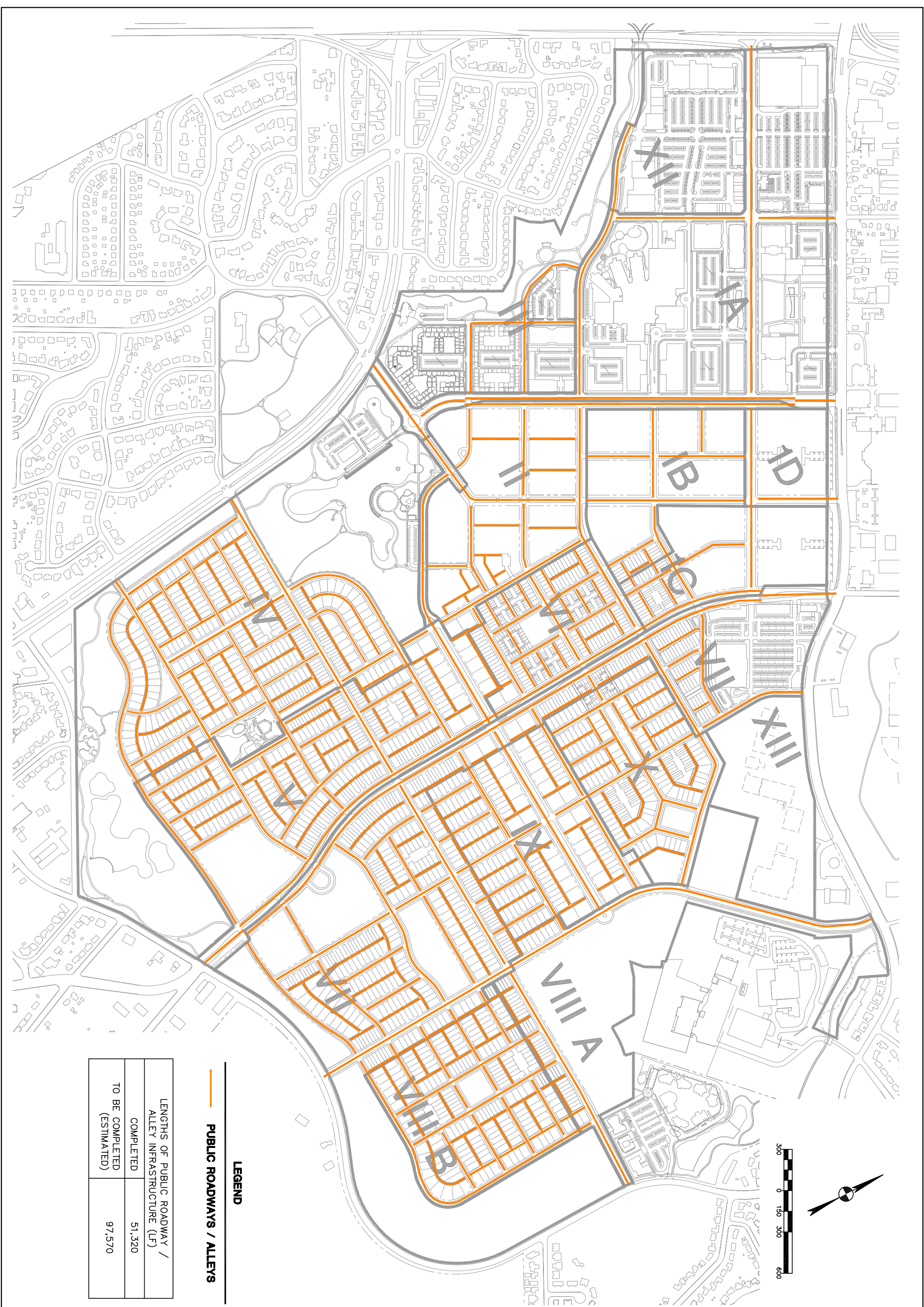


Exhibit 5-1 | Roadways

J:\1400\12 Mac\2009 Bond Exhibits\EXH-1 - PRGP- EXHIBITS\Overall Roadway Lengths and ID 2009.dwg modified by dmlr on Jul 13, 2009 - 5:04pm



LENGTHS OF PUBLIC ROADWAY / ALLEY INFRASTRUCTURE (LF)	
COMPLETED	51,320
TO BE COMPLETED (ESTIMATED)	97,570

PUBLIC ROADWAYS / ALLEYS

LEGEND

EXH SHEET	PLOTTING SCALE: 1" = 1'
	DATE PLOTTED: 07-09-09
	FILE: 1400\12\M.P.\OVERALL...
	DRAWN BY: JF
	DESIGNED BY: BAM
	REVIEWED BY: DM
	PROJECT NO.: 1400-12


