


SH249 Jon C Fultz Residential Access

+/- 9,067' west of FM1774
GPS 30 17 58.56N 95 51 47.52W

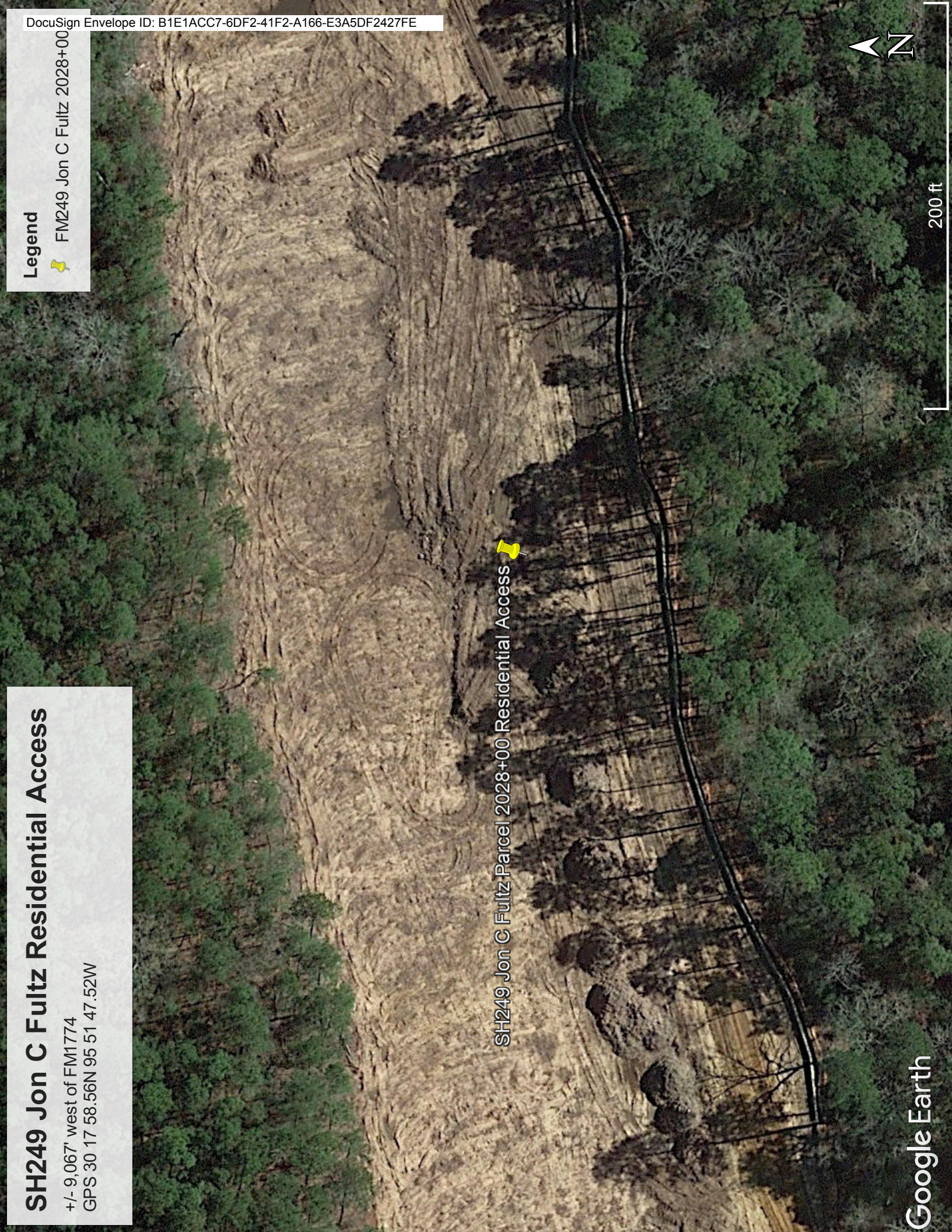
Legend

 FM249 Jon C Fultz 2028+00

SH249 Jon C Fultz Parcel 2028+00 Residential Access 



200 ft





Permit to Construct Access Driveway Facilities on Highway Right of Way

PERMIT NUMBER: TxDOT ENTER PERMIT NUMBER HERE			
REQUESTOR		GPS*	ROADWAY
		LATITUDE, LONGITUDE	HWY NAME
		30.2996N 95.8632W	SH249
		FOR TxDOT'S USE	
NAME		CONTROL	4-DIGIT
MAILING ADDRESS		SECTION	2-DIGIT EX. 01
CITY, STATE, ZIP			
PHONE NUMBER			
*GLOBAL POSITIONING SYSTEM COORDINATES AT INTERSECTION OF DRIVEWAY CENTERLINE WITH ABUTTING ROADWAY			

Is this parcel in current litigation with the State of Texas? YES NO

The Texas Department of Transportation, hereinafter called the State, hereby authorizes Jon C Fultz, hereinafter called the Permittee, to construct / reconstruct a residential (residential, convenience store, retail mall, farm, etc.) access driveway on the highway right of way abutting highway number SH249 in Grimes County, located (+/-) 9,067' west of FM1774.

USE ADDITIONAL SHEETS AS NEEDED

This permit is subject to the Access Driveway Policy described on page 2 and the following:

1. The undersigned hereby agrees to comply with the terms and conditions set forth in this permit for construction and maintenance of an access driveway on the state highway right of way.
2. The Permittee represents that the design of the facilities, as shown in the attached sketch, is in accordance with the Roadway Design Manual, Hydraulic Design Manual and the access management standards set forth in the Access Management Manual (except as otherwise permitted by an approved variance).
3. Construction of the driveway shall be in accordance with the attached design sketch, and is subject to inspection and approval by the State.
4. Maintenance of facilities constructed hereunder shall be the responsibility of the Permittee, and the State reserves the right to require any changes, maintenance or repairs as may be necessary to provide protection of life or property on or adjacent to the highway. Changes in design will be made only with prior written approval of the State.
5. The Permittee shall hold harmless the State and its duly appointed agents and employees against any action for personal injury or property damage related to the driveway permitted hereunder.
6. Except for regulatory and guide signs at county roads and city streets, the Permittee shall not erect any sign on or extending over any portion of the highway right of way. The Permittee shall ensure that any vehicle service fixtures such as fuel pumps, vendor stands, or tanks shall be located at least 12 feet from the right of way line to ensure that any vehicle services from these fixtures will be off the highway right of way.
7. The State reserves the right to require a new access driveway permit in the event of: (i) a material change in land use, driveway traffic volume or vehicle types using the driveway, or (ii) reconstruction or other modification of the highway facility by the State.
8. The State may revoke this permit upon violation of any provision of this permit by the Permittee.
9. This permit will become null and void if the above-referenced driveway facilities are not constructed within six (6) months from the issuance date of this permit.
10. The Permittee will contact the State's representative Justin Kalisek at TXDOT Grimes County Maintenance Office at telephone, (936) 825-3446, at least twenty-four (24) hours prior to beginning the work authorized by this permit.
11. The requesting Permittee will be provided instructions on the appeal process if this permit request is denied by the State.

