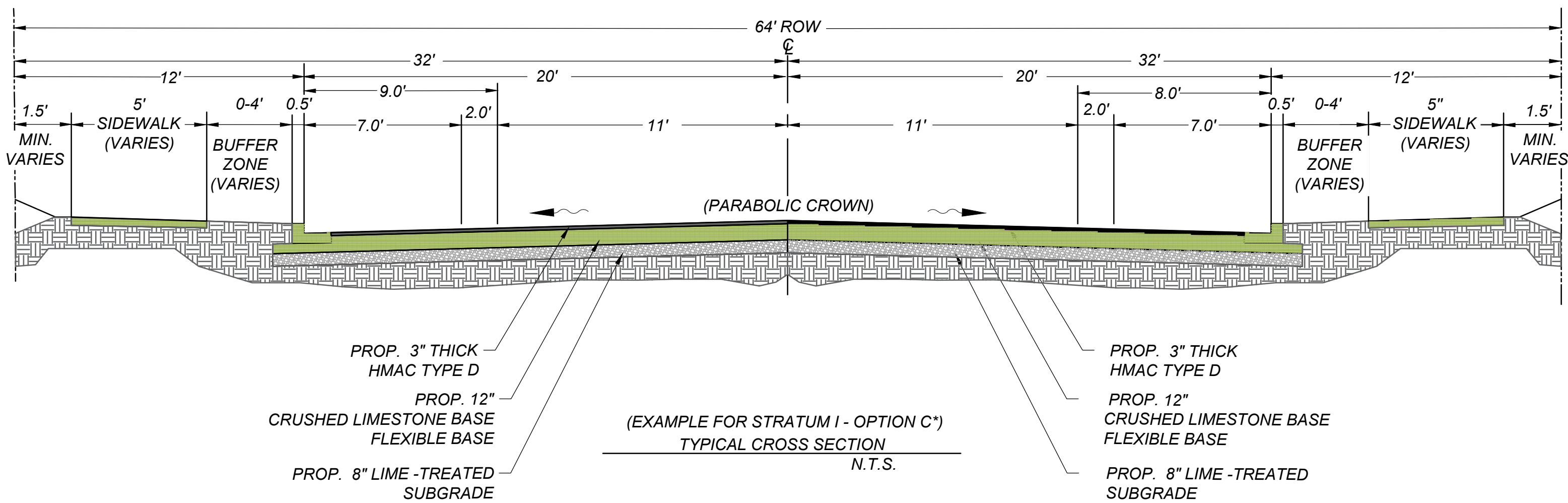
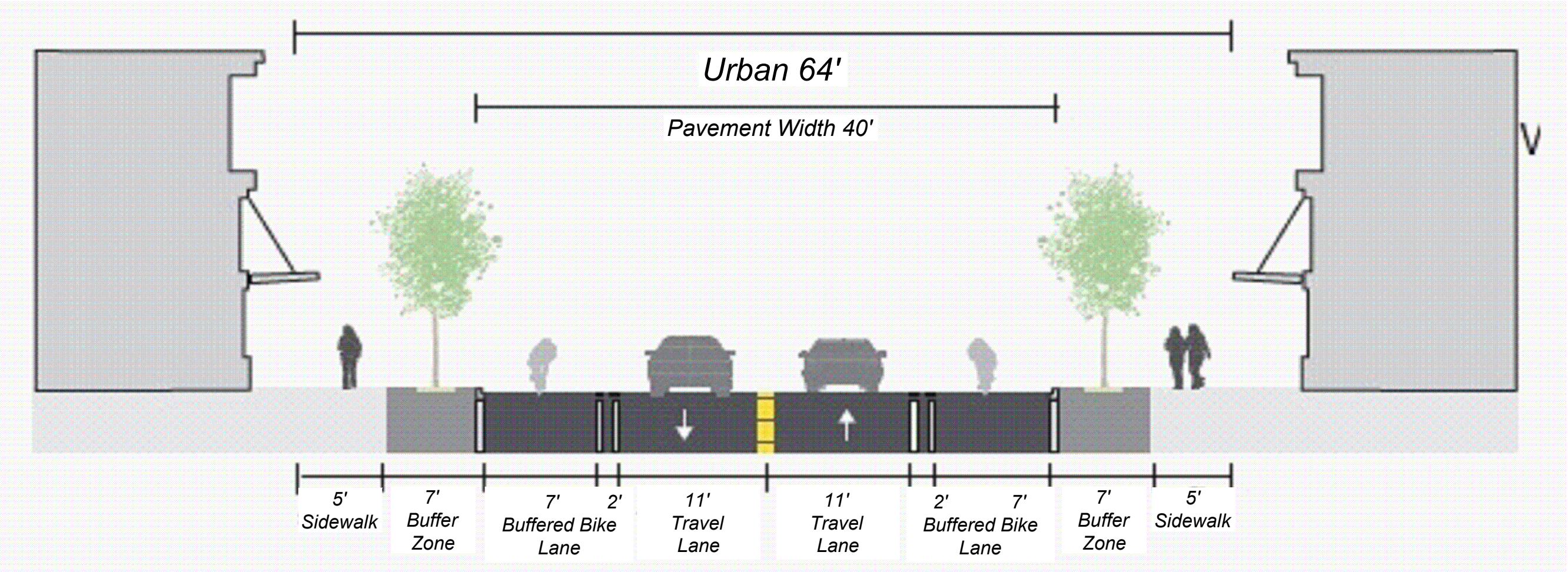
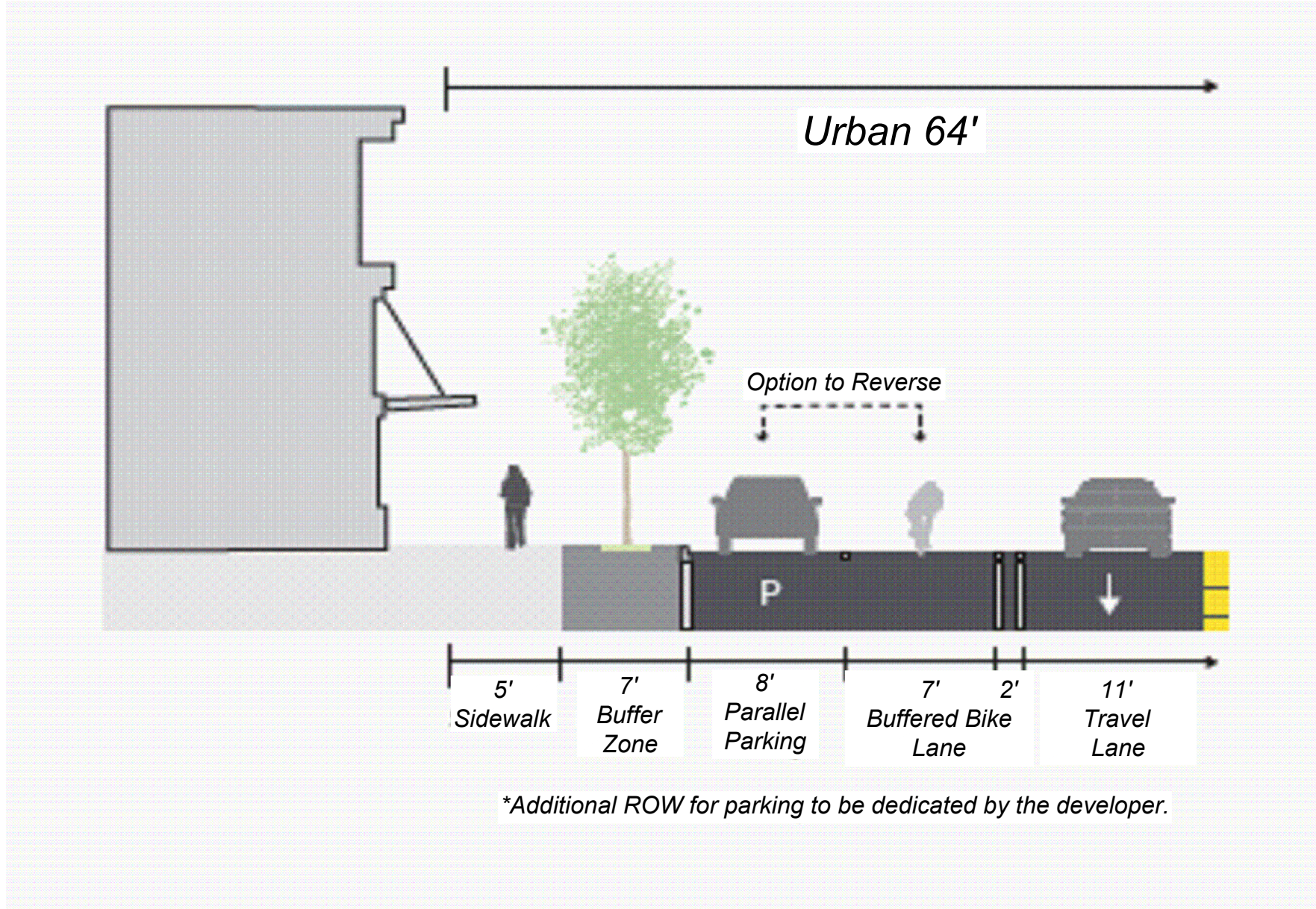


APPENDIX J: OTHER PROJECTS



NOTES: 1) FLEXIBLE PAVEMENT SECTIONS FOR STRATUM I SOILS

Component	Material Thickness (Inches)			
	Option A (Geogrid without Lime)	Option B (Geogrid without Lime)	Option C (Lime without Geogrid)	Option D (Base Only)
Asphaltic Concrete (HMAC Type D)	3.0	3.0	3.0	3.0
Crushed Limestone Base (CLB)	12.0	14.0	12.0	18.0 ¹
Geogrid between Base & Subgrade	Tensar® TX-5	Type II (TXDOT DMS 6240)	---	---
Lime-Treated Subgrade (LTS)	---	---	8.0	---
Moisture Conditioned Subgrade (MCS)	6.0	6.0	---	6.0
TOTAL THICKNESS	21.0	23.0	23.0	27.0

1. The thickness of the flexible base obtained from the MFPS-1 output is increased by 50% based on the COA design criteria for subgrade soils having a plasticity index of more than 25 percent.