MUELLER

MUELLER OVERALL



CATELLUS  
A PROLOGIS COMPANY

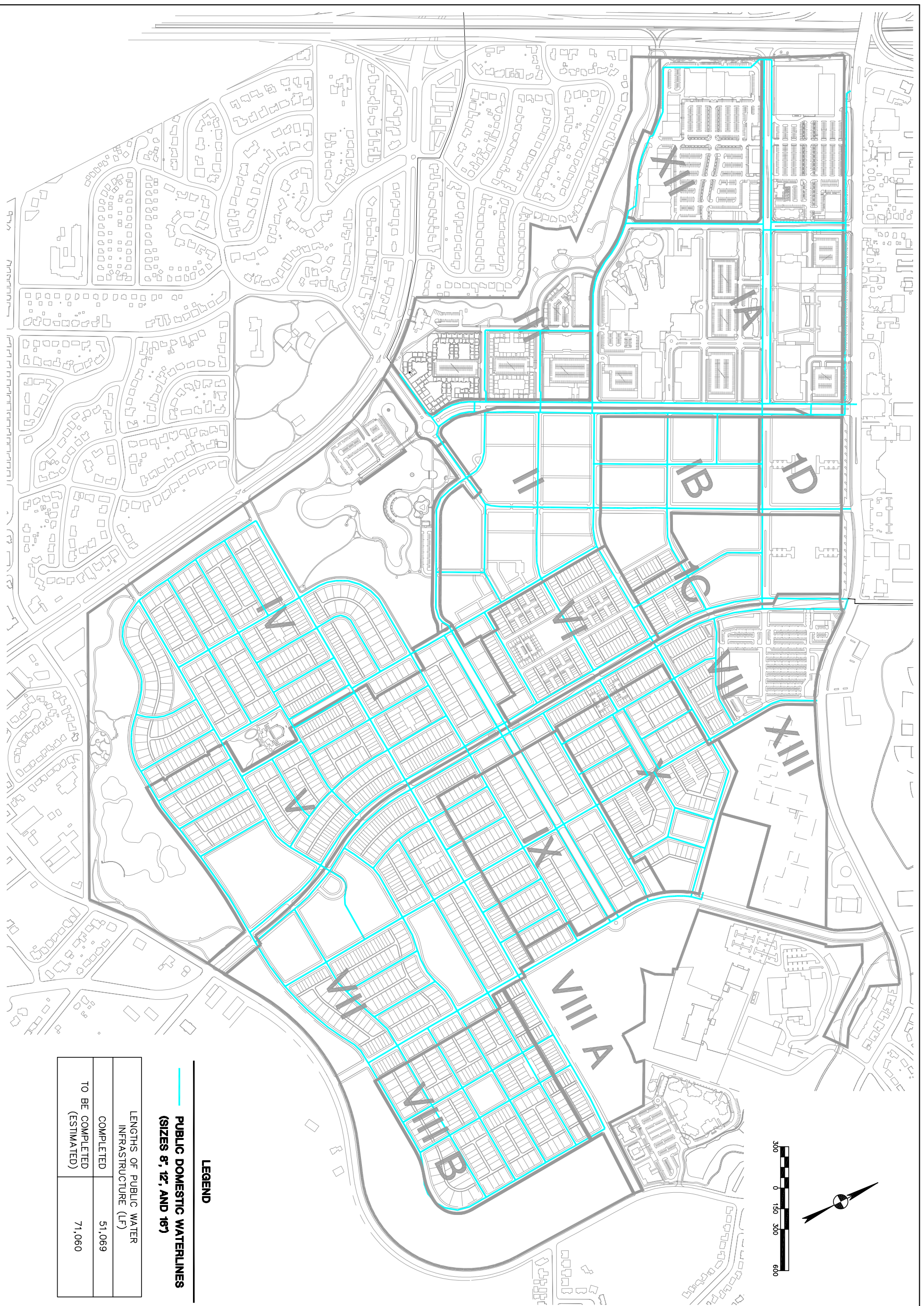
MASTER ROADWAY LAYOUT



Bury+Partners  
ENGINEERING SOLUTIONS  
221 West Sixth Street, Suite 600  
Austin, Texas 78701  
Tel. (512)328-0011 Fax (512)328-0325  
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## Exhibit 5-2 | Water



LENGTHS OF PUBLIC WATER INFRASTRUCTURE (LF)	
COMPLETED	51,069
TO BE COMPLETED (ESTIMATED)	71,060

## LEGEND

**PUBLIC DOMESTIC WATERLINES  
(SIZES 8", 12", AND 16")**

# EXH

SHEET	FILE:1400/12/2008....MASTER../...BUILDOUT
	DRAWN BY: BAM/RH
	DESIGNED BY: BAM
	REVIEWED BY: PMC
	PROJECT NO.: 1400-25