The undersigned hereby agrees to comply with the terms and conditions set forth in this permit for construction and maintenance of an access driveway on the highway right of way.

Date: _____

Signed: Jon C Fultz Jon C Fultz
FCAAE7DF736E449
(Property owner or owner's representative)

4/20/2022	
Date of Issuance	<u>James W Robbins</u> James Robbins, P.E. <small>0BE10AEBE5E406</small> District Engineer, or designee Approval
4/20/2022	
Date of Issuance as per Variance to AMM	District Engineer, or designee Approval
Date of Denial	District Engineer Denial (No Delegation)

Access Driveway Policy


Title 43 Texas Administrative Code (Transportation), Chapter 11 (Design), Subchapter C (Access Connections To State Highways) and the "Access Management Manual" establish policy for the granting of access and the design, materials, and construction of driveways connecting to state highways. All driveway facilities must follow this policy. To the extent there is any conflict between this permit and the policy, the policy shall control. If a proposed driveway does not comply with the access management standards, the owner may seek a variance to a requirement contained in the access management standards by contacting the local TxDOT office.

TxDOT Driveway Permit Request Contact

For a local contact for your TxDOT Driveway Permit Request or variance request, visit: <http://www.txdot.gov/inside-txdot/district.html>. You can click on the section of the map closest to your location to find the local TxDOT office. You can also click on the drop down box below the map to find the district for your county.

Other Conditions

In addition to Items 1 thru 11 on page 1 of this permit, the facility shall also be in accordance with the attached sketch and subject to the following additional conditions stated below:

SH249 Jon C Fultz 20' Residential Access See Attached Provisions (Important)	<div style="border: 1px solid black; padding: 2px; display: inline-block;"> <small>DS</small>  </div>
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Variance Documentation Justification

For a Variance request, please indicate which of the below are applicable, as required by TAC §11.52(e):

- a significant negative impact to the owner's real property or its use will likely result from the denial of its request for the variance, including the loss of reasonable access to the property or undue hardship on a business located on the property.
- an unusual condition affecting the property exists that was not caused by the property owner and justifies the request for the variance.

For the conditions selected above, provide written justification below. (Attach additional sheets, if needed)

For TXDOT use below:

For Variance denials, please indicate which of the below conditions, as provided in TAC §11.52(e), were determined:

- adversely affect the safety, design, construction, mobility, efficient operation, or maintenance of the highway; or
- likely impair the ability of the state or the department to receive funds for highway construction or maintenance from the federal government.

Attachments:

- Sketch of Installation
- All Variance Documentation

April 20, 2022

SH 249 (North ROW)
(+/-9,067') West of FM1774
Parcel 303 Fultz 2028+00 Rt
Access Driveway Permit

Access Drive Width 20' (25'R) -
30" RCP/CMP/HDPE w/6:1 SETS

DS
JCF

GENERAL SPECIAL PROVISIONS (Access Driveway Permit):

- 1) Traffic Control plan is required per TMUTCD and TXDOT standards prior to start of construction in the SH 249 right-of-ways (unless constructed prior to opening SH 249 to public traffic).
- 2) Areas within ROW disturbed by construction shall be restored to equal or better conditions than existing prior to construction.
- 3) Contractor shall be responsible for locating all utilities within the right-of-way construction site. Contacts with local utility companies and utility locators are required.
- 4) **Any lane closure will be allowed only between 8:30 AM and 4:30 PM, qualified flagmen will be required** (unless constructed prior to opening of SH 249 to public traffic).
- 5) No undercutting of existing asphalt pavement will be allowed
- 6) Driveway shall be constructed as per TxDOT Standard Details & Specifications. Driveway radius shall be a minimum of 25'. Pavement shall be Non-trackable.
- 7) 6:1 SET's will be required (See Attached).
- 8) Ditch Sections @ Proposed access driveway shall be graded to drain.
- 9) Pavement surfaces shall be kept clear of mud, debris, etc.
- 10) Construction of access driveway shall be completed within 45 days from the start of construction unless an extension is granted by TxDOT.
- 11) Contractor shall contact Mr. Ronnie Becker at (979)-229-8074 or ronnie.becker@txdot.gov, 1 week prior to starting work.

Special Notes: This is a driveway access onto the proposed TXDOT SH249 project.

This permit will be valid for a period of 1 year from the date of approval. If construction of the driveway is not completed in the approved timeframe, requested extensions will be granted in 6-month intervals while the existing ownership and property use has not changed.

