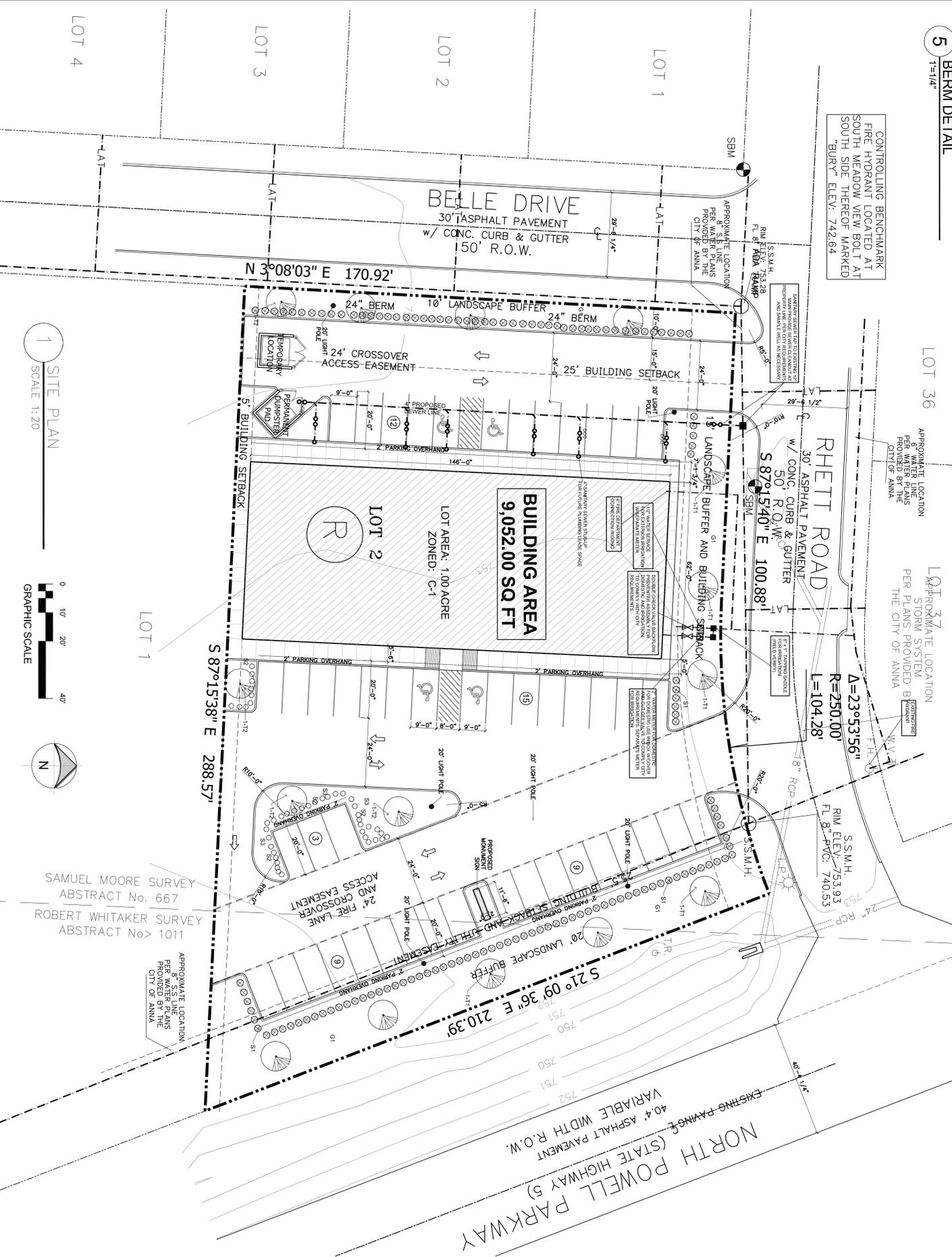


5 BERM DETAIL
1-1/4"

CONTROLLING BENCHMARK
FIRE HYDRANT LOCATED AT
SOUTH MEADOW VIEW BOLT AT
SOUTH SIDE THEREOF MARKED
"BURY" ELEV. 742.64

SITE BENCHMARK NO. 1
X-CUT FOUND ON
CONCRETE @ N.E. COR OF
LOT 1, BLOCK N
ELEV. 754.23



1 SITE PLAN
SCALE 1:20



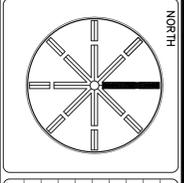
APPLICANT
MR MANAGEMENT, INC.

