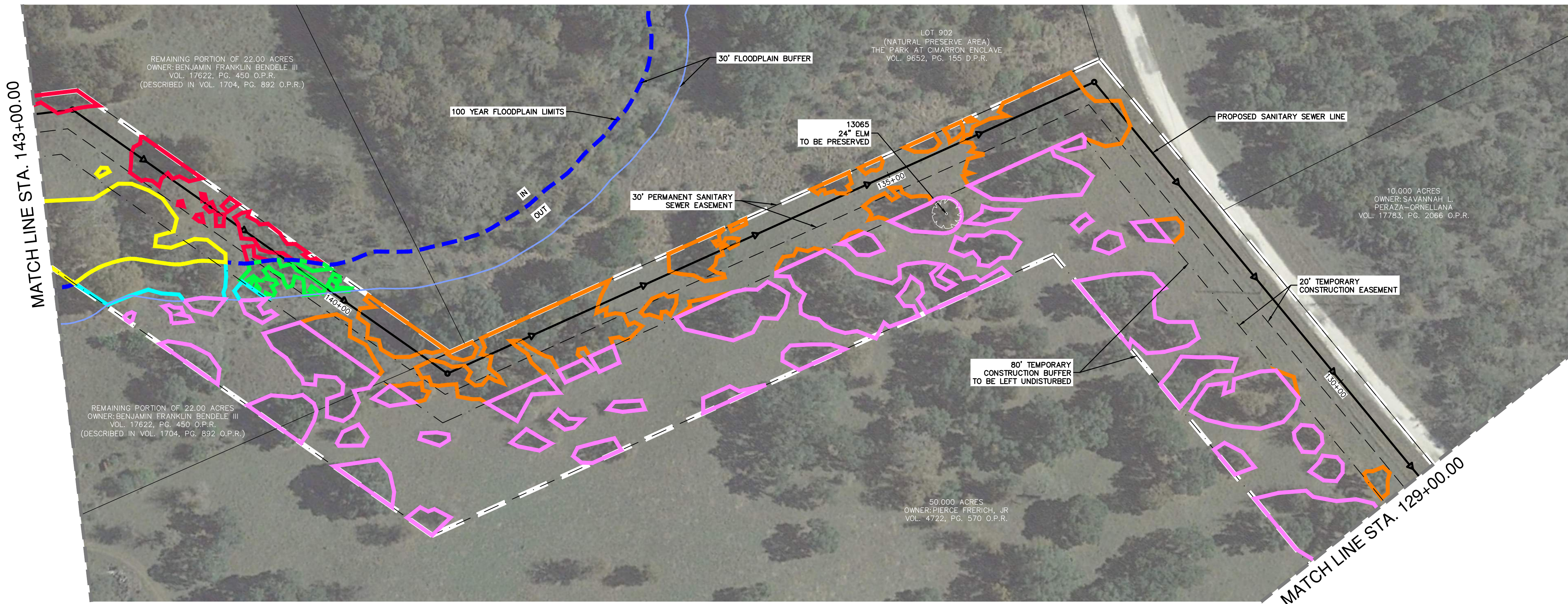
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LEGEND

