



**CITY OF PLANO  
COUNCIL AGENDA ITEM**

<b>CITY SECRETARY'S USE ONLY</b>	
<input type="checkbox"/> Consent <input type="checkbox"/> Regular <input type="checkbox"/> Statutory	
Council Meeting Date:	11/08/2010
Department:	Public Works & Engineering
Department Head	Alan L. Upchurch
Agenda Coordinator (include phone #): <b>Irene Pegues (X-7152)</b> <span style="float:right"><b>PROJ #5399-1</b></span>	

**CAPTION**

Approving and authorizing reimbursement to Wolverine Equities Company 2000 Highway 190, L.P. for oversize participation for public improvements associated with the construction of Mapleshade Road from Ohio Drive to Coit Road, in the amount of \$53,357.

**FINANCIAL SUMMARY**

NOT APPLICABLE     OPERATING EXPENSE     REVENUE     CIP

FISCAL YEAR: <b>2010-2011</b>	Prior Year (CIP Only)	Current Year	Future Years	TOTALS
Budget	70,037	544,963	100,000	<b>715,000</b>
Encumbered/Expended Amount	-70,037	0	0	<b>-70,037</b>
This Item	0	-53,357	0	<b>-53,357</b>
<b>BALANCE</b>	0	<b>491,606</b>	100,000	<b>591,606</b>

**FUND(S):**    STREET IMPROVEMENT CIP

**COMMENTS:** Funds are included in the 2010-11 Street Improvement CIP. This item, in the amount of \$53,357, will leave a current year balance of \$491,606 for Streets Oversized Reimbursements.

**STRATEGIC PLAN GOAL:** Oversized participation for public improvements associated with construction relates to the City's Goal of Financially Strong City with Service Excellence.

