



IN THE CIRCUIT COURT OF SHELBY COUNTY, ALABAMA

EBSCO PROPERTIES, INC.,

Plaintiff,

vs.

CIVIL ACTION NO.: CV-02-687

SHELBY COUNTY PLANNING
COMMISSION, AIG BAKER
SHOPPING CENTER PROPERTIES,
L.L.C., ALBERT E. BRITTON,
MARGARET L. BRITTON,
DONALD EVANS SPARGO, JR.,
MARTY BRITTON JACKS, DONALD
GIBBS LAWSON, DONALD G.
LAWSON, JR., MEREDITH KELLEY
LAWSON, MEREDITH LAWSON
ROBERTS,

Defendants.

SETTLEMENT DECREE

This cause has come before this Court on this the 10 day of Feb., 2003, upon the presentation to this Court, by the parties through their counsel of record, of the terms and provisions of a settlement of the issues raised in this cause. The matter before this court is an appeal by the plaintiff of the rezoning by the defendant, Shelby County Planning Commission (the "County") of real properties located on Highway 280, in Shelby County, know as the McDavid Lake Property and more particularly described on the attached Exhibit A (the "Property") at the request of the other defendants (the "Property Owners"). This Court, having considered the proposed settlement and having found same to be appropriate and in good order, does hereby **ORDER, ADJUDGE AND DECREE** as follows:

1. The Property shall be developed in accordance with the plans (the "Plans") prepared by Lowe & Associates, Inc. dated the 18th day of July, 2002, consisting of eleven (11) pages, copies of which are attached hereto as Cumulative Exhibit B, each page of which is more particularly identified as follows:

- 1) Grading A Plan; Sheet C8; last revised on the 8th day of January, 2003
- 2) Grading B Plan; Sheet C9; last revised on the 8th day of January, 2003
- 3) Grading C Plan; Sheet C10; last revised on the 28th day of October, 2002
- 4) Grading D Plan; Sheet C11; last revised on the 8th day of January, 2003
- 5) 84" Storm Profile Plan; Sheet C24; last revised on the 18th day of July, 2002
- 6) 84" Storm Profile Plan; Sheet C25; last revised on the 28th day of October, 2002
- 7) 60" Storm Profile Plan; Sheet C26; last revised on the 18th day of July, 2002
- 8) 60" Storm Profile Plan; Sheet C27; last revised on the 28th day of October, 2002
- 9) Grading Plan; Sheet R7; last revised on the 28th day of October, 2002
- 10) Grading Plan; Sheet R7A; last revised on the 28th day of October, 2002
- 11) Details; Sheet R20; dated the 22nd day of January, 2003

The Plans include a detention pond of approximately 4.1 acres in size at elevation 631.0', MSL, with an 84" and a 60" set of outlet pipes, all as more particularly shown in the Plans. Said detention pond will be a dry pond above elevation 630.97', MSL, and shall be designed to release all of its water after each storm event.

2. The development of the Property in accordance with the Plans shall include the installation and maintenance of the aforesaid detention pond and related surface water detention and drainage facilities. The owners and occupants of the Property shall improve and maintain the Property in accordance with the provisions of the Plans, including the portions of the Plans which address surface water detention.

3. Any additional development of the Property, any alterations or modifications to the development of the Property, and any development by the defendants, other than the Shelby County Planning Commission and/or Shelby County, of any lands adjacent to the Property shall control water runoff of the 100 year return period peak flow in such manner that will not, as compared to the water runoff which will result from the development of the Property pursuant to the Plans, (i) increase the peak flow at the northern boundary of the Property, or (ii) shorten the time-to-peak by more than 5 minutes at the northern boundary of the Property, or (iii) reduce the benefits provided by the Plans (including the protections provided by the detention pond) at Hugh Daniel Drive or Greystone Way, or (iv) further increase peak flow rates at Hugh Daniel Drive or Greystone Way. Any additional development of the Property, any alterations or modifications to the development of the Property, and any development by the defendants, other than the Shelby County Planning Commission and/or Shelby County, of any lands adjacent to the Property, shall be evaluated using the Martin Engineering HEC1 model (filename: MDLD100.H1) dated the 28th day of January, 2003, consisting of five (5) pages (the "Martin Model"), a copy of which is attached hereto as Cumulative Exhibit C.

4. The plaintiff will not contest any future or further rezoning of any real property which is adjacent to the Property and which is acquired by the defendant, AIG Baker Shopping Center Properties, LLC, provided that the plans for the development of such adjacent property will not, as compared to the water runoff of the 100 year return period peak flow resulting from the development of the Property in accordance with the Plans, (i) increase the peak flow at the northern boundary of the Property, or (ii) shorten the time-to-peak by more than 5 minutes at the northern boundary of the Property, or (iii) reduce the benefits provided by the Plans (including the protections provided by the

detention pond) at Hugh Daniel Drive or Greystone Way, or (iv) further increase peak flow rates at Hugh Daniel Drive or Greystone Way. Any additional development of the Property, any alterations or modifications to the development of the Property, and any development by the defendants, other than the Shelby County Planning Commission and/or Shelby County, of any lands adjacent to the Property, shall be evaluated using the Martin Model.

5. This decree shall in no way operate as an expansion, enlargement, waiver or relinquishment of any legislative, administrative or other governmental right, power or authority on the part of Shelby County or the Shelby County Planning Commission to lawfully enforce any present ordinance, rule, regulation, or law respecting the Property, or to amend the same and/or to enact and enforce any future ordinance, rule, regulation or law which would otherwise be within its power and jurisdiction.

6. Nothing contained in this decree shall enlarge, expand, restrict or limit the Shelby County Planning Commission's or Shelby County's valid, legal jurisdiction, right or authority to review, evaluate, approve, disapprove, and/or modify any future submittal made by any person or entity to the Shelby County Planning Commission or Shelby County, including, but not limited to, those named in this litigation, for development or proposed development of any real estate, wheresoever situated, including, but not being limited to, development plans, drainage studies, drainage calculations, street plans, grading plans, traffic studies, and any other plan, submittal, or request in connection with or in any way related to the Property.

7. Neither the Shelby County Planning Commission, its members, staff, personnel, Shelby County, Alabama, its members, agents, servants, and employees, the Shelby County Commission, its agents, servants and employees shall have any liability, duty or obligation to any party to this action, nor any other person, firm or corporation for any reason whatsoever to take any action to enforce any of the terms of this decree. The Shelby County Planning Commission has executed and joined in this decree solely and only because it is a party to the above styled action.

8. Neither the Shelby County Planning Commission, its members, staff, servants, employees, and/or personnel, Shelby County, Alabama, its members, agents, servants, and/or employees, nor the Shelby County Commission, its agents, servants and/or employees shall have any liability whatsoever to any of the parties to this cause, their agents, servants, or employees, nor to any other person, firm, or corporation, which might now or at any time in the future result directly or indirectly from any negligence, alleged negligence, or error in the planning, design, engineering, or construction of any part, phase, or aspect of the development or developments of the Property, including, but not being limited to, any failure of the drainage, drainage structures, or any component part thereof, or any grading, building, or improvements located on the Property or modifications thereof or thereto.

9. The provisions of paragraphs 5, 6, 7, and 8 shall not in any manner (a) relieve the defendants, other than the Shelby County Planning Commission or Shelby County, of their obligations, duties, and liabilities under this decree, or (b) release or permit the release of the Property, or the owners and occupants thereof, from the restrictions, covenants and agreements set forth in this decree.

10. The terms and provisions of this decree shall run with the land and shall be binding upon the Property and all future owners and occupants thereof.