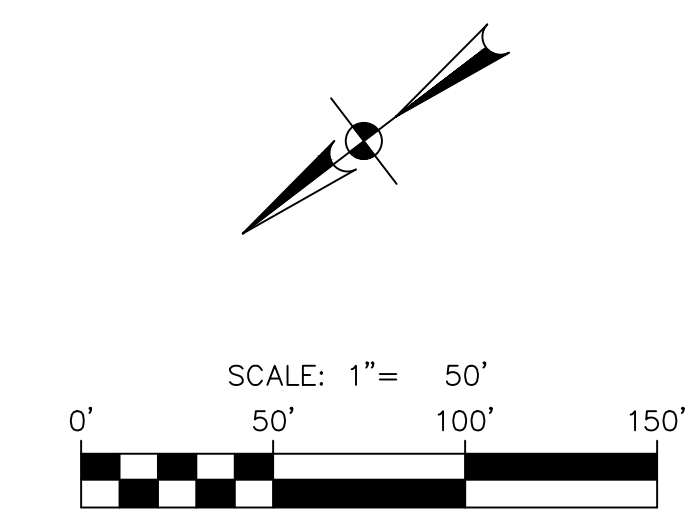
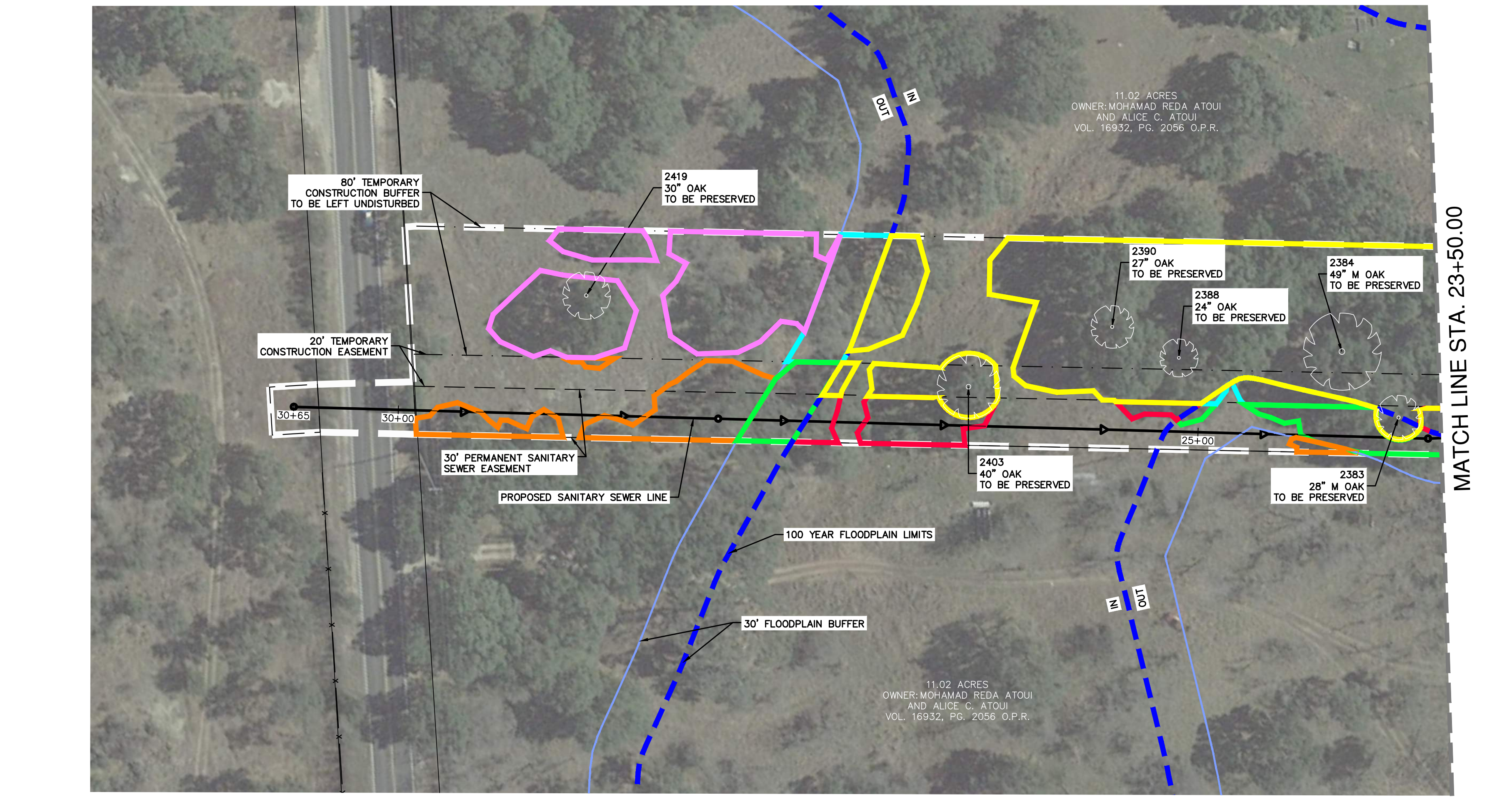
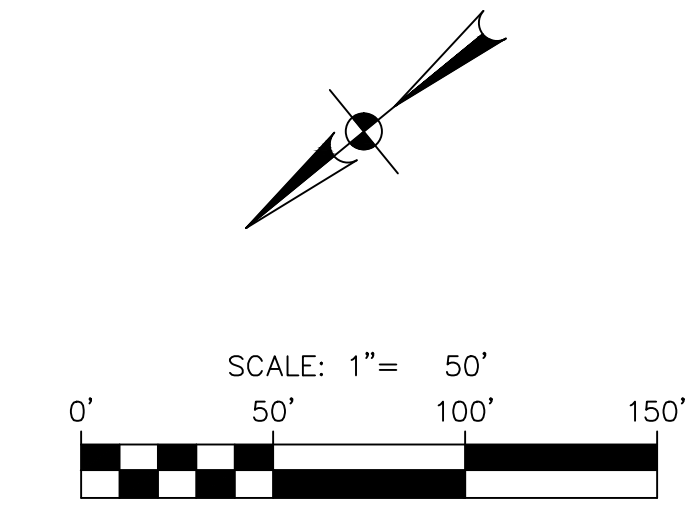
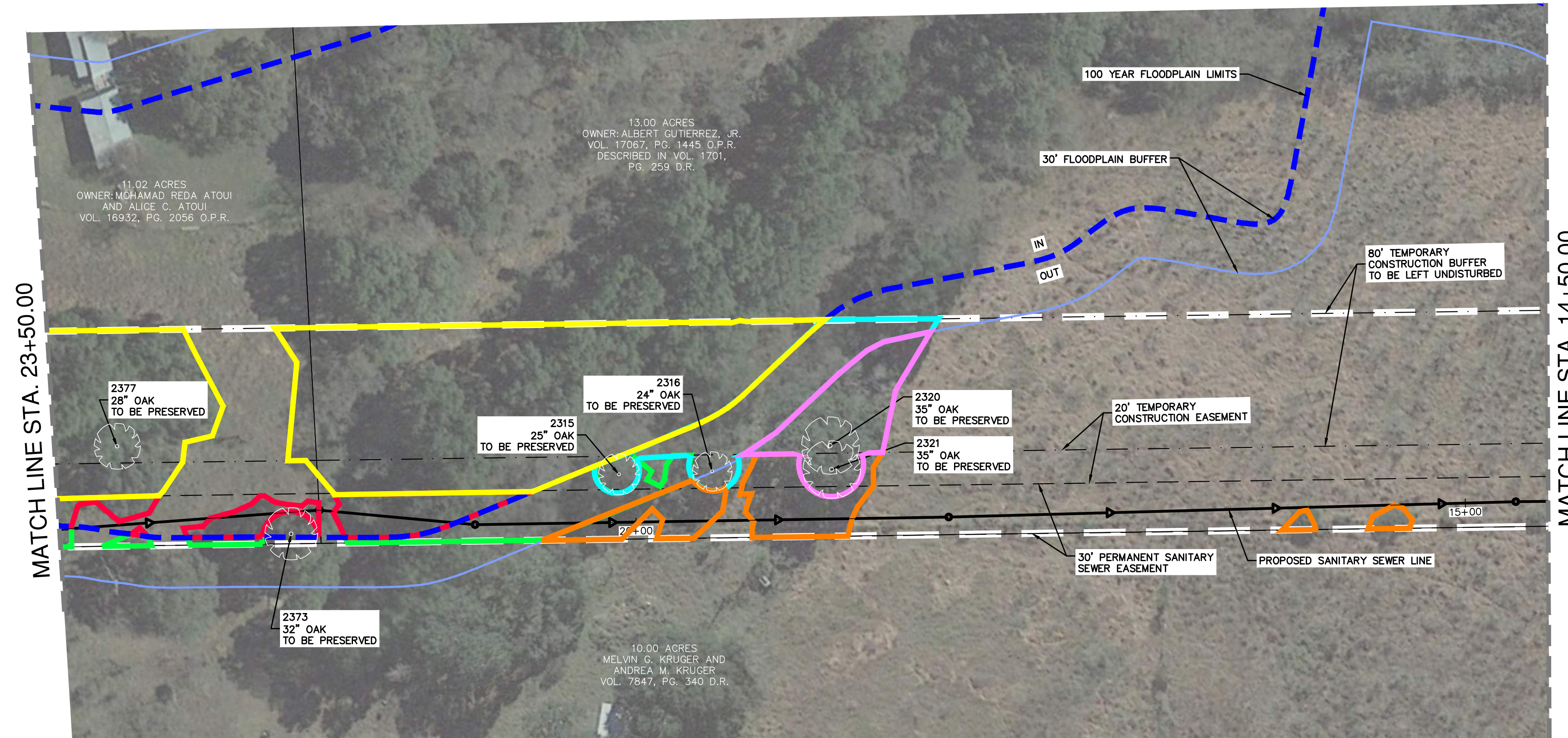
- HERITAGE TREE
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- CANOPY TO BE REMOVED INSIDE 30' WIDE BUFFER
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WESTPOINTE WEST OFF-SITE SEWER EXTENSION PHASE 2
 BEXAR COUNTY, TEXAS
 TREE STAND DELINEATION PLAN










