

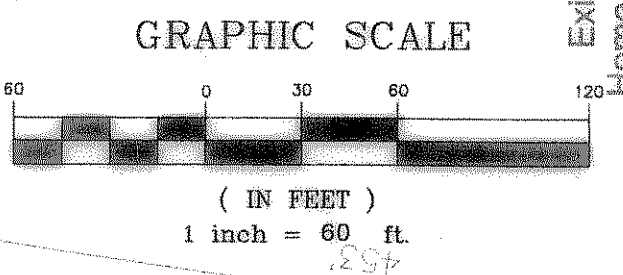
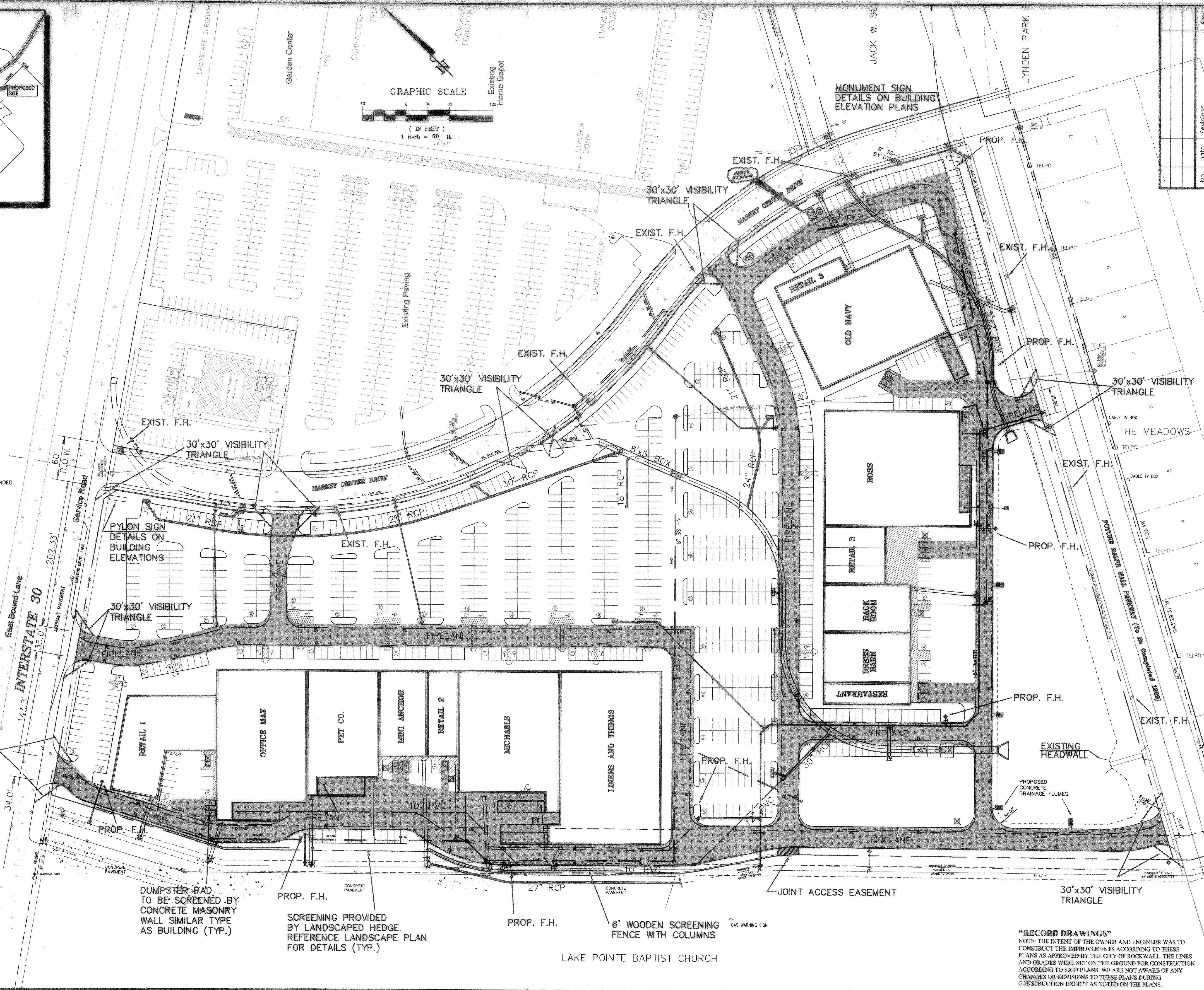
VICINITY MAP

