

APPLICANT'S NAME: MARY KEILERS, R.L.A. CLARK CONDON ASSOCIATES, INC.  
APPLICANT'S ADDRESS: 10401 STELLA LINK RD., HOUSTON, TX 77025  
APPLICANT'S PHONE NUMBER: 713-871-1414  
DEVELOPMENT ADDRESS: 3050 VIRGINIA PKWY & 2890 VIRGINIA PKWY  
MCKINNEY TEXAS, 75070

DEVELOPMENT LOCATION:  
PARCEL 1: ABS A0891 W D THOMPSON SURVEY, BLK 1, TRACT 5, 20.477 ACRES  
PARCEL 2: ABS A0381 JAS HERNON SURVEY, TRACT 28, 9.0 ACRES  
PARCEL 3: ABS A0038 M W BAILEY SURVEY, TRACT 2, 25.0 ACRES  
PARCEL 4: ABS A0891 W D THOMPSON SURVEY, BLK 1 TRACT 23, 4.5338 ACRES  
PROPOSED USE: CITY OF MCKINNEY PARK  
BUILDING SIZE: (LEVEL 1) 1056 SF RESTROOM & (LEVEL 2) 573 SF STORAGE  
BUILDING HEIGHT: 48 FT  
ADJACENT LAND USES AND IMPROVEMENTS: EAST & WEST UNDEVELOPED, NORTH ADDITIONAL PARK PROPERTY

PARKING  
NUMBER OF REQUIRED PARKING SPACES: N/A  
NUMBER OF TOTAL PARKING SPACES: 128 SPACES  
NUMBER OF HANDICAP PARKING SPACES: 6 SPACES

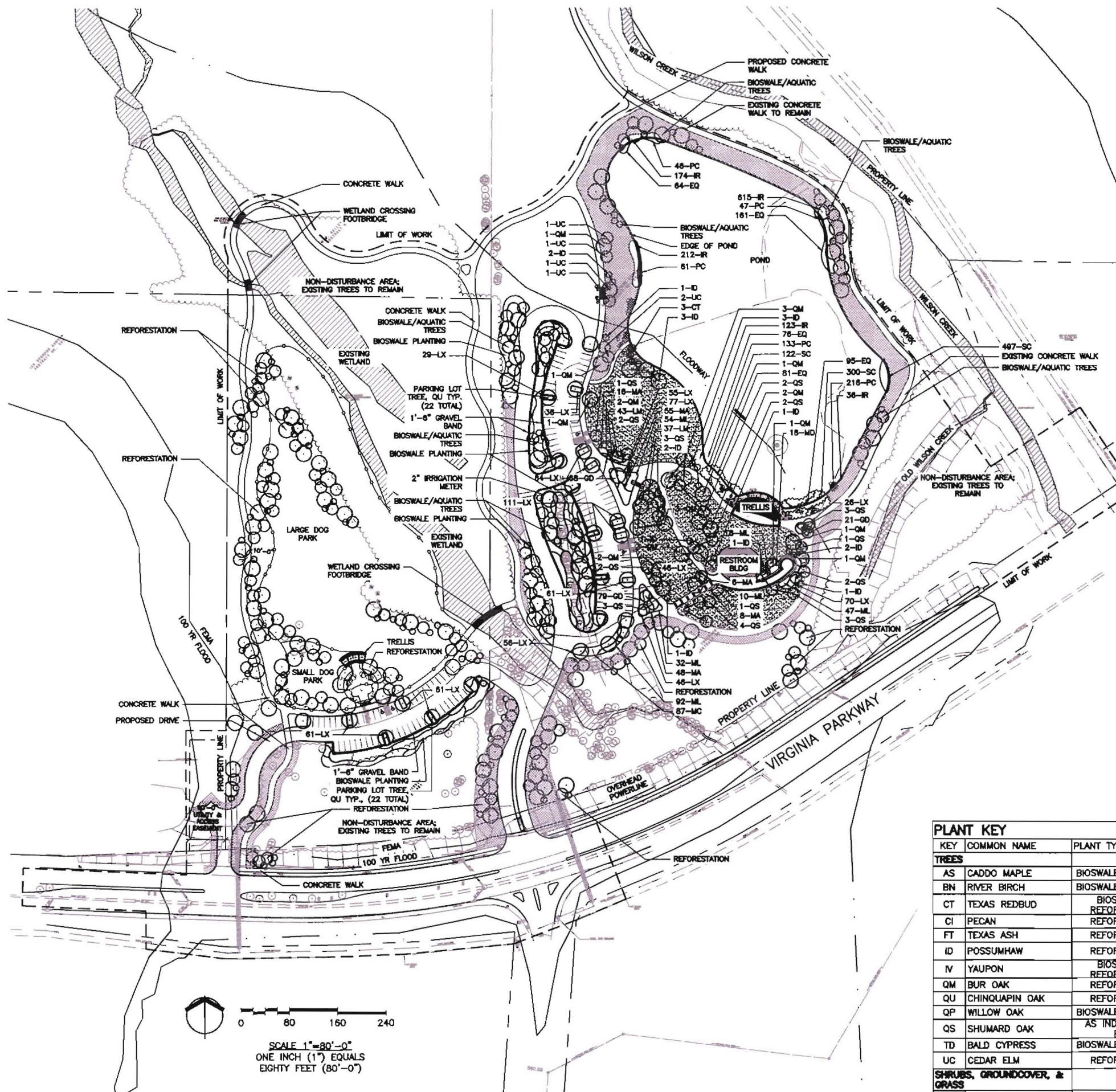
LANDSCAPE  
PERCENTAGE OF TOTAL SITE IN PERMANENT LANDSCAPING: MIN 15%  
PERCENTAGE OF STREET YARD IN PERMANENT LANDSCAPING: MIN 10%  
NUMBER OF REQUIRED PARKING LOT TREES: 13  
NUMBER OF PARKING LOT TREES PROVIDED: 22  
NUMBER OF REQUIRED STREET TREES: 34  
NUMBER OF STREET TREE PROVIDED: 0 (EXISTING TREES ON SITE)