M U E L L E R

## MUELLER OVERALL



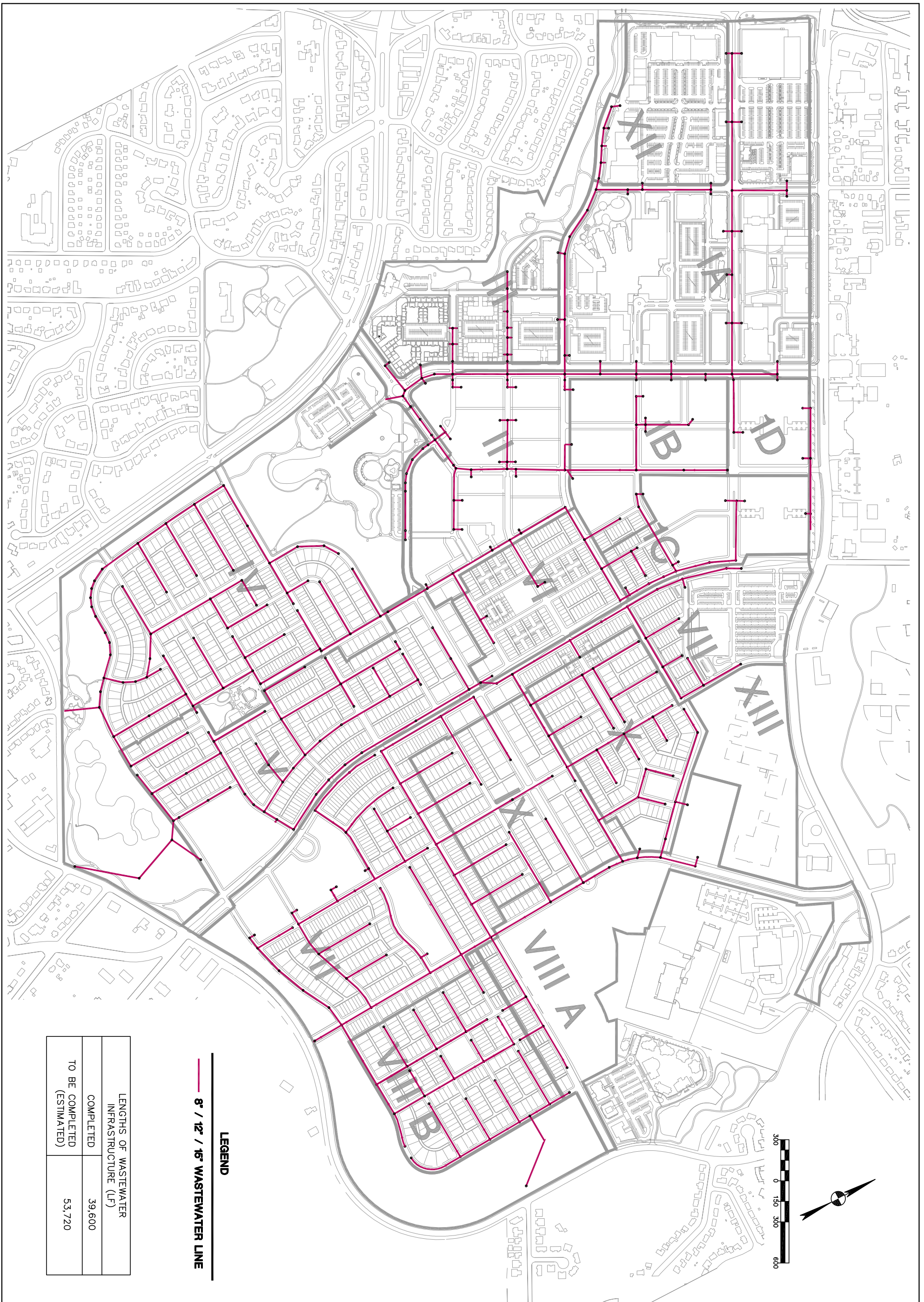
**CATELLUS**  
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# MASTER WATER SYSTEM LAYOUT

**Bury+Partners**  
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## Exhibit 5-3 | Wastewater Collection



LENGTHS OF WASTEWATER INFRASTRUCTURE (LF)	
COMPLETED	39,600
TO BE COMPLETED (ESTIMATED)	53,720

**LEGEND**

8" / 12" / 16" WASTEWATER LINE

PLOTTING SCALE: 1" = 1'
DATE PLOTTED: 07-09-09
FILE:1400/12/2008.../..WW MODEL
DRAWN BY: DM / JF
DESIGNED BY: BAM
REVIEWED BY: DM
PROJECT NO.: 1400-12