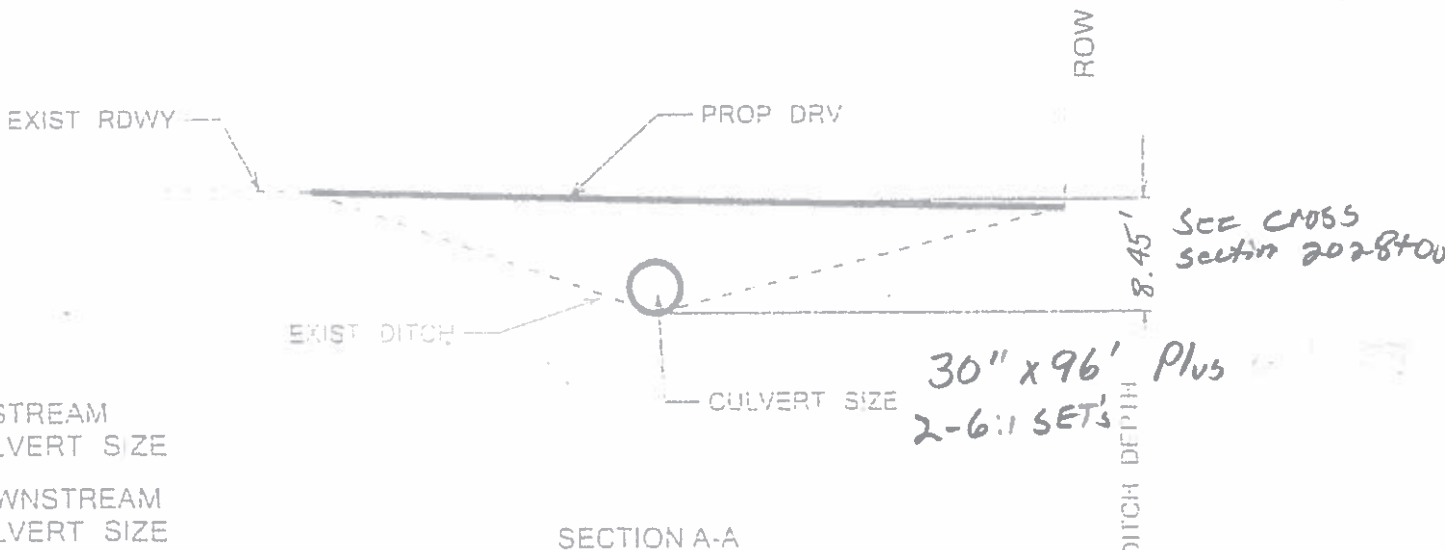
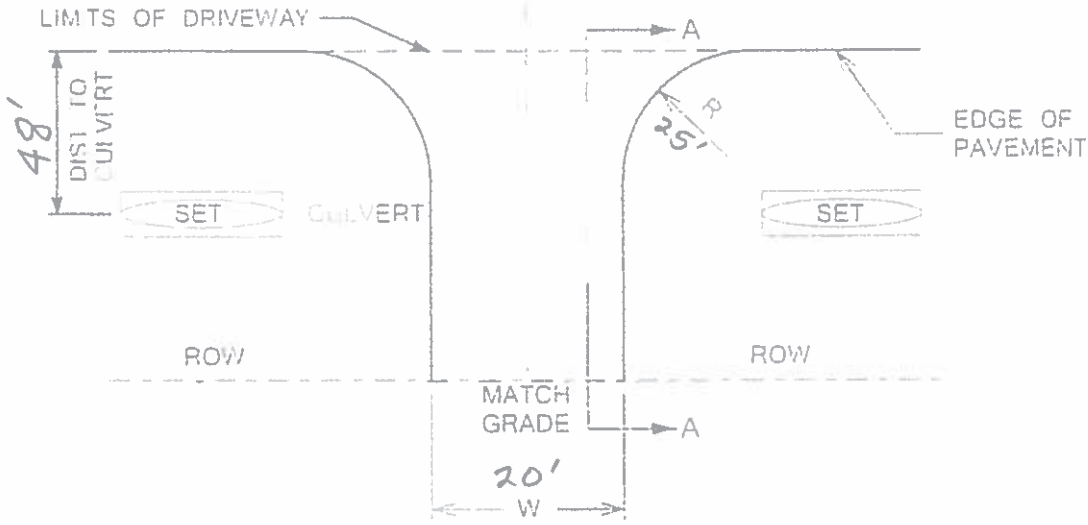
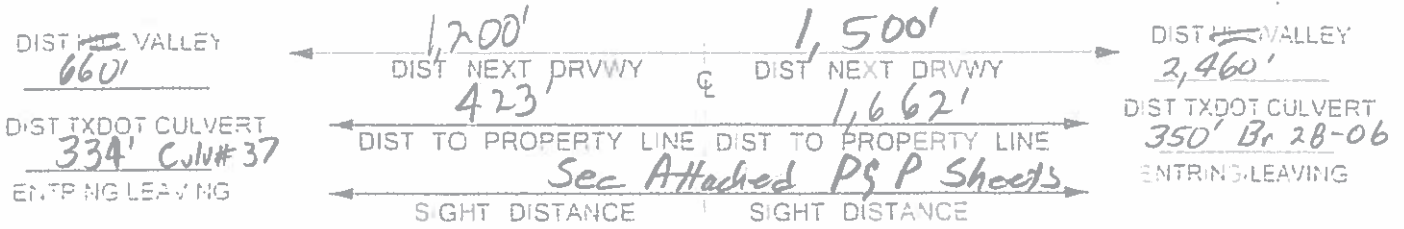
Driveway construction should not start until SH 249 contractor has completed all highway construction.

PROPOSED DRIVEWAY PERMIT WORKSHEET

HIGHWAY SH249 SPEED LIMIT 65 DATE 3-23-22

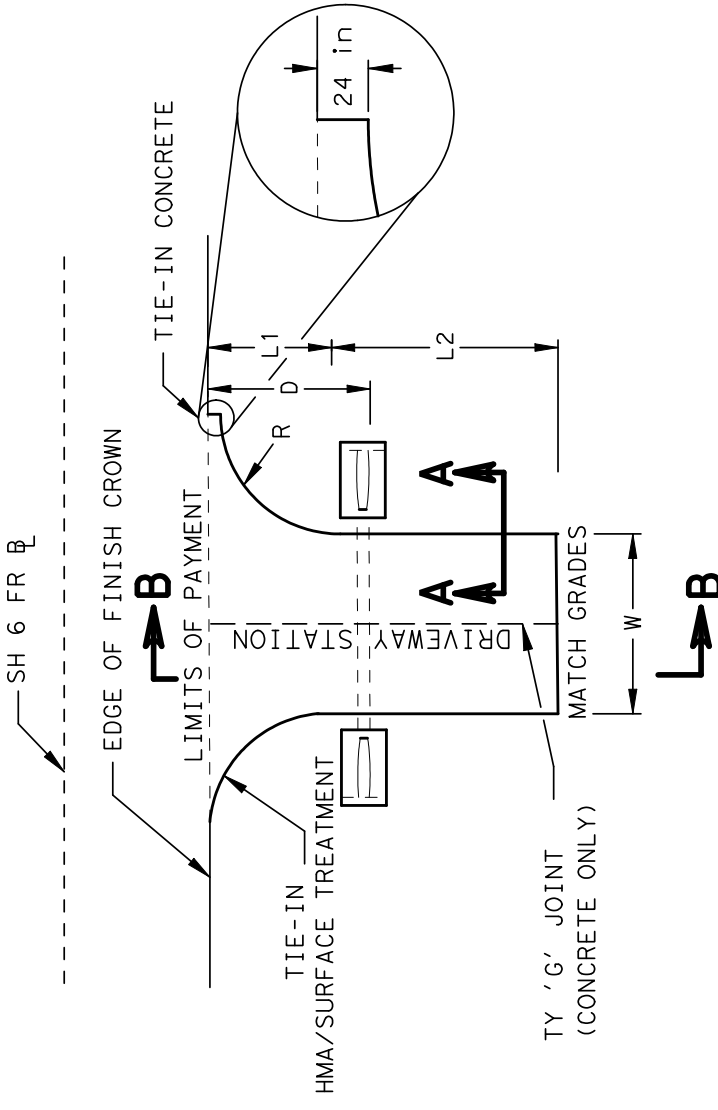
LOCATION: RM 426+1.841 LAT LONG 30.2996N, 95.8632W

DRIVEWAY DIMENSIONS: W = 20' L = 135' R = 25'