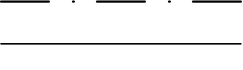



PLAT NO.	N/A
JOB NO.	11581-01
DATE	AUGUST 2018
DESIGNER	RG
CHECKED	RG DRAWN
SHEET	C1.04

Date: May 10, 2018, 10:11am User: ID: mchawnds File: P:\15181\02_Design\02a\158402_Phase 2_Trees.dwg

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LEGEND

- HERITAGE TREE 
- CANOPY TO BE REMOVED INSIDE FLOODPLAIN 
- CANOPY TO BE PRESERVED INSIDE FLOODPLAIN 
- CANOPY TO BE REMOVED OUTSIDE FLOODPLAIN 
- CANOPY TO BE PRESERVED OUTSIDE FLOODPLAIN 
- CANOPY TO BE REMOVED INSIDE 30' WIDE BUFFER 
- CANOPY TO BE PRESERVED INSIDE 30' WIDE BUFFER 
- PROJECT AREA LIMITS 
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WESTPOINTE WEST OFF-SITE SEWER EXTENSION PHASE 2
 BEXAR COUNTY, TEXAS
 TREE STAND DELINEATION PLAN

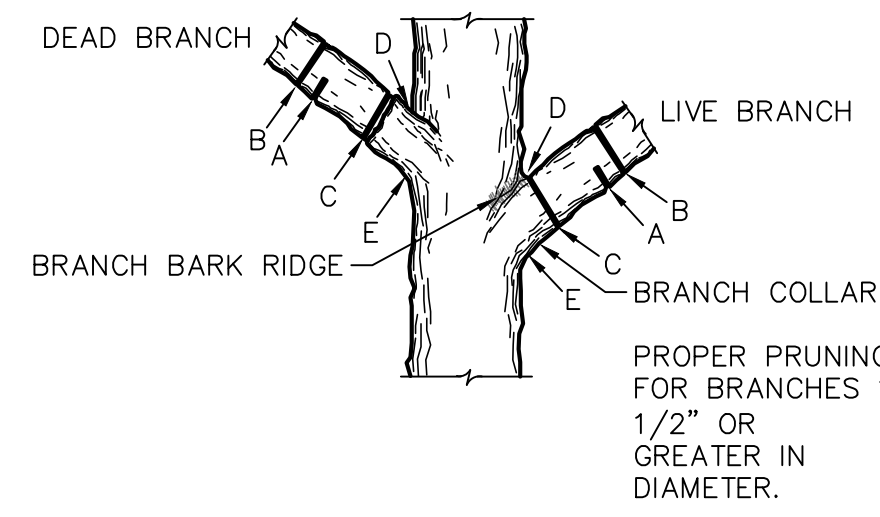
PLAT NO.	N/A
JOB NO.	11581-01
DATE	AUGUST 2018
DESIGNER	RG
CHECKED	RG DRAWN
SHEET	C1.06