**M U E L L E R**

## MUELLER OVERALL



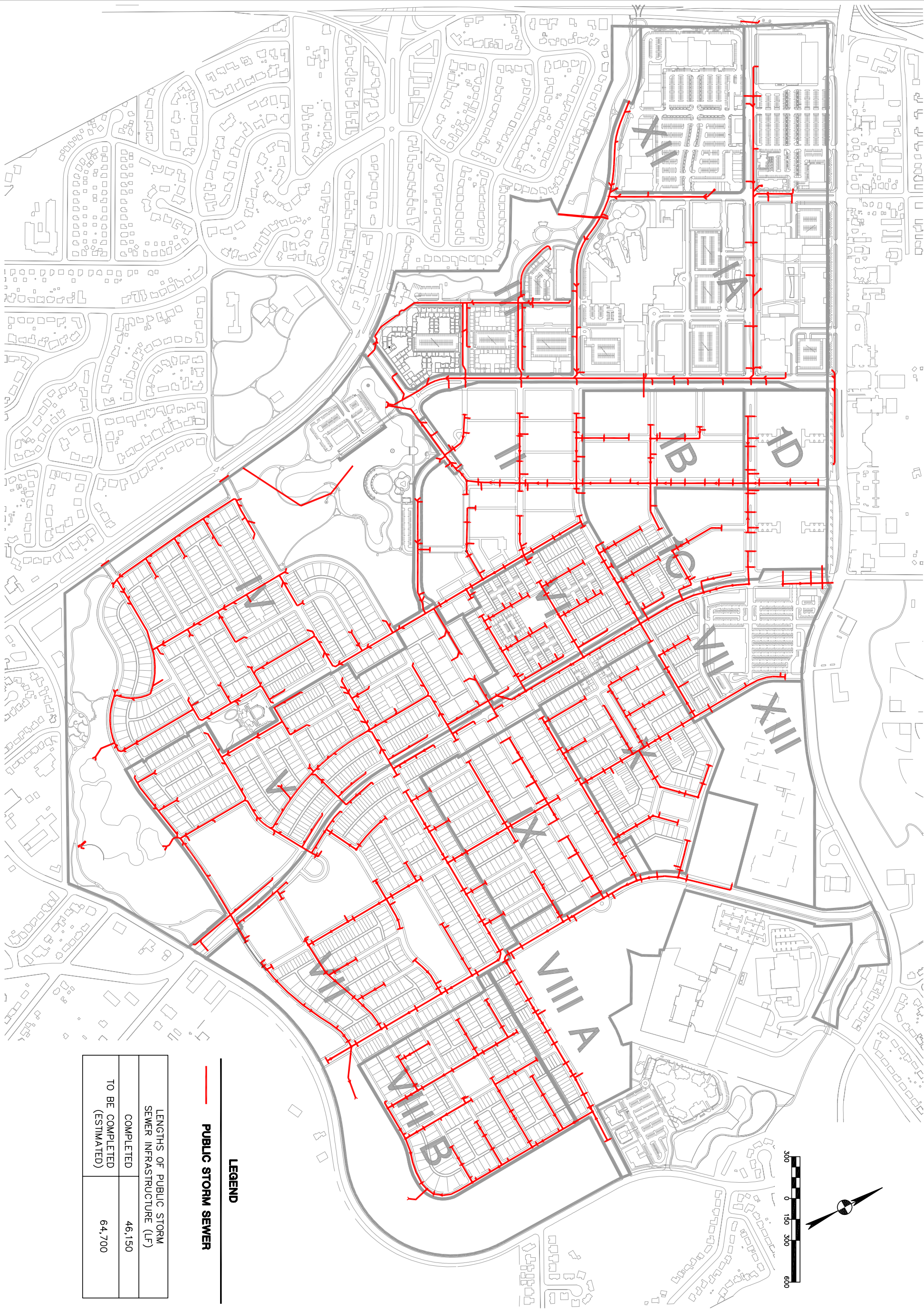
# MASTER WASTEWATER COLLECTION SYSTEM LAYOUT

**b Bury+Partners**  
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Exhibit 5-4 | Storm Sewer

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LEGEND	
	PUBLIC STORM SEWER
LENGTHS OF PUBLIC STORM SEWER INFRASTRUCTURE (LF)	
COMPLETED	46,150
TO BE COMPLETED (ESTIMATED)	64,700

EXH

SHEET

PLOTTING SCALE: 1" = 1'
DATE PLOTTED: 07-09-09
FILE: 1400/12/2008.../OVREALL
DRAWN BY: JF
DESIGNED BY: BAM
REVIEWED BY: DM
PROJECT NO.: 1400-12