2) FLEXIBLE PAVEMENT SECTIONS FOR STRATUM II SOILS

Component	Material Thickness (Inches)		
	Option E (Geogrid)	Option F (Geogrid)	Option G (Base Only)
Asphaltic Concrete (HMAC Type D)	3.0	3.0	3.0
Crushed Limestone Base (CLB)	7.0	8.0	12.0 ¹
Geogrid between Base & Subgrade	Tensar® TX-5	Type II (TXDOT DMS 6240)	---
Moisture Conditioned Subgrade	6.0	6.0	6.0
TOTAL THICKNESS	16.0	17.0	21.0

1. The flexible pavement section for Option G was increased to satisfy the rutting criteria based on the University of Wisconsin WESLEA for Windows 3.0 (WFW) computer program.

PRELIMINARY

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW UNDER THE AUTHORITY OF Xiaogin Zhang , P.E. LIC. # 96436 5/16/2017.

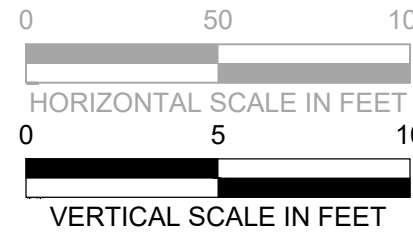
IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMIT PURPOSES.

CITY OF AUSTIN, TEXAS
DEPARTMENT OF PUBLIC WORKS
ENGINEERING SERVICES DIVISION
JAIN LANE STREET REALIGNMENT
PRELIMINARY ENGINEERING DESIGN

TYPICAL SECTION



NOTES	NAME	DATE
SURVEY BY	N/A	N/A
DRAWN BY	EZ	01/10/17
DESIGNED BY	EZ	01/10/17
CHECKED BY	EZ	01/10/17
REVIEWED BY	EZ	01/10/17



N/A

SITE DEVELOPMENT PLANS
FOR
KINGSBERY SOLAR PROJECT

SITE INFORMATION & PROJECT TEAM

ADDRESS 942 LOTT AVENUE AUSTIN, TEXAS	OWNER PAMELA ENGLAND CITY OF AUSTIN P.O. BOX 1088 AUSTIN, TEXAS 78702 (512) 322-6442
COUNTY TRAVIS	
LEGAL DESCRIPTION BEING 29.0 ACRES OF LAND LYING IN AND BEING SITUATED OUT OF THE J.C. TANNEHILL LEAGUE, SURVEY NO. 29, ABSTRACT NO. 22, IN TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN 112 ACRE TRACT CONVEYED TO THE CITY OF AUSTIN BY DEEDS RECORDED IN VOLUME 2621, PAGES 554 AND 559 AND VOLUME 3198, PAGE 1938 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS.	GENERAL CONTRACTOR POWERFIN PARTNERS, LLC 100 CONGRESS AVENUE, SUITE 1710 AUSTIN, TX 78701
LAND USE MAJOR UTILITY FACILITIES	ELECTRICAL AND CIVIL ENGINEERING RRC POWER AND ENERGY, LLC TEXAS FIRM REG. # F-10013
	ELECTRICAL ENGINEERING 7662 SW MOHAWK ST. TUALATIN, OR 97062 TEL: (503) 342-4062
	CIVIL ENGINEERING 3801 DORIS LANE, ROUND ROCK, TX 78664 TEL: (512) 992-2087

NOTES

GRACE McNAMARA POWERFIN PARTNERS, LLC 100 CONGRESS AVENUE, SUITE 1710 AUSTIN, TX 78701 (512) 394-8767	DATE
---	------

NOTICE:
ALTERATION OF A SEALED DRAWING WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS A VIOLATION OF THE TEXAS ENGINEERING PRACTICE ACT.

REVIEWED BY:

DEVELOPMENT SERVICES DEPARTMENT REVIEW CITY OF AUSTIN SITE PLAN CASE NO: SPC-2016-0404C SUBMITTAL DATE: AUGUST 31, 2016	DATE
--	------

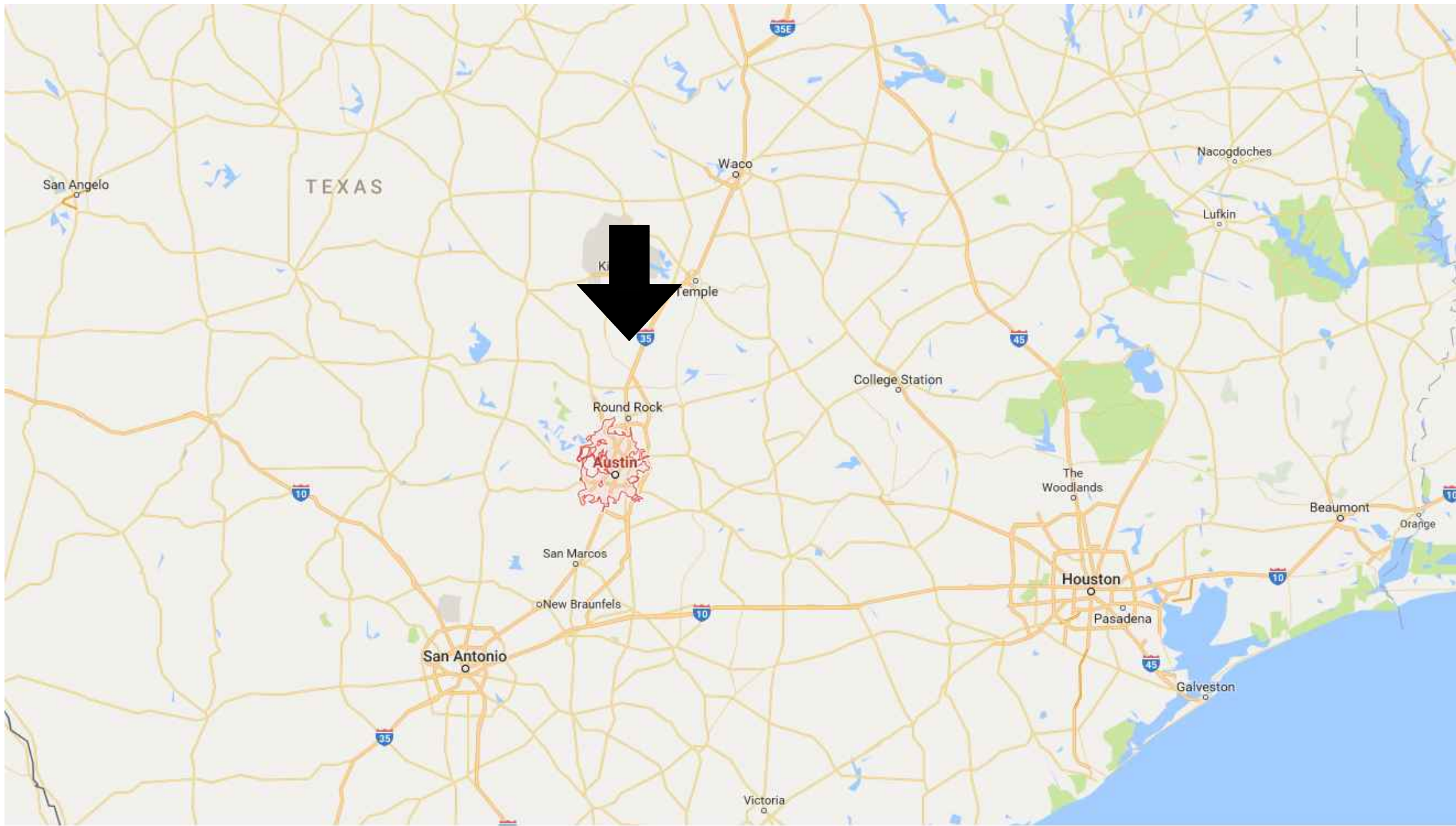
TRAVIS COUNTY TRANSPORTATION AND NATURAL RESOURCES BASIC DEVELOPMENT PERMIT NO: XXX	DATE
--	------

AUSTIN FIRE DEPARTMENT	DATE
------------------------	------

AUSTIN WATER DEPARTMENT	DATE
-------------------------	------

- NOTES:**
- THIS PROJECT IS LOCATED IN TRAVIS COUNTY, TEXAS.
 - MOST OF THIS PROJECT SITE LIES WITHIN THE 500 YEAR FLOODPLAIN, ZONE X FLOODPLAIN WHERE THE FLOODWATER DEPTH IS ONE FOOT OR LESS, AS IDENTIFIED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FIRM MAP NO. 48453C0470J AND 48453C0465H, DATED JANUARY 6, 2016, FOR TRAVIS COUNTY TEXAS AND INCORPORATED AREAS.
 - THIS PROJECT IS NOT WITHIN THE EDWARDS AQUIFER RECHARGE ZONE AS DEFINED BY AND REGULATED BY THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY (TCEQ).
 - WATERSHED STATUS - THIS PROJECT IS LOCATED WITHIN THE TANNEHILL BRANCH WATERSHED AND IS CLASSIFIED AS URBAN AS PER DATE OF THIS PERMIT.
 - RELEASE OF THIS APPLICATION DOES NOT CONSTITUTE A VERIFICATION OF ALL DATA, INFORMATION AND CALCULATIONS SUPPLIED BY THE APPLICANT. THE ENGINEER OF RECORD IS SOLELY RESPONSIBLE FOR THE COMPLETENESS, ACCURACY AND ADEQUACY OF HIS/HER SUBMITTAL, WHETHER OR NOT THE APPLICATION IS REVIEWED FOR CODE COMPLIANCE BY CITY OR COUNTY ENGINEERS.
 - ALL RESPONSIBILITY FOR THE ADEQUACY OF THESE PLANS REMAINS WITH THE ENGINEER WHO PREPARED THEM. IN APPROVING THESE PLANS, THE CITY OF AUSTIN MUST RELY UPON THE ADEQUACY OF THE WORK OF THE DESIGN ENGINEER.
 - THIS PLAN SET IS COMPLETE, ACCURATE, AND IN SUBSTANTIAL COMPLIANCE WITH CHAPTER 25-8 SUBCHAPTER "A" OF THE CITY OF AUSTIN LAND DEVELOPMENT CODE [LDC 25-8-152].
 - NO ADVERSE FLOODING OF ADJACENT PROPERTY WILL OCCUR AS A RESULT OF PROPOSED IMPROVEMENTS.
 - AN AFFIDAVIT OF DECLARATION OF A DRAINAGE EASEMENT FOR THIS SITE HAS BEEN FILED AND RECORDED UNDER DOCUMENT XXX IN THE TRAVIS COUNTY OFFICIAL PUBLIC RECORDS.
 - APPROVAL OF THESE PLANS BY THE CITY OF AUSTIN INDICATES COMPLIANCE WITH APPLICABLE CITY REGULATIONS ONLY. COMPLIANCE WITH ACCESSIBILITY STANDARDS SUCH AS THE 2010 STANDARDS FOR ACCESSIBLE DESIGN OR THE 2012 TEXAS ACCESSIBILITY STANDARDS WAS NOT VERIFIED. THE APPLICANT IS RESPONSIBLE FOR COMPLIANCE WITH ALL APPLICABLE STANDARDS.

VICINITY MAP



LOCATION MAP



TRAVIS COUNTY TNR APPROVAL	REVISION NO.	DESCRIPTION	SHEET NO.	NET CHANGE IN IMP. COV. (SF)	TOTAL IMP. COV. (SF) (% OF SITE)	ACCEPTED BY COA	COA DATE APPROVED

INDEX

SHEET INDEX	
SHEET	TITLE
1	COVER SHEET
2	GENERAL NOTES (1 OF 2)
3	GENERAL NOTES (2 OF 2)
4	LEASE AREA SURVEY (1 OF 2)
5	LEASE AREA SURVEY (2 OF 2)
6	OVERALL SITE LAYOUT PLAN
7	MODULE & RACKING DETAILS
8	SITE PLAN OVERALL
9	SITE PLAN (1 OF 2)
10	SITE PLAN (2 OF 2)
11	TREE PROTECTION DETIALS
12	EROSION CONTROL (1 OF 2)
13	EROSION CONTROL (2 OF 2)
14	EXISTING DRAINAGE MAP
15	OVERALL DRAINAGE PLAN
16	GRADING PLAN
17	WESTERN RAIN GARDENS
18	NE RAIN GARDENS
19	SE RAIN GARDENS
20	RAIN GARDEN PROFILES (1 OF 2)
21	RAIN GARDEN PROFILES (2 OF 2)
22	APPENDIX R-11 (1 OF 2)
23	PIPE CLEANOUTS
24	DETAILS 1
25	DETAILS 2
26	DETAILS 3
27	DETAILS 4
28	DETAILS 5
29	DETAILS 6
30	DETAILS 7
31	STRUCTURAL PLANS & SECTION
32	STRUCTURAL SPECIFICATIONS
33	TREE SURVEY (1 OF 4)
34	TREE SURVEY (2 OF 4)
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36	TREE SURVEY (4 OF 4)
37	LANDSCAPE PLAN
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39	EASEMENT AGREEMENTS TREE MITIGATION
40	RAIN GARDEN PLANTING PLAN AND TABULATION
41	SE PIPE PROFILE
42	APPENDIX R-11 (2 OF 2)

PROJECT NO. MD1607029 DESIGNED BY: A. DORF
FILE NO. _KBSP-G-000-01 DRAWN BY: R. HILLIER
DATE: AUGUST 2016 CHECKED BY: A. DORF

NO.	BY	DATE	REVISION DESCRIPTION
A	AED	8/19/16	ISSUED FOR PERMIT
B	AED	8/29/16	REISSUED FOR PERMIT
C	AED	1/26/17	REISSUED FOR PERMIT
D	AED	2/10/17	REISSUED FOR PERMIT
E	AED	4/10/17	REISSUED FOR PERMIT
F	AED	6/6/17	REISSUE FOR PERMIT
G	AED	12/14/17	REISSUE FOR PERMIT

POWERFIN PARTNERS

KINGSBERY SOLAR PROJECT

AUSTIN, TEXAS

COVER SHEET

NOTICE:
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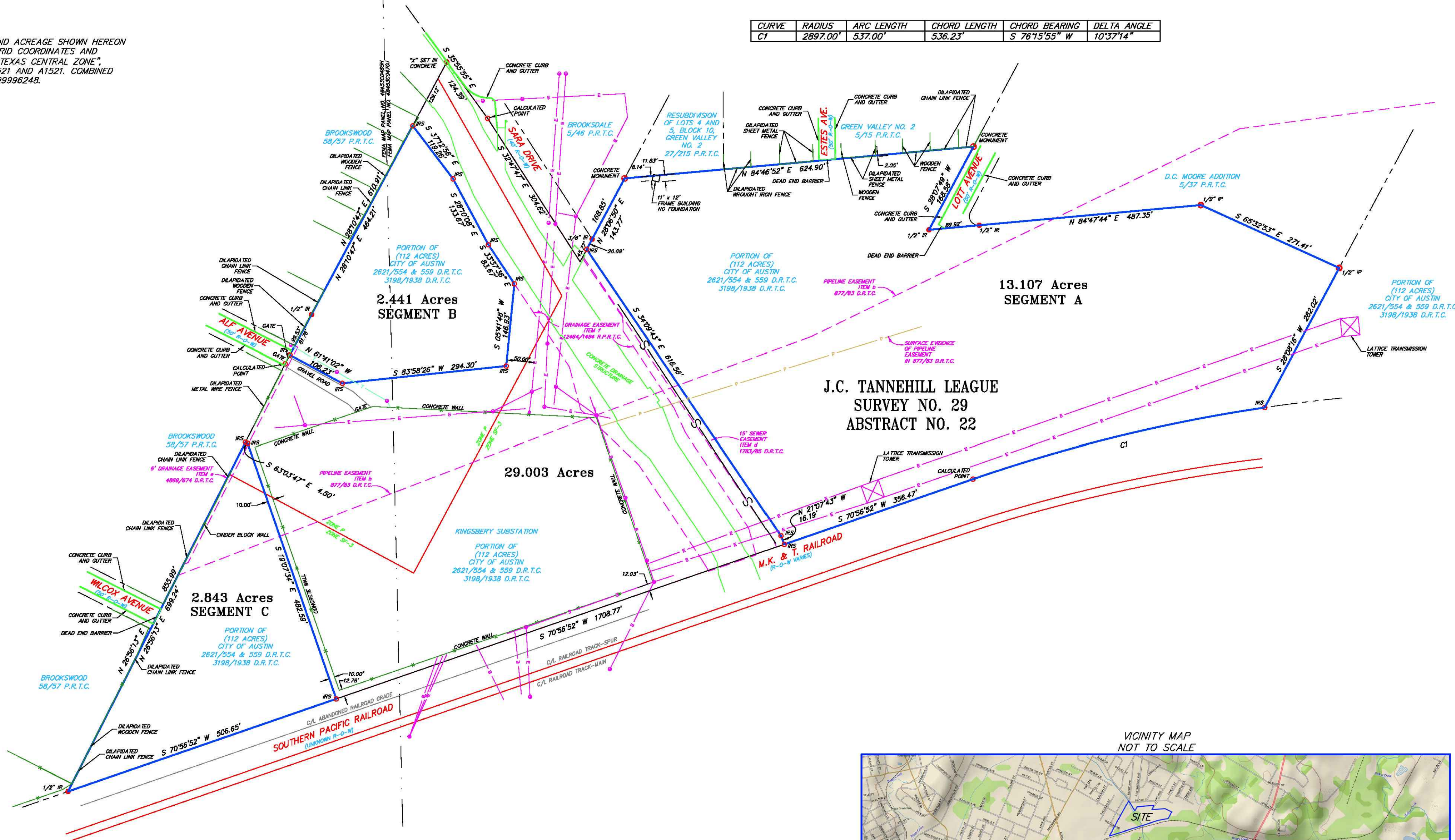
TEXAS FIRM NO. -10013

