
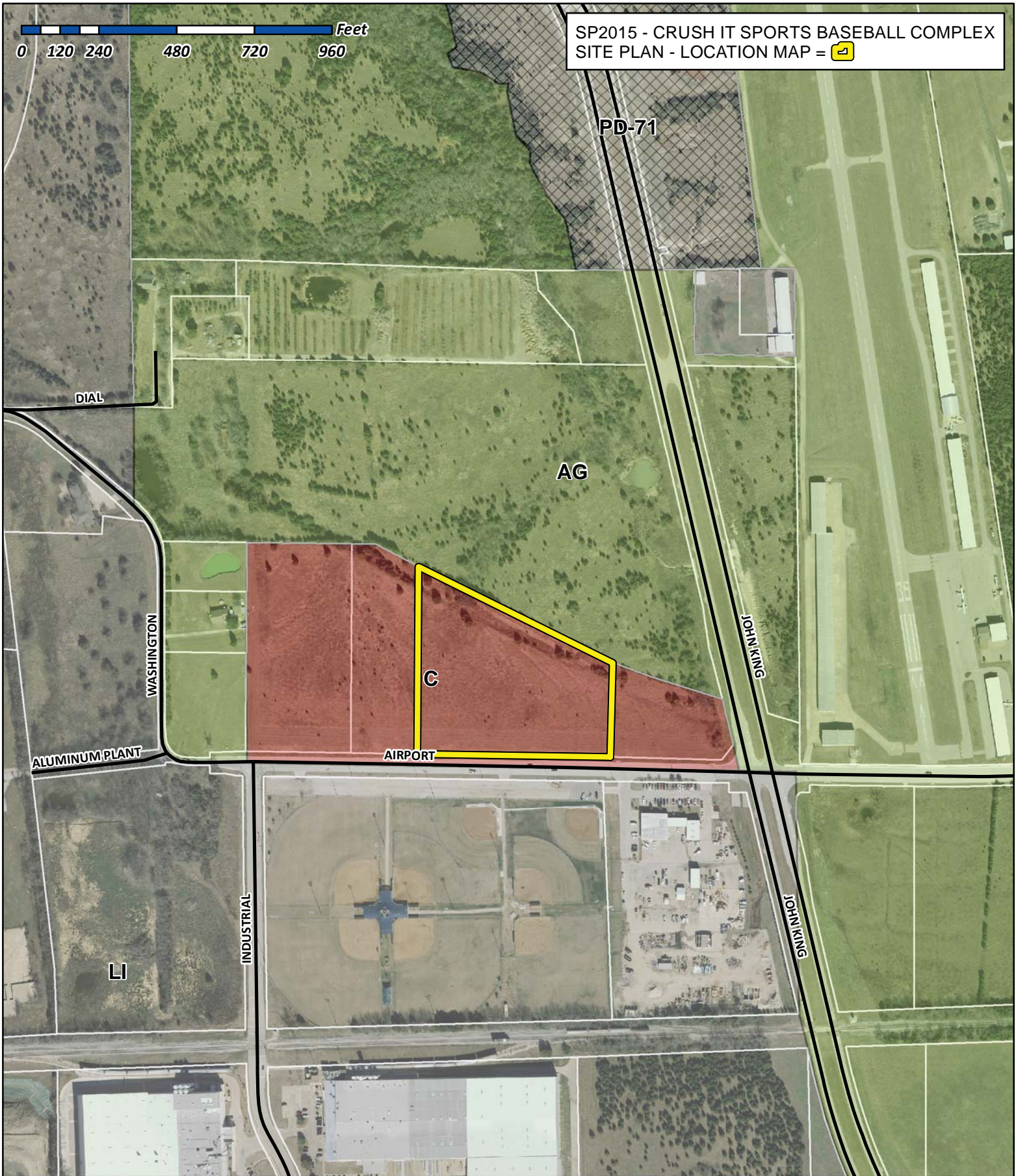


0 120 240 480 720 960 Feet

SP2015 - CRUSH IT SPORTS BASEBALL COMPLEX  
SITE PLAN - LOCATION MAP = 



# City of Rockwall

Planning & Zoning Department  
 385 S. Goliad Street  
 Rockwall, Texas 75032  
 (P): (972) 771-7745  
 (W): www.rockwall.com

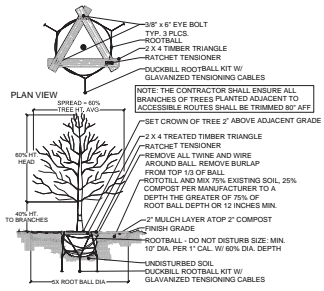
The City of Rockwall GIS maps are continually under development and therefore subject to change without notice. While we endeavor to provide timely and accurate information, we make no guarantees. The City of Rockwall makes no warranty, express or implied, including warranties of merchantability and fitness for a particular purpose. Use of the information is the sole responsibility of the user.