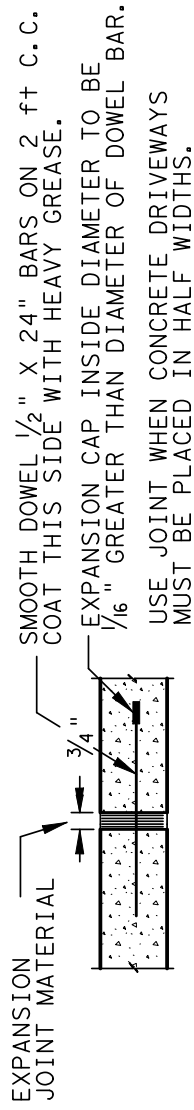


$$20 + 6(8.45 - 2.5) \times 2 = 91' \Rightarrow 96' \text{ Culu Length}$$

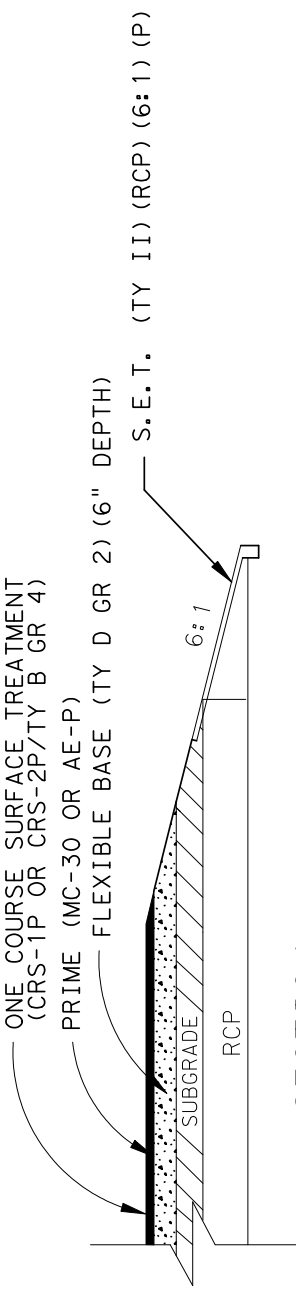
MIN LENGTH CULVERT = DRV WIDTH - 6x(DITCH DEPTH - CULVERT SIZE) x 2
 EX. 24 - 6x(2.5 - 5') x 2 = 36'



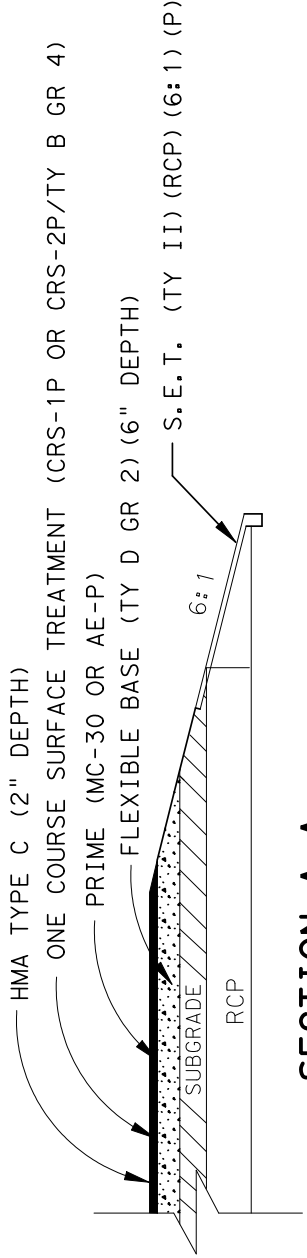
TYPICAL PLAN VIEW



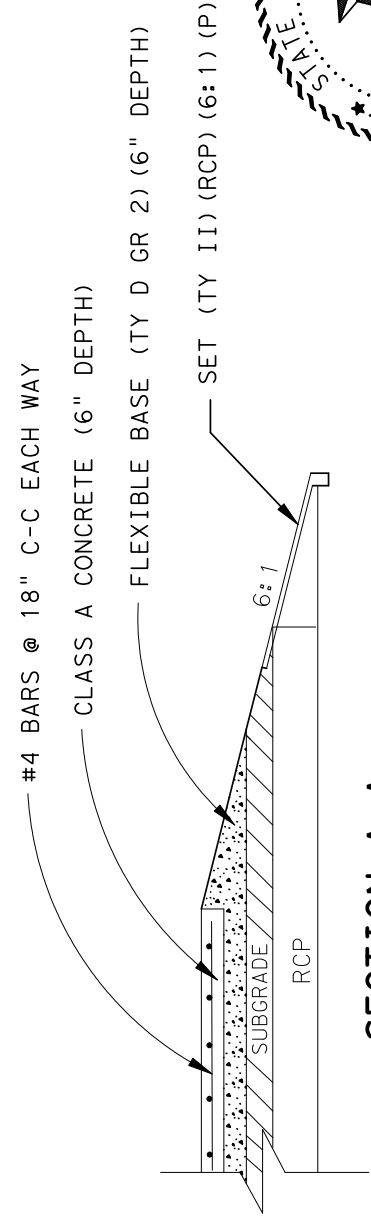
TY 'G' JOINT



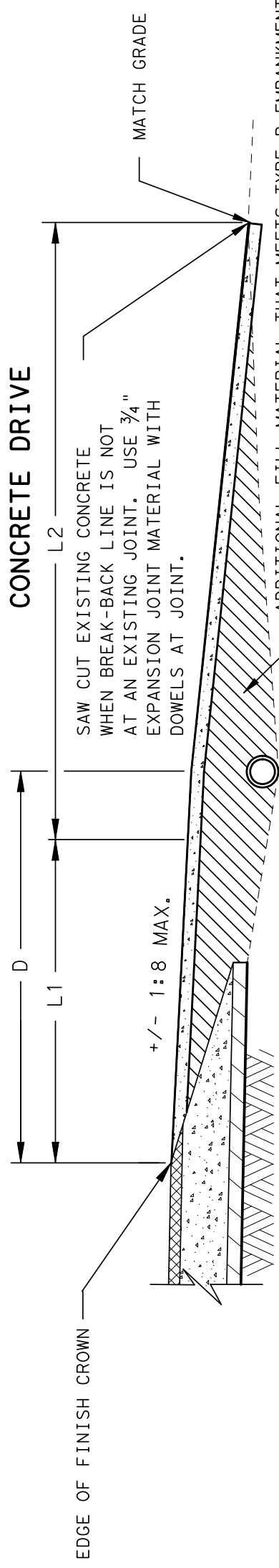
**SECTION A-A
SURFACE TREATMENT DRIVE**



**SECTION A-A
ASPHALTIC-CONCRETE DRIVE**



**SECTION A-A
CONCRETE DRIVE**



SECTION B-B

ADDITIONAL FILL MATERIAL THAT MEETS TYPE B EMBANKMENT MAY BE REQUIRED. THIS MATERIAL IS CONSIDERED SUBSIDIARY TO ITEM 530, "DRIVEWAYS AND TURNOUTS".

NOTE: LETTER OF PERMISSION NEEDS TO BE OBTAINED FROM PROPERTY OWNERS FOR THE CONSTRUCTION OF DRIVEWAYS THAT EXTEND ONTO PRIVATE PROPERTY. THE CONTRACTOR SHALL CONTACT EACH PROPERTY OWNER PRIOR TO CONSTRUCTION OF THESE DRIVEWAYS.