Date: May 10, 2018, 10:12am User: ID: mshahid
 File: P:\15181\02_Design\02a\150402_Phase 2_Trees.dwg

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TREE PRESERVATION GENERAL NOTES

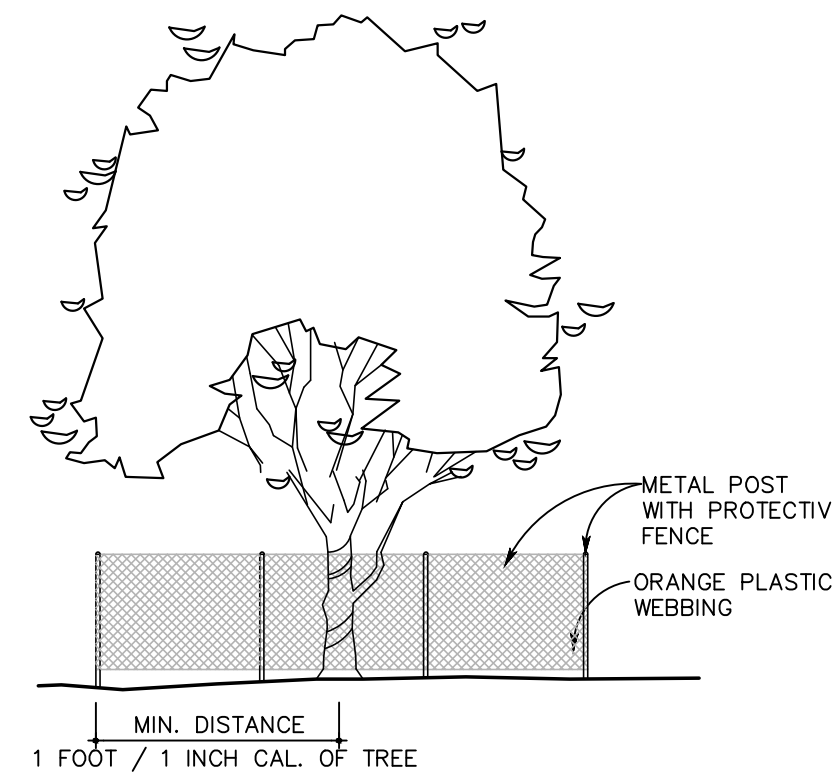
- ALL TREES SHALL REMAIN UNLESS NOTED ON THE CITY OF SAN ANTONIO APPROVED PLANS.
- NO UTILITY EXCAVATION WORK SHALL BEGIN IN AREAS WHERE TREE PRESERVATION AND TREATMENT MEASURES HAVE NOT BEEN COMPLETED AND APPROVED.
- THE CONTRACTOR SHALL AVOID CUTTING ROOTS LARGER THAN ONE INCH IN DIAMETER WHEN EXCAVATING NEAR EXISTING TREES. EXCAVATION IN VICINITY OF TREES SHALL PROCEED WITH CAUTION. THE CONTRACTOR SHALL CONTACT THE CITY INSPECTOR FOR GUIDANCE.
- EXPOSED ROOTS SHALL BE COVERED AT THE END OF THE DAY USING TECHNIQUES SUCH AS COVERING WITH SOIL, MULCH OR WET BURLAP.
- NO EQUIPMENT, VEHICLES OR MATERIALS SHALL OPERATE OR BE STORED WITHIN THE ROOT PROTECTION ZONE OF ANY TREE NEAR THE PROJECT. ROOT PROTECTION ZONE IS ONE FOOT RADIUS PER DIAMETER INCH OF THE TRUNK OF THE TREE. A TEN INCH TREE SHALL REQUIRE A TEN FOOT ROOT PROTECTION ZONE. ROOTS OR BRANCHES IN CONFLICT WITH THE CONSTRUCTION SHALL BE CUT CLEANLY ACCORDING TO PROPER PRUNING METHODS. ALL WOUNDS TO OAK TREES SHALL BE PAINTED WITHIN 20 MINUTES TO PREVENT THE SPREAD OF OAK WILT.
- THE CITY ARBORIST, 207-0278, SHALL APPROVE ANY TREE REMOVED.
- TREES, TREE LIMBS, BUSHES AND SHRUBS LOCATED IN THE PERMANENT EASEMENTS WHICH INTERFERE WITH PROPOSED CONSTRUCTION ACTIVITIES MAY BE NEATLY TRIMMED BY THE CONTRACTOR ONLY AFTER APPROVAL FROM THE CITY INSPECTOR.
- TREES THAT ARE DAMAGED OR LOST DUE TO THE CONTRACTOR'S NEGLIGENCE DURING CONSTRUCTION SHALL BE MITIGATED TO THE CITY'S SATISFACTION.
- SAPLINGS, SHRUBS OR BUSHES TO BE REMOVED FROM THE PROTECTED ROOT ZONE AREA OF PROTECTED TREES SHALL BE REMOVED BY HAND AS DESIGNATED BY THE INSPECTOR.
- ALL DEBRIS GENERATED BY THE PRUNING OR TRIMMING OF THE TREES AND/OR BUSHES SHALL BECOME PROPERTY OF THE CONTRACTOR AND SHALL BE DISPOSED OF PROPERLY.
- TREES MUST BE MAINTAINED IN GOOD HEALTH THROUGHOUT THE CONSTRUCTION PROCESS. MAINTENANCE MY INCLUDE WATERING THE ROOT PROTECTION ZONE AND/OR WASHING FOLIAGE.
- NO WIRES, NAILS OR OTHER MATERIALS MAY BE ATTACHED TO PROTECTED TREES.
- PRIOR TO START OF WORK, CALL 207-1111 TO SCHEDULE A PRE-CONSTRUCTION & FENCING INSPECTION (PER SECTION 35-477 OF THE UDC, SUBSECTION TREE PERMITS (5)(C)).
- FAILURE TO SCHEDULE A FENCING INSPECTION PRIOR TO START OF WORK MAY RESULT IN A STOP WORK ORDER OR A PENALTY OF \$2,000 OR BOTH (PER 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:** DO NOT CUT FROM D TO E
- FIRST CUT** – TO PREVENT THE BARK FROM BEING PEELED WHEN THE BRANCH FALLS.
 - SECOND CUT** – TO REDUCE THE WEIGHT OF BRANCH.
 - FINAL CUT** – ALLOW FOR HEALING COLLAR BUT NO STUBS
 - 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.