11. The terms and provisions of this decree shall resolve all claims which have been asserted between the parties with respect to the subject matter of this cause and all claims which any party might have against any other party to this cause which arise out of the subject matter of this cause, even if not asserted, and shall be binding upon and inure to the benefit of the parties hereto and their respective heirs, successors and assigns.

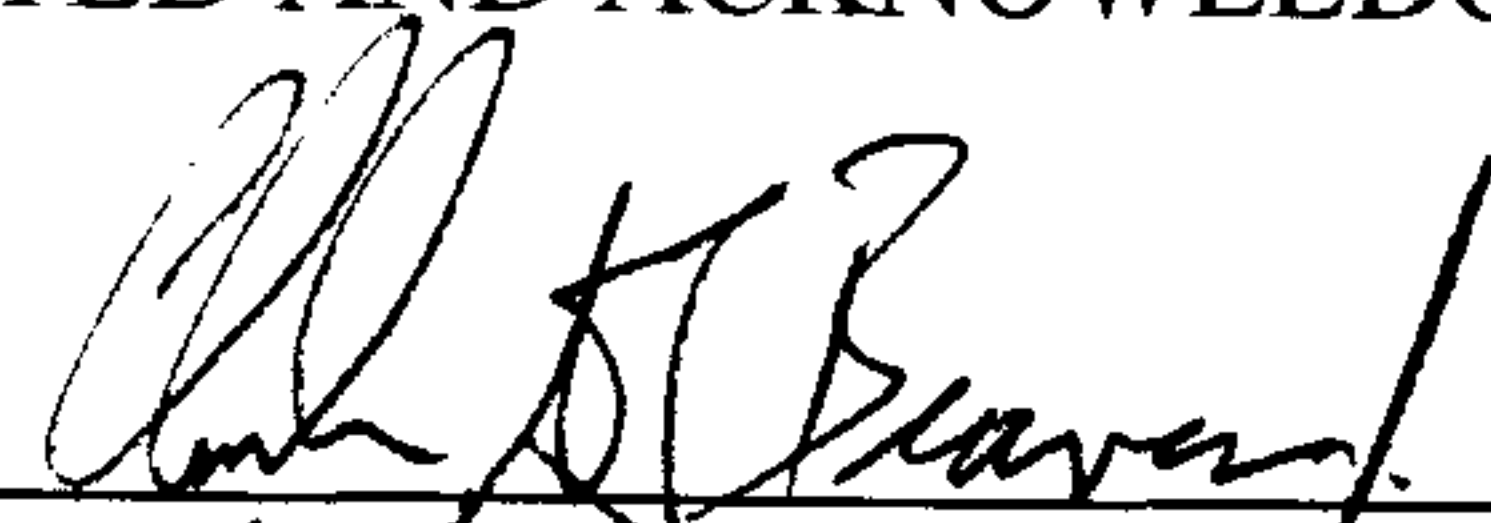
12. The terms and provisions of this decree may not be waived, changed, amended, modified or otherwise altered except upon the agreement in writing, executed by any party or parties against whom any such amendment, modification, alternation or waiver is sought to be enforced.

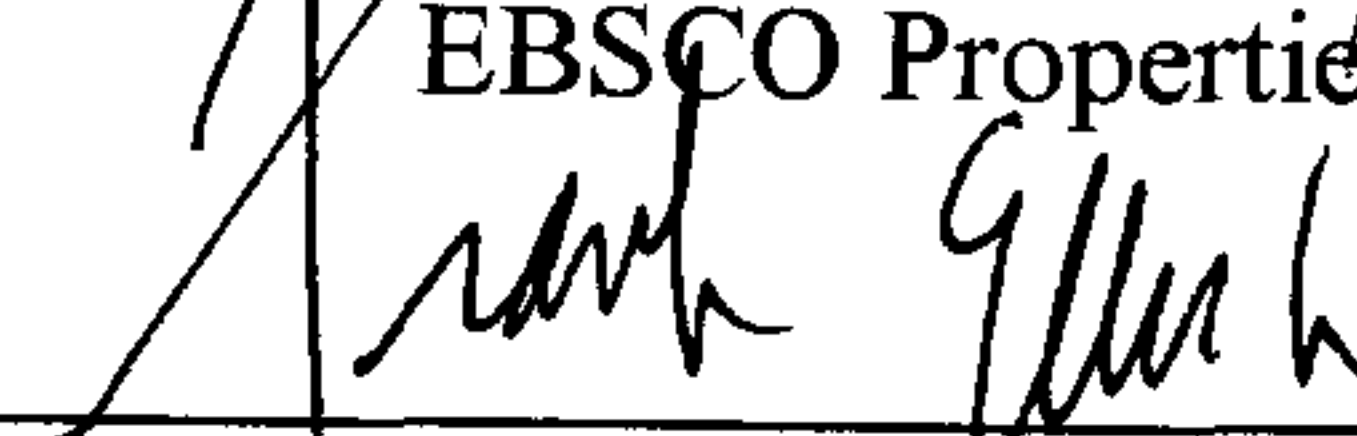
13. Costs of Court are hereby assessed against the parties as incurred and paid.

DONE AND ORDERED this 10th day of February, 2003.


Circuit Judge

ACCEPTED AND ACKNOWLEDGED:


Legal Counsel to Plaintiff,
EBSCO Properties, Inc.


Legal Counsel to Defendant,
Shelby County Planning Commission

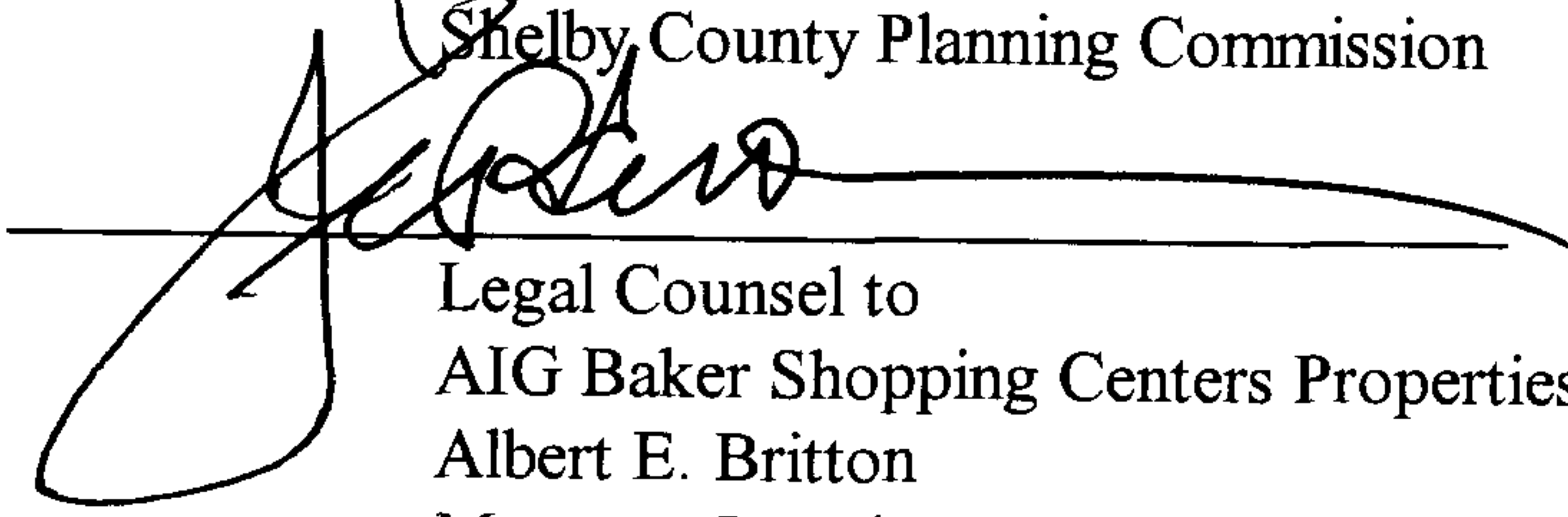

Legal Counsel to
AIG Baker Shopping Centers Properties, LLC
Albert E. Britton
Margaret L. Britton
Donald Evans Spargo, Jr.
Mary Britton Jacks
Donald Gibbs Lawson
Donald G. Lawson, Jr.
Meredith Kelley Lawson
Meredith Lawson Roberts