STANDARDS: SETP-PD, PSET-SP, PSET-RP, OR PSET-RR
N. T. S.



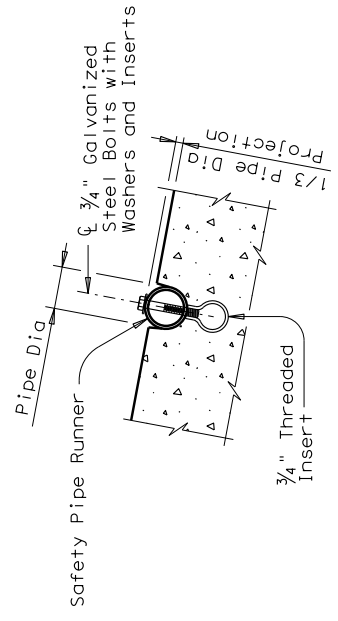
**DRIVEWAY
DETAILS**

FED. RD. DIV. NO.	PROJECT NO.	SHEET NO.
6	NH 2005(182)	382
STATE	DIST.	COUNTY
TEXAS	BRYAN	BRAZOS
CONT.	SECT.	JOB
0050	02	.055, ETC.
		SH 6

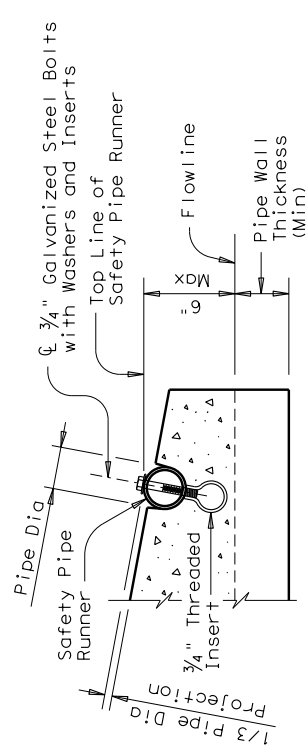


PIPE I.D.	MINIMUM WALL THICKNESS	MINIMUM O.D.	MIN O.D. AT TAPERED END	MIN REINF REQUIREMENTS (Sq. in./ft. of pipe)	MAXIMUM SLOPE	MINIMUM LENGTH OF UNIT	PIPE RUNNERS REQUIRED		REQUIRED PIPE RUNNER SIZES	
							SINGLE PIPE	MULTIPLE PIPE	NOMINAL DIA.	O. D.
12"	2"	16"	16"	0.07 CIRC.	6:1	4'-0"	No	Yes, for >2 pipes	3" STD	3.068"
15"	2 1/4"	19 1/2"	19"	0.07 CIRC.	6:1	5'-8"	No	Yes, for >2 pipes	3" STD	3.068"
18"	2 1/2"	23"	21 1/2"	0.07 CIRC.	6:1	7'-3"	No	Yes, for >2 pipes	3" STD	3.068"
24"	3"	30"	27"	0.07 CIRC.	6:1	10'-6"	No	Yes, for >2 pipes	3" STD	3.068"
30"	3 1/2"	37"	31"	0.18 CIRC.	6:1	12'-1"	No	Yes	4" STD	4.026"
36"	4"	44"	36"	0.19 ELIP.	6:1	15'-4"	Yes	Yes	4" STD	4.026"
42"	4 1/2"	51"	41 1/2"	0.23 ELIP.	6:1	18'-7"	Yes	Yes	4" STD	4.026"

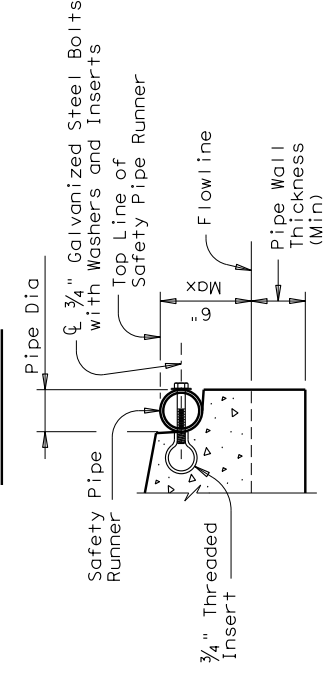
- Slope as shown elsewhere in the plans. Slope of 6:1 or flatter is required for vehicle safety.
- Cement stabilized bedding and backfill shall be in accordance with the Item, "Excavation and Backfill for Structures". Bedding and backfill shall be considered subsidiary to the Item "Safety End Treatment". When concrete riprap is specified around the Safety End Treatment backfill shall be as directed by Engineer.
- The top 4" of void between Precast End Treatments shall be filled with concrete Riprap and shall be considered subsidiary to Safety End Treatment.
- Clear distance between pipes shall be adjusted to provide for the minimum distance between safety end treatments.



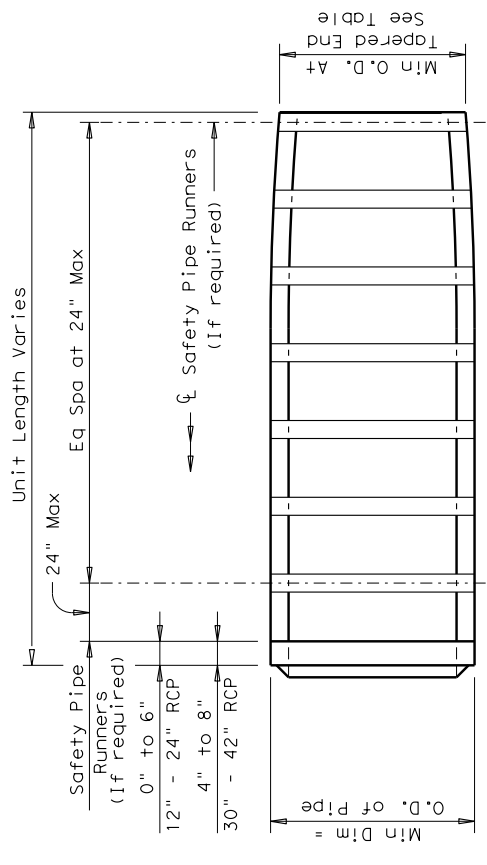
INSTALLATION DETAIL FOR SAFETY PIPE RUNNERS
(If required)