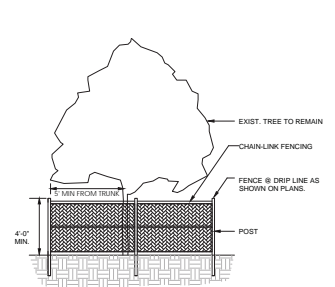
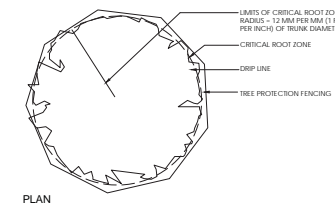




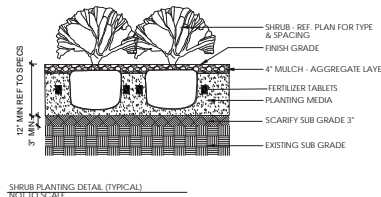
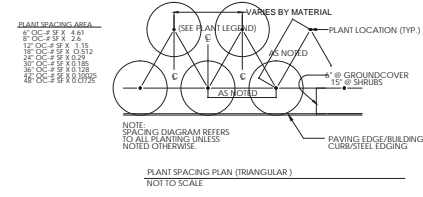
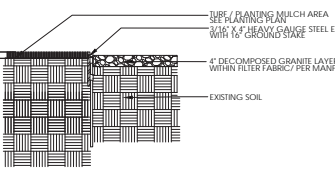




TREES 2'-12" CAL. OR LARGER  
 TYPICAL TREE PLANTING PREP. BE D PREPARATION CHECK PERCOLATION RATE. IF UNACCEPTABLE, INSTALL 4" DIA. PERFORATED ADS TUBING WITH SOAK, WASHED AGGREGATE AND FILTER FABRIC. SEE STREET TREE PLANTING DETAIL - AREA BELOW TREE BALL. W/AF CANOPY STREET TREE TRIMMING BURLAP STARTING AT BASE OF TRUNK, EXTENDING UP TO BOTTOM BRANCHING. FOR TREES SMALLER THAN 2 1/2" CAL. USE TWO (2) # 6 LONG MIN. STEEL POST W/ GUY WIRES



ELEVATION  
 TEMPORARY TREE PROTECTION DEVICES, ALL PRESERVED TREES TO BE PROTECTED BY 4' MIN. HEIGHT CHAIN-LINK OR VINYL FENCE MIN. OF 4' RADIUS OR 1" RADIUS PER 1" DBH DIA. AROUND TREE INSTALLED PRIOR TO TREE CONSTRUCTION.  
 TREE PROTECTION DETAIL (TYPICAL)  
 NOTE: CONTRACTOR TO VERIFY THAT TREE PROTECTION MEETS CITY OF ARLINGTON STANDARD



City of Rockwall - Site Requirements

ARTICLE VIII LANDSCAPE STANDARDS  
 SECTION 6. MANDATORY PROVISIONS

- Sec. 6.1. Landscape buffer-strip (NA)**  
 A minimum ten-foot-wide landscape buffer-strip must be provided along the entire length of the portion of any commercial or industrial lot that abuts, without an alley or drive separation, or is directly across a public street from a residential zoning district, exclusive of driveways and access-ways. If the proposed commercial structures exceed 24 feet in height adjacent to an alley, a ten-foot buffer shall also be required along the length of the alley.
- Sec. 6.3. Acceptable landscape materials.**  
 Large trees must have a minimum caliper of three inches, or a minimum height of six feet, depending on the standard measuring technique for the species.
- Sec. 6.4. Protection of landscape areas.**  
 Required landscape areas must be protected from vehicular traffic through the use of concrete curbs, or other permanent barriers. Vehicular wheels shall be prevented from extending into landscaped areas.
- Sec. 6.5. Irrigation requirements.**  
 A. Irrigation methods: One of the following irrigation methods shall be used to ensure adequate watering of plant material in landscaped areas:  
 a. Conventional system: An automatic or manual underground irrigation system which may be a conventional spray or bubbler type heads.  
 b. Drip or leaky pipe system: An automatic or manual underground irrigation system in conjunction with a water-saving system such as a drip or a leaky pipe system.  
 c. Temporary and aboveground watering: Landscape areas utilizing sensitive plants and installation techniques, including areas planted with native grasses and wildflowers, may use a temporary and above ground system, and shall be required to provide irrigation for the first two growing seasons only.  
 2. Natural and undisturbed areas: No irrigation shall be required for undisturbed natural areas or undisturbed existing trees.  
 3. Compliance with state law: All irrigation systems shall comply with the irrigation code of chapter 10, article XXII of the City of Rockwall Code of Ordinances, and all applicable state laws, as may be amended.
- Sec. 6.7. Street landscaping.**  
 A. Street landscape buffer strip with a minimum width of ten feet, must be provided along the entire length of the property to be developed that is adjacent to a major arterial or collector street, as defined in the city's thoroughfare plan, exclusive of driveways and access-ways. Large trees, as herein defined, shall be provided in the required buffer in numbers equal to one tree for each 50 feet of street frontage.  
**666.51 LF FRONTAGE / 50 = 11.93 (12) TREES REQUIRED AIRPORT ROAD, 12 TREES PROVIDED**
- Sec. 6.8. Right-of-way landscaping requirements.**  
 All street rights-of-way located adjacent to the proposed development shall be improved with grass or ground cover material and shall be maintained. It shall be the responsibility of the developer to design the irrigation system within the lot to ensure that the grass placed in the right-of-way is watered and maintained and to ensure that minimal water will enter the street. The designer of the irrigation system shall base the design on the ultimate proposed width of the street when designing the system. The plans for design of the irrigation system shall be approved by the city prior to installation.

designer of the irrigation system shall base the design on the ultimate proposed width of the street when designing the system. The plans for design of the irrigation system shall be approved by the city prior to installation.

- Sec. 6.9. Parking lot landscaping.**  
 A. Any parking lot with more than two rows of spaces shall have a minimum of five percent or 200 square feet, whichever is greater, in the interior of the parking lot in landscaping. Such landscaping shall be counted toward the total landscaping.  
 B. If the parking and maneuvering space exceeds 20,000 square feet one large canopy tree for every ten required parking spaces shall be required internal to the parking lot. No tree shall be planted closer than 2 1/2 feet to the pavement.  
 2. No tree may be planted closer than 2 1/2 feet to the pavement.  
 3. All trees must be internal to the parking lot.  
**141 TOTAL PARKING SPACES / 19 = 14.1 (15) TREES REQUIRED IN PARKING LOT 15- PARKING LOT TREES PROVIDED**
- Sec. 6.11. Dimensions of landscaping.**  
 All required landscaping shall be no less than five feet wide and a minimum of 25 square feet in area unless it is within ten feet of the building.
- Sec. 6.12. Required landscaping.**  
 A. Amount of landscaping  
 1. Minimum square footage requirements for landscaping shall be provided and maintained in the zoning districts set forth as follows. The requirements shall be applied to the total site area to be developed:  

Commercial	15	10
------------	----	----

 2. The total site area required for landscaping may be reduced by no more than five percent in accordance with the provisions of section 6. For example, the required percentage of 15 percent for commercial zoning could be reduced to a total of ten percent under the terms of section 6.  
 B. Location of landscaping: No less than 50 percent of the total requirement shall be located in front of and along side buildings with street frontage in the following zoning districts: "MC," "IC," "H1"  
 C. Detention basins: Detention basins shall be landscaped in a natural manner using ground cover, grasses, shrubs and trees in all dry land areas. There shall be a minimum of one tree for each 750 square feet of dry land area.  
**24,137 SF SITE AREA (6 ACRES) X 15 = 36,204 SF LANDSCAPE REQUIRED ON SITE 54,327 (20.5%) SF PROVIDED ON SITE NOT INCLUDING BALL FIELD**

ARTICLE IX - TREE PRESERVATION

- SECTION 6. TREE REMOVAL PERMIT**  
 Once a tree care plan is approved, a tree removal permit will be required under the following conditions:  
 A. If it is determined by the property owner that a protected tree needs to be removed, except as covered in section 2. C, Exemptions.  
 B. An addition to an existing nonresidential structure requires that a protected tree be removed.
- SECTION 6. TREE REPLACEMENT AND PLANTING REQUIREMENTS**  
 If it is necessary to remove protected or feature trees(s), the applicant as condition of approval will be required to replace the tree(s) being removed with trees selected from the list of approved trees on the replacement tree list. Replacement trees must be a minimum of three caliper inches measured six inches above the root ball where planted. The following replacement rules apply.  
 A. Protected tree(s) measuring four inches through 29 inches dbh shall be replaced with caliper inches equal to the total diameters of the tree(s) removed, except as shown in item F below.  
 B. Protected feature tree(s) (30 inches dbh and larger) if approved for removal will be replaced with twice the number of inches as the tree(s) removed.  
 C. The replacement tree must be maintained in a healthy growing condition for a minimum of two years after planting.  
 D. A replacement tree shall not be planted within an area such that the mature root zone will interfere with underground public utility lines, and/or where the mature canopy of the tree will interfere with overhead utility lines.  
 E. No tree shall be planted within five feet of a fire hydrant, water or sewer line.  
 F. Hackberry and Cedar trees that are 11 inches dbh or larger, shall be replaced at 50 percent of the total caliper inches being removed. Protected or feature trees shall not include the following species: Bois d'Arc, Willow, Cottonwood, Locust and Chinaberry. In addition, Hackberry and Cedar trees that are less than 11 inches dbh shall not be considered a protected tree.
- SECTION 7. TREE REPLACEMENT CREDITS**  
 Tree replacement credits may be granted to reduce the number of replacement inches required. The following guidelines apply:  
 A. Preservation credits: Each saved oak (any type), pecan or elm tree(s) 24 inches dbh or greater will earn a credit. The maximum credit under this provision is 20 percent of the total replacement inches in the development.
- Sec. 11.1. Tree fund administration.**  
 The city shall administer the tree fund. The funds shall be used to purchase, plant and maintain trees on public property utilizing either city staff or contract labor. To acquire wooded property that remains in a naturalistic state in perpetuity, to perform and maintain a city wide tree inventory and to educate citizens and developers on the benefits and value of trees. The city council shall have the ability to adopt alternative methods of creating tree credits and methods of distribution of trees and/or funds for purchasing trees.