PROJECT
COMMERCIAL RETAIL DEVELOPMENT

LEGAL DESCRIPTION
LOT 2R, BLOCK R
TARA FARMS NO. 4
NORTH POWELL PARKWAY
CITY OF ANNA, TEXAS

NOTES

REVIEW



2 LANDSCAPE TABLES

1) All construction materials and placement not detailed below shall meet or exceed the standard specifications of the North Central Texas Council of Standard Specification. All concrete shall meet the quality on general paving standards sheet and shall receive a medium brush finish.

2) All concrete shall meet the quality on general paving standards sheet and shall receive a medium brush finish.

3) Property dimension lines must be checked on site in order to verify the information from the original subdivided lot recorded in the Plat and this site plan.

4) Site grading must be verified by a Professional Engineer.

5) Overall exterior dimension are up to the masonry finish material, depending the portion of the building. These limits match the foundation edge.

6) Metal awnings are for pedestrian use only.

7) FIRE LANE NO PARKING every 25' along the entire length on the fire lane. Such lanes shall be on the vertical surface of the curb when present.

8) Site details as per the city of Anna and TxDOT standard details.

9) 6" concrete thick paving #3 rebar @16" O.C. with 6" lime stabilized if called by soil test.

10) Building to have automatic fire sprinkler system.

11) SANITARY SEWER LATERALS SHOWN HERON ARE PER PLANS PROVIDED BY THE CITY OF ANNA

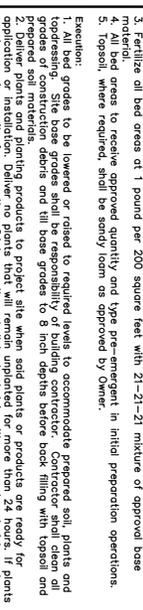
12) SANITARY SEWER LATERALS SHOWN HERON ARE PER PLANS PROVIDED BY THE CITY OF ANNA

3 SITE NOTES
NTS

LANDSCAPE SCHEDULE

NK	TYPE	BOTANICAL NAME	SIZE	HEIGHT	QTY	REMARKS
T1	CEDR ELM	ULMUS CRASSIFOLIA	3"	7'		CALIPER TO BE MEASURED 6" FROM THE GROUND
T2	LIVE OAK	QUERCUS VIRGINIANA	3"	7'		UPON PLANTING, CONTAINER GROWN.
S1	DWARF BURGERBOLLY	LEX CONJUNTA BURGERI NANA	5 GAL	18-24"		UPON PLANTING, CONTAINER GROWN.
S2	INDIAN HAWTHORN	RAPHILOPIS INICIA	5 GAL	12-18"		36" O.C.
S3	BIG BLUE EUROPE	LIROPE MUSCARI	4" POTIS	6"		36" O.C.
G1	BERMUDA GRASS	BERMUDA GRASS				SOLID SOD, ALTERNATE FOR HYDRICLOUCH

4 MONUMENT SIGN DETAILS
1-1/4"



EXISTING TREES SURVEY

ADDITIONAL NOTES:
1- ADDITIONAL PLANTERS AND FLOWER BEDS AROUND BUILDING ARE NOT INCLUDED ON BASE BID.
2- DETAILS ON PLANTERS TO BE DEFINED BY OWNER.
3- REFER FOR MONUMENT SIGN PLAN FOR DETAILS AND LOCATION OF IRRIGATION METER AND VALVES.



PRELIMINARY DRAWINGS
CONCEPT SITE PLAN

DRAWING NO. C-1.01

1303 McCoy Ct. City of Anna, Texas 214-883-8338

LOT 2R, BLOCK R TARA FARMS NO. 4 NORTH POWELL PARKWAY CITY OF ANNA, TEXAS

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