SPC-2016-0404C

SHEET 1 OF 42

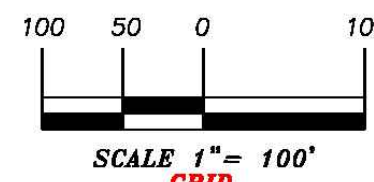
SURVEY NOTES:

1. BEARINGS, DISTANCES AND ACREAGE SHOWN HEREON ARE NAD83/HARN, LAMBERT GRID COORDINATES AND CONFORM TO STATE PLANE, "TEXAS CENTRAL ZONE", UTILIZING NGS MONUMENT C1521 AND A1521. COMBINED SCALE FACTOR AT C1521: 0.99996248.



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	2897.00'	537.00'	536.23'	S 76°15'55" W	10°37'14"

KINGSBERY
SOLAR



BEARINGS, DISTANCES, COORDINATES AND ACREAGE SHOWN HEREON ARE NAD83/HARN, TEXAS CENTRAL ZONE (NAD83), US FEET.

- LEGEND
- OLD STONE MOUND FOUND (DSM) OR STONE FOUND
 - IRON PIPE FOUND (DI)
 - IRON ROD FOUND (P.O.)/SPRINKLER (DI)
 - IRON ROD W/ BLUE CAP AND "P.O."-SABER SET
 - CONCRETE MONUMENT
 - FENCE CORNER POST (FM)
 - CONCRETE P.O.-W HARNER FOUND
 - POWER POLE
 - OVERHEAD ELEC. LINE
 - GROUND GUY
 - WIRE FENCE
 - PIPELINE
 - FLOODED
 - WATER LINE
 - WATER VALVE/METER
 - IRRIGATION SPINDE
 - MINI-MILL
 - WATER WELL
 - LOCKED OIL PUMP SURFACE FACILITIES ABANDONED OR ACTIVE
 - GAS METER
 - FIBER OPTIC TELEPHONE EQUIPMENT BOX/HANDOFF
 - ELECTRIC TRANSMISSION LINE STRUCTURE (TYP.)
 - CEMENT POST
 - CULVERT
 - TYP. TYPICAL
 - COMPRESSION GAS COMPRESSION STATION/STATIONING SYSTEM
 - P.O.B. POINT OF BEGINNING OF LEGAL DESCRIPTION
 - LINE OVERHEAD ELECTRIC TRANSMISSION LINE
 - (BPO-BST) RECORD CALL
 - D.R.P.C. DEED RECORDS PRECED COUNTY, TEXAS
 - D.R.P.C. DEED RECORDS PRECED COUNTY, TEXAS
 - D.R.P.C. DEED RECORDS PRECED COUNTY, TEXAS

TITLE CO. OLD REPUBLIC NATIONAL INS. CO.
TITLE FILE # 1518171-HAY
EFFECTIVE DATE JUNE 24, 2015
VERSION V.1
SCHEDULE A SEE PAGE 1, 3 & 4
SCHEDULE B SEE PAGE 5
ALTA NOTES SEE PAGE 1

SEP. 18, 2015

ALTA/ACSM LAND TITLE
SURVEY MAP OF
18.391 ACRES OF LAND
OUT OF 29.003 ACRES
OF LAND OUT OF THE
J.C. TANNEHILL LEAGUE
SURVEY NO. 29
ABSTRACT NO. 22
TRAVIS COUNTY, TEXAS

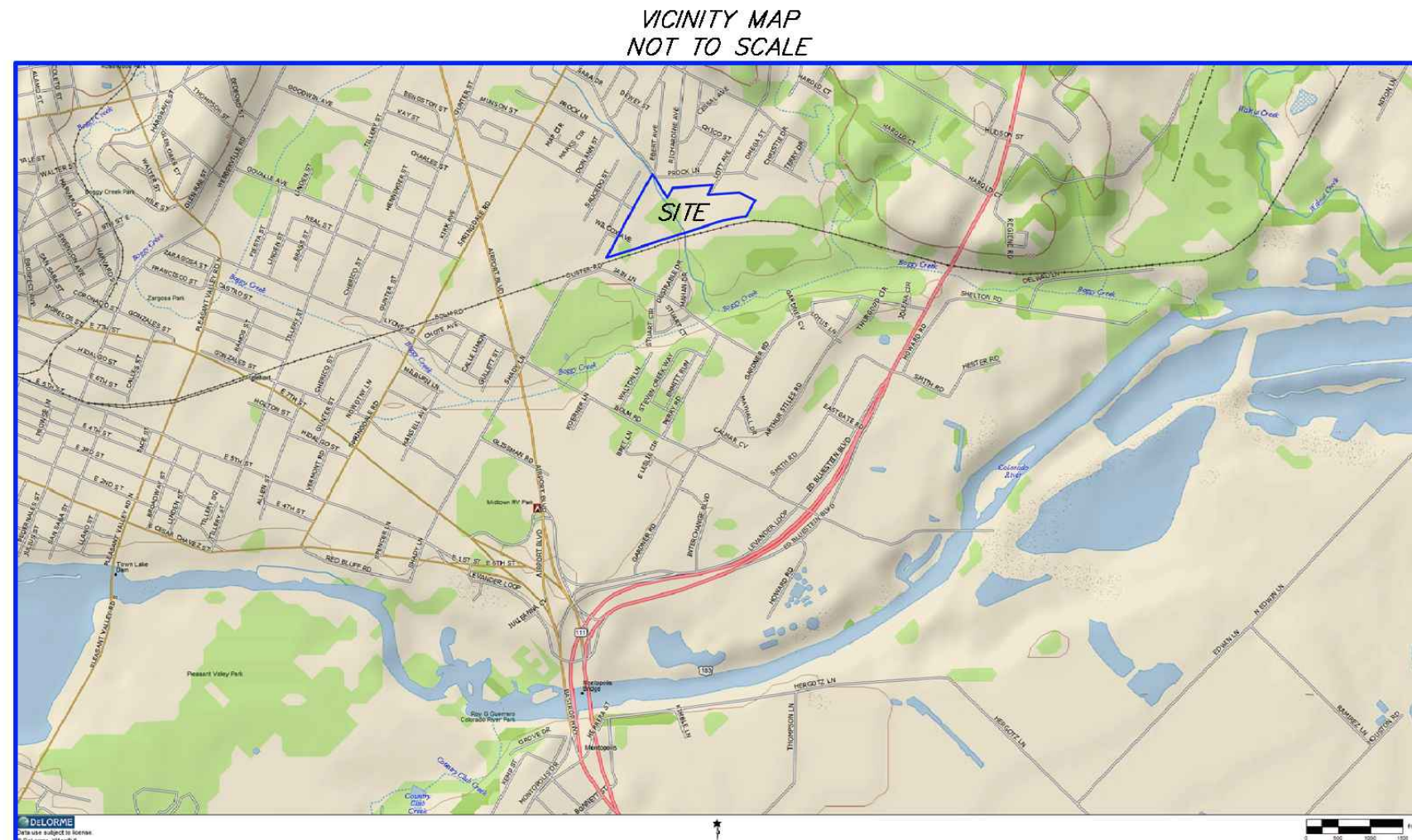


200 N. Loring, Suite 220 off. (432) 520-2400
Midland, Texas 79701 fax. (432) 520-2404
TX L.S. Firm #101175-00 www.windwardwater.com

Your Partner for Responsible Development

JOB NO.: 15-0197	FIELD BOOK B489/24
DATE 09/18/2015	REV. DRAFT
DATE 09/18/2015	REV. FINAL
DATE	REV.
DATE	REV.