Plant Legend

Quantity Units	SF Square Feet	COMMON NAME PLANT MATERIAL	BOTANICAL NAME	SIZE MINIMUM	SPACING ON CENTER	DESCRIPTION	ALTERNATE-SIZE LANDSCAPE ARCHITECTS OWNERS APPROVAL
14		BALD CYPRESS (PARKING LOT TREES)	TAXODIUM DISTICHUM	3" CALIPER 65 GALLON 12' HEIGHT	AS PER PLAN	SINGLE TRUNK STANDARD-STRAIGHT	
12		CHINDUAPIN OAK (STREET BUFFER TREES)	QUERCUS BUCKLEYI	3" CALIPER 65 GALLON 12' HEIGHT	AS PER PLAN	SINGLE TRUNK FULL-MATCHED	POND CYPRESS
47,788		GRASS SOD	BERMUDA SOD				ST AUGUSTINE SOD RUFFALO SOD ST AUGUSTINE SOD



www.cdglamd.com

**Crush-it-Sports**  
 1551 Airport Road Rockwall, Texas  
 KR SMITH HOLDINGS, LLC KENNETH SMITH  
 601 DEVELOPMENT DRIVE SUITE 100, PLANO, TEXAS 75074

revision no: \_\_\_\_\_ issue date: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

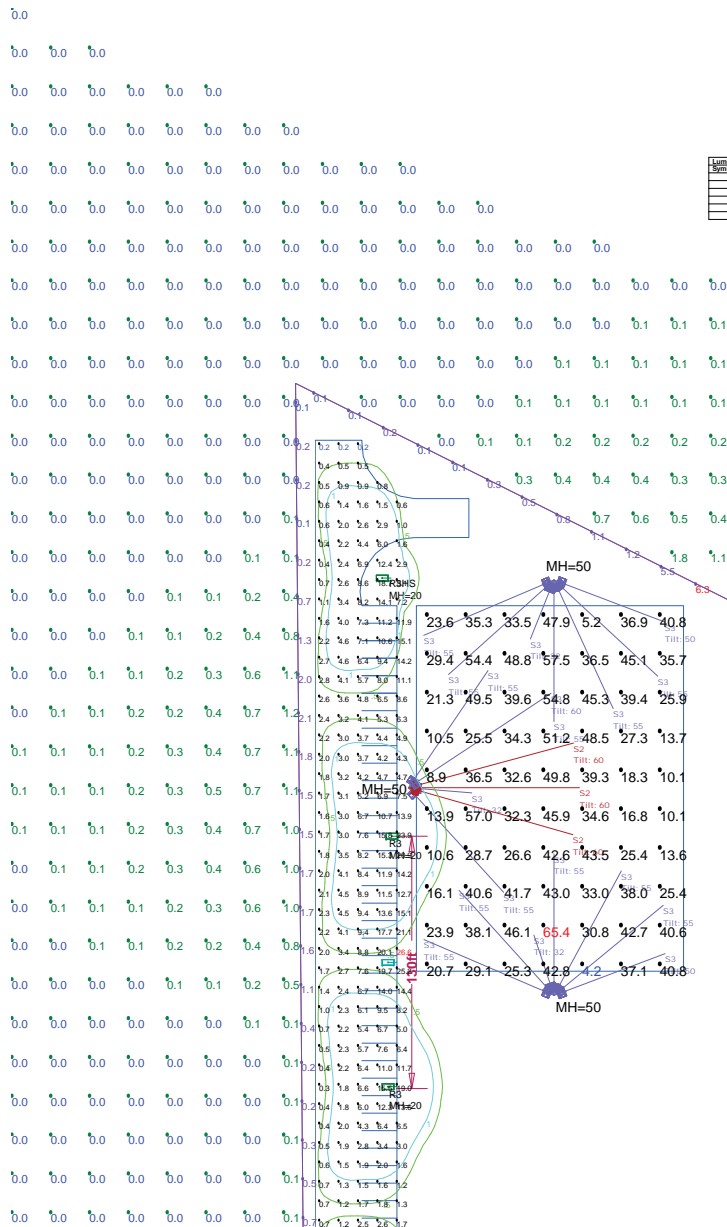
\_\_\_\_\_

issue date: 09.17.15  
 cdg project no.: 150602.00  
 drawn by: \_\_\_\_\_ checked by: KOC  
 issue title: 150602-PIA  
 Crush it Sports-Rockwall  
 scale: 1" = 30' 0"  
 sheet title: \_\_\_\_\_