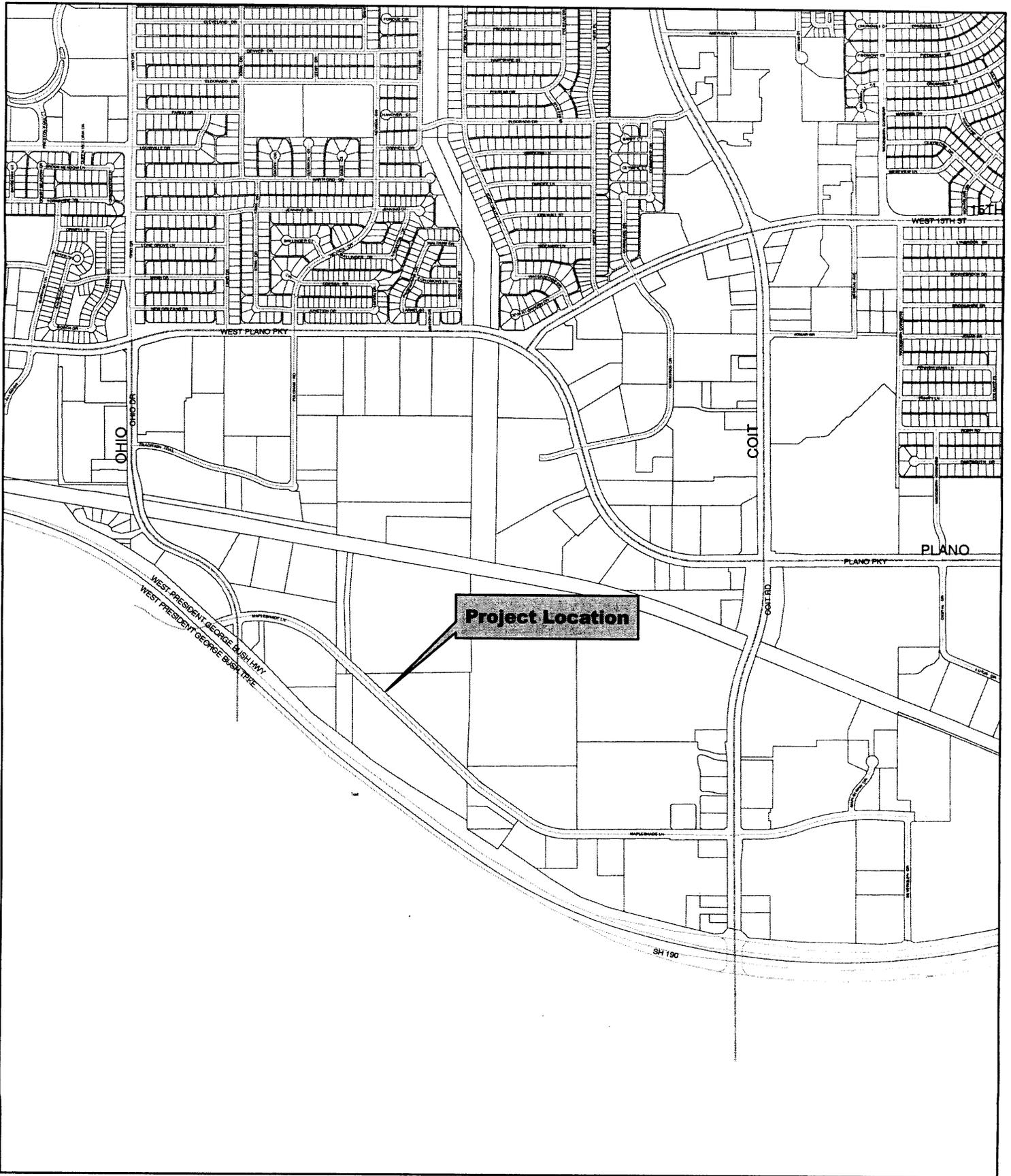
**SUMMARY OF ITEM**

In accordance with the Subdivision Ordinance and a Subdivision Improvement Agreement, reimbursement of \$53,356.87 to Wolverine Equities Company 2000 Highway 190, L.P. is due for oversize participation for public improvements associated with construction of Mapleshade Road from Ohio Drive to Coit Road. The construction was inspected and found to be in conformance with the executed Agreement.

Staff recommends the City Council authorize payment for the oversize participation.

List of Supporting Documents: Letter dated 9/26/05 from City Engineer Letter dated 9/27/10 from Engineering Manager Exhibits A & C Location Map	Other Departments, Boards, Commissions or Agencies N/A
---	---

# Mapleshade Rd. from Ohio Dr. to Coit Rd.



**Location Map**



September 26, 2005

St Evans  
Mayor

Don Lambert  
Mayor Pro Tem

Scott Johnson  
Deputy Mayor Pro Tem

Rep Stahl  
Place 1

Patricia Ellerbe  
Place 3

Timothy Magnuson  
Place 4

Timothy LaRosiere  
Place 5

Tom Callison  
Place 7

Thomas H. Muehlenbeck  
City Manager

The Holt Companies, Inc.  
16250 Dallas Parkway, Suite 205  
Dallas, Texas 75248

**Re: Mapleshade Lane Connection - Project No. 5399**

Gentlemen:

A final inspection of the water, paving, and drainage improvements, as shown on plans prepared by Winkelmann & Associates, has been made by the City of Plano. These improvements were found to be satisfactory and in accordance with the City of Plano specifications.

A Maintenance Bond has been received from Site Concrete, Inc. Therefore, the improvements noted above are accepted by the City of Plano subject to the one-year maintenance requirements.

Sincerely,

Alan Upchurch, P.E.  
City Engineer

Is

cc: Building Inspection - Keith Schmidt, Anthony Han, Charles Hart,  
Mamie Free, Cliff Bormann  
Planning - Charles Alexander, Melody Spencer  
Engineering - Warren Laney, Irene Pegues  
Public Works - Dale Pettit  
Utility Operations - David Ratcliff  
Parks - Jim Fox  
Verizon  
Southwestern Bell (2 locations)  
Winkelmann & Associates  
Site Concrete, Inc.

# **MEMORANDUM**

---

**Date:** September 27, 2010  
**To:** Melody Morgan, CIP Budget Coordinator  
**From:** Gerald P. Cosgrove, Engineering Manager  
**Subject:** Mapleshade Road Extension – Ohio to Coit  
Project No. 5399-1

It has been five years since the acceptance of the public improvements in subject addition. In accordance with our Subdivision Improvement Agreement dated October 28, 2004, the remaining oversize participation in the amount of \$53,356.87 is due to Wolverine Equities Company 2000 Highway 190, L.P.

Reimbursement Due	\$53,356.87
Prior Reimbursements	0
Total City Participation	<u>\$53,356.87</u>

GPC/eh

xc: Alan Upchurch  
Ricky Lindley

EXHIBIT A  
MAPLESHADE LANE CONNECTION  
CITY OF PLANO PAVING COST PARTICIPATION  
WOLVERINE EQUITIES COMPANY 2000 HIGHWAY 190, L.P.  
AUGUST 2004

