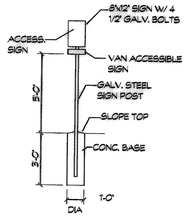
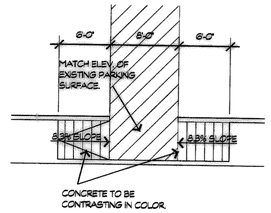


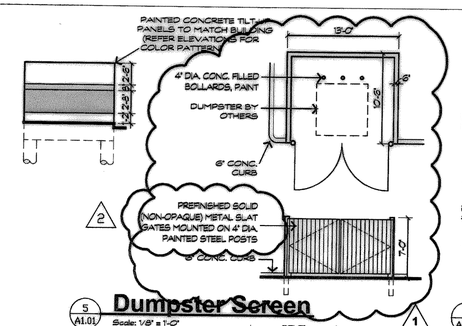
2 A1.01 **H.C. Sign**
Scale: 1/4" = 1'-0"

NOTES:
1. ALL LETTERS ARE 1" SERIES 'C'.
2. SIGN BACKGROUND TO BE WHITE WITH BLUE GRAPHICS, LETTERING & BORDER.
3. SIGN TO BE MOUNTED ON GALVANIZED STEEL POST SET IN CONCRETE. BOTTOM OF SIGN AT 80" ABOVE PAVING-REF. LOCAL CODES AND TEXAS ACCESSIBILITY STANDARDS.
4. VAN ACCESSIBLE SIGN TO BE ATTACHED TO SIGN POST AT DESIGNATED SPACE.

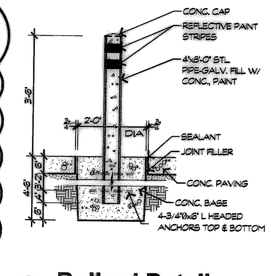
3 A1.01 **HC Sign Detail**
Scale: 1/2" = 1'-0"



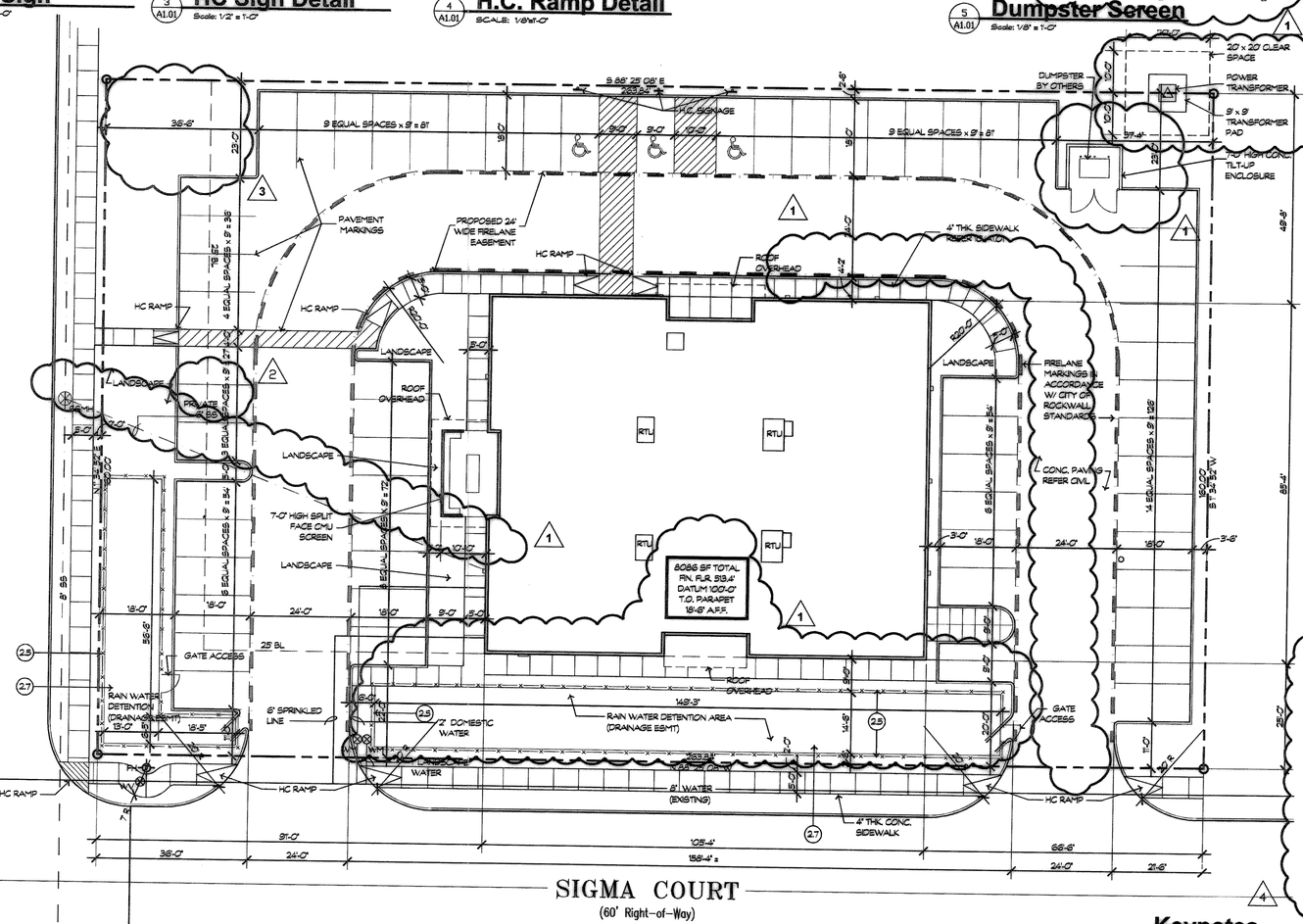
4 A1.01 **H.C. Ramp Detail**
SCALE: 1/8"=1'-0"