TREE PRUNING DETAIL

N.T.S.



TREE PROTECTION DETAIL EXISTING TREES

N.T.S.

TREE PRESERVATION NOTES

- ALL TREES TO REMAIN ON SITE REQUIRE PROTECTIVE FENCING, PRUNING, WATERING, AND FERTILIZATION AS DIRECTED BY A QUALIFIED ARBORIST.
- PROTECTIVE FENCING CONSISTS OF 4'-0" HIGH FENCE.
- FENCE TO EXTEND FROM TRUNK ONE FOOT FOR EVERY CALIPER INCH OF TREE (MINIMUM). THE OPTIMUM DISTANCE IS TO INSTALL FENCE DIRECTLY BENEATH DRIPLINE OF TREE TO REMAIN AS SHOWN.
- DURING CONSTRUCTION, NO EXCESS SOIL, FILL MATERIAL, EQUIPMENT, LIQUIDS, OR CONSTRUCTION DEBRIS SHALL BE PLACED WITHIN THE PROTECTIVE FENCING, NOR SHALL ANY SOIL BE REMOVED FROM WITHIN THE FENCING.
- ALL TREE PROTECTION MUST BE IN PLACE BEFORE CONSTRUCTION BEGINS.
- INSTALL 4" MINIMUM DEPTH OF SHREDDED MULCH BENEATH THE DRIPLINE OF THE TREE.