Item	Description	Quantity	Unit	Unit Prices	Amount
18	7" 4200 PSI Reinf. Conc. Pavement (13' wide section)	2140.20	SY	\$18.50	\$39,593.63
19	6" Lime Stabilized Subgrade (15' wide section)	2469.67	SY	\$1.55	\$3,827.98
20	Hydrated Lime (34 lbs/sy)	53.56	Ton	\$90.00	\$4,820.31
23	Street Header	14.07	LF	\$10.00	\$140.66
24	Sawcut & remove exist. Pavement, install butt joint	7.03	LF	\$4.00	\$28.13
25	Traffic control / Barricading (26%)	0.14	LS	\$3,000.00	\$421.98
26	4" Non-Reflective White Round Buttons	300.80	Ea	\$3.50	\$1,052.79
27	4"x4" Reflective Clear Square Buttons	75.20	Ea	\$6.00	\$451.19
	Sub-Total				\$50,336.67
	6% Engineering				\$3,020.20
	Total				\$53,356.87

**Mapleshade Road Extension**  
**Wolverine Equities Company 2000 Highway 190, L.P.**  
**Portion of Contract**  
**Exhibit "C"**

QUANTITY	UNIT	ITEM	UNIT PRICE	TOTAL
<b>GRADING</b>				
1	6.49	Ac.	Clearing & Stripping	\$400.00 \$2,596.80
2	10431.56	C.Y.	Unclassified Street Excavation	\$5.10 \$53,200.97
3	91.97	C.Y.	Compacted Street Fill	\$2.00 \$183.94
4	0.54	L.S.	Tree Removal in R.O.W.	\$3,200.00 \$1,731.20
5	641.09	L.F.	Drainage Ditches	\$2.00 \$1,282.17
6	0.54	L.S.	Dispose of Trash and Brush	\$2,100.00 \$1,136.10
7	6.49	Ac.	Seeding and Fertilizer	\$1,000.00 \$6,492.00
8	1.08	Ea.	Stabilized Construction Entrance	\$1,950.00 \$2,109.90
9	1284.88	L.F.	Silt Fence	\$1.00 \$1,284.88
10	4.87	Ea.	Erosion Control Devices (inlets, headwall)	\$150.00 \$730.35
11	4.87	Ea.	Stone Overflow Structure	\$875.00 \$4,260.38
			<b>Subtotal Grading</b>	<b>\$75,008.68</b>
<b>DEMOLITION</b>				
12	97.38	S.Y.	Remove Existing Concrete Pavement	\$10.00 \$973.80
13	8.12	L.F.	Remove Existing 12" Water Line	\$15.00 \$121.73
14	70.33	L.F.	Remove Existing Fence in R.O.W.	\$2.00 \$140.66
15	27.05	L.F.	Remove Existing Street Barricade	\$3.00 \$81.15
16	0.54	Ea.	Remove Existing Headwall	\$400.00 \$216.40
17	0.54	Ea.	Adjust Existing 12" Valve	\$250.00 \$135.25
			<b>Subtotal Erosion Control</b>	<b>\$1,668.99</b>
<b>PAVING</b>				
18	8315.17	S.Y.	7" 4200 psi Reinforced Concrete / Curb	\$18.50 \$153,830.65
19	8831.83	S.Y.	6" 8% Lime Stabilization	\$1.55 \$13,689.33
20	153.64	Tons	Hydrated lime	\$90.00 \$13,827.96
21	0.54	Ea.	Median Nose with Brick Pavers	\$1,200.00 \$649.20
22	1.08	Ea.	Connect to Existing Pavement	\$1,200.00 \$1,298.40
23	83.31	L.F.	Street Header	\$10.00 \$833.14
24	75.74	L.F.	Full Depth Saw Cutting	\$4.00 \$302.96
25	0.54	L.S.	Traffic Control / Barricading	\$3,000.00 \$1,623.00
26	300.80	Ea.	4" Plain Non Reflective White md Buttons	\$3.50 \$1,052.79