EXHIBIT A

STATE OF ALABAMA SHELBY COUNTY

A parcel of land situated in the S.E. 1/4 of the N.W. 1/4 and the S.W. 1/4 of the N.E. 1/4 of Section 5, Township 19 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

Commence at an iron pin set at the S.E. corner of the S.E. 1/4 of the N.W. 1/4 of Section 5, Township 19 South, Range 1 West, Shelby County, Alabama, said point being the POINT OF BEGINNING; thence proceed S 88°49'06" W along said South line of said S.E. 1/4 of N.W. 1/4 for a distance of 1334.50 feet to a 2" capped pipe purported to be the S.W. corner of the S.E. 1/4 of the N.W. 1/4 of said Section 5; thence proceed N 00°30'04" W along the West line of said S.E. 1/4 of N.W. 1/4 for a distance of 987.15 feet to a rebar found; thence proceed N 88°41'32" E for a distance of 1335.96 feet to a 2" open top pipe on the East line of said S.E. 1/4 of N.W. 1/4; thence proceed S 00°25'08" E along said East line of said S.E. 1/4 of N.W. 1/4 for a distance of 520.11 feet to an iron pin set; thence proceed N 88°49'06" E for a distance of 165.30 feet to an iron pin set on the West right of way of U.S. Highway 280; thence proceed S 03°59'20" W along said West right of way of U.S. Highway 280 for a distance of 89.76 feet to a concrete right of way monument; thence proceed S 07°19'16" E along said West right of way of U.S. Highway 280 for a distance of 382.76 feet to an iron pin set on the South line of said S.W. 1/4 of N.E. 1/4; thence proceed S 88°49'06" W along said South line of said S.W. 1/4 of N.E. 1/4 for a distance of 204.40 feet to POINT OF BEGINNING.

Containing 32.218 acres more or less or approximately 1403423.99 square feet.

AND

A parcel of land situated in the Northeast quarter of Southwest quarter of Section 5, Township 19 South, Range 1 West, Shelby County, Alabama, more particularly described as follows:

Commence at a 2" capped pipe purported to be the N.W. corner of the N.E. 1/4 of the S.W. 1/4 of Section 5, Township 19 South, Range 1 West, Shelby County, Alabama, said point being the POINT OF BEGINNING of herein described parcel; thence proceed N 88°49'06" E along the North line of said N.E. 1/4 of S.W. 1/4 for a distance of 1334.50 feet to a point; thence proceed S 00°25'08" E along the East line of said N.E. 1/4 of S.W. 1/4 for a distance of 688.70 feet to a point; thence proceed S 88°52'06" W for a distance of 30.00 feet to a point; thence proceed S 00°25'08" E for a distance of 628.67 feet to a point lying on the South line of said N.E. 1/4 of S.W. 1/4; thence proceed S 88°55'06" W along the South line of said N.E. 1/4 of S.W. 1/4 for a distance of 1303.54 feet to a 2" pipe purported to be the Southwest corner of said N.E. 1/4 of S.W. 1/4; thence proceed N 00°27'35" W along the West line of said N.E. 1/4 of S.W. 1/4 for a distance of 1315.07 feet to the POINT OF BEGINNING.

Containing 39.874 acres more or less or approximately 1736887.85 Square feet.

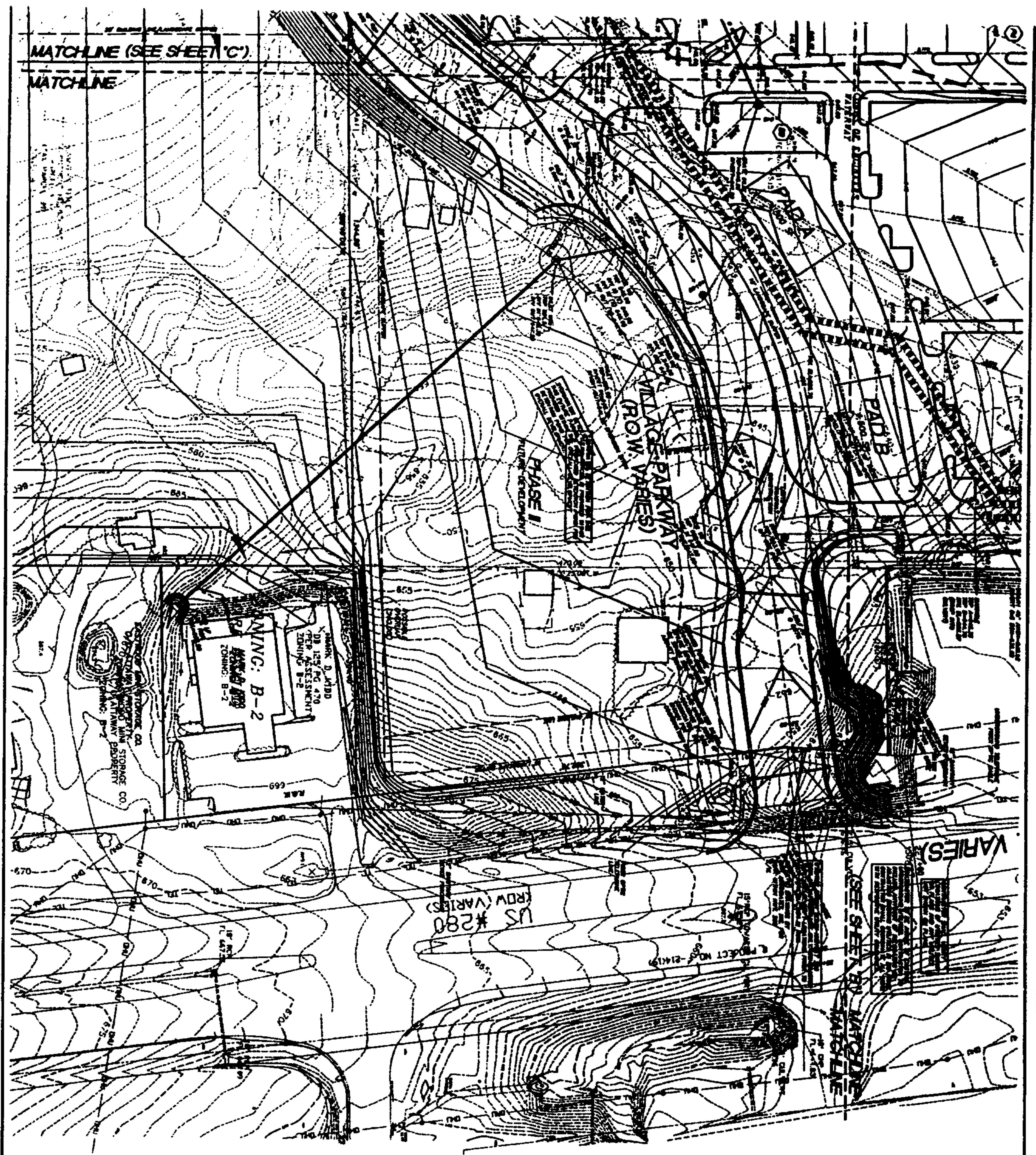
CUMULATIVE EXHIBIT B

All eleven (11) pages of reduced copies of the Plans are attached hereto as Cumulative Exhibit B.