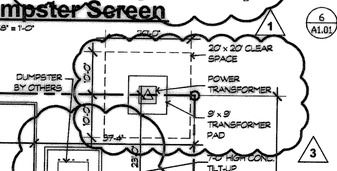


5 A1.01 **Dumpster Screen**
Scale: 1/8" = 1'-0"



6 A1.01 **Bollard Detail**
Scale: 1/2" = 1'-0"

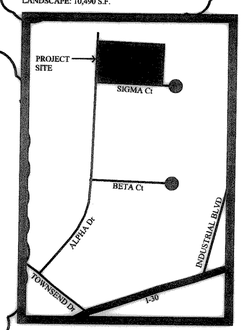




NOTE: DIMENSIONS ARE FACE OF CURB TO FACE OF CURB

11 A1.01 **Retaining Wall Detail**
Scale: 1/4"=1'-0"

OMIT



Vicinity Map
Scale: N.T.S.

Owner Information

OWNER:

HILL TOLBERT + ASSOCIATES
496 NATIONAL DRIVE
ROCKWALL, TX 75032
(972) 771-6111

Jurisdiction of Project

REGULATORY AUTHORITIES:

CITY OF ROCKWALL
385 S. GOLIAD
ROCKWALL, TEXAS 75087

TEXAS DEPARTMENT OF LICENSING AND REGULATION
ELIMINATION OF ARCHITECTURAL BARRIERS
E.O. THOMPSON STATE OFFICE BUILDING
920 COLORADO
AUSTIN, TEXAS 78701
(512) 463-3211
(512) 475-2886 (FAX)

BUILDING DESIGN CODE:
2000 INTERNATIONAL BUILDING CODE
2000 INTERNATIONAL MECHANICAL CODE
2000 INTERNATIONAL PLUMBING CODE
1999 NATIONAL ELECTRICAL CODE
2000 INTERNATIONAL FIRE CODE
2000 INTERNATIONAL ENERGY CODE

Property Information

SITE LOCATION:
ALPHA DRIVE & SIGMA COURT

DESCRIPTION: BEING ALL OF LOT 3A-R, BLOCK C OF ELLIS CENTRE PHASE TWO, PART OF LOT 3, BLOCK C, AN ADDITION TO THE CITY OF ROCKWALL, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN CABINET D, SLIDE 334 OF THE PLAT RECORDS OF ROCKWALL COUNTY, TEXAS.

ZONING: LI
LOT AREA: 42,214 SQ.FT. (0.97 ACRES)

Building Information

OCCUPANCY:
GROUP B - BUSINESS PROFESSIONAL

BUILDING TYPE:
TYPE II-B: SPRINKLED

BUILDING DATA:

OFFICE: 8,743 s.f.

OCCUPANT LOAD:
BUSINESS AREA: 8,743/100 s.f. = 88 OCCUPANTS

1

Parking Information

PARKING REQUIREMENTS:
REQUIRED SPACES: 8,743s.f./300s.f.=29 SPACES

PROVIDED PARKING SPACES: 61 SPACES

1

Impervious Coverage

BUIDING COVERAGE: 8,743 S.F.
PAVING COVERAGE: 22,981 S.F.
TOTAL IMPERVIOUS COVERAGE: 31,724 S.F.

LANDSCAPE: 10,490 S.F.

