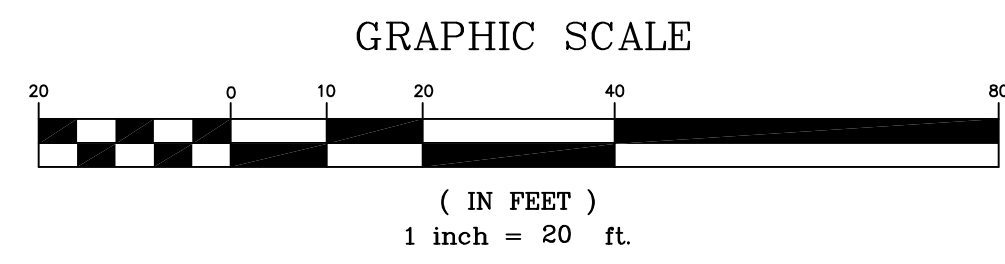
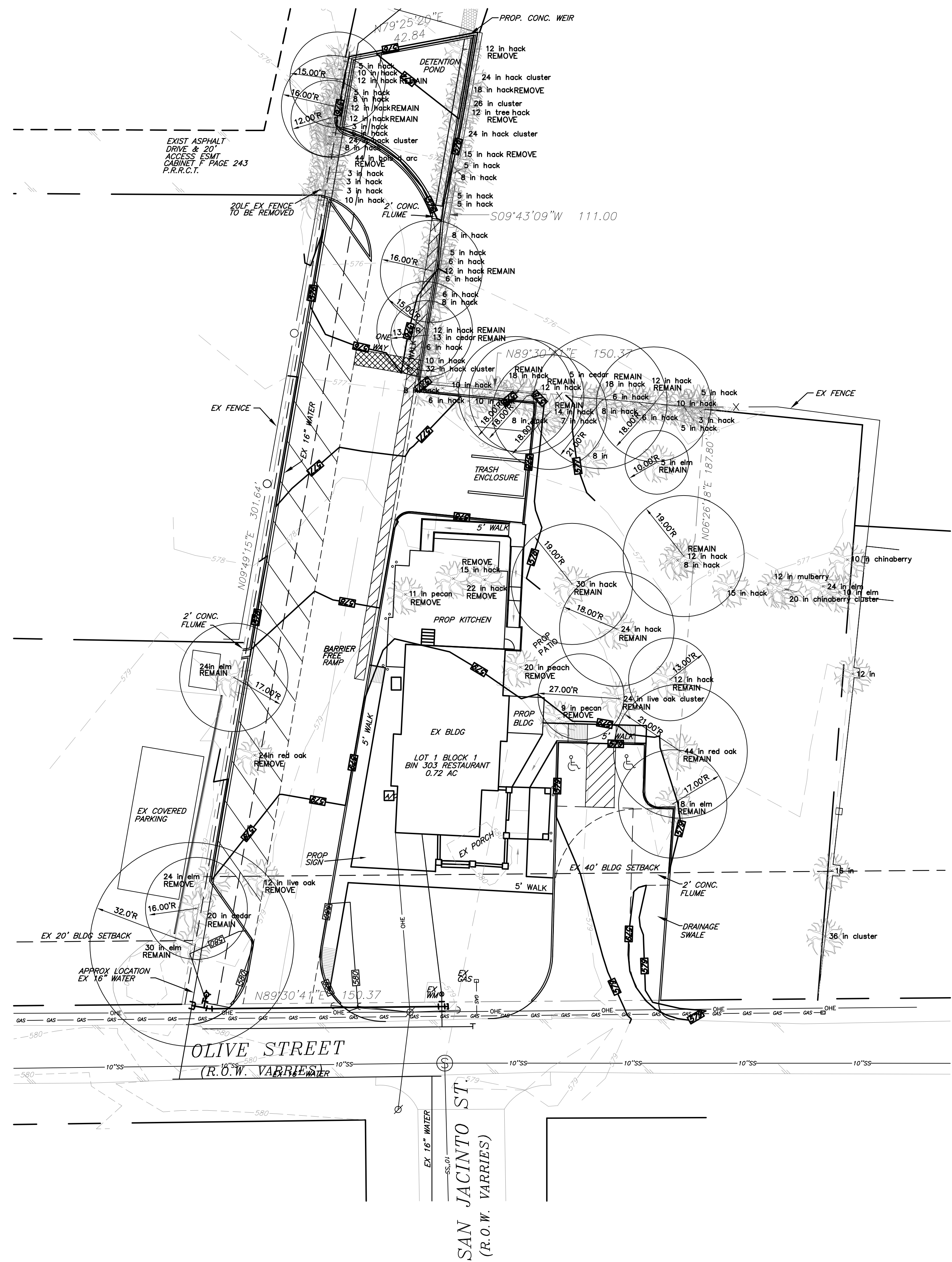


VICINITY MAP



**SITE DATA SUMMARY**

ZONING	GENERAL RETAIL RESTAURANT
PROPOSED USE	RESTAURANT
LOT AREA	0.72 ACRES
EX. BUILDING SQUARE FOOTAGE	2,847 SF
PROP. BUILDING SQUARE FOOTAGE	2,135 SF
BUILDING FOOTPRINT	4,982 SF
BUILDING HEIGHT	25 FT. 3 IN.
LOT COVERAGE	71.7%
FAR	0.16:1
PARKING REQUIRED	1 SPACE/4 SEATS = 26 SPACES
HANDICAP PARKING REQ'D	2 SPACES
PARKING PROVIDED	22 SPACES
HANDICAP PARKING PROVIDED	2 SPACES
INTERIOR LANDSCAPING REQ'D	15% OF TOTAL SITE (4,704 SF)
TOTAL SQUARE FOOTAGE OF IMPERVIOUS SURFACE	10,570 SF
	20,998 SF

NOTES:  
 CONTRACTOR WILL NOT DAMAGE OR HARM ANY TREES DURING THE PLACEMENT OF EROSION CONTROL DEVICES WITHOUT CONSENT OF OWNER OR ENGINEER.  
 CONTRACTOR TO PROVIDE ORANGE SAFETY FENCE AROUND EXISTING TREES PER TREE MITIGATION PLAN

**LEGEND**

- FIRELANE STRIPPING
- 685 PROPOSED CONTOUR LINE
- 685 EXISTING CONTOUR LINE
- DRIP LINE RADIUS
- EXISTING TREE TO REMAIN
- DRIP LINE

NOTE: MARK FIRELANE TO CITY SPECIFICATIONS. "NO PARKING FIRELANE" EVERY 25' IN WHITE 4" LETTERS ON A 6" RED STRIPED BACKGROUND  
 NOTE: ALL DIMENSIONS AND RADII ARE TO FACE OF CURB  
 NOTE: ALL SERVICES TO HAVE DOUBLECHECK VALVES AND BACKFLOW PREVENT.  
 ALL WATER TO BE CLASS 200 PVC  
 MANHOLES TO BE SEALED.  
 FIRELINE MUST BE INSPECTED BY FIRE DEPARTMENT PRIOR TO COVERING.

**OWNER/DEVELOPER**

SYLVIA AND ROD NUGENT  
 11508 Royalshire Dr.  
 Dallas, TX 75230  
 (214) 365-9410

**ENGINEER/SURVEYOR**

DOUPHRADE & ASSOCIATES, INC.  
 2235 RIDGE RD., # 200  
 ROCKWALL, TEXAS 75087  
 (972) 771-9004

**RECORD DRAWING**

THIS DRAWING HAS BEEN REVISED TO REFLECT CONSTRUCTION RECORDS MAINTAINED AND PROVIDED BY THE CONTRACTOR FOR THIS PROJECT.  
 CONTRACTOR = DEAN CATHY  
 DATE REVISED = 5-14-09



THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY W.L. DOUPHRADE II TEXAS P.E. NO. 60102 ON

**DOUPHRADE & ASSOCIATES, INC.**  
 ENGINEERING - PROJECT MANAGEMENT - SURVEYING  
 2235 RIDGE RD., # 200 ROCKWALL, TEXAS 75087  
 PHONE: (972) 771-9004 FAX: (972) 771-9005

TREE MITIGATION PLAN  
 BIN 303 RESTAURANT  
 CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

REVISION	
W.L.D. CHECKED	
D.A.C. DRAWN	
09/08 DATE	
0808 TP PROJECT	
7 OF 10	