A full-sized set of the Plans has been recorded
in the Office of the Judge of Probate of Shelby County, Alabama, in

Map Book 31 page 8

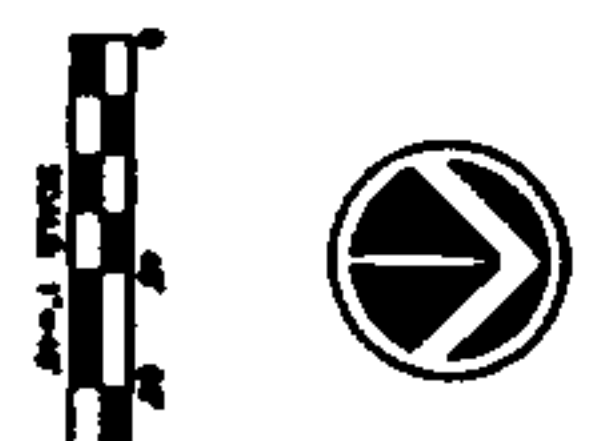
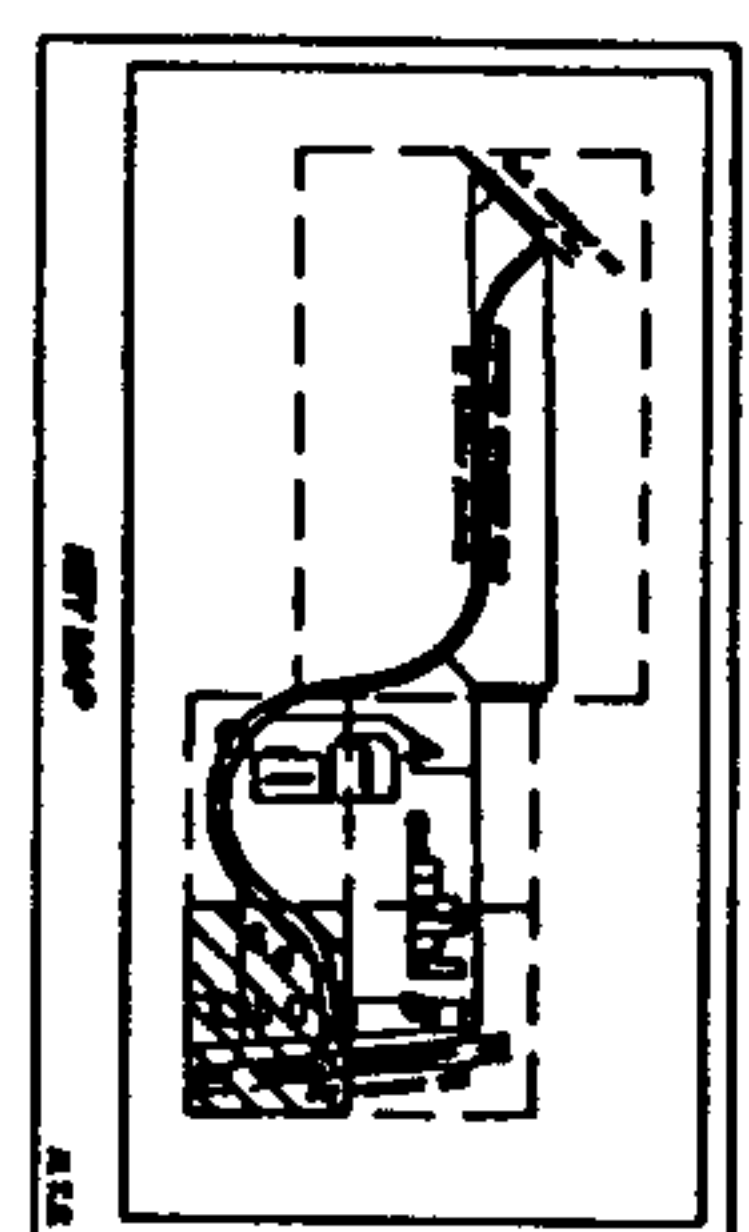
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Shelby Cnty Judge of Probate, AL
02/10/2003 08:21:00 FILED/CERTIFIED



GRADING SHEET 'D'

GRADING LEGEND

1" = 10'	Grading Elevation
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96" = 10'	Grading Elevation
97" = 10'	Grading Elevation
98" = 10'	Grading Elevation
99" = 10'	Grading Elevation
100" = 10'	Grading Elevation



	LOWE & ASSOCIATES, INC. CIVIL & TRANSPORTATION ENGINEERS 1701 LEE BRANCH LANE PHONE: 205-437-3295	THE VILLAGE AT LEE BRANCH HIGHWAY 280 PREPARED FOR ADQ BAKER, L.L.C. SECTION 1 & 2, TURNING TO SOUTH, RADIUS 100 FEET HUNTER, WILLOW CREEK, ALABAMA
	GRADING D PLAN CH1 100' SCALE 1" = 100'	1701 LEE BRANCH LANE PHONE: 205-437-3295