FILE: 2015KINGSBERY SOLAR\KINGSBERY SOLAR.DWG
SHEET TITLE
ALTA SURVEY
SHEET NUMBER
AS - 1 OF 2



PROJECT NO. MD1607029	DESIGNED BY: A. DORF	FILE NO. KBSP-E-201-01	DRAWN BY: R. HILLIER	DATE: AUGUST 2016	CHECKED BY: A. DORF
POWERFIN PARTNERS					
KINGSBERY SOLAR PROJECT					
AUSTIN, TEXAS					
LEASE AREA SURVEY (1 OF 2)					
NOTICE: ALTERATION OF A SEALED DRAWING WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS A VIOLATION OF THE TEXAS ENGINEERING PRACTICE ACT.					
TEXAS FIRM NO. 10013					

SPC-2016-0404C

SCHEDULE A
Effective Date: June 24, 2015 at 8:00 AM
Commitment No.:
Insurance (T-2)
1. The policy or policies to be issued are:
(a) OWNER'S POLICY OF TITLE INSURANCE (Form T-1)
(Not applicable for improved one-to-four family residential real estate)
Policy Amount: \$9999999999
Proposed Insured: Powerfin Partners
(b) TEXAS RESIDENTIAL OWNER'S POLICY OF TITLE INSURANCE
Insurance (T-2)
(c) LOAN POLICY OF TITLE INSURANCE (Form T-2)
Policy Amount: \$9999999999
Proposed Insured:
Proposed Borrower:
(d) TEXAS SHORT FORM RESIDENTIAL LOAN POLICY OF TITLE INSURANCE (Form T-2R)
Policy Amount:
Proposed Insured:
Proposed Borrower:
(e) LOAN TITLE POLICY BINDER ON INTERIM CONSTRUCTION LOAN (Form T-13)
Policy Amount:
Proposed Insured:
Proposed Borrower:
(f) OTHER
Policy Amount:
Proposed Insured:
2. The interest in the land covered by this Commitment is: Leasehold Estate
3. Record title to the land on the Effective Date appears to be vested in:
City of Austin
4. Legal description of land:
SEE LEGAL DESCRIPTIONS ATTACHED HERETO AND MADE A PART HEREOF
ALTA NOTES (OPTIONAL SURVEY RESPONSIBILITY NOTES) - TABLE A
1. SUFFICIENT SURVEY MONUMENTS AS SHOWN ON THIS SURVEY WERE FOUND TO ESTABLISH SECTION, TRACT AND PROJECT BOUNDARIES. ADDITIONAL MONUMENTS WERE SET AND ARE SHOWN HEREON.
2. VICINITY MAP SHOWN HEREON.
3. ACCORDING TO FEMA SUBJECT TRACTS LIE IN ZONE X AND ZONE AE. PORTIONS IN ZONE AE ARE WITHIN THE 100 YEAR FLOOD HAZARD AREA AS PER MAP PANEL NO. 48453C0474J WITH AN EFFECTIVE DATE OF AUGUST 18, 2014 AND PER MAP PANEL NO. 48453C0463J1 WITH AN EFFECTIVE DATE OF SEPTEMBER 26, 2008.
4. THE APPROXIMATE TOTAL LAND AREA OF THIS SURVEY IS 29.003 ACRES +/-.
a) THERE ARE NO APPLICABLE GOVERNMENTAL SETBACK REQUIREMENTS ACCORDING TO INFORMATION SUPPLIED BY DEVELOPER.
b) TRACTS SHOWN HEREON ARE SUBJECT TO ZONE P AND SF-3 REQUIREMENTS ACCORDING TO INFORMATION SUPPLIED BY DEVELOPER.
5. a) BUILDINGS/HOUSE AREAS SHOWN HEREON.
ALL OTHER STRUCTURES AND FACILITIES SHOWN ON THIS SURVEY (I.E. ROADS, POWER LINES, ETC.) ARE SHOWN BASED ON FIELD SURVEY DATA.
b-1) SQUARE FOOTAGE OF EXISTING BUILDINGS IS NOT SHOWN, ONLY AN OUTSIDE PERIMETER.
6. VISIBLE ABOVE-GROUND IMPROVEMENTS ARE SHOWN WITHIN THE PROJECT AREA BASED ON FIELD SURVEY INFORMATION.
10. SITE ACCESS WILL BE FROM LOTT AVE. AND ALF AVENUE, SHOWN HEREON.
11. a) NO SPECIFIC UTILITY COMPANIES SERVING THE SITE ARE SHOWN HEREON. THE ELECTRIC LINES BURIED COMMUNICATION LINES WERE THE ONLY VISIBLE UTILITIES OBSERVED ON THE SITE AND ARE SHOWN HEREON. THERE WAS NO SEARCH FOR POSSIBLE UNDERGROUND UTILITY LINES.
13. NAMES OF ADJOINING OWNERS OF ALL ADJOINING LANDS ARE SHOWN HEREON.
16. THERE HAS BEEN NO RECENT EARTH MOVING WORK THROUGHOUT THE SITE. THERE IS NO EVIDENCE OF RECENT BUILDING CONSTRUCTION OR BUILDING ADDITIONS.
18. TO THE BEST OF MY KNOWLEDGE, THERE IS NO VISIBLE EVIDENCE THE SITE WAS USED AS A SOLID WASTE DUMP, SLUMP, OR SANITARY LANDFILL, EXCEPT AS SHOWN HEREON.
SURVEY NOTES:
1. BEARINGS, DISTANCES AND ACREAGE SHOWN HEREON ARE NAD83, LAMBERT GRID COORDINATES AND CONFORM TO STATE PLANE, "TEXAS CENTRAL ZONE", UTILIZING NGS MONUMENT C1521 AND A1521. COMBINED SCALE FACTOR AT C1521: 0.999996248.
2. EASEMENTS, EXCEPTION ITEMS AND RECORDED DEED REFERENCES SHOWN HEREON ARE BASED ON COMMITMENT FOR TITLE INSURANCE PREPARED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY FOR THE SUBJECT TRACT(S). ALL EASEMENTS, RIGHTS OF WAY AND OTHER EXCEPTIONS AFFECTING THE SUBJECT TRACT AS SHOWN ON THAT CERTAIN COMMITMENT, FILE NO. 1518171-HAY DATED JUNE 30, 2015 WITH AN EFFECTIVE DATE OF JUNE 24, 2015, FOR TITLE INSURANCE BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY HAVE BEEN CORRECTLY PLOTTED HEREON OR INDICATED AS BEING "NOT PLOTTABLE" OR AS INDICATED OTHERWISE. ALL ABSTRACT WORK WAS PERFORMED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY AND WAS PROVIDED TO JOHN F. WATSON & COMPANY.
3. RECORD BEARINGS AND DISTANCES HAVE NOT BEEN SHOWN HEREON.
4. THE PROPOSED IMPROVEMENTS DO NOT ENCRUMPH OR INTERFERE WITH ADJACENT PROPERTY OR EXISTING RECORDED EASEMENTS, RECORDED OR AS OTHERWISE SHOWN ON THE SURVEY, OR OTHER SIMILAR RIGHTS, RECORDED OR AS OTHERWISE SHOWN ON THE SURVEY (WHETHER ON, ABOVE OR BELOW GROUND) AND THERE ARE NO PROJECTIONS OR PROTRUSIONS OR OTHER SURVEY DEFECTS.
5. THERE ARE NO OTHER SURVEY MATTERS OF RECORD, OR OTHER MATTERS EVIDENCED ON THE GROUND, EXCEPT AS SHOWN ON THE SURVEY, CONSTITUTING A DEFECT IN TITLE OTHER THAN SCHEDULE TITLE EXCEPTIONS OR OTHER MATTERS OF RECORD.

OF No. 1518171-HAY
SCHEDULE B
EFFECTIVE DATE: JUNE 24, 2015
ISSUED DATE: JUNE 30, 2015
10. The following matters and all terms of the documents creating or offering evidence of the matters (We must insert matters or delete this exception.):
a. Easement:
Recorded Volume 680, Page 35, Deed Records, Travis County, Texas. To: City of Austin
Purpose: electric transmission and/or distribution line
BLANKET TYPE ELECTRIC EASEMENT, NOT PLOTTABLE
b. Easement:
Recorded Volume 877, Page 83, Deed Records, Travis County, Texas. To: The Texas Pipe Line Company
Purpose: pipe line
Affected by document recorded in Document No. 2010005284, Official Public Records, Travis County, Texas.
SHOWN HEREON
c. Easement:
Recorded Volume 960, Page 294, Deed Records, Travis County, Texas. To: United Gas Pipe Line
Purpose: pipe lines
NOT PLOTTABLE. NEED DOCUMENT 869/405
d. Easement:
Recorded Volume 1783, Page 85, Deed Records, Travis County, Texas. To: City of Austin
Purpose: sanitary sewer
APPROXIMATE LOCATION SHOWN HEREON
e. Easement:
Recorded Volume 4869, Page 674, Deed Records, Travis County, Texas. Purpose: enclosed drainage easement
SHOWN HEREON
f. Easement:
Recorded Volume 12464, Page 1484, Real Property Records, Travis County, Texas.
To: City of Austin
Purpose: drainage
SHOWN HEREON
g. The Company shall have no liability for, nor responsibility to defend, any part of the property described herein against:
(1) All right, title or claim of any character by the United States, State of Texas, local government or by the public generally in and to any portion of the land lying within the current or former bed, or below the ordinary high water mark, or between the cut banks of a stream navigable in fact or in law.
(2) Right of riparian water rights owners to the use and flow of the water.
(3) The consequences of any past or future change in the location of the bed. (Loan Policy)
h. All leases, grants, exceptions or reservation of coal, lignite, oil, gas and other mineral, together with all rights, privileges, and immunities relating thereto appearing in the public records whether listed in Schedule B or not. There may be leases, grants, exceptions or reservations of mineral interest that are not listed. (Loan Policy only)
i. Rights of Parties in Possession. (Owner Policy)
j. Rights of tenants, as tenants only, under any and all unrecorded leases or rental agreements.
(NOTE: This item can be deleted upon receipt of an Affidavit executed by the seller evidencing there are not any outstanding leases or rental agreements. If the Affidavit reveals unrecorded outstanding leases or rental agreements the exception may be modified to make specific exception to those matters.)
k. Any portion of subject property lying within the boundaries of a dedicated or undedicated public or private roadway.
l. Any visible and apparent easement, either public or private, located on or across the land, the existence of which is not disclosed by the Public Records as herein defined.
m. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land.