27	75.20	Ea.	4"x4" Clear Reflective Acrylic Buttons	\$6.00 \$451.19
28	108.20	L.F.	Metal Beam Guard Fence	\$21.00 \$2,272.20
29	46.53	L.F.	Culver Rail SD-13	\$67.00 \$3,117.24
			<b>Subtotal Paving</b>	<b>\$192,948.06</b>
<b>STORM DRAINAGE</b>				
30	51.94	L.F.	18" RCP	\$28.00 \$1,454.21
31	308.91	L.F.	21" RCP	\$32.00 \$9,885.15
32	95.22	L.F.	27" RCP	\$42.00 \$3,999.07
33	239.12	L.F.	30" RCP	\$45.00 \$10,760.49
34	12.98	L.F.	36" RCP	\$57.00 \$740.09
35	207.20	L.F.	42" RCP	\$73.00 \$15,125.82
36	159.60	L.F.	48" RCP	\$90.00 \$14,363.55
37	23.26	L.F.	54" RCP	\$115.00 \$2,675.25
38	0.54	Ea.	Type "B" Headwall for 36" RCP	\$1,500.00 \$811.50
39	1.08	Ea.	Connect to Existing Headwall	\$750.00 \$811.50
40	0.54	Ea.	Connect to Existing Box Culvert	\$1,200.00 \$649.20
41	0.54	Ea.	Connect to Existing 36" RCP	\$500.00 \$270.50
42	1.08	Ea.	10' Recessed Curb Inlet	\$2,300.00 \$2,488.60
43	1.08	Ea.	12' Recessed Curb Inlet	\$2,400.00 \$2,596.80
44	1.08	Ea.	20" Recessed Curb Inlet	\$3,300.00 \$3,570.60
45	1.62	Ea.	5' x 5' Drop Inlet	\$2,000.00 \$3,246.00
46	9.20	C.Y.	Rock Rip Rap	\$145.00 \$1,333.57
47	7478.24	S.F.	High Velocity Curlex Blanket	\$0.30 \$2,243.47
			<b>Subtotal Storm Sewer</b>	<b>\$77,025.36</b>
<b>WATER</b>				
48	1529.95	L.F.	12" PVC	\$22.00 \$33,658.86
49	436.05	L.F.	8" PVC (DR-14)	\$16.00 \$6,976.74
50	51.40	L.F.	6" PVC (DR-14)	\$15.00 \$770.93
51	5.95	Ea.	12" Gate Valve	\$1,350.00 \$8,033.85
52	9.20	Ea.	8" Gate Valve	\$775.00 \$7,127.68
53	8.12	Ea.	6" Gate Valve	\$575.00 \$4,666.13
54	8.66	Ea.	Fire Hydrant w/ 6" Lead	\$1,800.00 \$15,580.80
55	1.08	Ea.	Connect to Existing 12" Water	\$550.00 \$595.10
56	0.54	Ea.	Connect to Existing 8" Water	\$350.00 \$189.35
57	2.27	TON	Fittings	\$3,000.00 \$6,816.60
58	1.08	Ea.	8" Cap and Blocking	\$2,000.00 \$2,164.00
59	5.41	L.F.	Concrete Encasement on 12" Water	\$30.00 \$162.30
60	1.62	Ea.	Connect to Existing Water	\$350.00 \$568.05
61	0.54	L.S.	Water Testing	\$1.00 \$0.54
			<b>Subtotal Water</b>	<b>\$87,310.91</b>
<b>BONDS</b>				
62	0.54	L.S.	Payment, Performance & Maintenance Bonds	\$16,000.00 \$8,656.00
			<b>Subtotal Bonds</b>	<b>\$8,656.00</b>
<b>TOTAL CONSTRUCTION COST</b>				<b>\$442,617.99</b>
<b>ADDITION UNIT PRICES FOR AS NEEDED ITEMS:</b>				
63	0	L.F.	16" Sleeves	\$ 12.00 \$ -
64	0	L.F.	4" Sleeves	\$ 10.00 \$ -
65	0	L.F.	2" Sleeves	\$ 8.00 \$ -
66	0	L.F.	3 Strand Barbed Wire Fence	\$ 3.00 \$ -
67	0	S.Y.	Turn Lane Conc.	\$ 26.50 \$ -
			<b>Subtotal Miscellaneous</b>	<b>\$ -</b>
			<b>8% Contingencies</b>	<b>\$ -</b>
			<b>Total Miscellaneous Cost</b>	<b>\$ -</b>
<b>TOTAL</b>				<b>\$442,617.99</b>

