

GENERAL NOTES

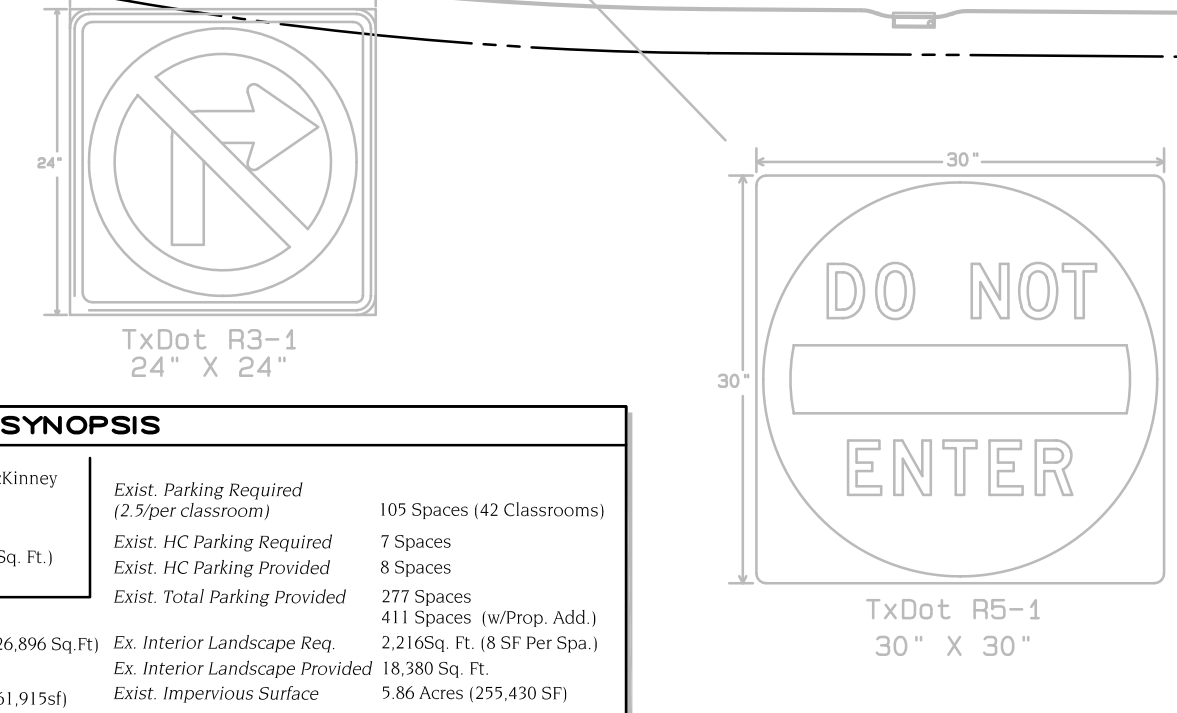
- All materials and construction shall be in accordance with the City of McKinney Standard Specifications and Construction Standards, and Standard Specifications for Public Works Construction prepared by North Central Texas Council of Governments (Latest Revision).
- Existing utilities are shown schematically and are for the contractor's guidance only. The location and/or elevation of existing utilities as shown on these plans are based on records of the various utility companies, and, where possible, measurements taken in the field. The contractor must call the appropriate utility company at least 48 hours prior to any excavation to request exact field location of utilities.
- The contractor shall be responsible for protecting all existing improvements in the construction of this project. The contractor is responsible for repairs of damage to any existing improvements during construction. Repairs shall be equal to or better than condition prior to construction.
- All paving dimensions are to the FACE of curb, where applicable, unless noted otherwise.
- All curb radii are 3' unless noted otherwise.
- All parking spaces are 9' x 18', unless noted otherwise.
- Firelanes shall be striped in accordance with the City of McKinney Requirements.
- Parking stripes shall be 4' wide, color shall be in accordance with the City of McKinney Requirements.

- The sanitation container screening walls will be brick masonry, stone masonry, or other architectural masonry finish, including a metal gate, primed and painted, and the sanitation container screening walls, gate, and pad site, will be constructed in accordance with the City of McKinney design specifications, subject to review and approval by the Sanitation Coordinator.
- Mechanical and heating and air conditioning equipment in non-residential uses shall be screened from view from the public right-of-way and from adjacent residential properties.
- The lighting for the subject property will be constructed in conformance with Chapter 58 Lighting and Glare Regulations of the City of McKinney Code of Ordinances.
- All private on-site directional and informational signage shall be provided and installed by the owner or owners contractor.

This property is not located in a 100 Year Flood Plain or in an identified flood hazard area as defined by the U. S. Department of Housing and Urban Development under the Flood Disaster Protection Act of 1973, as amended.

SYNOPSIS

Location	Ridge Road / US 380 - McKinney	Exist. Parking Required (2.5 per classroom)	105 Spaces (42 Classrooms)
Proposed Use	Parking Addition	Exist. HC Parking Required	7 Spaces
Lot Area (Gross)	5.876 Acres Ac. (255,953 Sq. Ft.) (Lot 1, Block A)	Exist. HC Parking Provided	8 Spaces
Lot 2, Block A		Exist. Total Parking Provided	411 Spaces (w/Prop. Add.)
Exist. Building Area	65,317 Sq. Ft. (2nd floor 26,896 Sq. Ft.)	Ex. Interior Landscape Req.	22,166 Sq. Ft. (8 SF Per Spa.)
Exist. Building Height	28'-0"	Ex. Interior Landscape Provided	18,380 Sq. Ft.
Exist. Bldg. Lot Coverage	11.6% of Site (112,962 / 561,915sf)	Exist. Impervious Surface	5.86 Acres (255,430 SF)



Owner
 McKinney Independent School District
 No. 1 Duvall Street
 McKinney, Texas 75069
 Telephone 469 742-4100

Engineer
 RLK Engineering, Inc.
 111 West Main Street
 Allen, Texas 75013
 Telephone 972 359-1733

SITE PLAN
McCLURE
ELEMENTARY SCHOOL
 Lot 1, Block A
 5.876 Acres Situated In The
 L. SEARCY SURVEY ~ ABST. 829
 MCKINNEY, COLLIN COUNTY, TEXAS

MISC. INFORMATION	REVISION	DATE	DESCRIPTION
<p>Bench Mark: 'X' Cut on Headwall along US380 Elevation= 610.82</p> <p>Temporary Bench Mark Set Bearing N35°44'50"E - 122.93' From 1/2" IR at Southwest Property Corner Elevation= 661.34</p>			

NOTE:
 Prior to beginning any construction or construction staking, it shall be the Contractor's responsibility to contact the civil engineer to insure that all parties are in possession of the most current set of construction documents.



RLK ENGINEERING, INC.
 111 West Main
 Allen, Texas 75013
 (972) 359-1733 Off
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 Texas Registration #579

CITY SITE PLAN			
M.I.S.D. McCLURE ELEMENTARY SCHOOL MCKINNEY, TEXAS			
DESIGNED BY: RLK Engineering	TECH REVIEW: RLK	DRAWING FILE: 17127 SITE PLAN.dwg	DRAWING SCALE: 1"=60'
DRAWN BY: RLK Engineering	PEER REVIEW: RLK	DRAWING DATE: April 18, 2018	PROJECT NUMBER: RLK: 17127
			SHEET: