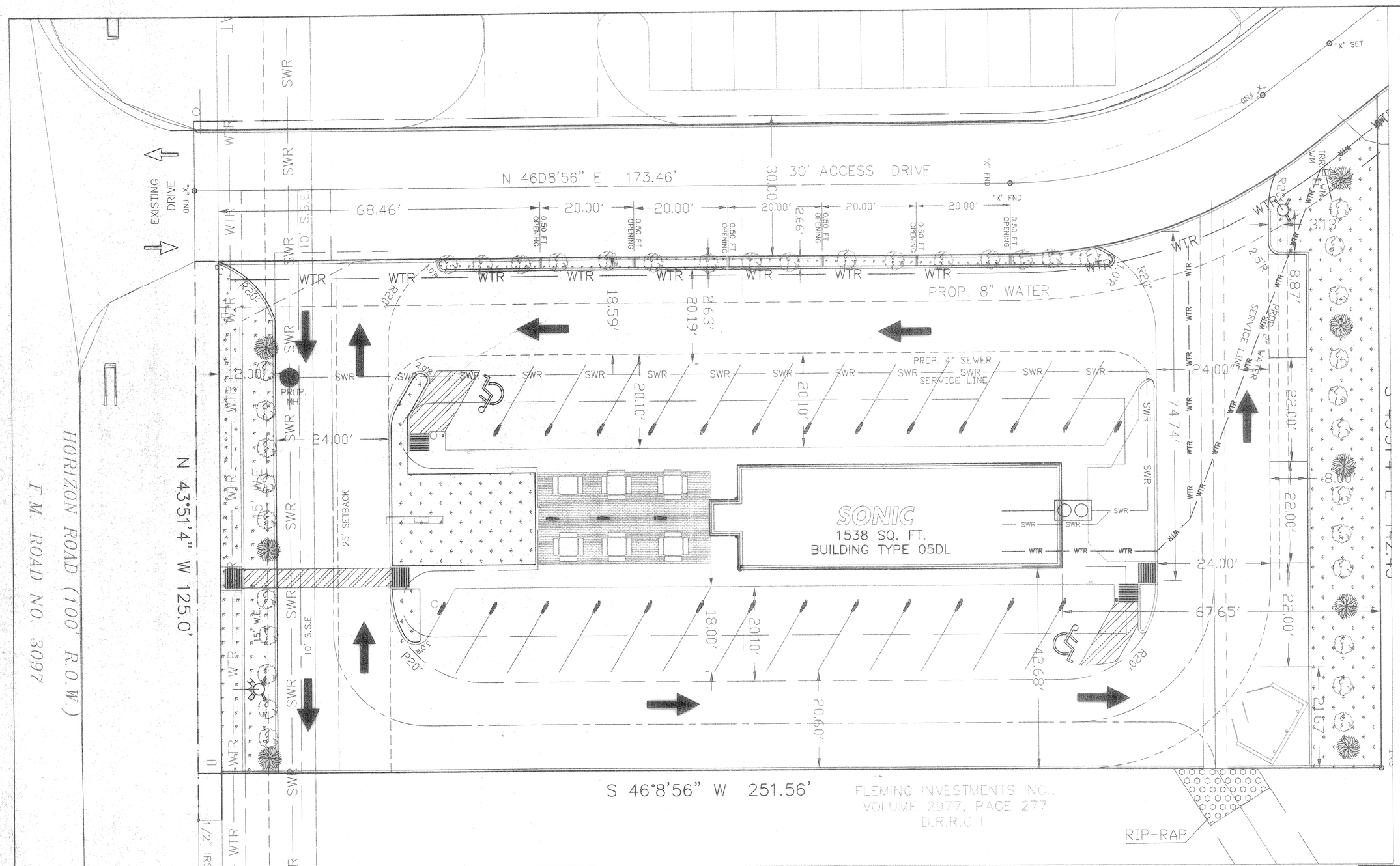

SITE DATA

ZONING	COMMERCIAL
SITE AREA	27970.82 S.F (0.642 Ac)
BUILDING AREA	1538 S.F.
COVERAGE	5.49%

PARKING

PARKING REQUIRED	
(1 PER 100 S.F.)	16 SPACES
HANDICAP PARKING PROVIDED	3 SPACES
PARKING PROVIDED	27 SPACES
TOTAL PARKING PROVIDED	30 SPACES

LANDSCAPE

LANDSCAPE REQUIRED	
(15% SITE AREA S.F.)	4195.62 S.F
LANDSCAPE PROVIDE	4562.03 S.F. 16.30%

PARKING REQUIREMENTS
STANDARD 9' X 18'
HANDICAP 13' X 18'
PARALLEL 22' X 8'

LANDSCAPE
HANDICAP PARKING
SIGNAGE
PROP. WATER LINE
PROP. SEWER LINE
EX. WATER LINE
EX. SEWER LINE
PROP. PAVEMENT
FIRE LANE
TRAFFIC FLOW
PROPOSED SHRUB
PROPOSED SOUTHERN LIVE OAK TREE - (3" CALIPER)

ALL LIGHTING FIXTURES TO BE FULL CUT-OFF, AND ADHERE TO MAXIMUM MOUNTING HEIGHT OF 30.00 FT

FIRELANES TO BE 6-INCH 3600 PSI

THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING EXISTING GROUND GRADES PRIOR TO COMMENCING CONSTRUCTION AND THE DEPTH AND LOCATIONS OF AND PROTECTING ALL EXISTING SERVICE LINES, OR OTHER PROPERTY CROSSED OR EXPOSED BY HIS CONSTRUCTION OPERATIONS. WHERE EXISTING UTILITIES OR SERVICE LINES ARE CUT, BROKEN OR DAMAGED, THE CONTRACTOR SHALL REPLACE OR REPAIR THE UTILITIES OR SERVICE LINES WITH THE SAME TYPE OF ORIGINAL MATERIAL AND CONSTRUCTION, OR BETTER, UNLESS OTHERWISE SHOWN OR NOTED ON THE PLANS, AT HIS OWN COST AND EXPENSE. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE OWNER OF THE DAMAGED UTILITY OR SERVICE LINE. HE SHALE COOPERATE WITH THE OWNERS OF ALL UTILITIES TO LOCATE EXISTING UNDERGROUND FACILITIES AND IMMEDIATELY NOTIFY THE ENGINEER AT ONCE OF ANY CONFLICTS IN GRADES AND ALIGNMENT.

SCALE 1" =10'

STATE OF TEXAS
ERNEST HEDGCOTH
27886
REGISTERED
PROFESSIONAL ENGINEER

The seal appearing in this document was authorized by ERNEST HEDGCOTH, P.E. #27886
DATE _____

SONIC RESTAURANT
LOT 1, BLOCK 1, HORIZON VILLAGE ADDITION
CITY OF ROCKWALL

OWNER/DEVELOPER
FLEMING INVESTMENTS INC
1500 McDONALD ROAD, ROCKWALL, TEXAS 75032
TEL: 214 236 4546 CONTACT: DALE FLEMING

SITE PLAN

ERNEST HEDGCOTH
CONSULTING ENGINEERS, INC.
5701-C MIDWAY ROAD, FORT WORTH, TX 76117
TEL: 817 831 7711, FAX 817 831 6388

Job No 2003-057		Design:	VKM
Date: 12/18/03		Draft:	VKM
Scale:		Review:	EH
SHEET 2 OF			