HERITAGE TREES INSIDE FLOODPLAIN			
TAG #	SIZE	SPECIES	TO BE PRESERVED
2658	27	OAK	YES
2654	34M	OAK	YES
2653	33	OAK	YES
10497	24	OAK	YES
10482	24	OAK	YES
10496	24	OAK	YES
2750	29	ELM	YES
2746	29	OAK	YES
2747	25	OAK	YES
2728	29	OAK	YES
2699	24	OAK	YES
2685	32	OAK	YES
2847	40M	OAK	YES
2835	32	OAK	YES
2373	32	OAK	YES
2377	28	OAK	YES
2384	49M	OAK	YES
2383	28M	OAK	YES
2388	24	OAK	YES
2390	27	OAK	YES
2403	40	OAK	YES

HERITAGE TREES OUTSIDE FLOODPLAIN			
TAG #	SIZE	SPECIES	TO BE PRESERVED
2974	25.5	OAK	YES
13065	24	ELM	YES
2320	35	OAK	YES
2321	35	OAK	YES
2316	24	OAK	YES
2315	25	OAK	YES
2419	30	OAK	YES

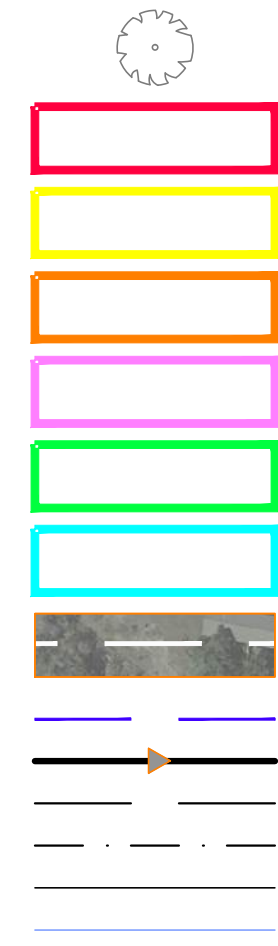
TREE CANOPY	
OUTSIDE FLOODPLAIN	
REMOVE:	38707
PRESERVE:	74091
TOTAL CANOPY:	112798
TOTAL % PRESERVED:	66%
INSIDE FLOODPLAIN	
REMOVE:	85959
PRESERVE:	46765
TOTAL CANOPY:	55324
TOTAL % PRESERVED:	84%
30' FLOODPLAIN BUFFER	
REMOVE:	10414
PRESERVE:	41670
TOTAL CANOPY:	52084
TOTAL % PRESERVED:	80%

*ALL AREAS IN SQFT

PROJECT AREA	
TOTAL AREA	
AREA (SQFT):	1713509
AREA (AC):	39.34
OUTSIDE FLOODPLAIN	
AREA (SQFT):	642272
AREA (AC):	14.74
% OUTSIDE	37%

LEGEND

- HERITAGE TREE
- CANOPY TO BE REMOVED INSIDE FLOODPLAIN
- CANOPY TO BE PRESERVED INSIDE FLOODPLAIN
- CANOPY TO BE REMOVED OUTSIDE FLOODPLAIN
- CANOPY TO BE PRESERVED OUTSIDE FLOODPLAIN
- CANOPY TO BE REMOVED INSIDE 30' WIDE BUFFER
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- 100-YEAR FLOODPLAIN
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DATE	
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 TPE FIRM REGISTRATION #070 | TPELS FIRM REGISTRATION #10028800

WESTPOINTE WEST OFF-SITE SEWER EXTENSION PHASE 2
 BEXAR COUNTY, TEXAS
 DETAILS AND NOTES

PLAT NO.	N/A
JOB NO.	11581-01
DATE	AUGUST 2018
DESIGNER	RG
CHECKED	RG DRAWN
SHEET	C2.00

Report Date 11/25/2019 04:03 PM

Submitted By

Page 1

A/P # 2487039

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	11/25/2019 15:44	138742	Temp COO		
Issued	11/25/2019 15:57	138742	COO		
Final			Expires		