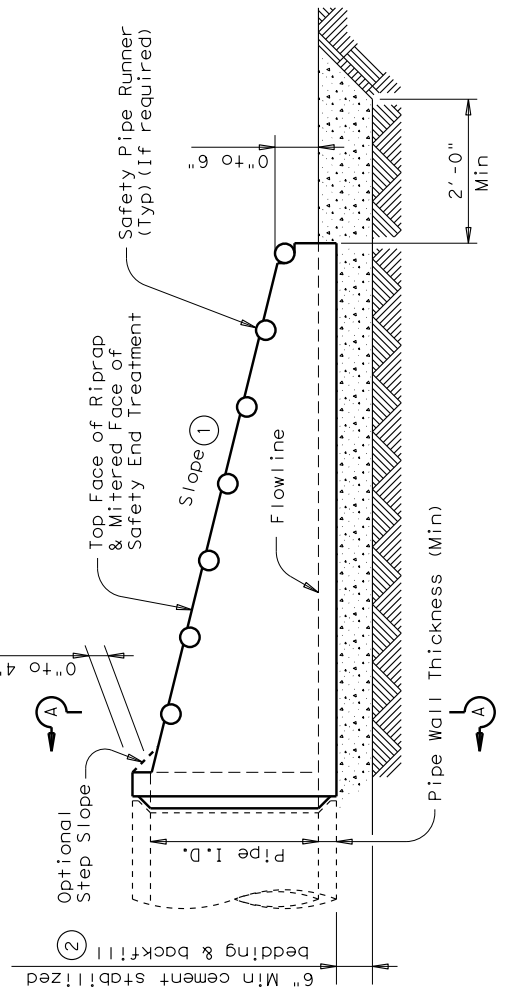
OPTION A



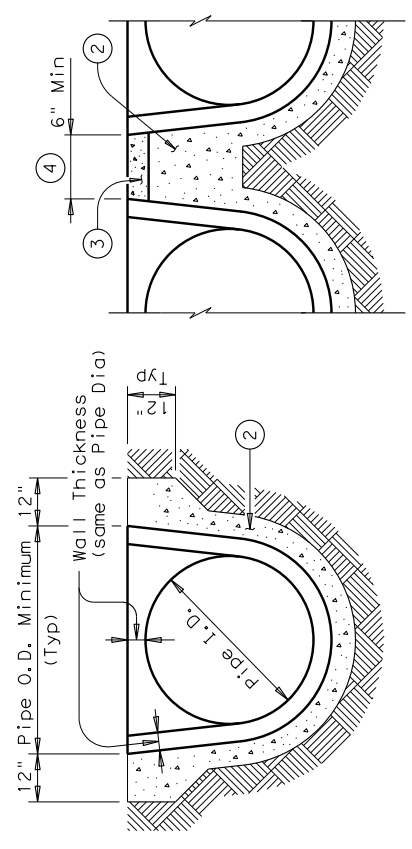
OPTION B



PLAN VIEW - 12" THRU 24"



LONGITUDINAL ELEVATION - 12" THRU 24"



SECTION A-A MULTIPLE PIPE INSTALLATION

END DETAILS FOR INSTALLATION OF SAFETY PIPE RUNNERS
(If required)

GENERAL NOTES:
 Precast safety end treatment for reinforced concrete pipe may be used for TYPE II end treatment as specified in Item "Safety End Treatment". When Precast Safety End Treatment is used as a Contractor's alternate to mitered RCP, Riprap will not be required unless noted otherwise on the plans.
 Synthetic fibers listed on the "Fibers for Concrete" Material Producer List (MPL) may be used in lieu of steel reinforcing in riprap concrete unless noted otherwise.
 All precast concrete end sections shall be manufactured in accordance with Item "Reinforced Concrete Pipe" and in accordance with ASTM Specification C-76, Class III, Wall B for circular pipe.
 Precast concrete end sections shall be provided with a spigot or bell end for compatibility to upstream or downstream end conditions with sufficient annular space to allow for mortar, cold applied asphalt joint compound or pre-formed plastic gasket material.
 Methods of lifting shall be provided by the manufacturer for ease of loading, unloading and installation.
 Pipe Runners are designed for a traversing load of 10,000 lbs at yield as recommended by Research Report 280-2F, "Safety Treatment of Roadside Parallel-Drainage Structures", Texas Transportation Institute, March 1981.
 Pipe Runners shall conform to the requirements of ASTM A53 (Type E or S, Grade B), ASTM A500 (Grade B), or API 5LX52.
 All steel components except reinforcing, shall be galvanized after fabrication. Galvanizing damaged during transport or construction shall be repaired in accordance with the specifications.

Texas Department of Transportation
 Bridge Division Standard
PRECAST SAFETY END TREATMENT
 TYPE II ~ PARALLEL DRAINAGE
PSET-RP

FILE: psetrpss.dgn
 DN: RLW CK: KLR DW: JTR CK: GAF
 CONT: SECT JOB HIGHWAY
 February 2010
 REVISIONS
 11-10: Add note for synthetic fibers.
 COUNTY SHEET NO.

DISCLAIMER: The use of this standard is governed by the "Texas Engineering Practice Act". No warranty of any kind is made by TxDOT for any purpose whatsoever. TxDOT assumes no responsibility for the conversion of this standard to other formats or for incorrect results or damages resulting from its use.

CROSS PIPE LENGTHS, REQUIRED PIPE SIZES, & RIPRAP QUANTITIES (2)

Nominal Culvert I.D.	Conc Riprap (CY) (6)	Pipe Culvert Spa ~ G	Single Barrel ~ Q1	Multi-Barrel ~ Q1	Q2	Conditions of use for Cross Pipes	Cross Pipe Size
12"	0.6	9"	N/A	2'-1"	1'-9"	3 or more Pipe Culverts	3" Std (3,500" O.D.)
15"	0.7	11"	N/A	2'-5"	2'-2"		
18"	0.8	1'-2"	N/A	2'-10"	2'-8"		
21"	0.9	1'-4"	N/A	3'-2"	3'-1"	3 or more Pipe Culverts	3 1/2" Std (4,000" O.D.)
24"	0.9	1'-7"	N/A	3'-6"	3'-1"		
27"	1.0	1'-8"	N/A	3'-10"	3'-11"	2 or more Pipe Culverts	3 1/2" Std (4,000" O.D.)
30"	1.1	1'-10"	N/A	4'-2"	4'-4"		
33"	1.2	1'-11"	4'-2"	4'-5"	4'-8"	All Pipe Culverts	4" Std (4,500" O.D.)
36"	1.3	2'-1"	4'-5"	4'-9"	5'-1"		
42"	1.5	2'-4"	4'-11"	5'-5"	5'-10"	All Pipe Culverts	5" Std (5,563" O.D.)
48"	1.7	2'-7"	5'-5"	6'-0"	6'-7"		
54"	2.0	3'-0"	5'-11"	6'-9"	7'-6"	All Pipe Culverts	(5,563" O.D.)
60"	2.2	3'-3"	6'-5"	7'-4"	8'-3"		
66"	2.4	3'-3"	6'-11"	7'-10"	8'-9"	All Pipe Culverts	(5,563" O.D.)
72"	2.7	3'-4"	7'-5"	8'-5"	9'-4"		

- The proper installation of the first Cross Pipe is critical for vehicle safety. The top of the first Cross Pipe must be placed at no more than 6" above the flow line.
- Size of Cross Pipes, except the first bottom pipe, shall be as shown in the PIPE SIZE table. The first bottom pipe shall be 3 1/2" Standard Pipe (4" O.D.).
- The third Cross Pipe from the bottom of the Culvert shall always be installed using a bolted connection. Care shall be taken to ensure that Riprap concrete does not flow into the Cross Pipe so as to permit disassembly of the bolted connection to allow cleanout access. At the Contractor's option, all other Cross Pipes may also be installed using the bolted connection details.
- Match Cross Slope as shown elsewhere in the plans. Cross Slope of 6:1 or flatter is required for vehicle safety.
- Riprap placed beyond the limits shown will be paid as Concrete Riprap in accordance with Item 432, "Riprap".
- Quantities shown are for one end of one reinforced Concrete Pipe Culvert. For multiple pipe culverts or for Corrugated Metal Pipe Culverts, quantities will need to be adjusted. Riprap quantities are for Contractor's information only.