84 INCH RCP STORM SEWER
 STATION 0+00 - STATION 10+50
 HORIZONTAL SCALE: 1"=40'
 VERTICAL SCALE: 1"=4'

MATCHLINE
 MATCHLINE

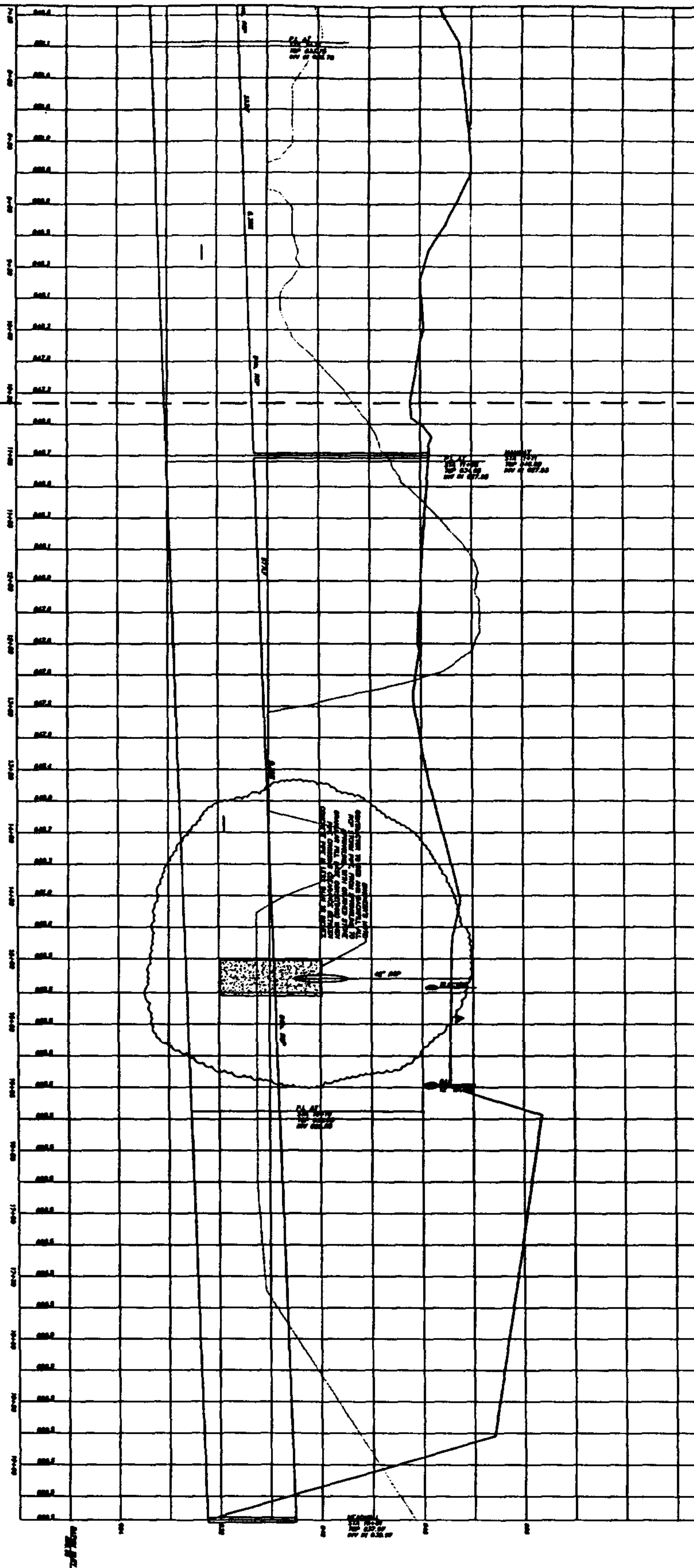
MATCHLINE
 MATCHLINE

	LOWE & ASSOCIATES, Inc. CIVIL & TRANSPORTATION ENGINEERS 1791 LEE BRANCH LANE PRICHARD, ALABAMA 36642 PHONE: 205-437-3295 FAX: 205-437-9447	THE VILLAGE AT LEE BRANCH HIGHWAY 280 EAST PRICHARD, ALABAMA PREPARED FOR AGI BAKER LLC. SECTION 6 + 6, TOWNSHIP 10 SOUTH, RANGE 1 WEST HOOVER, BARLEY COUNTY, ALABAMA	REVISIONS NO. 1 DATE BY

MATCHLINE
MATCHLINE

MATCHLINE
MATCHLINE

84 INCH RCP STORM SEWER
STATION 10+50 - STATION 19+44
HORIZONTAL SCALE: 1"=40'
VERTICAL SCALE: 1"=4'



				LOWE & ASSOCIATES, INC. CIVIL & TRANSPORTATION ENGINEERS 1701 LEE BRANCH LANE BIRMINGHAM, ALABAMA 35262 PHONE: 205-437-3299 FAX: 205-437-9447	THE VILLAGE AT LEE BRANCH HIGHWAY 280 EAST PREPARED FOR AIG BAKER LLC. SECTION 6 + 0, TOWNSHIP 10 NORTH, RANGE 1 WEST HENRY, SHELBY COUNTY, ALABAMA
				C25 1"=40' 1"=4'	1"=40' 1"=4'

60 INCH RCP STORM SEWER
 STATION 0+00 - STATION 10+50
 HORIZONTAL SCALE: 1"=40'
 VERTICAL SCALE: 1"=4'

MATCHLINE
 MATCHLINE

MATCHLINE
 MATCHLINE

C26

1791 LEE BRANCH LANE
 PHONE: 205-437-3689



LOWE & ASSOCIATES, INC.
 CIVIL & TRANSPORTATION ENGINEERS

1791 LEE BRANCH LANE
 PHONE: 205-437-3689

35242 BIRMINGHAM, ALABAMA
 FAX: 205-437-9447

THE VILLAGE AT LEE BRANCH
 HIGHWAY 280 EAST
 PREPARED FOR
AG BAKER LLC

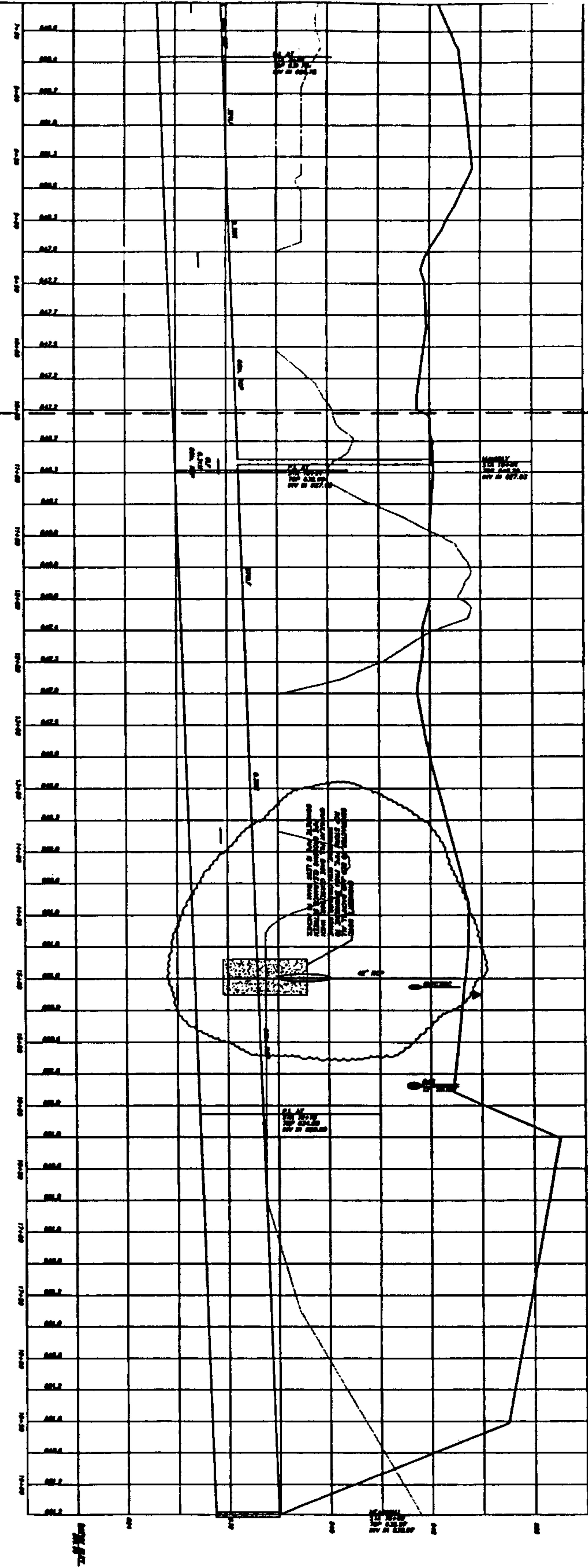
SECTION 5 & 6, TOWN OF BOWEN, BOWEN COUNTY, ALABAMA

HOOVER, BOULEVARD, ALABAMA

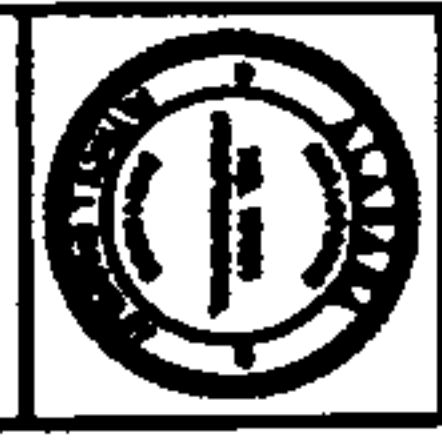
60 INCH RCP STORM SEWER
 STATION 10+50 - STATION 19+23
 HORIZONTAL SCALE: 1"=40'
 VERTICAL SCALE: 1"=4'

MATCHLINE
 MATCHLINE

MATCHLINE
 MATCHLINE

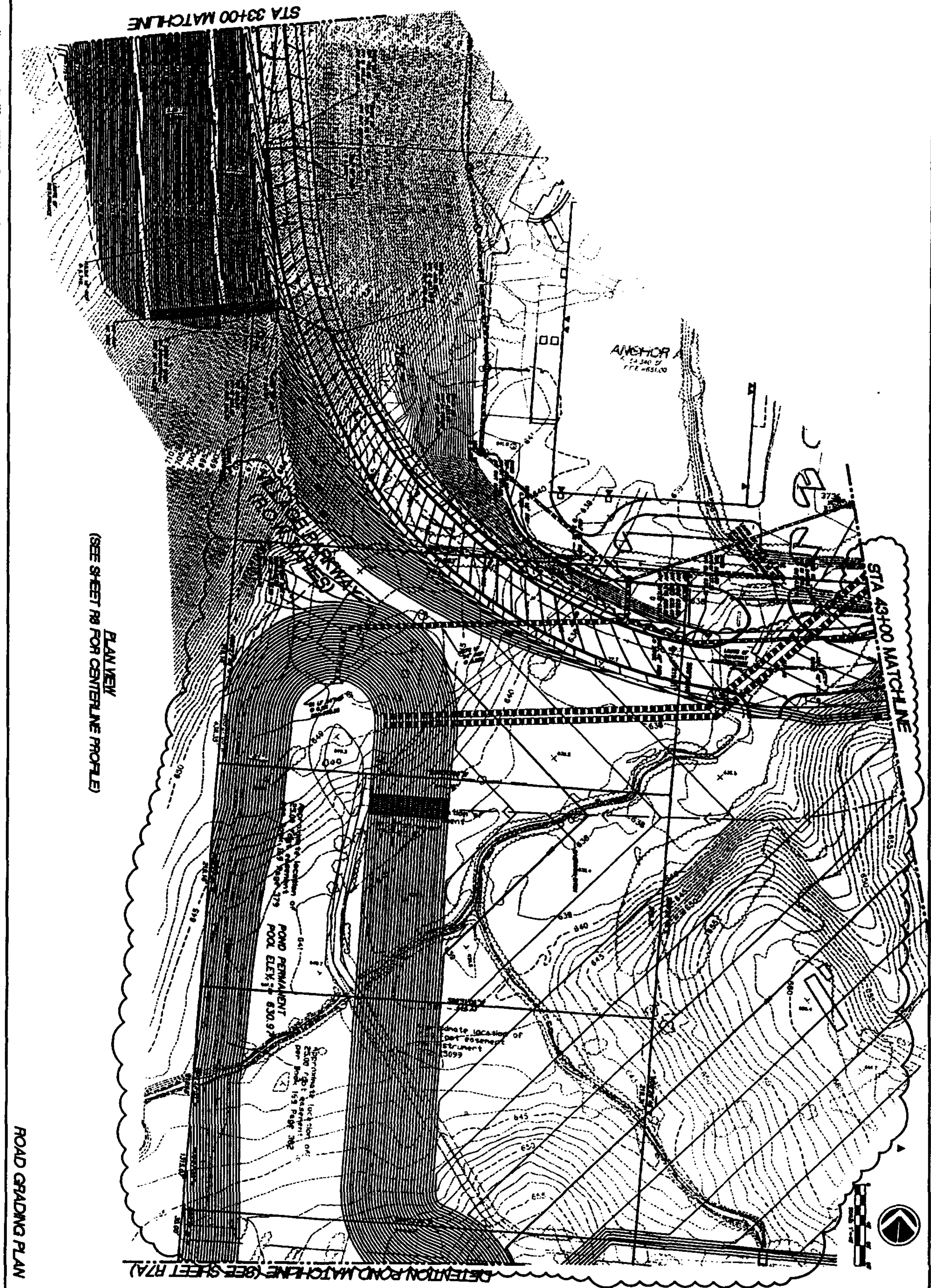


DATE: 10/1/03
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 CHECKED BY: [Signature]
 APPROVED BY: [Signature]



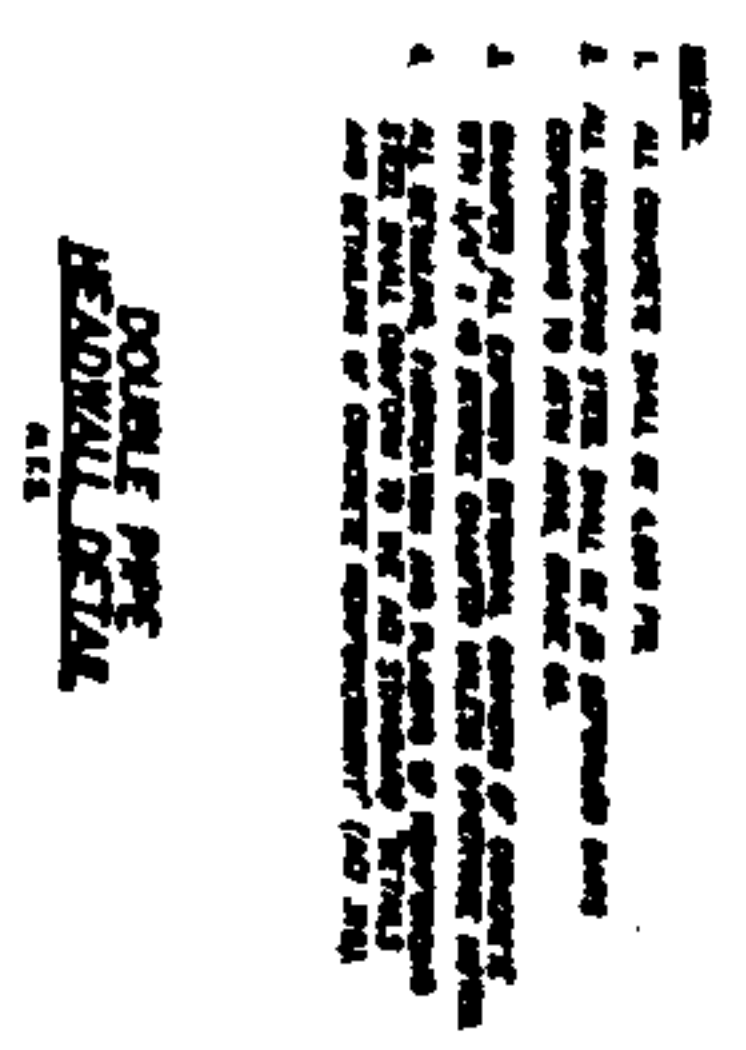
LOWE & ASSOCIATES, INC.
 CIVIL & TRANSPORTATION ENGINEERS
 1701 LEE BRANCH LANE
 PRICHARD, ALABAMA 36612
 PHONE: 205-437-3285 FAX: 205-437-9447

THE VILLAGE AT LEE BRANCH
 HIGHWAY 280 EAST
 PREPARED FOR
ALQ BAKER LLC.
 SECTION 8 + 6 TURNING TO SOUTH, FRAME 1 WEST
 MOBILE COUNTY, ALABAMA