Landscape Plan

sheet no: L1.02





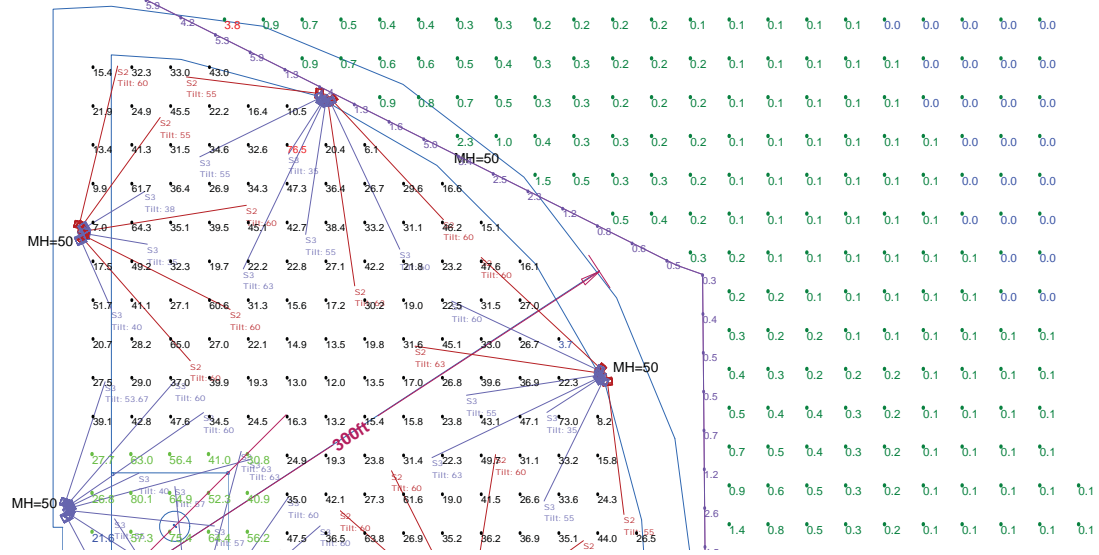
Plan View: Plan Rotated 0 Tilted 0  
Scale: 1 inch = 32 Ft.

Symbol	Qty	Label	Arrangement	Lumens/Lamp	Total Lamp Lumens	Lum. Lumens	Lum. Watts	LLF	Description	Filename
S1	2	MS	SINGLE	N/A	N/A	20000	200	15.00	2x200W/2000K/EC/AC-R-1/2	M:\02-21001160-EC/AC-R-1/2-181218022.us
S2	1	MS	SINGLE	N/A	N/A	20000	200	15.00	2x200W/2000K/EC/AC-R-1/2	M:\02-21001160-EC/AC-R-1/2-181218022.us
S3	1	MS	SINGLE	N/A	N/A	17500	200	15.00	2x175W/2000K/EC/AC-R-1/2-HS	M:\01-42001160-EC/AC-R-1/2-HS-181209107.us
S4	1	MS	SINGLE	N/A	N/A	20000	200	15.00	2x200W/2000K/EC/AC-R-1/2	M:\02-21001160-EC/AC-R-1/2-181218022.us
S5	1	MS	SINGLE	74500	74500	74500	800	10.750	SP800-A31188	SP800-A31188_ACH0.us
S6	1	MS	SINGLE	74500	74500	74500	800	10.750	SP800-A31188	SP800-A31188_ACH0.us

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min	Description
FIELD	Illuminance	Fc	12.43	17.6	2.4	7.34	7.34	readings taken at 3 ft above grade
OUTFIELD	Illuminance	Fc	30.75	35.5	3.7	9.31	25.68	readings taken 3' above grade
PARKING LOT	Illuminance	Fc	4.74	8.5	0.2	43.00	134.00	readings taken at grade
PRACTICE FIELD	Illuminance	Fc	33.43	38.4	3.2	7.98	16.57	readings taken 3' above grade
PROPERTY LINE	Illuminance	Fc	1.16	1.3	0.1	11.00	61.00	readings taken at grade
SPILL	Illuminance	Fc	0.13	3.8	0.0	N/A	N/A	readings taken at grade

TARGET VALUES:  
 BALL FIELD - INFIELD 50FC AVG. MAX/MIN 2:1  
 OUTFIELD 30FC AVG. MAX/MIN 2.5:1  
 PRACTICE FIELD - 30 50FC AVG.  
 PARKING LOT - 3 FC AVG

- NOTES:  
 1) EXACT MOUNTING DETAILS TO BE DETERMINED AT JOBSITE BY OTHERS.  
 2) CALCULATIONS DO NOT SHOW THE EFFECT OF SHADOWING CAUSED BY OBJECTS WITHIN THE AREA.  
 3) READINGS SHOWN ARE MAINTAINED HORIZONTAL FC TAKEN AS SHOWN IN CALCULATION SUMMARY  
 4) FIXTURE ORIENTATION IS SUCH THAT 0 IS TO THE RIGHT OF THE DRAWING AND 90 IS TO THE TOP OF THE DRAWING AS SHOWN.  
 5) TILT ANGLE IS THE RAISING AND LOWERING OF THE FIXTURE HEAD.  
 6) THE LAYOUT DRAWING MUST BE COORDINATED WITH THE SITE LOCATION FOR CORRECT FIXTURE ORIENTATION.  
 7) CHECK GRAPHIC SCALE. DOCUMENTS PRINTED OR PLOTTED FROM ELECTRONIC FILES MAY OCCUR AT OTHER THAN THE DESIRED OR ASSUMED GRAPHIC SCALES. IT IS THE RESPONSIBILITY OF THE RECIPIENT TO VERIFY THAT THE PRINTED OR PLOTTED-TO-SCALE DRAWING IS PRINTED TO SCALE.