AREA:	934,236 S.F. 21.44 ACRES
ZONING:	C (COMMERCIAL)
PARKING REQUIRED (1/200 S.F.):	1041 ±
PARKING PROVIDED:	
REGULAR (9'x18')	1029
HANDICAP (1 VAN):	26
TOTAL:	1055

SITE PLAN NOTES:

- IN ACCORDANCE WITH ROCKWALL CITY CODE, ARTICLE III, LANDSCAPE REGULATIONS, THIS PLAN PROVIDES THE FOLLOWING LANDSCAPE AREAS:
 PARKING LOT LANDSCAPING:
 5.0% REQUIRED BY ORDINANCE
 ±7.0% PROVIDED BY THIS PLAN

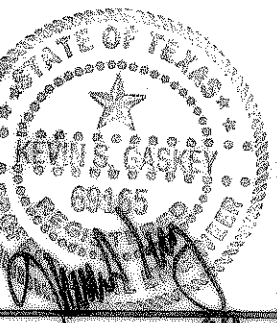
 REQUIRED OVERALL LANDSCAPING:
 15% REQUIRED
 -2.5% REDUCTION FOR PARKING LOT SCREENING
 -2.5% REDUCTION FOR RIGHT OF WAY LANDSCAPING
 10% REQUIRED BY ORDINANCE
 ±10.3% PROVIDED BY THIS PLAN
- REFERENCE LANDSCAPE PLAN FOR DETAILS OF LANDSCAPING CONCEPTS AND AREAS TO BE USED ON THIS SITE.
- METAL HALIDE PARKING LOT LIGHTING WILL BE PROVIDED.
- WALL MOUNTED LIGHTING AT BACKS OF BUILDINGS WILL BE PROVIDED.



MONUMENT SIGN
DETAILS ON BUILDING
ELEVATION PLANS

No.	Date	Revisions	App.

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and Associates, Inc.**
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 Fax No. (972) 238-3820



**ROCKWALL RETAIL
CENTER
CITY OF ROCKWALL, TEXAS**

**SITE
PLAN**

Scale: 1" = 60'
 Designed by: NES
 Drawn by: DLG
 Checked by: KSG
 Date: JANUARY, 1999
 Project No. 06-3382.00

SHEET
C-2
OF 18

"RECORD DRAWINGS"
 NOTE: THE INTENT OF THE OWNER AND ENGINEER WAS TO CONSTRUCT THE IMPROVEMENTS ACCORDING TO THESE PLANS AS APPROVED BY THE CITY OF ROCKWALL. THE LINES AND GRADES WERE SET ON THE GROUND FOR CONSTRUCTION ACCORDING TO SAID PLANS. WE ARE NOT AWARE OF ANY CHANGES OR REVISIONS TO THESE PLANS DURING CONSTRUCTION EXCEPT AS NOTED ON THE PLANS.

DUMPSTER PAD TO BE SCREENED BY CONCRETE MASONRY WALL SIMILAR TYPE AS BUILDING (TYP.)

SCREENING PROVIDED BY LANDSCAPED HEDGE. REFERENCE LANDSCAPE PLAN FOR DETAILS (TYP.)

6' WOODEN SCREENING FENCE WITH COLUMNS

LAKE POINTE BAPTIST CHURCH