ROAD GRADING PLAN PLAN VIEW (SEE SHEET R8 FOR CENTERLINE PROFILE)	STA 33+00 MATCHLINE STA 43+00 MATCHLINE ANCHOR A DETENTION POND MATCHLINE (SEE SHEET R7A) POND PERMANENT POOL ELEV. 630.97 DETENTION POND MATCHLINE (SEE SHEET R7A)		LOWE & ASSOCIATES, INC. CIVIL & TRANSPORTATION ENGINEERS 1701 LEE BRANCH LANE BIRMINGHAM, ALABAMA 35242 PHONE: 205-437-3205 FAX: 205-437-9447	THE VILLAGE AT LEE BRANCH HIGHWAY 280 PREPARED FOR AIG BAKER REAL ESTATE, L.L.C. SECTION 8 & 9, TOWNSHIP 9 NORTH, RANGE 1 WEST OKLAHOTA COUNTY, ALABAMA	REVISIONS DATE BY CHECKED APPROVED
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R20

DETAILS

100-443887-100



LOWE & ASSOCIATES, INC.
CIVIL & TRANSPORTATION ENGINEERS
1701 LEE BRANCH LANE
PHONE: 205-437-3295
BIRMINGHAM, ALABAMA 35242
FAX: 205-437-9447

THE VILLAGE AT LEE BRANCH
HIGHWAY 280
(PREPARED FOR)
AIG BAKER REAL ESTATE, L.L.C.
SHELBY COUNTY, ALABAMA

CUMULATIVE EXHIBIT C

IDMcDavid Lake- developed w/ detention pond at upper end

IT 2 600

IO 4 0

KKE3

KMBasin E3

KO

BA .058

PB 8.4

IN 6

PC0.0000	0.00100	0.00200	0.00300	0.00400	0.00500	0.00600	0.00700	0.00800	0.00900
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PC0.0308	0.03191	0.03308	0.03427	0.03547	0.03669	0.03792	0.03917	0.04043	0.04171
PC0.0430	0.04431	0.04563	0.04697	0.04832	0.04969	0.05107	0.05247	0.05388	0.05531
PC0.0567	0.05821	0.05968	0.06117	0.06267	0.06419	0.06572	0.06727	0.06883	0.07041
PC0.0720	0.07363	0.07530	0.07703	0.07880	0.08063	0.08250	0.08443	0.08640	0.08843
PC0.0905	0.09263	0.09480	0.09703	0.09930	0.10163	0.10400	0.10643	0.10890	0.11143
PC0.1140	0.11666	0.11943	0.12232	0.12532	0.12844	0.13167	0.13502	0.13848	0.14206
PC0.1458	0.14956	0.15348	0.15752	0.16167	0.16594	0.17032	0.17482	0.17943	0.18416
PC0.1890	0.19402	0.19928	0.20478	0.21052	0.21650	0.22272	0.22918	0.23588	0.24282
PC0.2500	0.25776	0.26644	0.27604	0.28656	0.29800	0.31430	0.33940	0.37330	0.41600
PC0.5000	0.58400	0.62670	0.66060	0.68570	0.70200	0.71344	0.72396	0.73356	0.74224
PC0.7500	0.75718	0.76412	0.77082	0.77728	0.78350	0.78948	0.79522	0.80072	0.80598
PC0.8110	0.81584	0.82057	0.82518	0.82968	0.83406	0.83833	0.84248	0.84652	0.85044
PC0.8543	0.85794	0.86152	0.86498	0.86833	0.87156	0.87468	0.87768	0.88057	0.88334
PC0.8860	0.88858	0.89110	0.89358	0.89600	0.89838	0.90070	0.90298	0.90520	0.90738
PC0.9095	0.91158	0.91360	0.91558	0.91750	0.91938	0.92120	0.92298	0.92470	0.92638
PC0.9280	0.92959	0.93117	0.93273	0.93428	0.93581	0.93733	0.93883	0.94032	0.94179
PC0.9433	0.94469	0.94612	0.94753	0.94893	0.95031	0.95168	0.95303	0.95437	0.95569
PC0.9570	0.95829	0.95958	0.96085	0.96211	0.96336	0.96460	0.96582	0.96704	0.96824
PC0.9694	0.97062	0.97179	0.97295	0.97410	0.97523	0.97636	0.97747	0.97858	0.97967
PC0.9808	0.98182	0.98288	0.98392	0.98496	0.98598	0.98700	0.98800	0.98899	0.98997
PC0.9909	0.99189	0.99284	0.99377	0.99470	0.99561	0.99651	0.99740	0.99828	0.99914
PC1.0000	1.00000	1.00000	1.00000	1.00000	1.00000				

LS .2 78

UD .3

KKE3LAKE

KMUpper Lake in Eagle Point

RS	ELEV	750			
SV 0	1	2.05	3.15	4.3	
SE 750	751	752	753	754	
SQ 0	9	32.7	73.3	133.3	
SE 750	751	752	753	754	

KKE2

KM

BA .011

LS .2 72

UD .1

KKN25

KMCombine outflow from Upper Lake w/ E2 watershed

HC 2

KKE2LAKE

KMLower Lake in Eagle Point

RS	ELEV	740			
SV 0	1	2.05	3.15	4.3	
SE 740	741	742	743	744	
SQ 0	9	32.7	73.3	133.3	
SE 740	741	742	743	744	

KKN17

KMTravel path to confluence with E1 watershed

RD 1200 .03 .04 TRAP 15 2

KKE1

KM

BA .023

LS .2 78

UD .25

KKN15

KMCombine E1, E2, & E3

HC 2

KKN16

KMTravel path to confluence with D watershed

RD 650 .02 .04 TRAP 15 2

KKD

KM

BA .061

LS .2 70

UD .5

KKN26

KMCombine E & D

HC 2

KKN31

KMTravel path to confluence with C watershed

RD 1100 .02 .04 TRAP 15 2

KKC4

KMBasin C4

BA .08

LS .2 70

UD .3

KKC4LAKE

KMLake in Eagle Point Commercial

RS	ELEV	720						
SV 0	.47	.98	1.51	2.08	2.67	3.29	3.62	
SE 720	721	722	723	724	725	726	726.5	
SQ 0	5	20	65	140	150	180	195	

	SE	720	721	722	723	724	725	726	726.5
KKN30									
KMTravel Path to confluence with C2 & C3									
RD	1200	.03	.04			TRAP	15	2	
KKC2									
KM									
BA	.019								
LS	.2	65							
UD	.15								
KKC3									
KM									
BA	.016								
LS	.2	66							
UD	.15								
KKN28									
KMCombine C2, C3, & C4									
HC	3								
KKN29									
KMTravel path to confluence with C1 watershed									
RD	900	.03	.04			TRAP	15	2	
KKC1									
KM									
BA	.034								
LS	.2	74							
UD	.2								
KKN14									
KMCombine C, D & E									
HC	3								
KKN13									
KMTravel path to confluence with F watershed									
RD	500	.02	.04			TRAP	15	2	
KKF									
KM									
BA	.166								
LS	.2	55							
UD	.75								
KKN32									
KMCombine C, D, E, & F									
HC	2								
KKN33									
KMTravel path to confluence with B watershed									
RD	500	.02	.04			TRAP	15	2	
KKA1									
KMBasin A- draining to detention pond									
BA	.028								
LS	.2	95							
UD	.1								
KKB									
KM									
BA	.147								
LS	.2	80							
UD	.6								
KKN61									
KMCombine C, D, E, F & B									
HC	3								
KKDP									
KMDetention Pond w/ 84" & 60" RCP outlet; 10' depth									
RS		ELEV	630.97						
SV	0	.11	4	8.06	12.29	16.71	21.29	26.05	30.99
SV	41.4	46.87	52.52						
SE	630.97	631	632	633	634	635	636	637	638
SE	640	641	642						
SQ	0	.01	25.2	86.4	164.5	230	330	423.3	507
SQ	584	611.2	637.3						
SE	630.97	631	632	633	634	635	636	637	638
SE	640	641	642						
KKN66									
KMDetention Outlet/ Culvert to property line									
RD	1947	.0036	.013			DEEP	8		
KKA									
KMBasin A									
BA	.056								
LS	.2	84							
UD	.1								
KKG									
KMBasin G									
BA	.169								
LS	.2	63							
UD	.75								
KKN12									
KMCombine Detention Pond outflow with A & G									
HC	3								
KKNode67									
KMDouble 10'x 6' CBC									
RD	500	.02	.013			DEEP	20		
KKN35									
KMDitch to U.S. 280									
RD	575	.02	.04			TRAP	20	2	
KKT2									
KM									
BA	.048								
LS	.2	80							
UD	.1								
KKUS280									
KMU.S. 280 culvert									
HC	2								

