

SITE DATA	
SITE AREA:	1.250 Ac. (54,451 S.F.)
PROPOSED USE:	DRIVE THRU BANK
BUILDING AREA:	4,421 S.F.
PARKING REQUIRED:	15
PARKING PROVIDED:	30
BUILDING HEIGHT:	1 STORY

F.M. 3097 (HORIZON RD.)

(100' RIGHT-OF-WAY)

NOTES:

- ALL DIMENSIONS ARE TO FACE OF CURB UNLESS OTHERWISE NOTED.
- TOPOGRAPHIC BOUNDARY SURVEY, INCLUDING PROPERTY LINE, LEGAL DESCRIPTION, EXISTING UTILITIES, SITE TOPOGRAPHY WITH SPOT ELEVATIONS, OUTSTANDING PHYSICAL FEATURES AND EXISTING STRUCTURE LOCATIONS WAS PROVIDED BY:

DAVID PETREE
11015 MIDWAY ROAD
DALLAS, TEXAS 75229
(214) 358-4500

LAWRENCE A. GATES & ASSOCIATES, INC. WILL NOT BE HELD RESPONSIBLE FOR ITS ACCURACY OR FOR DESIGN ERRORS OR OMISSIONS RESULTING FROM POTENTIAL SURVEY INACCURACIES.
- REFER TO ARCHITECTURAL PLANS FOR DETAILED BUILDING DIMENSIONS.
- BUILDING IS PARALLEL AND PERPENDICULAR TO THE EAST PROPERTY LINE.
- ALL RADII ARE 2' UNLESS OTHERWISE NOTED.
- SOUTHTRUST BANK WILL ESCROW FUNDS FOR CONSTRUCTION OF HORIZON ROAD SIDEWALK:
\$10/LF X 212.3LF = \$2,123.00

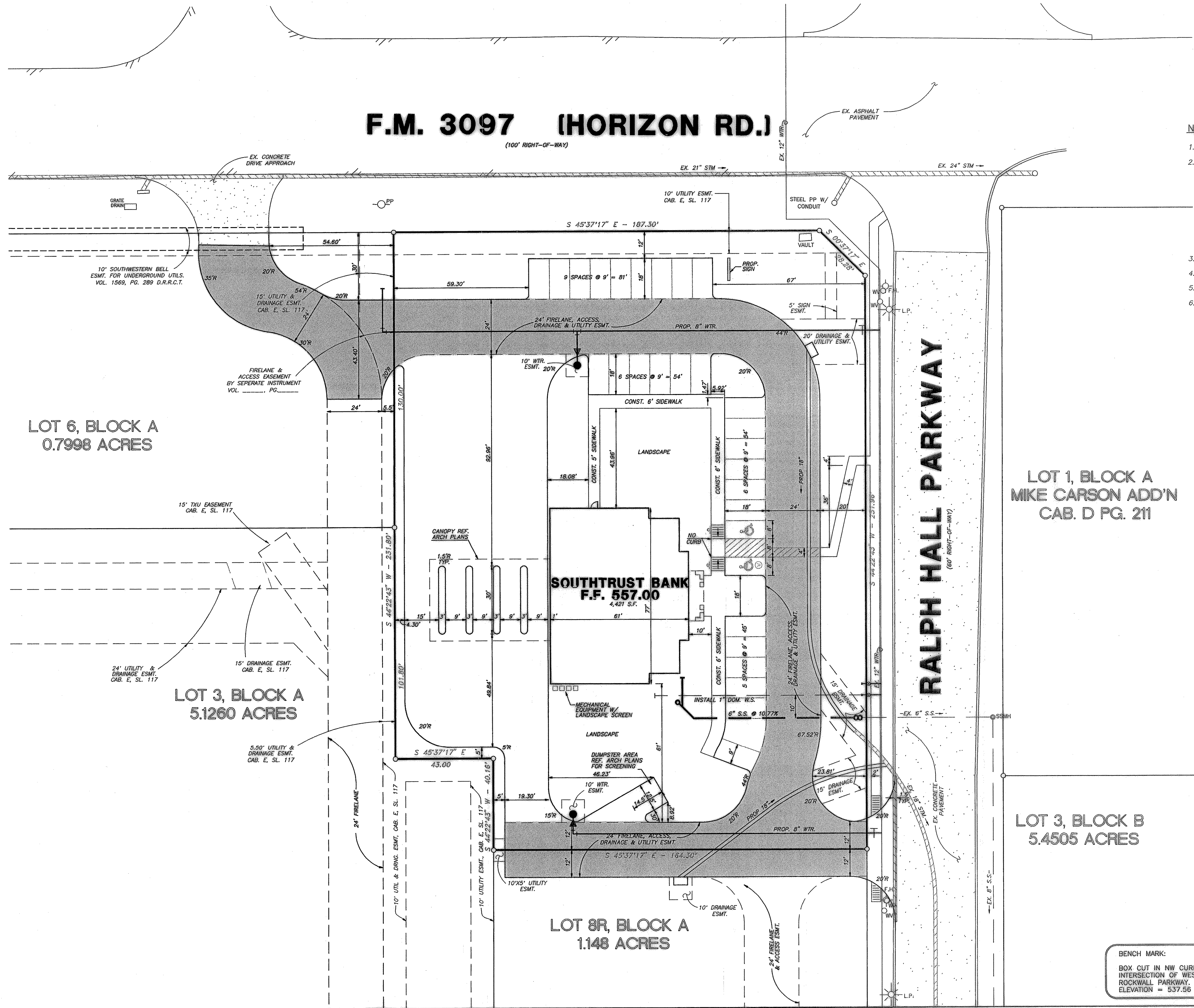
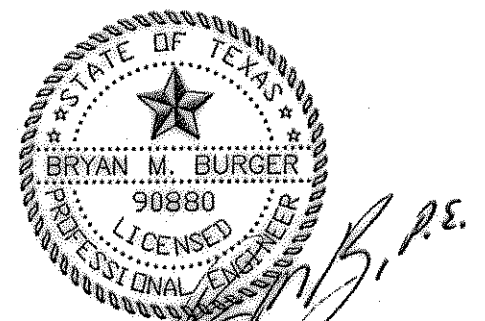
LEGEND