EXHIBIT "C"

FIELD NOTE DESCRIPTION  
RIGHT-OF-WAY DEDICATION No. 2

STATE OF TEXAS  
COLLIN COUNTY

BEING a tract of land situated in the MARTHA McBRIDE SURVEY, ABSTRACT No. 553, Collin County, Texas and being a portion of a tract of land described in a deed to WOLVERINE EQUITIES CO. 2000 HIGHWAY 190 LP as recorded in Volume 4880, Page 404 of the DEED RECORDS OF COLLIN COUNTY, TEXAS (DRCCT); and being more particularly described as follows;

BEGINNING at the northwesterly corner of the said WOLVERINE EQUITIES CO. 2000 HIGHWAY 190 LP tract from which a 1/2 inch iron rod found bears South 59°13'09" East, a distance of 0.33 feet, said point also being the southwestery corner of NORTH DALLAS J.V, as recorded in Volume 2688, Page 354 of the DEED RECORDS OF COLLIN COUNTY, TEXAS (DRCCT);

THENCE, along the northerly line of said WOLVERINE EQUITIES CO. 2000 HIGHWAY 190 LP tract North 89°38'40" East, a distance of 131.93 feet to a 1/2 inch iron rod set with a red plastic cap stamped "W.A.I. for corner;

THENCE, departing the northerly line of said WOLVERINE EQUITIES CO. 2000 HIGHWAY 190 LP tract South 46°08'20" East, a distance of 1367.09 feet to a 1/2 inch iron rod set with a red plastic cap stamped "W.A.I." for corner;

THENCE, South 00°35'57" West, a distance of 126.33 feet to a 1/2 inch iron rod set with a red plastic cap stamped "W.A.I." for corner;

THENCE, North 46°08'20" West, a distance of 1548.23 feet to the POINT OF BEGINNING.

CONTAINING within these metes and bounds 3.079 acres or 134,100 square feet of land more or less. Bearings cited herein are based on City of Plano Geodetic No. H2 & G2.



*B. J. Elam*  
10/26/04



Winkelmann  
& Associates, Inc.

CONSULTING CIVIL ENGINEERS ■ SURVEYORS  
(972) 490-7090 FAX (972) 490-7098

Scale : N.T.S.	Date : 9/13/04
Design : WAI	
Drawn : N.J.V.	
Dwg. File : 34601EH2.DWG	

MARTHA McBRIDE SURVEY  
ABSTRACT No. 553  
CITY OF PLANO

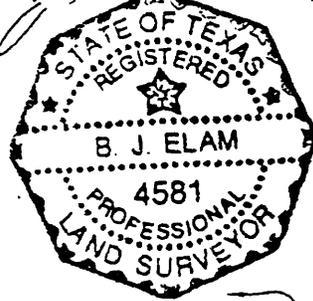
PROPOSED MAPLESHADE LANE  
P.O.W. DEDICATION No. 2

SHEET  
2  
OF  
7

TEXAS POWER &  
LIGHT COMPANY  
VOL. 669, PG. 916  
( DRCCT )

EXHIBIT "C"

NORTH DALLAS J.V.  
VOLUME 2688, PAGE 354  
( DRCCT )



Scale 1"=200'

P.O.B.

CITY OF PLANO  
VOL. 3372, PG. 080  
( DRCCT )

R.O.W. DEDICATION No 2  
3.079 AC., 134,100 S.F.

TEXAS UTILITIES ( DP&L )  
VOL. 977, PG. 474  
( DRCCT )

1/2" IRF  
N 00°25'09" E 678.45'

WOLVERINE EQUITIES CO.  
2000 HIGHWAY 190 LP  
VOL. 4880, PG. 404  
( DRCCT )

WOLVERINE EQUITIES CO.  
2000 HIGHWAY 190 LP  
VOL. 4880, PG. 404  
( DRCCT )

WOLVERINE EQUITIES CO.  
2000 HIGHWAY 190 LP  
VOL. 4880, PG. 404  
( DRCCT )

UNIVERSITY BUSINESS  
PARK PHASE II  
CC# 97-0065617  
(LRCCT)

PRESIDENT GEORGE BUSH TURNPIKE  
STATE HIGHWAY NO. 190

N 49°04'05" W 242.03'

PROP. DRAINAGE CHANNEL  
T4

WOLVERINE EQUITIES CO.  
2000 HIGHWAY 190 LP  
VOL. 4880, PG. 404  
( DRCCT )

R = 11223.46'  
D = 03°49'20"  
T = 374.49'  
L = 748.71'  
CH = 748.57'  
CB = N 56°34'54" W

TANGENT	BEARING	LENGTH
T1	N 89°38'40" E	131.93'
T2	S 46°08'20" E	1367.09'
T3	S 00°35'57" W	126.33'
T4	N 46°08'20" W	1548.23'
T5	N 54°42'05" W	123.89'

**W** Winkelmann & Associates, Inc.  
CONSULTING CIVIL ENGINEERS & SURVEYORS  
( 972 ) 490-7090 FAX ( 972 ) 490-7099

DALTEX COIT ROAD INC.  
CC# 97-0065618  
(LRCCT)

Scale : 1"=200'	Date : 9/13/04
Design : WAI	
Drawn : N.J.V.	
Dwg. File : 34601EH2.DWG	

MARTHA McBRIDE SURVEY  
ABSTRACT No. 553  
CITY OF PLANO  
COLLIN COUNTY, TEXAS

PROPOSED MAPLESHADE LANE  
R.O.W. DEDICATION No. 2

SHEET  
1  
OF