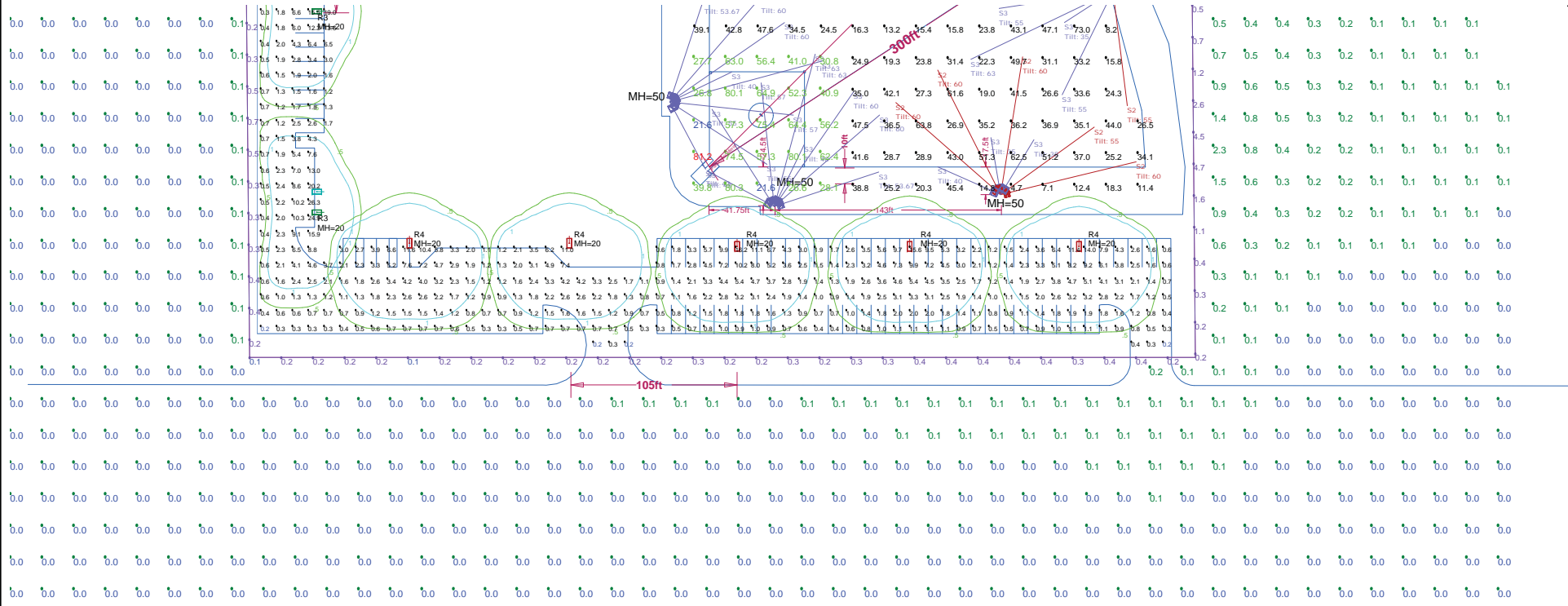
CRUSH IT BASEBALL COMPLEX  
 PROPOSED LIGHTING LAYOUT  
 TO ACHIEVE SPECIFIED LEVELS

DESIGNED BY:  
 J. JACQUES  
 SCALE: AS SHOWN  
 DATE: 10/23/2015  
 PROJECT: 105513.ACI

LAST DATE AMPL/CATION  
 5/21/2015  
 5/21/2015  
 5/21/2015  
 5/21/2015  
 5/21/2015  
 5/21/2015

NOTES:  
 1) THIS DRAWING IS THE PROPERTY OF THE CONSULTING ENGINEER AND IS NOT TO BE REPRODUCED OR COPIED IN ANY MANNER WITHOUT THE WRITTEN CONSENT OF THE CONSULTING ENGINEER.  
 2) THE CONSULTING ENGINEER'S LIABILITY IS LIMITED TO THE PROFESSIONAL SERVICES PROVIDED BY HIM/HIS FIRM.  
 3) THE CONSULTING ENGINEER IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CLIENT.  
 4) THE CONSULTING ENGINEER IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CLIENT.  
 5) THE CONSULTING ENGINEER IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CLIENT.