KKN39
 KMDrainageway from U.S. 280 to Hugh Daniel Drive
 RD 500 .01 .04 TRAP 20 2
 KKT3
 KM
 BA .222
 LS .2 74
 UD .75
 KKHDD
 KMHugh Daniel Drive culvert
 HC 2
 KKT4
 KMBasin T4
 BA .403
 LS .2 67
 UD .75
 KKGL1
 KMUpper Butterfly Lake
 RS ELEV 620
 SV 0 6.5 13.1 19.8 26.6 33.5 40.5 47.6 54.8
 SE 620 621 622 623 624 625 626 627 628
 SQ 0 25 50 75 150 200 250 300 350
 SE 620 621 622 623 624 625 626 627 628
 KKT5
 KM
 BA .173
 LS .2 80
 UD .3
 KKN59
 KMCombine outflow from Upper Lake with T5 watershed
 HC 2
 KKGL2
 KMLower Butterfly Lake
 RS ELEV 620
 SV 0 3.13 6.34 9.62 12.97 16.38
 SE 620 621 622 623 624 625
 SQ 0 55.9 179.9 370.3 631.5 968.4
 SE 620 621 622 623 624 625
 KKT1
 KM
 BA .105
 LS .2 66
 UD .15
 KKN57
 KMTravel path to Lee Branch
 RD 1000 .01 .013 CIRC 5
 KKT6
 KM
 BA .214
 LS .2 79
 UD .5
 KKN60
 KMJunction north of Hugh Daniel Drive
 HC 4
 KKLB
 KMLee Branch
 RD 3000 .003 .04 TRAP 24 2
 KKT7
 KM
 BA .25
 LS .2 78
 UD .2
 KKGW
 KMGreystone Way culvert
 HC 2
 ZZ

RUNOFF SUMMARY
FLOW IN CUBIC FEET PER SECOND
TIME IN HOURS, AREA IN SQUARE MILES

OPERATION	STATION	PEAK FLOW	TIME OF PEAK	AVERAGE FLOW FOR MAXIMUM PERIOD			BASIN AREA	MAXIMUM STAGE	TIME OF MAX STAGE
				6-HOUR	24-HOUR	72-HOUR			
HYDROGRAPH AT	E3	155.	12.33	31.	11.	11.	0.06		
ROUTED TO	E3LAKE	121.	12.53	31.	11.	11.	0.06	753.79	12.53
HYDROGRAPH AT	E2	37.	12.13	5.	2.	2.	0.01		
2 COMBINED AT	N25	132.	12.50	36.	13.	13.	0.07		
ROUTED TO	E2LAKE	112.	12.73	36.	12.	12.	0.07	743.64	12.73
ROUTED TO	N17	112.	12.80	36.	12.	12.	0.07		
HYDROGRAPH AT	E1	66.	12.27	12.	5.	5.	0.02		
2 COMBINED AT	N15	139.	12.67	48.	17.	17.	0.09		
ROUTED TO	N16	139.	12.67	48.	17.	17.	0.09		
HYDROGRAPH AT	D	114.	12.57	29.	10.	10.	0.06		
2 COMBINED AT	N26	251.	12.60	77.	27.	27.	0.15		
ROUTED TO	N31	251.	12.63	77.	27.	27.	0.15		
HYDROGRAPH AT	C4	189.	12.33	38.	14.	14.	0.08		
ROUTED TO	C4LAKE	156.	12.53	38.	14.	14.	0.08	725.19	12.53
ROUTED TO	N30	156.	12.57	38.	13.	13.	0.08		
HYDROGRAPH AT	C2	52.	12.17	8.	3.	3.	0.02		
HYDROGRAPH AT	C3	45.	12.17	7.	3.	3.	0.02		
3 COMBINED AT	N28	220.	12.30	54.	19.	19.	0.11		
ROUTED TO	N29	218.	12.33	54.	19.	19.	0.11		
HYDROGRAPH AT	C1	100.	12.23	17.	6.	6.	0.03		
3 COMBINED AT	N14	502.	12.37	148.	53.	53.	0.30		
ROUTED TO	N13	502.	12.40	148.	53.	53.	0.30		
HYDROGRAPH AT	F	188.	12.83	61.	22.	22.	0.17		
2 COMBINED AT	N32	653.	12.60	208.	74.	74.	0.47		
ROUTED TO	N33	652.	12.60	208.	74.	74.	0.47		
HYDROGRAPH AT	A1	122.	12.13	18.	7.	7.	0.03		
HYDROGRAPH AT	B	290.	12.67	81.	29.	29.	0.15		
3 COMBINED AT	N61	966.	12.60	307.	111.	111.	0.64		

ROUTED TO	DP	601.	13.17	304.	107.	107.	0.64	640.64	13.17
ROUTED TO	N66	601.	13.20	304.	107.	107.	0.64		
HYDROGRAPH AT	A	223.	12.13	33.	12.	12.	0.06		
HYDROGRAPH AT	G	224.	12.83	72.	26.	26.	0.17		
3 COMBINED AT	N12	835.	12.93	406.	144.	144.	0.87		
ROUTED TO	Node67	835.	12.93	406.	144.	144.	0.87		
ROUTED TO	N35	835.	12.93	406.	144.	144.	0.87		
HYDROGRAPH AT	T2	183.	12.13	27.	10.	10.	0.05		
2 COMBINED AT	US280	858.	12.93	432.	154.	154.	0.92		
ROUTED TO	N39	858.	12.93	432.	154.	154.	0.92		
HYDROGRAPH AT	T3	354.	12.80	113.	40.	40.	0.22		
2 COMBINED AT	HDD	1208.	12.87	544.	194.	194.	1.14		
HYDROGRAPH AT	T4	574.	12.83	184.	65.	65.	0.40		
ROUTED TO	GL1	265.	13.67	161.	57.	57.	0.40	626.30	13.67
HYDROGRAPH AT	T5	474.	12.33	96.	35.	35.	0.17		
2 COMBINED AT	N59	525.	12.33	248.	92.	92.	0.58		
ROUTED TO	GL2	457.	12.53	247.	90.	90.	0.58	623.33	12.53
HYDROGRAPH AT	T1	294.	12.17	47.	17.	17.	0.10		
ROUTED TO	N57	294.	12.20	47.	17.	17.	0.10		
HYDROGRAPH AT	T6	459.	12.57	117.	42.	42.	0.21		
4 COMBINED AT	N60	2123.	12.60	949.	343.	343.	2.03		
ROUTED TO	LB	2113.	12.70	949.	342.	342.	2.03		
HYDROGRAPH AT	T7	776.	12.23	135.	49.	49.	0.25		
2 COMBINED AT	GW	2441.	12.53	1079.	391.	391.	2.28		