SYMBOL	DESCRIPTION
[Pattern]	BUFFALO SOD AND NATIVE GRASS SEED
[Pattern]	BERMUDA GRASS SOD WITH PERMANENT IRRIGATION
[Pattern]	SHRUB & GROUNDCOVER WITH PERMANENT DRIP IRRIGATION
[Pattern]	SHRUB & GROUNDCOVER WITH TEMPORARY DRIP IRRIGATION

NOTES:  
1. REFERENCE SHEET L2.02 FOR PLANT SCHEDULE, NOTES & DETAILS.  
2. IRRIGATION SYSTEM SHALL BE PROVIDED.  
3. ALL TREES SHALL HAVE TEMPORARY BUBBLER IRRIGATION.  
4. PARKING LOT TREES SHALL BE 4" CALIPER MEASURED 6" ABOVE GRADE. REFERENCE PLANT SCHEDULE.  
5. ALL REQUIRED LANDSCAPE AREAS SHALL BE PROVIDED WITH AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM. THE IRRIGATION SYSTEM MUST BE EQUIPPED WITH RAIN AND FREEZE SENSORS AND AN EVAPOTRANSPIRATION WEATHER BASED CONTROLLER.

KEY	COMMON NAME	PLANT TYPE	LOCATION
<b>TREES</b>			
AS	CADDY MAPLE	BIOSWALE / AQUATIC	
BN	RIVER BIRCH	BIOSWALE / AQUATIC	
CT	TEXAS REDBUD	BIOSWALE / REFORESTATION	
CI	PECAN	REFORESTATION	
FT	TEXAS ASH	REFORESTATION	
ID	POSSUMHAW	REFORESTATION	
IV	YAUPON	BIOSWALE / REFORESTATION	
QM	BUR OAK	REFORESTATION	
QU	CHINQUAPIN OAK	REFORESTATION	
QP	WILLOW OAK	BIOSWALE / AQUATIC	
QS	SHUMARD OAK	AS INDICATED ON PLAN	
TD	BALD CYPRESS	BIOSWALE / AQUATIC	
UC	CEDAR ELM	REFORESTATION	
<b>SHRUBS, GROUNDCOVER, &amp; GRASS</b>			
CL	WOOD OATS	BIOSWALE	