- NOTES:
- 1) EXACT MOUNTING DETAILS TO BE DETERMINED AT JOBSITE BY OTHERS.
  - 2) CALCULATIONS DO NOT SHOW THE EFFECT OF SHADOWING CAUSED BY OBJECTS WITHIN THE AREA.
  - 3) READINGS SHOWN ARE MAINTAINED HORIZONTAL FC TAKEN AS SHOWN IN CALCULATION SUMMARY
  - 4) FIXTURE ORIENTATION IS SUCH THAT 0 IS TO THE RIGHT OF THE DRAWING AND 90 IS TO THE TOP OF THE DRAWING AS SHOWN.
  - 5) TILT ANGLE IS THE RAISING AND LOWERING OF THE FIXTURE HEAD.
  - 6) THE LAYOUT DRAWING MUST BE COORDINATED WITH THE SITE LOCATION FOR CORRECT FIXTURE ORIENTATION.
  - 7) CHECK GRAPHIC SCALE. DOCUMENTS PRINTED OR PLOTTED FROM ELECTRONIC FILES MAY OCCUR AT OTHER THAN THE DESIRED OR ASSUMED GRAPHIC SCALES. IT IS THE RESPONSIBILITY OF THE RECIPIENT TO VERIFY THAT THE PRINTED OR PLOTTED-TO-SCALE DRAWING IS PRINTED TO SCALE.



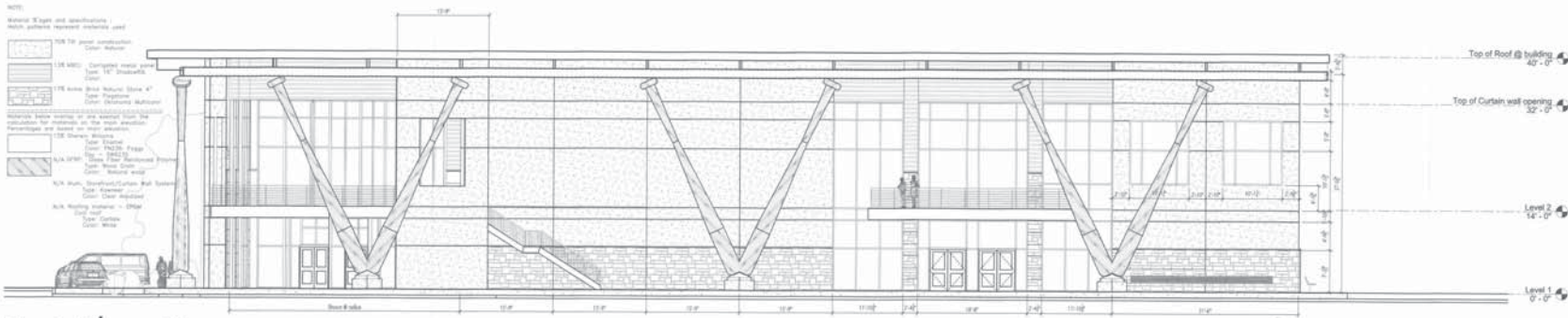
Plan View: Plan Rotated 0 Tilted 0  
Scale: 1 inch = 32 Ft.

PROJECT: CRUSHIT BASEBALL COMPLEX  
PROPOSED LIGHTING LAYOUT  
TO ACHIEVE SPECIFIED LEVELS  
DATE: 4/16/2015  
LIGHTING LAYOUT ORIGINATED BY: LIGHTING APPLICATION SCIENTISTS IN SAN ANTONIO, TEXAS

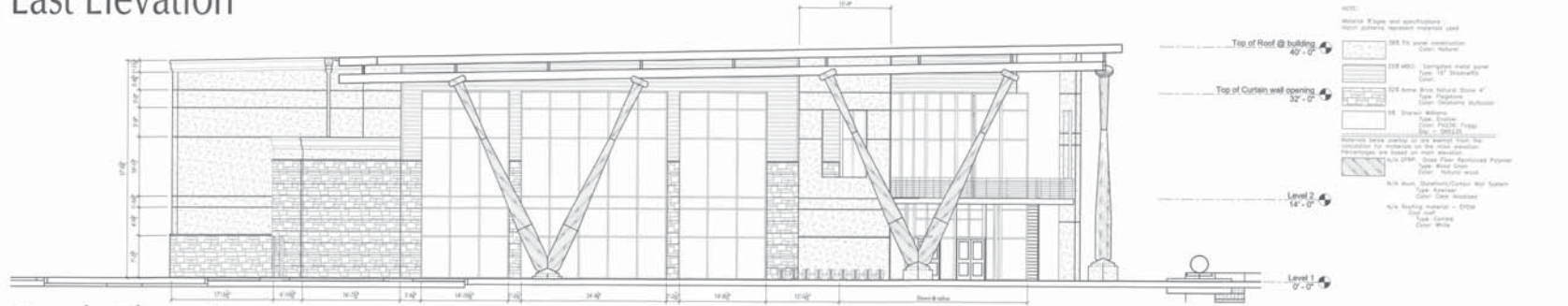
DESIGNED BY:  
J. JAQUES  
SCALE: AS SHOWN  
DATE: 05/13/2015  
PAGE 2 OF 2

FOR MORE APPLICATION SOFTWARES  
CONTACT US AT: 210-261-1111  
WWW.LIGHTINGAPPLICATIONSCIENTISTS.COM  
971-353-3099  
971-353-3077  
971-353-3078