KINGSBERRY SOLAR PROJECT - SEGMENT A - 13.107 ACRES
LEGAL DESCRIPTION: BEING 13.107 ACRES OF LAND LYING IN AND BEING SITUATED OUT OF THE J.C. TANNEHILL LEAGUE, SURVEY NO. 29, ABSTRACT NO. 22, IN TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN 112 ACRE TRACT CONVEYED TO THE CITY OF AUSTIN BY DEEDS RECORDED IN VOLUME 2621, PAGES 554 AND 559 AND VOLUME 3188, PAGE 1938 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS; SAID 13.107 ACRES OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS AND AS SURVEYED UNDER THE SUPERVISION OF JOHN F. WATSON & COMPANY IN JUNE THROUGH AUGUST, 2015:
BEGINNING at a 3/8 inch iron pipe found for the southeast corner of the D.C. Moore Addition, a subdivision recorded in Book 5, Page 37 of the Plat Records of Travis County, Texas, an interior corner of said 112 acre tract and the easterly northeast corner hereof;
THENCE South 28°08'16" West a distance of 282.02 feet, crossing said 112 acre tract, to an iron rod set in the curving northwest r-o-w line of the M.K. & T. Railroad for the southeast corner hereof;
THENCE along said curving northwest r-o-w line to the left an arc length of 537.00 feet, with a radius of 2897.00 feet, and a chord bearing South 76°15'55" West a chord length of 536.23 feet to a point for the point of tangency of said curve;
THENCE South 70°56'32" West a distance of 356.47 feet along the northwest r-o-w line of said railroad to an iron rod set for the southeast corner of a 15 foot wide sewer line easement recorded in Volume 1783, Page 85 of said deed records and the southwest corner hereof;
THENCE along the northeast line of said sewer easement North 21°07'43" West a distance of 15.46 feet to an iron rod set for an angle point and North 34°09'43" West a distance of 616.56 feet to an iron rod set in the southeast r-o-w line (dead end) of Sara Drive for the west corner hereof and from which a point for the south corner of the r-o-w of said Sara Drive and an interior corner of said 112 acre tract bears South 28°06'50" West a distance of 25.08 feet along said southeast r-o-w line;
THENCE North 28°06'50" East, along the southeast r-o-w line of said Sara Drive and passing at a distance of 20.69 feet a 3/8 inch iron rod found for the southeast corner of the r-o-w of said Sara Drive and the south corner of Brookside, a subdivision recorded in Book 5, Page 46 of said plat records, continuing along the southeast line of said Brookside a total distance of 143.77 feet to a concrete monument found for the southwest corner of the Resubdivision of Lots 4 and 5, Block 10, Green Valley No. 2, a subdivision recorded in Book 27, Page 215 of said plat records, and an angle point of said 112 acre tract and hereof;
THENCE North 84°48'52" East a distance of 624.90 feet along the south line of said Resubdivision and the south line of Green Valley No. 2, a subdivision recorded in Book 5, Page 15 of said plat records, to a concrete monument found in the west r-o-w line of Lott Avenue for an interior corner of said Green Valley No. 2 and an all corner of said 112 acre tract and hereof;
THENCE South 28°07'49" West a distance of 168.58 feet along the west r-o-w line of said Lott Avenue to a 3/8 inch iron rod found for the southwest corner of the r-o-w of said Lott Avenue, an all corner of said Green Valley No. 2, and interior corner of said 112 acre tract and hereof;
THENCE North 84°47'44" East, along the south r-o-w line of said Lott Avenue and passing at a distance of 89.92 feet a 3/8 inch iron rod found for a cutback corner of said D.C. Moore Addition, continuing along the south line of said D.C. Moore Addition a total distance of 487.35 feet to a 3/8 inch iron pipe found for an angle point of said D.C. Moore Addition, said 112 acre tract and hereof;
THENCE South 65°12'53" East a distance of 271.41 feet along the southwest line of said D.C. Moore Addition to the POINT OF BEGINNING and containing 13.107 acres of land, more or less.
KINGSBERRY SOLAR PROJECT - SEGMENT B - 2.441 ACRES
LEGAL DESCRIPTION: BEING 2.441 ACRES OF LAND LYING IN AND BEING SITUATED OUT OF THE J.C. TANNEHILL LEAGUE, SURVEY NO. 29, ABSTRACT NO. 22, IN TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN 112 ACRE TRACT CONVEYED TO THE CITY OF AUSTIN BY DEEDS RECORDED IN VOLUME 2621, PAGES 554 AND 559 AND VOLUME 3188, PAGE 1938 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS; SAID 2.441 ACRES OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS AND AS SURVEYED UNDER THE SUPERVISION OF JOHN F. WATSON & COMPANY IN JUNE THROUGH AUGUST, 2015:
BEGINNING at an iron rod set in the southeast line of Brookwood, a subdivision recorded in Book 58, Page 57 of the Plat Records of Travis County, Texas, for the westerly northwest corner of that certain Drainage Easement recorded in Volume 12464, Page 1484 of the Real Property Records of Travis County, Texas and the north corner hereof and from which an "X" carved in concrete in the southwest r-o-w line of Sara Drive for the northeast corner of said Brookwood and the westerly northwest corner of said 112 acre tract bears North 28°10'47" East a distance of 129.12 feet along said southeast line;
THENCE along the southwest line of said drainage easement the following three (3) calls:
1. South 37°12'26" East a distance of 119.26 feet to an iron rod set for an angle point hereof;
2. South 28°10'08" East a distance of 133.67 feet to an iron rod set for an angle point hereof;
3. South 33°37'36" East a distance of 83.67 feet to an iron rod set for the easterly northeast corner hereof;
THENCE South 05°41'48" West a distance of 146.93 feet to an iron rod set for the southeast corner hereof;
THENCE South 83°59'26" West a distance of 294.30 feet to an iron rod set for an angle point hereof;
THENCE North 61°41'02" West a distance of 106.23 feet to an iron rod set in the southeast r-o-w line of Alf Avenue and the southeast line of said Brookwood for the east corner hereof;
THENCE North 28°10'47" East along said southeast line of said Brookwood, passing at a distance of 81.76 feet a 3/8 inch iron rod found, continuing in all a distance of 464.21 feet to the POINT OF BEGINNING and containing 2.441 acres of land, more or less.
KINGSBERRY SOLAR PROJECT - SEGMENT C - 2.843 ACRES
LEGAL DESCRIPTION: BEING 2.843 ACRES OF LAND LYING IN AND BEING SITUATED OUT OF THE J.C. TANNEHILL LEAGUE, SURVEY NO. 29, ABSTRACT NO. 22, IN TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN 112 ACRE TRACT CONVEYED TO THE CITY OF AUSTIN BY DEEDS RECORDED IN VOLUME 2621, PAGES 554 AND 559 AND VOLUME 3188, PAGE 1938 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS; SAID 2.843 ACRES OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS AND AS SURVEYED UNDER THE SUPERVISION OF JOHN F. WATSON & COMPANY IN JUNE THROUGH AUGUST, 2015:
BEGINNING at a 3/8 inch iron rod found in the northwest r-o-w line of the M.K. & T. Railroad for the southeast corner of Brookwood, a subdivision recorded in Book 58, Page 57 of the Plat Records of Travis County, Texas, and the southwest corner of said 112 acre tract and hereof;
THENCE North 28°56'13" East a distance of 899.24 feet along the southeast line of said Brookwood to an iron rod set for the northeast corner hereof;
THENCE South 63°03'47" East a distance of 4.99 feet to an iron rod set for the northeast corner hereof;
THENCE South 19°07'34" East a distance of 482.58 feet to an iron rod set in the northwest r-o-w line of said railroad for the east corner hereof;
THENCE South 70°56'32" West a distance of 506.65 feet along the northwest r-o-w line of said railroad to the POINT OF BEGINNING and containing 2.843 acres of land, more or less.