- F.H. FIRE HYDRANT
- CHISELED "X" SET
- CHISELED "X" FOUND
- I.R. IRON ROD FOUND (SIZE AS NOTED)
- I.R.S. IRON ROD SET (SIZE AS NOTED)
- O.U.P. OVERHEAD UTILITY POLE W/ GUY
- U.E. UNDERGROUND ELECTRIC OR TELEPHONE
- L.P. LIGHT POLE (EX)
- S.S.M. SANITARY SEWER MANHOLE (EX)
- S.C.O. SAN. SWR. CLEAN OUT (EX)
- G.V. GAS VALVE (EX)
- W.V. WATER VALVE (EX)
- T. TREE
- P.C.G.I. PROP. COMBINATION GRATE INLET
- P.D.I. PROP. DROP INLET
- P.C.I. PROP. CURB INLET
- P.S. PROP. SIGNAGE (H.C.)
- P.H.S. PAINTED HANDICAP SYMBOL
- P.S. PAINTED STRIPING @ ACCESS ROUTES
- F.L. FIRE LANE



THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY BRYAN M. BURGER, P.E. 90880 ON 04/09/03

AS BUILT
DATE 03-03-04



LOT 6, BLOCK A
0.7998 ACRES

LOT 3, BLOCK A
5.1260 ACRES

LOT 8R, BLOCK A
1.148 ACRES

LOT 1, BLOCK A
MIKE CARSON ADD'N
CAB. D PG. 211

RALPH HALL PARKWAY
(60' RIGHT-OF-WAY)

SOUTHTRUST BANK
F.F. 557.00
4,421 S.F.

BENCH MARK:
BOX CUT IN NW CURB RETURN AT THE INTERSECTION OF WESTWOOD AND ROCKWALL PARKWAY.
ELEVATION = 537.56

REV.	DATE	REMARKS

SITE PLAN						
LOT 7R, BLOCK A						
HORIZON RIDGE ADDITION						
THE CITY OF ROCKWALL, TEXAS						
LAWRENCE A. GATES & ASSOC., INC. 14200 MIDWAY ROAD, SUITE 122 (972) 395-2272				CONSULTING ENGINEERS DALLAS, TEXAS		
DESIGN	DRAWN	DATE	SCALE	NOTES	FILE	NO.
BMB	MCL	02/03	1"=20'	D.P.	23012 SITE	C-2