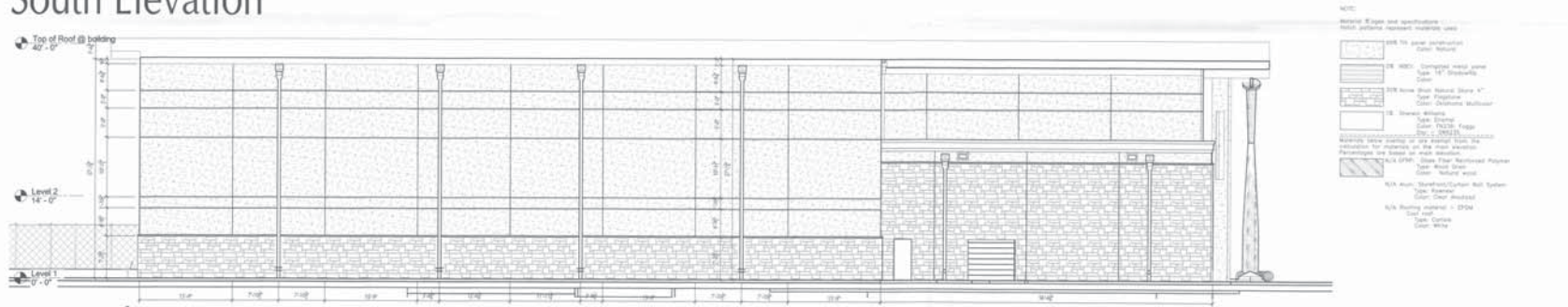
NOTES:  
1) THIS DRAWING IS THE PROPERTY OF LIGHTING APPLICATION SCIENTISTS. IT IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF LIGHTING APPLICATION SCIENTISTS.  
2) THE USER OF THIS DRAWING IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM ALL APPLICABLE AGENCIES AND AUTHORITIES.  
3) THE USER OF THIS DRAWING IS RESPONSIBLE FOR VERIFYING THE ACCURACY OF ALL DATA AND INFORMATION PROVIDED TO LIGHTING APPLICATION SCIENTISTS.  
4) THE USER OF THIS DRAWING IS RESPONSIBLE FOR VERIFYING THAT THE PRINTED OR PLOTTED-TO-SCALE DRAWING IS PRINTED TO SCALE.



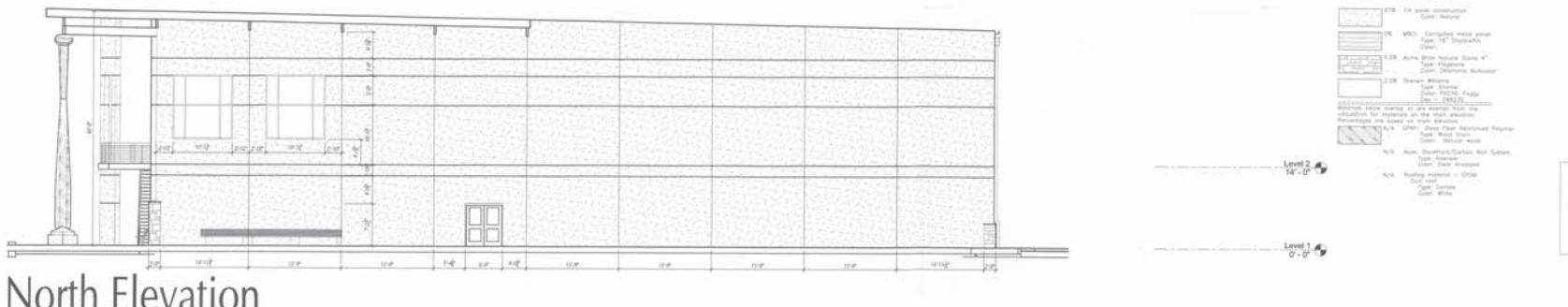
East Elevation



South Elevation



West Elevation



North Elevation

Preliminary - Not for Construction

201505 - Rockwall, TX  
 CI Sports Indoor Baseball Facility

Kenneth Smith  
 601 Development Dr., Ste. 102  
 Plano, Texas 75074

Structural Engineer  
 RTM Structural, PLLC  
 11701 Parkside, PE  
 3810 Gatewick Drive  
 Rockwall, Texas 75087  
 214.293.2503

M.E.P. Engineer  
 R-Squared Consult, Engrs  
 Richard L. Norris, P.E.  
 4720 Woodwater Lane  
 McKinney, Texas 75070  
 214.548.5118

Civil  
 Cross Engineering  
 Consultants, Inc.  
 Jonathan Hale  
 131 S. Tennessee Street  
 McKinney, Texas 75069  
 972.562.4409

Landscape  
 CDO Landscape Architects  
 & Planners  
 Gregory Craig  
 325 N. St. Paul St. Ste.300  
 Dallas, Texas 75201  
 972.463.4251

Crush-it Sports  
 PARTNERS IN ARCHITECTURE

Proj No: 201505  
 File: A2.01  
 Date: 2015.09.05  
 Scale:  
 Revisions:

Not for regulatory approval, permitting, or construction.

Sheet Name:  
 Exterior Elevations

Sheet Number  
**A2.01**

201505 - Rockwall, TX - CI Sports Indoor Baseball Facility

A2.01 - Exterior Elevations