MUELLER

MUELLER OVERALL



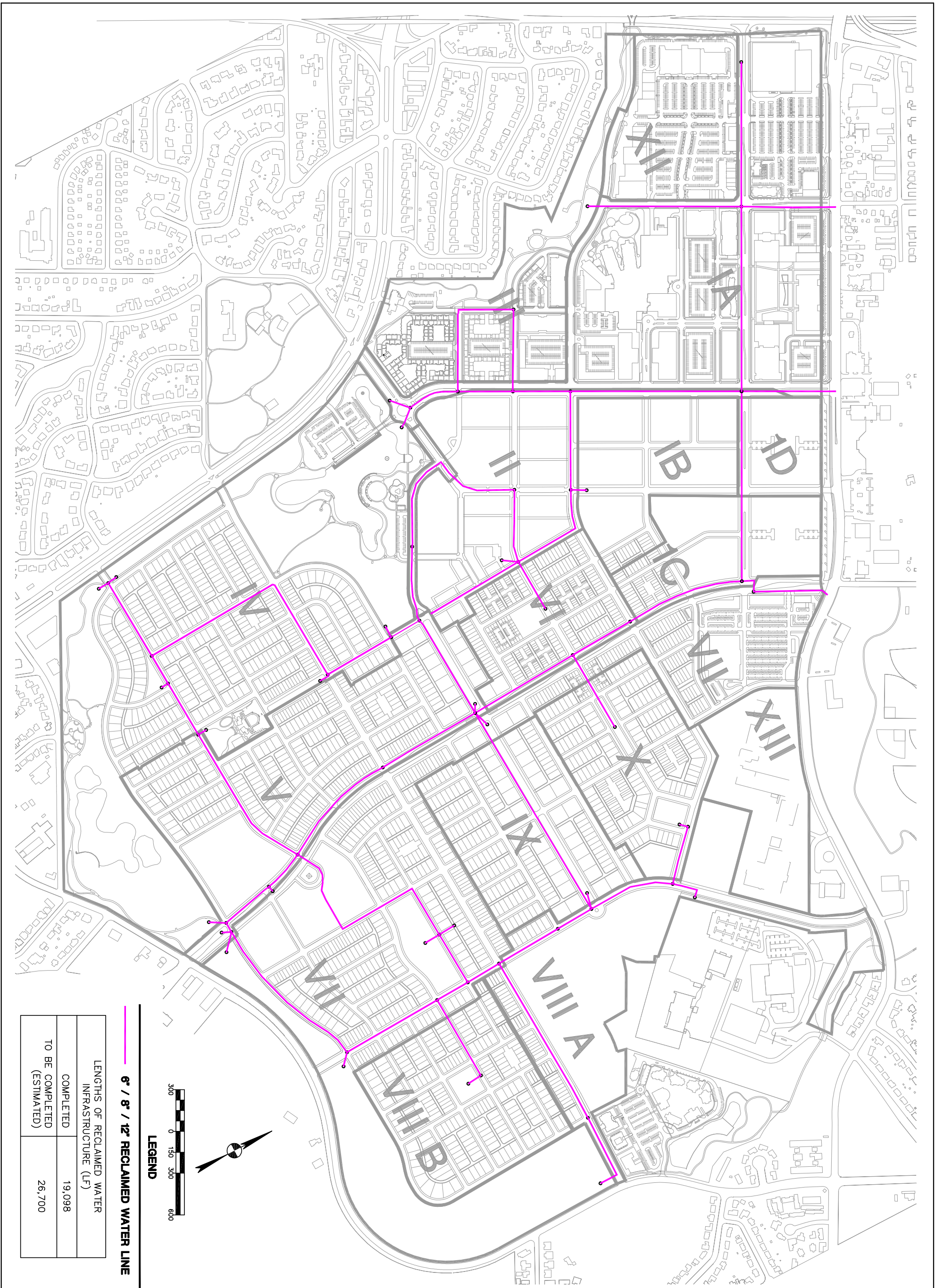
MASTER STORM SEWER LAYOUT

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Austin, Texas 78701  
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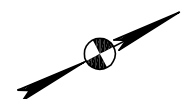
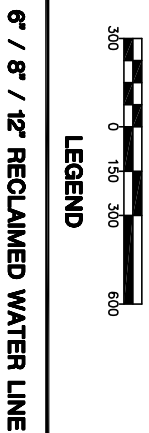


Exhibit 5-5 | Reclaimed Water System

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LENGTHS OF RECLAIMED WATER INFRASTRUCTURE (LF)	
COMPLETED	19,098
TO BE COMPLETED (ESTIMATED)	26,700



<b>EXH</b>	PLOTTING SCALE: 1" = 1'
	DATE PLOTTED: 07-09-09
	FILE: 1400/12/... RECLAIMED WATER
	DRAWN BY: DM, JF
	DESIGNED BY: BAM
SHEET	REVIEWED BY: DAM
	PROJECT NO.: 1400-12

**MUELLER**

  
**CATELLUS**  
A PROLOGIS COMPANY

**MUELLER OVERALL**

**MASTER RECLAIMED WATER DISTRIBUTION SYSTEM**

**Bury+Partners**

ENGINEERING SOLUTIONS  
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Austin, Texas 78701  
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# Exhibit 5-6 | Lake Park



**Lake Park:** 30.13 total acres  
(This acreage does not include the Visitor's Center or the Browner Hangar)

Improvements	Quantity
<b>Hardscape Improvements</b>	
Simond Ave. Parking Lot: exposed aggregate concrete with ribbon curb	46 spaces
Stabilized Decomposed Granite Trail	12,585 sf
Concrete Trail w/ exposed aggregate	53,620 sf
Amphitheatre w/ broom finish concrete	310 sf
Entry Drive and Pedestrian Paving: Hanover asphalt pavers	5,600 sf
"Beaches" with Boulders & Rough-Back Lueders Limestone Paving	200 lf
Flagstone Path at "Beach" edge	440 sf
Concrete Retaining Wall, max. 18" height	350 lf
Steel Trellis w/ cast-in-place Concrete Columns, inc. 18" Wall	240 lf
Stone Fire Ring w/ Steel Grate	1 ea
<b>Landscape Improvements</b>	
Shade Trees	690 ea
Ornamental Trees	300 ea
Mulched Plant Beds	21,150 sf
Bermuda Grass	3.8 ac
<b>Wet Pond</b>	
Wet Pond Planting	39,000 sf
Wet Pond Make-up Water	
Floating Fountains w/ Lights	2 ea
Pond Aerator	2 ea
Concrete Bulkhead Edges	950 lf
Stepped Stone Bulkhead Edge, 12' height	490 lf
<b>Irrigation</b>	
Reclaimed Water Irrigation System	22 ac
Hunter ACC Irrigation Controller w/ Decoders	2 ea
<b>Restroom/ Storage Building</b>	900 sf