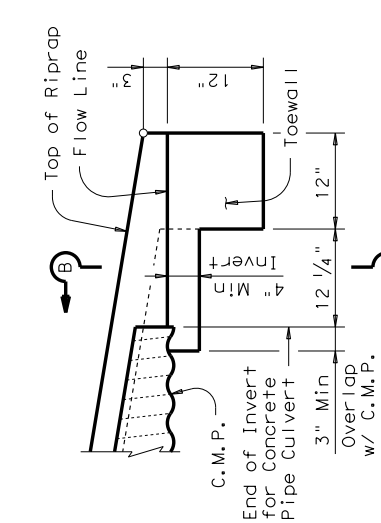
GENERAL NOTES:
 Cross Pipes are designed for a traversing load of 10,000 pounds at yield as recommended by Research Report 280-2F, "Safety Treatment of Roadside Parallel-Drainage Structures", Texas Transportation Institute, March 1981.
 Safety End Treatments shown herein are intended for use in those installations where out of control vehicles are likely to traverse the openings approximately perpendicular to the Cross Pipes.
 Riprap and all necessary inverts shall be Concrete Riprap conforming to the requirements of Item 432, "Riprap". Synthetic fibers listed on the "Fibers for Concrete" Material Producer List (MPL) may be used in lieu of steel reinforcing in riprap concrete unless noted otherwise.
 Payment for riprap and toewall is included in the Price Bid for each Safety End Treatment.
 Cross Pipes shall conform to the requirements of ASTM A53 (Type E or S, Grade B), ASTM A500 (Grade B), or API 5LX52. Bolts and nuts shall conform to ASTM A307.
 All steel components, except concrete reinforcing, shall be galvanized after fabrication. Galvanizing damaged during transport or construction shall be repaired in accordance with the specifications.

Texas Department of Transportation
Bridge Division Standard

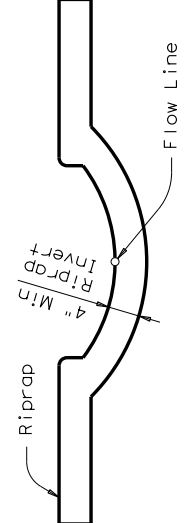
SAFETY END TREATMENT
 FOR 12" DIA TO 72" DIA
 PIPE CULVERTS
 TYPE II ~ PARALLEL DRAINAGE

SETP-PD

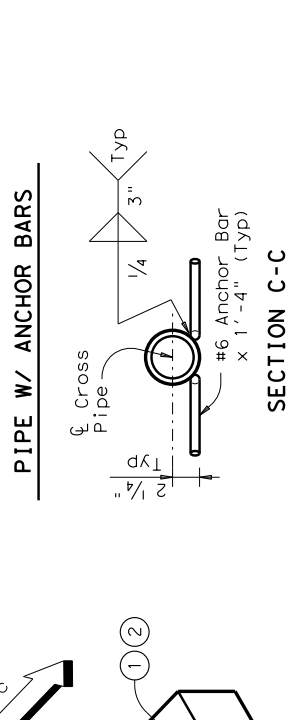
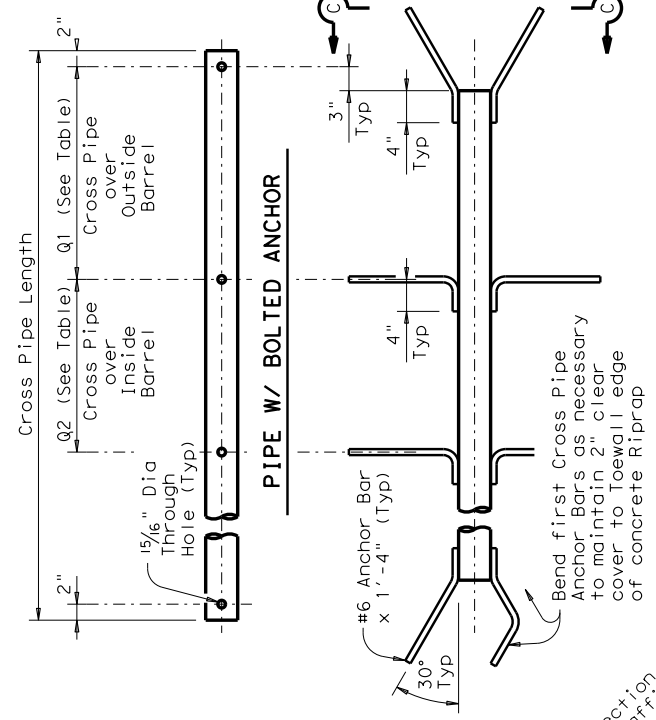
FILE: setpdpd.dgn	CK: GAF	DW: JRP	CK: GAF
COM: February 2010	SECT:	JOB:	HIGHWAY:
REV: 11-10: Add note for synthetic fibers.	REVISIONS:	DATE:	SHEET NO.:



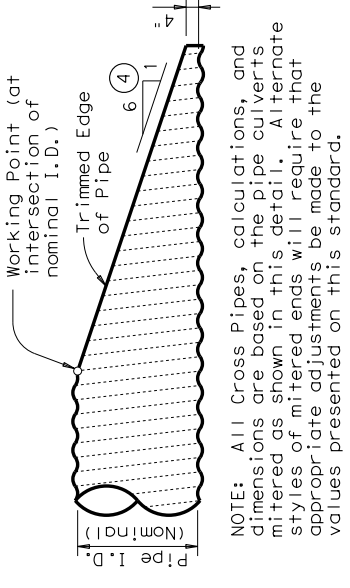
DETAIL "A"
 (Showing Invert with Corrugated Metal Pipe Culvert. Concrete Pipe Culvert details are similar. Cross Pipes not shown for clarity.)