1

Keynotes

1 GENERAL REQUIREMENTS-NOT USED

2 SITE WORK
2.1 4" THK. CONC. WALK, REFER
2.2 TOOLED OR SAW CUT CONTROL JOINT, REFER
2.3 CONC. PARKING PAVEMENT, REFER TO CIVIL
2.4 PREFABRICATED SITE BENCH
2.5 42" HIGH BLACK TUBULAR STEEL FENCE W/ GATE
2.6 PAVEMENT MARKING
2.7 STACKED STONE RETAINING WALL

3 CONCRETE
3.1 CONCRETE FOUNDATION-REFER STRUCT.
3.2 CONC. PIER, REFER STRUCT.
3.3 TILT-WALL CONC. PANEL, REFER STRUCT.
3.4 PANEL JOINT REFER
3.5 PANEL REVEAL REFER

4 MASONRY
4.1 8" SPLIT FACE CMU
4.2 4" HIGH SOLID SPLIT FACE CMU CAP
4.3 8" SPLIT FACE CMU BONDBEAM
4.4 SIMULATED STONE VENEER

5 METALS
5.1 STL. COLUMN, REFER STRUCT.
5.2 STL. BEAM, REFER STRUCT.
5.3 STL. JOIST, REFER STRUCT.
5.4 STL ROOF DECK, REFER STRUCT.
5.5 MISC STEEL, REFER STRUCT.
5.6 FIXED METAL LADDER

6 WOODS & PLASTICS
6.1 2x6 T&G CEDAR ROOF DECK, STAIN
6.2 CONT. TREATED WOOD BLOCKING
6.3 1 x ___ WOOD TRIM (PAINT)

7 THERMAL AND MOISTURE PROTECTION
7.1 SINGLE PLY ROOFING SYSTEM
7.2 ROOF WALKPADS
7.3 TAPERED RIGID INSULATION CRICKET
7.4 THROUGH WALL ROOF DRAIN & DOWNSPOUT REFER
7.5 ROOF SCUTTLE
7.6 VAPOR RETARDER MEMBRANE
7.7 CONT. PREFINISHED 26 GA. BENT METAL TRIM
7.8 THERMAL BATT INSULATION AS NOTED
7.9 RIGID INSULATION / COORD. W/ ROOFING
7.10 BACKER ROD AND SEALANT
7.11 26 GA. GALV. FLASHING

8 DOORS AND WINDOWS
8.1 DOOR & FRAME, REFER DOOR SCHEDULE
8.2 ALUM. STOREFRONT, REFER WINDOW TYPES
8.3 ALUM. ENTRANCE, REFER DOOR SCHEDULE

9 FINISHES
9.1 5/8" TYPE 'X' GYPSUM WALL BOARD, PAINT
9.2 2x2 LAY-IN ACCOUSTICAL TILE CEILING
9.3 25/ 22 GA. MTL. STUDS @ 16" O.C.
9.4 FLOOR OR WALL TILE
9.5 BASE AS SCHEDULED
9.6 FRP SHEET WALL COVERING
9.7 ELASTOMERIC COATING

10 SPECIALTIES
10.1 NOT USED
10.2 FLOOR MOUNTED TOILET COMPARTMENT
10.3 ALUM. DIE CUT STUD MOUNTED SIGNAGE

11 EQUIPMENT
11.1 CITY APPROVED SECURITY KEY BOX

12 FURNISHINGS-NOT USED

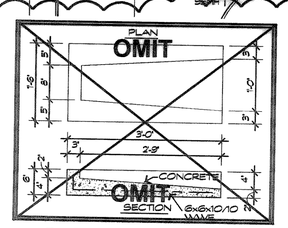
13 SPECIAL CONSTRUCTION-NOT USED

14 CONVEYING SYSTEMS-NOT USED

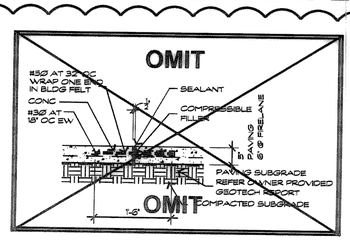
15 MECHANICAL

16 ELECTRICAL
16.1 LIGHT FIXTURE, REFER ELECTRICAL

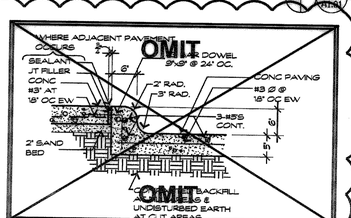
1 A1.01 **Site Plan**
Scale: 1/16"=1'-0"



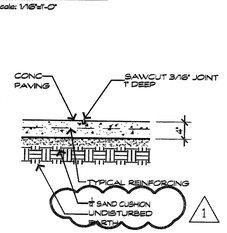
7 A1.01 **Splash Block Detail**
Scale: 3/4" = 1'-0"



8 A1.01 **Typ. Paving Detail**
Scale: 3/4"=1'-0"



9 A1.01 **Typ. Curb Detail**
Scale: 3/4"=1'-0"



1 10 A1.01 **Typ. Walk Detail**
Scale: 3/4"=1'-0"

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972.772.9006 Fax: 972.722.7002 www.seitzarchitects.com

REGISTERED ARCHITECT DAVID THOMAS SEITZ 12457 STATE OF TEXAS

23 April 2007

GIS Investigations
Rockwall, Texas

file #
08-054 Site

project #
08-054

date
23 April 2007

revisions
1 3 July 2007
2 6 August 2007
3 14 January 2008
4 9 July 2008

sheet
A1.01

- of -