Improvements	Quantity
<b>Furniture</b>	
Drinking Fountain Model No. 440-SM-SS-FR, by Most Dependable Fountains	3 ea
Drinking Fountain Model No. 493-SM-SS-FR, by Most Dependable Fountains	1 ea
Trash Receptacles Model No. 157-32-25BT, by DuMor	9 ea
Recycling Receptacles Model No. 157-32-25RC, by DuMor	9 ea
Pet Station Model No. JJB12A-SP, by JJB	3 ea
Bike Racks Model 83-00G, by DuMor	10 ea
Free-standing Charcoal Grill	2 ea
Stone/Concrete Picnic Table w/ Bench Seats	9 ea
Concrete Table, round, with seating	7 ea
Concrete Bench w/ lpe Slats Model No. 3238-P, by Kenneth Lynch & Sons	34 ea
<b>Trailhead</b>	
Exercise Equipment, by Kompan	6 ea
Outdoor Shower Model No. 500-SS-SM, by Most Dependable Fountains	1 ea
Rubberized Safety Surface	875 sf
<b>Playscape</b>	
Playscape Equipment, by Kompan	11 ea
Play Equipment, Swings, Sand Play	
Playscape & Swings w/ eng. wood fiber mulch & drainage system	7,282 sf
Sand Play Area	346 sf
Fence	800 lf
Gate	3 ea

NOTE: This list has been developed from construction documents. Final quantities of items may vary from quantities on this list. Items from the Visitor's Center and Browner Hangar are not listed here.



File: L:\2024\43\Maintenance\Maintenance-Enlarged-Plans-city.dwg  
The developer has reserved the right, without notice,  
to make changes to this map and other aspects of the  
development to comply with governmental requirements  
and to fulfill its marketing objective.

**MUELLER**

**LAKE PARK**

SCALE: 1" = 60'  
0 20 40 60 80 100



All information furnished regarding this property is from sources deemed reliable. However, RVI has not made an independent investigation of these sources and no warranty or representation is made by RVI as to the accuracy thereof and same is submitted subject to errors, omissions, land plan changes, or other conditions. This land plan is conceptual in nature and does not represent any regulatory approval. Land plan is subject to change.



## Exhibit 5-7 | Northwest Greenway



**Northwest Greenway:** 13.65 total acres  
This area includes Fire Station Lot (2.37 ac) & excludes  
Existing Detention Pond (1.41 ac).

Improvements	Quantities
<b>Hardscape Improvements</b>	
Stabilized Decomposed Granite Trail	44,065 sf
Concrete Trail w/ exposed aggregate	7,300 sf
Playscape & Swings w/ eng. wood fiber mulch and drainage system	4,300 sf
Lueders Limestone Paving	2,340 sf
Steel Pavilion w/ cast-in-place Concrete Columns, inc. 18" Wall	1,800 sf
Stone Retaining Walls	100 lf
Stone Band	95 lf
<b>Landscape Improvements</b>	
Shade Trees	184 ea
Ornamental Trees	119 ea
Mulched Plant Beds	36,980 sf
Naturalistic Buffer Planting at fence	2,255 lf
Turf grass	260,721 sf
Native grass & Wildflower Mix	226,778 sf
<b>Furniture</b>	
Drinking Fountain	2 ea
Model No. 2002 SM, by Most Dependable Fountains	
Stone/concrete picnic table with bench seats	4 ea
Recycled plastic lumber picnic table on d.g.	4 ea
Model Gretchen, by Landscape Forms	
Bench	7 ea
Model Gretchen w/ arms, by Landscape Forms	
Trash Receptacle	4 ea
Model No. 157-32-25BT, by DuMor	
Bike Rack	1 ea
Model No. 130-30-S1, by DuMor	
<b>Fencing</b>	
CMU Block Fence Columns	21 ea
Ornamental Steel Fence	3,590 lf
Concrete Privacy Fence	900 lf
<b>Irrigation</b>	
Reclaimed Water Irrigation System	12 ac
Hunter ACC Irrigation Controller w/ Decoders	1 ea

**NOTE:** This list has been developed from construction documents. Final quantities of items may vary from quantities on this list.



# Exhibit 5-8 | Southwest Greenway



**Southwest Greenway: 32.35 total acres**

Improvements	Quantity
<b>Hardscape Improvements</b>	
Stabilized Decomposed Granite Trail	45,000 sf
Concrete Trail w/ exposed aggregate	20,150 sf
Interpretive Signage	
Overlook w/ Concrete Wall	50 lf
Boulder Wall	80 lf
Ornamental Steel Fence	1,175 lf
CMU Block Fence Columns	8 ea
<b>Landscape Improvements</b>	
Dry Creek Bed w/ Boulders	980 sf
Demonstration Gardens	6,500 sf
Monoculture Garden	28,800 sf
Shade Trees	310 ea
Ornamental Trees	270 ea
Mixed Grass Prairie	5 ac
Tall Grass Prairie	4 ac
Short Grass Savanna	6 ac
Roadside Wildflower Planting at Mueller Boundary	3 ac
Mowed Paths	1,995 lf
<b>Furniture</b>	
Bench by Landscape Forms	19 ea
Drinking Fountain	1 ea
Pet Station	1 ea
Model No. JJB 12A-SP, by JJB	
Stone/concrete picnic table with bench seats	13 ea
Stone benches	17 ea
Trash receptacle	13 ea
Model No. 157-32-25BT, by DuMor	
Recycling receptacle	13 ea
Model No. 157-32-25RC, by DuMor	
Bike rack	4 ea
Model No. 83-00/S-2, by DuMor	

Improvements	Quantity
<b>Wet Pond</b>	
Wet Pond Edge Planting	1,265 lf
Wet Pond Make-up Water	
<b>Irrigation</b>	
Reclaimed Water Irrigation System	28 ac
Hunter ACC Irrigation Controller w/ Decoders	1 ea

**NOTE:** This list has been developed from construction documents. Final quantities of items may vary from quantities on this list.