KINGSBERRY SOLAR PROJECT - OVERALL BOUNDARY - 29.003 ACRES
LEGAL DESCRIPTION: BEING 29.003 ACRES OF LAND LYING IN AND BEING SITUATED OUT OF THE J.C. TANNEHILL LEAGUE, SURVEY NO. 29, ABSTRACT NO. 22, IN TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN 112 ACRE TRACT CONVEYED TO THE CITY OF AUSTIN BY DEEDS RECORDED IN VOLUME 2621, PAGES 554 AND 559 AND VOLUME 3188, PAGE 1938 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS; SAID 29.003 ACRES OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS AND AS SURVEYED UNDER THE SUPERVISION OF JOHN F. WATSON & COMPANY IN JUNE THROUGH JULY, 2015:
BEGINNING at a 3/8 inch iron rod found in the northwest r-o-w line of the M.K. & T. Railroad for the southeast corner of Brookwood, a subdivision recorded in Book 58, Page 57 of the Plat Records of Travis County, Texas, and the southwest corner of said 112 acre tract and hereof;
THENCE North 28°56'13" East a distance of 855.59 feet along the southeast line of said Brookwood to a point for an angle point of said Brookwood, said 112 acre tract and hereof;
THENCE North 28°10'47" East along the southeast line of said Brookwood, passing at a distance of 59.53 feet a 3/8 inch iron rod found for the northeast corner of Lot 39 of said Brookwood, continuing in all a distance of 610.91 feet to an "X" carved in concrete in the southwest r-o-w line of Sara Drive for the northeast corner of said Brookwood, the westerly northwest corner of said 112 acre tract and an all corner hereof;
THENCE along said southwest r-o-w line of Sara Drive South 33°32'53" East a distance of 124.39 feet to a point for an angle point and South 32°34'47" East a distance of 304.62 feet to an iron rod set for the south corner of the r-o-w of said Sara Drive and an interior corner of said 112 acre tract and hereof;
THENCE North 28°06'50" East, along the southeast r-o-w line of said Sara Drive and passing at a distance of 45.77 feet a 3/8 inch iron rod found for the southeast corner of the r-o-w of said Sara Drive and the south corner of Brookside, a subdivision recorded in Book 5, Page 46 of said plat records, continuing along the southeast line of said Brookside a total distance of 168.85 feet to a concrete monument found for the southwest corner of the Resubdivision of Lots 4 and 5, Block 10, Green Valley No. 2, a subdivision recorded in Book 27, Page 215 of said plat records, and an angle point of said 112 acre tract and hereof;
THENCE North 84°48'52" East a distance of 624.90 feet along the south line of said Resubdivision and the south line of Green Valley No. 2, a subdivision recorded in Book 5, Page 15 of said plat records, to a concrete monument found in the west r-o-w line of Lott Avenue for an interior corner of said Green Valley No. 2 and an all corner of said 112 acre tract and hereof;
THENCE North 28°07'49" West a distance of 168.58 feet along the west r-o-w line of said Lott Avenue to a 3/8 inch iron rod found for the southwest corner of the r-o-w of said Lott Avenue, an all corner of said Green Valley No. 2, and interior corner of said 112 acre tract and hereof;
THENCE North 84°47'44" East, along the south r-o-w line of said Lott Avenue and passing at a distance of 89.92 feet a 3/8 inch iron rod found for a cutback corner of the D.C. Moore Addition, a subdivision recorded in Book 5, Page 37 of said plat records, continuing along the south line of said D.C. Moore Addition a total distance of 487.35 feet to a 3/8 inch iron pipe found for an angle point of said D.C. Moore Addition, said 112 acre tract and hereof;
THENCE South 65°12'53" East a distance of 271.41 feet along the southwest line of said D.C. Moore Addition to a 3/8 inch iron pipe found for the southeast corner of said D.C. Moore Addition, an interior corner of said 112 acre tract and the easterly northeast corner hereof;
THENCE South 28°10'47" West a distance of 129.12 feet, crossing said 112 acre tract, to a point in the curving northwest r-o-w line of said railroad for the southeast corner hereof;
THENCE along said curving northwest r-o-w line to the left an arc length of 537.00 feet, with a radius of 2897.00 feet, and a chord bearing South 76°15'55" West a chord length of 536.23 feet to a point for the point of tangency of said curve;
THENCE South 70°56'32" West a distance of 356.47 feet along the northwest r-o-w line of said railroad to the POINT OF BEGINNING and containing 29.003 acres of land, more or less.
Note: Bearings, distances, and acreage shown hereon are Grid, NAD83(2011), Texas Central Zone and are based on NGS STATION C1521. Iron rods set are 1/2 inch by 24 inch steel rebar with blue plastic caps marked "JFW FIRM 101173-00".

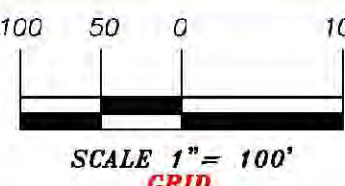
TO: POWERFIN ASL I, LLC

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2011 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED IN 2011 BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 6, 7(a), 7(b)-1), 8, 10, 11(a), 13, 16 AND 18 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED AUGUST 5, 2015.

JOHN F. WATSON
TEXAS RPLS No. 5498
DATE: SEPTEMBER 18, 2015



KINGSBERRY SOLAR



- BEARINGS, DISTANCES, COORDINATES AND ACREAGE SHOWN HEREON ARE GRID, NAD83(2011), TEXAS CENTRAL ZONE (4326), US FEET
- LEGEND
- OLD STONE MOUND FOUND (OSM) OR STONE FOUND
 - IRON PIPE FOUND (IP)
 - IRON ROD FOUND (IROD) SPIKE NAIL (SN)
 - IRON ROD W/ BLUE CAP AND "FENCE-5488" SET
 - CONCRETE MONUMENT
 - FENCE CORNER POST (FNC)
 - CONCRETE r-o-w MARKER FOUND
 - POWER POLE
 - DIVIDED ELEC. LINE
 - CONCRETE
 - WIRE FENCE
 - UNDERGROUND UTILITY
 - WATER VALVE/METER
 - WATER MAIN SIGNAL
 - WELL
 - WATER WELL
 - LOCALIZED
 - WATER PUMP/TELEPHONE EQUIPMENT BOULDERMAN
 - ELECTRIC TRANSMISSION LINE STRUCTURE (TYP)
 - CEASAR POINT
 - CONTRAIL
 - TYP. TYPICAL
 - COMPRESSOR GAS COMPRESSOR STATION/WEATHERING SYSTEM
 - P.O.B. POINT OF BEGINNING OF LEGAL DESCRIPTION
 - T-LINE THROUGHOUT LEGAL DESCRIPTION
 - (BNG-OSM) RECORD CALL
 - W.A.P.C. DEED RESOURCES TRAVIS COUNTY, TEXAS
 - QUAD#C: OFFICIAL PUBLIC RECORDS TRAVIS COUNTY, TEXAS

TITLE CO. OLD REPUBLIC NATIONAL INS. Co.
TITLE FILE # 1518171-HAY
EFFECTIVE DATE JUNE 24, 2015
VERSION_V1
SCHEDULE A - SEE PAGE 1, 3 & 4
SCHEDULE B - SEE PAGE 5
ALTA NOTES - SEE PAGE 1

SEP. 18, 2015

ALTA/ACSM LAND TITLE
SURVEY MAP OF
18.391 ACRES OF LAND
OUT OF 29.003 ACRES
OF LAND OUT OF THE
J.C. TANNEHILL LEAGUE
SURVEY NO. 29
ABSTRACT NO. 22
TRAVIS COUNTY, TEXAS



John F. Watson & Company
LAND & DEVELOPMENT SERVICES
PROFESSIONAL LAND SURVEYORS

200 N. Lomline, Suite 220 off: (432) 520-2400
Midland, Texas 79701 fax: (432) 520-2494
TX LS Firm #101173-00 www.windethwatson.com

Your Partner for Responsible Development

JOB NO.: 15-0197 FIELD BOOK B489/24
DATE 09/18/2015 REV. DRAFT
DATE 09/18/2015 REV. FINAL
DATE REV.
DATE REV.
FILE: 2015KINGSBERRY SOLAR\KINGSBERRY SOLAR.DWG

SHEET TITLE
ALTA SURVEY
SHEET NUMBER
AS - 2 OF 2

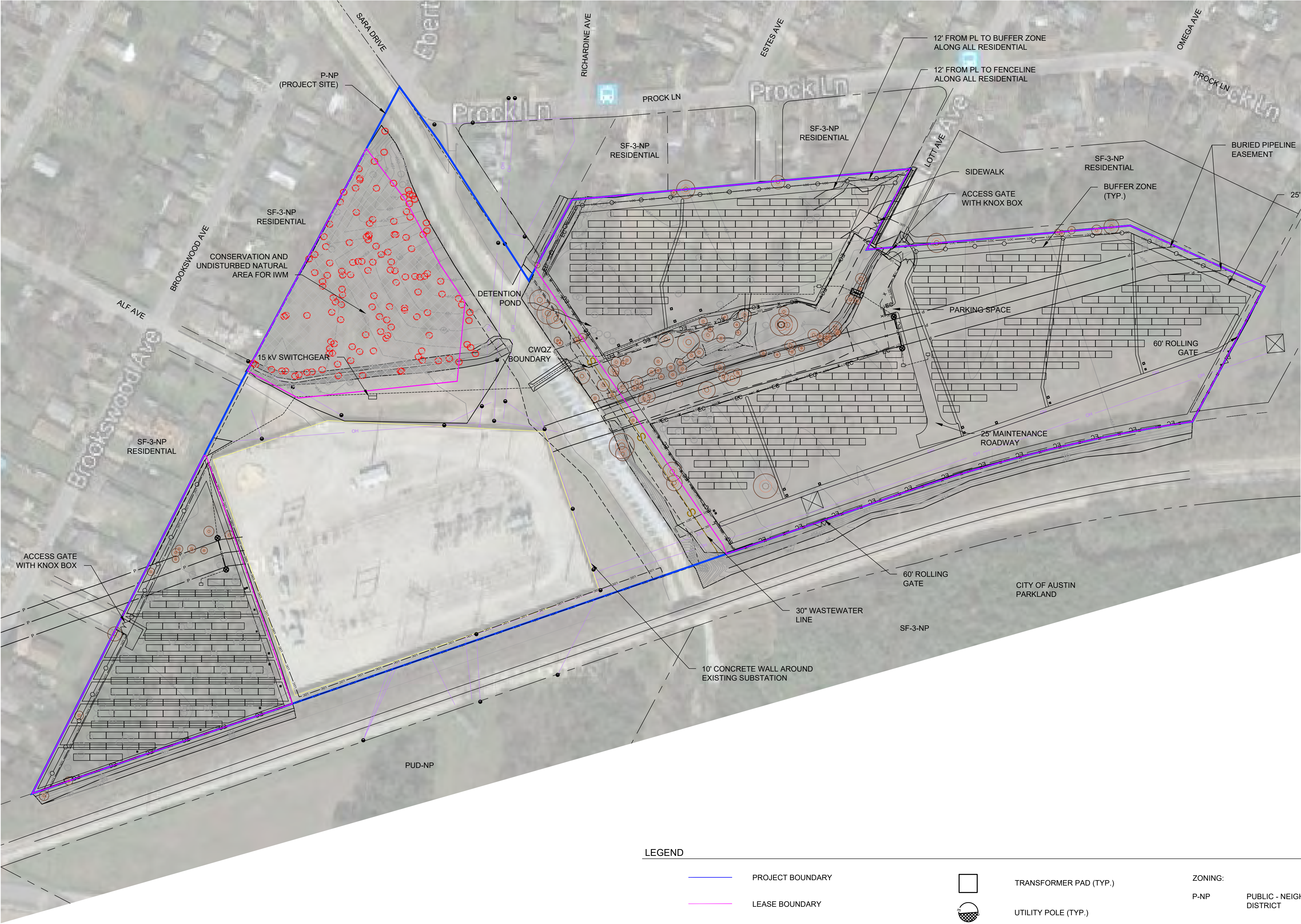
PROJECT NO. MD1607029 DESIGNED BY: A. DORF
FILE NO. KBSP-E-202-01 DRAWN BY: R. HILLIER
DATE: AUGUST 2016 CHECKED BY: A. DORF

NO.	BY	DATE	REVISION DESCRIPTION
A	AED	8/19/16	ISSUED FOR PERMIT
B	AED	8/29/16	REISSUED FOR PERMIT
C	AED	1/26/17	REISSUED FOR PERMIT
D	AED	2/10/17	REISSUED FOR PERMIT
E	AED	4/10/17	REISSUED FOR PERMIT

POWERFIN PARTNERS
KINGSBERRY SOLAR PROJECT
AUSTIN, TEXAS

LEASE AREA SURVEY
(2 OF 2)

NOTE:
ALTERATION OF A SEALED
DRAWING WITHOUT PROPER
NOTIFICATION TO THE
RESPONSIBLE ENGINEER IS A
VIOLATION OF THE TEXAS
ENGINEERING PRACTICE ACT.



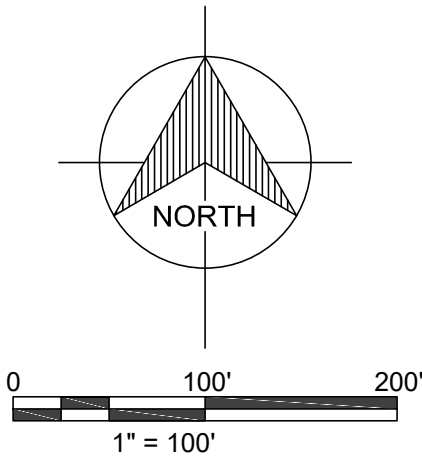
PROJECT SITE INFORMATION	
SYSTEM DESIGN VOLTAGE	1,000 V
ASHRAE LOCATION	CAMP MABRY
ASHRAE 0.4%	39 °C
ASHRAE 2%	37 °C
ASHRAE MINIMUM TEM.	-5 °C
DC OUTPUT POWER	3.078 MW DC
PROJECT AC OUTPUT POWER	2.520 MW AC
PROJECT DC/AC RATIO	1.222
RACK TABLE QUANTITY	503
MODULE QUANTITY	9,054
ARRAY GCR	64%
SITE ACREAGE	29.0 ACRES
FENCED AREA	15.1 ACRES
FENCE LENGTH	2,746 FT
WALL LENGTH	2,346 FT
ACCESS ROAD LENGTH	574 FT
ZONING	P-NP
IMPERVIOUS COVER	14,048 SQ. FT
LAND USE	MAJOR UTILITY FACILITIES
MODULE	JINKO SOLAR - JKM345M-72-V
MODULE POWER	345 W
CELLS	72
FRAME	ALUMINUM
RACKING/TRACKER	
MANUFACTURER	RBI
TABLE CONFIGURATION	2 X 9
MODULES PER TABLE	18
MODULE ORIENTATION	PORTRAIT
TILT ANGLE	20 °
AZIMUTH	180°
aisle spacing	8.00 FT
TABLE PITCH	20.12 FT
FOUNDATION TYPE	CONCRETE
INVERTER STATION	
INVERTER MODEL	Sungrow SG60KU-M
NO. OF INVERTERS	42
NUMBER OF MPPT	4

NOTE:

1. THE BUFFER ZONE IS APPROXIMATELY 12.5' SETBACK FROM THE PROPERTY LINE TO THE FENCE ON THE RESIDENTIAL SIDES OF THE PROPERTY.

2. ANY REVISIONS OR CORRECTIONS TO THIS SITE PLAN NEED TO BE REVIEWED BY AUSTIN ENERGY, PARTICULARLY THOSE CHANGES THAT ARE WITHIN 50 FEET OF THE EXISTING ELECTRIC TRANSMISSION LINE.

3. THE PROPOSED CHAIN LINK FENCE NEEDS TO BE GROUNDED FOR SAFETY.



LEGEND	
	PROJECT BOUNDARY
	LEASE BOUNDARY
	LIMITS OF CONSTRUCTION
	OVERHEAD UTILITY
	PROPOSED FENCE
	PRE-CAST CONCRETE WALL
	BUFFER ZONE
	BURIED PIPELINE
	EASEMENT
	EROSION CONTROL-SILT FENCE
	AC CABLE
	TRANSFORMER PAD (TYP.)
	UTILITY POLE (TYP.)
	TRANSMISSION TOWER (TYP.)
	PIPELINE / DRAINAGE BORING
	OVERHEAD RISER POLE
	OVERHEAD POWER CABLE
ZONING:	
P-NP PUBLIC - NEIGHBORHOOD PLAN COMBINING DISTRICT	
2 X 9 CANADIAN SOLAR 340 W	
CRZ (CRITICAL ROOT ZONE)	

PROJECT NO. MD1607029
FILE NO. KBSP-E-101-01
DATE: AUGUST 2016

DESIGNED BY: A. DORF
DRAWN BY: M. SUDUL
CHECKED BY: A. DORF

RRC POWER & ENERGY, LLC
1500 S. RICHMOND AVE., SUITE 100
AUSTIN, TEXAS 78704
PHONE: (512) 342-4064
www.RRCCompanies.com

POWERFIN PARTNERS

KINGSBERY SOLAR PROJECT

AUSTIN, TEXAS

OVERALL SITE LAYOUT PLAN

NOTICE:
ALTERATION OF A SEALED DRAWING WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS A VIOLATION OF THE TEXAS ENGINEERING PRACTICE ACT.

TEXAS FIRM NO. -10013

SPC-2016-0404C

SHEET 6 OF 42