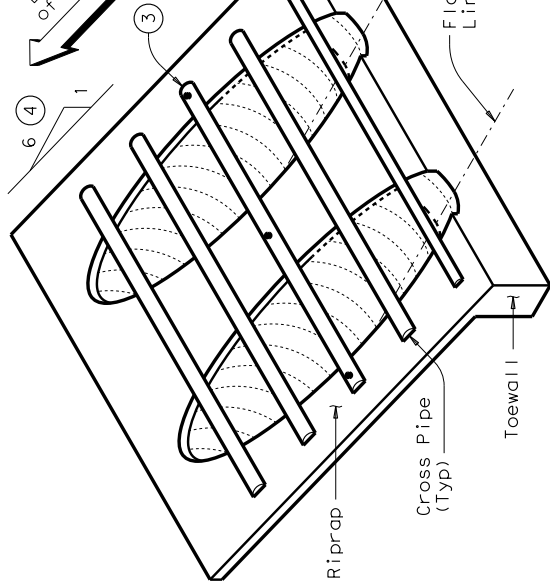
SECTION B-B
 (Cross Pipes not shown for clarity.)



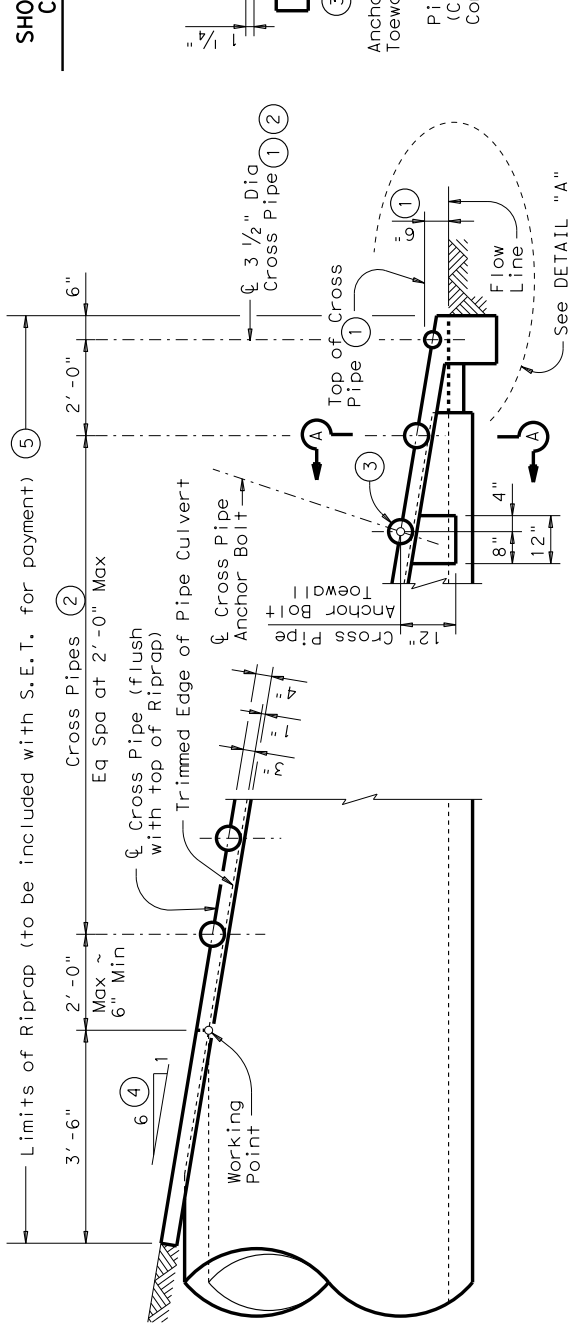
CROSS PIPE DETAILS



SIDE ELEVATION OF TYPICAL PIPE CULVERT MITER
 (Showing Corrugated Metal Pipe Culvert.)
 (Details at Concrete Pipe Culvert are similar.)



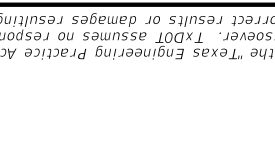
ISOMETRIC VIEW OF TYPICAL INSTALLATION



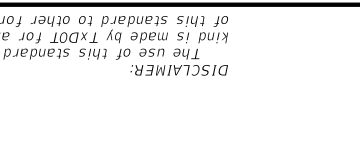
SIDE ELEVATION OF CAST-IN-PLACE CONCRETE
 (Showing Concrete Pipe Culvert.)
 (Details at Corrugated Metal Pipe Culvert are similar.)



SHOWING TYPICAL PIPE CULVERT & RIPRAP



SHOWING CROSS PIPE WITH ANCHOR BAR



SHOWING CROSS PIPE WITH BOLTED ANCHOR

SECTION A-A

Certificate Of Completion

Envelope Id: B1E1ACC76DF241F2A166E3A5DF2427FE	Status: Completed
Subject: Please DocuSign: SH249 Jon C Fultz Parcel 2028+00 Residential Access Packet.pdf	
Source Envelope:	
Document Pages: 9	Signatures: 2
Certificate Pages: 5	Initials: 3
AutoNav: Enabled	Envelope Originator:
Envelopeld Stamping: Enabled	Katheryn Holliday
Time Zone: (UTC-06:00) Central Time (US & Canada)	125 E. 11th Street
	Austin, TX 78701
	Katheryn.Holliday@txdot.gov
	IP Address: 204.64.21.250

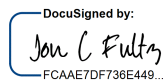
Record Tracking

Status: Original	Holder: Katheryn Holliday	Location: DocuSign
4/20/2022 8:30:23 AM	Katheryn.Holliday@txdot.gov	
Security Appliance Status: Connected	Pool: StateLocal	
Storage Appliance Status: Connected	Pool: Texas Department of Transportation	Location: DocuSign

Signer Events

Jon C Fultz
 jonc@fultzlaw.com
 Security Level: Email, Account Authentication (Optional)

Signature

DocuSigned by:

 FCAAEE7DF736E449...

Timestamp

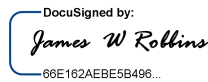
Sent: 4/20/2022 8:59:19 AM
 Viewed: 4/20/2022 11:58:42 AM
 Signed: 4/20/2022 12:58:37 PM

Signature Adoption: Pre-selected Style
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James W Robbins
 james.robbs@txdot.gov
 Bryan Area Engineer
 Texas Department of Transportation
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Envelope Summary Events	Status	Timestamps
Envelope Sent	Hashed/Encrypted	4/20/2022 8:59:19 AM
Certified Delivered	Security Checked	4/20/2022 1:29:33 PM
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Operating Systems:	Windows2000? or WindowsXP?
Browsers (for SENDERS):	Internet Explorer 6.0? or above
Browsers (for SIGNERS):	Internet Explorer 6.0?, Mozilla FireFox 1.0, NetScape 7.2 (or above)
Email:	Access to a valid email account
Screen Resolution:	800 x 600 minimum
Enabled Security Settings:	<ul style="list-style-type: none"> •Allow per session cookies •Users accessing the internet behind a Proxy Server must enable HTTP 1.1 settings via proxy connection

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