Associated Information

Type of Work	NEW	NEW	# Plans	0
Dept of Commerce	COMMER COMMERCIAL CONSTRUCTION		# Pages	0
Priority		Auto Reviews	Bill Group	
Square Footage	0.00	Name	CIP SAWS WESTPOINTE PHASE 2	

Valuation

Declared Valuation	0.00
Calculated Valuation	0.00
Actual Valuation	0.00

Description of Work

AP #2487029 // SAWS Westpoint West Off-site Sewer Phase 2 // P2 // ICL // 5/16/2019

TREE STAND PRESERVATION PLAN AND PERMIT

// AP #2487039 // SAWS Westpointe West Off-Site Sewer Extension Phase 2 // P2 // 2015 // 11/25/2019 // CGJ

APPLICANT MUST GO TO BUILD SA PORTAL FOR FULL COMMENTS

STATUS: APPROVED FOR TREE REMOVAL ONLY

THE SAWS WESTPOINTE WEST OFF-SITE SEWER EXTENSION PHASE 2 TREE PERMIT IS APPROVED FOR 180 DAYS

ANY SITEWORK OR TREE REMOVAL OUTSIDE OF THE APPROVED TREE PERMIT SHALL SUBMIT A SAPRATE TREE APPICATION FOR REVIEW AND APPROVAL PRIOR TO ANY START OF WORK

Achieved and exceeded preservation requirements.

//PLEASE SEE COMMENTS BELOW

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 210-207-1111 to schedule an in-field pre-construction & fencing inspection (per Section 35-477 of the UDC, subsection tree permits (5)(C). Failure to schedule a fencing inspection prior to the start of work may result in a Stop Work Order, a penalty of \$2000.00, or both. Referenced the AP# associated with the approved permit. 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.

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)

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. Failure to comply with this requirement may result in a Stop Work Order, a penalty of \$2000.00, or both.

// GENERAL NOTES, TERMS, AND CONDTIONS:

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

Contractor is responsible for providing a licensed Tree Maintenance Professional throughout the project per City of San Antonio Ordinance Article VIII Sec. 21-171. Staging, Parking, Storage, Employee Parking, etc.,:

- 1)All construction access and staging areas will need to be surveyed and associated tree impacts will need to be accounted for in the preservation plan.
- 2)Staging, parking, and material storage areas and project limits of clearance must be discussed and approved with the inspector during the pre-construction/fencing inspection.
- 3)35-523 (k) (5) All offsite staging, storage, project trailers, employee parking, etc. are required to obtain and comply with a Temporary Uses Certificate of Occupancy.
- 4)No equipment, vehicles or materials shall operate or be stored within the root protection zone of any tree near the project.

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.

Report Date 11/25/2019 04:03 PM

Submitted By

Page 2

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, 210-207-1111. Reference AP # provided above.

35-523 (j) (1) Root Protection Zone:

1)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).

2)The root protection zone area shall be preserved at natural grade, with natural groundcover.

3)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. The impervious cover may encroach within the root protection zone if said encroachment is approved by the city arborist.

4)Filling shall be allowed to accomplish water conservation goals established by the City of San Antonio or by a public utility.

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 CHARLES.JOHNSON2@SANANTONIO.GOV OR (210) 207-0170.

Parent A/P #	Project #	Project/Phase Name	Phase #
Size/Area	Size	Description	

Fees	Status	Paid Date	Amount
TREE CANOPY - COMMERCIAL	P	11/14/2019 15:44	975.00
PERMIT FEE TREE PRESERVATION	P	11/14/2019 15:44	6825.00
REVIEW FEE COMMERCIAL TREE PRESERVATION	P	11/14/2019 15:44	100.00
Total Unpaid		0.00	Total Paid 7900.00

Check Conditions	Approval	Approved By	Approved Date	Applied By	Applied Date	Assigned
Condition	Supervisor Required	Comments				

No Conditions

Employee	Last	First	MI	Comments
Employee ID				

No Employee Entries

Log	Description	Entered By	Start	Stop	Hours
Action	Comments				

No Log Entries