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**MUELLER**

**SOUTHWEST GREENWAY**

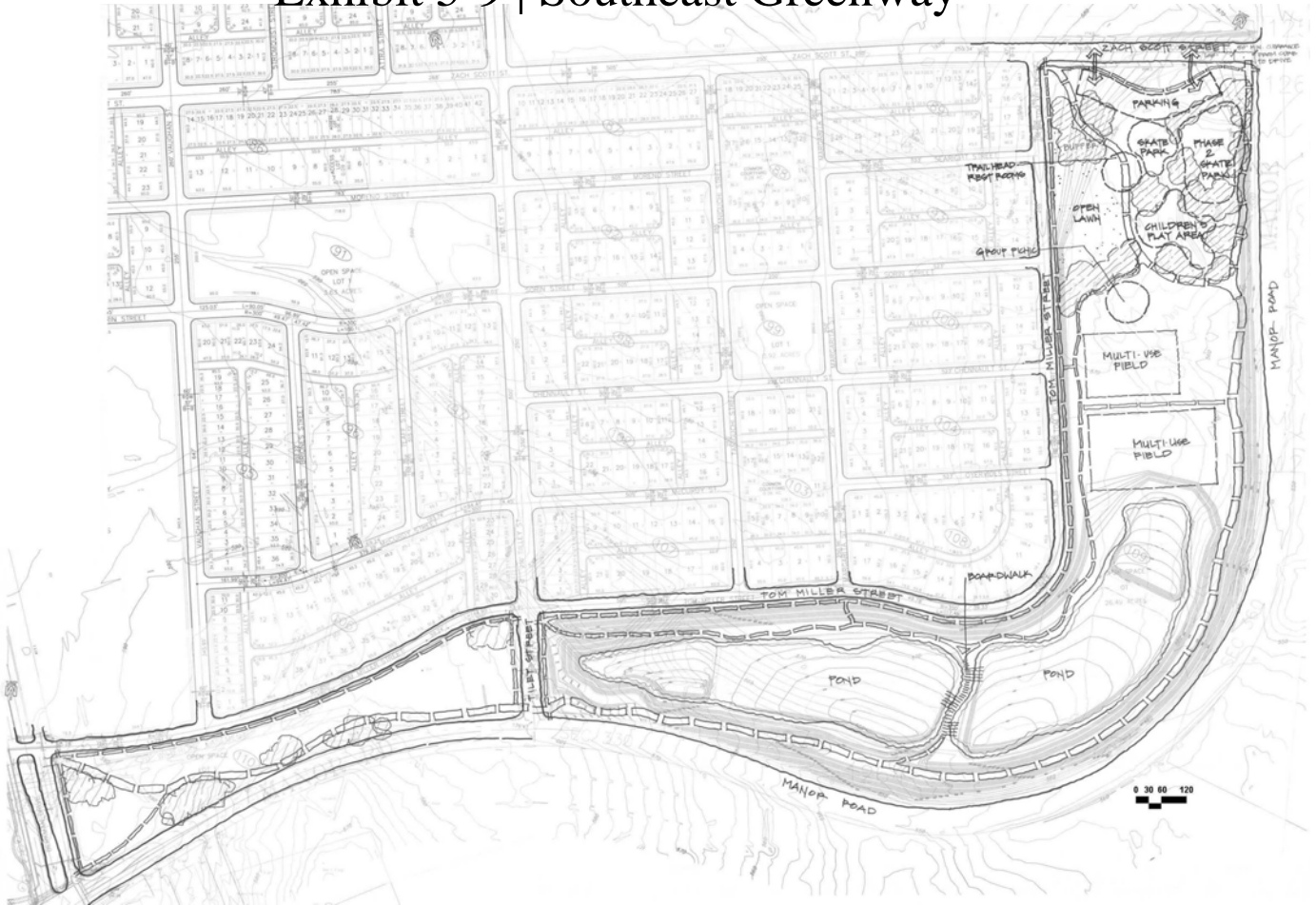
SCALE: 1" = 100'  
0' 50' 100' 200'



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# Exhibit 5-9 | Southeast Greenway



**Southeast Greenway:** 30.57 total acres

Improvements	Quantity
<b>Hardscape Improvements</b>	
Hike and Bike Trail	7,500 lf
Interpretive Signage	
Parking Lot	25 spaces
<b>Landscape Improvements</b>	23.89 ac
Includes shade and ornamental trees, plant beds, turf grass, native grass, and wildflowers	
<b>Restroom Building</b>	900 sf
<b>Trailhead w/ Exercise Equipment and Shower</b>	5,000 sf
<b>Skate Park w/ Plaza and Fun Track</b>	35,000 sf
<b>Children's Play Area</b>	15,000 sf

Improvements	Quantity
<b>Multi-Use Sports Fields (2 fields)</b>	79,500 sf
<b>Picnic Area and Site Furniture</b>	
<b>Wet Pond</b>	
Wet Pond Edge Planting	2,000 lf
Wet Pond Make-up Water	
Boardwalk	200 lf
<b>Irrigation</b>	
Reclaimed Water Irrigation System	6.68 ac
Hunter ACC Irrigation Controller w/ Decoders	1 ea

**NOTE:** This list has been developed from early conceptual drawings. All proposed park improvements are subject to change, and all quantities are approximate.



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The developer has reserved the right, without notice, to make changes to this map and other aspects of the development to comply with governmental requirements and to fulfill its marketing objective.

**MUELLER**

**SOUTHEAST GREENWAY**

SCALE: 1" = 100'  
0 30 60 120



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Exhibit 5-10 | Neighborhood Park at Swim Center



Swim Center: 2.48 total acres

Improvements	Quantity
<b>Hardscape Improvements</b>	
Stabilized Decomposed Granite Trail	2,710 sf
Concrete Trail and Paving	9,000 sf
Basketball Court	5,040 sf
Playscape w/ safety surfacing	2,775 sf
Ornamental Steel Fence, 4' height	265 lf
Ornamental Steel Fence, 6' height	450 lf
Stone Wall, variable height	900 lf
<b>Landscape Improvements</b>	
Shade Trees	167 ea
Ornamental Trees	33 ea
Lawn	67,385 sf
Mulched Plant Beds	18,710 sf
Irrigation (lawn & beds)	86,095 sf

Improvements	Quantity
<b>Furniture</b>	
Benches	17 ea
Picnic Table w/ Bench Seats	10 ea
Round Table	6 ea
Table Umbrellas	7 ea
Dual Purpose Recycle / Litter Receptacle	10 ea
Bike Racks	14 ea
Drinking Fountain	3 ea
Telephone Call Box	1 ea
<b>Bathhouse (footprint)</b>	3,255 sf
<b>Swimming Pool</b>	4,795 sf

**NOTE:** This list has been developed from construction documents. Final quantities of items may vary from quantities on this list.

**NOTE:** Costs associated with the Swim Center facility are not included for reimbursement from the TIRZ.



MUELLER

SWIM CENTER

SCALE: 1" = 20'

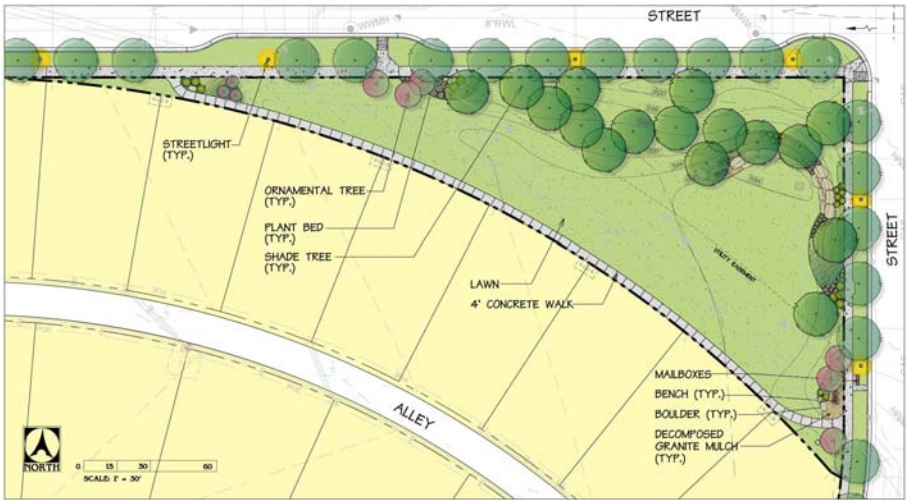


File: L:\2023\43\Maintenance\Maintenance-Enlarged Plans-city.dwg  
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All information furnished regarding this property is from sources deemed reliable. However, RVI has not made an independent investigation of these sources and no warranty or representation is made by RVI as to the accuracy thereof and same is submitted subject to errors, omissions, land plan changes, or other conditions. This land plan is conceptual in nature and does not represent any regulatory approval. Land plan is subject to change.



# Exhibit 5-11 | Neighborhood Park Triangle



**Neighborhood Park: 0.52 total acres**

Improvements	Quantity
<b>Hardscape Improvements</b>	
Decomposed Granite	225 sf
Concrete Trail	1,400 sf
Boulder Wall	50 lf
<b>Landscape Improvements</b>	
Shade Trees	16 ea
Ornamental Trees	6 ea
Lawn	19,425 sf
Mulched Plant Beds	1,815 sf
<b>Irrigation</b>	
Irrigation System - potable water	21,240 sf
Hunter ICC Irrigation Controller	1 ea
<b>Furniture</b>	
Benches	2 ea

**NOTE** This list has been developed from construction documents. Final quantities of items may vary from quantities on this list.



# Exhibit 5-12

## Infrastructure Completed to Date



**Infrastructure Status Map**  
*Prepared for Catellus Austin, LLC by RVI*

DECEMBER 31, 2008