GD	DALEA	AS INDICATED ON PLAN
IR	LOUISIANA IRIS	BIOSWALE
LA	PERENNIAL MIX 1*	BIOSWALE
LX	PERENNIAL MIX 2**	AS INDICATED ON PLAN
MD	TURK'S CAP	BIOSWALE
MA	GULF MUHLY	BIOSWALE
ML	LINDHEIMER'S MUHLY	AS INDICATED ON PLAN
MC	DWARF YAUPON	AS INDICATED ON PLAN
PI	FROG FRUIT	BIOSWALE
PV	SWITCHGRASS	BIOSWALE
<b>AQUATIC PLANTS</b>		
PC	PICKEREL WEED	AQUATIC
SC	LIZARDS TAIL	AQUATIC
EQ	SQUARE STEM SPIKE RUSH	AQUATIC



ISSUE	DATE
SITE PLAN REVIEW	3/28/2011
PLAN REVIEW RESUBMITTAL	4/11/2011
PLAN REVIEW RESUBMITTAL	4/25/2011



**BONNIE WENK PARK**  
PHASE I  
Landscape Improvements  
McKinney, Texas

OVERALL PLAN

DRAWN: MYK  
CHECKED: SSS  
SCALE: 1"=80'-0"  
DATE: APRIL 25, 2011  
CCA PROJECT NO: 110-070

SHEET:  
**L2.01**



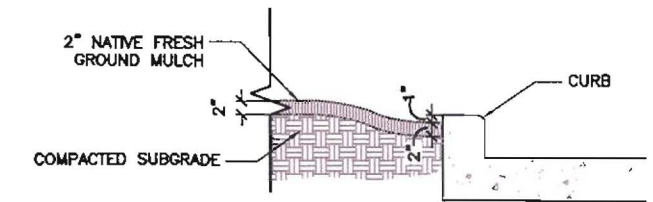
**PLANT SCHEDULE**

QTY	KEY	SCIENTIFIC NAME	COMMON NAME	SIZE	DESCRIPTION	PLANT TYPE LOCATION
<b>TREES</b>						
11	AS	ACER SACCHARUM 'CADD0'	CADD0 MAPLE	30 GAL	8'-10' HT, 4'-5" SPR, 1 1/2"-2" SPR	BIOSWALE / AQUATIC
9	BN	BETULA NIGRA	RIVER BIRCH	30 GAL	10'-12' HT, 5'-7" SPR, 2"-2.5" CAL	BIOSWALE / AQUATIC
42	CT	CERCIS TEXANA	TEXAS REDBUD	15 GAL	7'-9' HT, 3'-4' SPR, 1/2"-2 1/2" CAL	BIOSWALE / REFORESTATION
17	CI	CARYA ILLINOINENSIS	PECAN	30 GAL	10'-12' HT, 4'-5" SPR, 2"-2 1/2" CAL	REFORESTATION
30	FT	FRAXINUS TEXENSIS	TEXAS ASH	30 GAL	10'-12' HT, 4'-5" SPR, 2"-2 1/2" CAL	REFORESTATION
42	ID	ILEX DECIDUA	POSSUMHAW	15 GAL	5'-6" HT., 3'-4" SPR., 1 1/2"-2" CAL., MULTI-TRUNK, FULL BRANCHING TO GROUND	REFORESTATION
47	IV	ILEX VOMITORIA	YAUPON	15 GAL	5'-6" HT., 3'-4" SPR., 1 1/2"-2" CAL., MULTI-TRUNK, FULL BRANCHING TO GROUND	BIOSWALE / REFORESTATION
67	QM	QUERCUS MACROCARPA	BUR OAK	65 GAL	13'-14' HT, 6'-8" SPR, 3"-3 1/2" CAL	REFORESTATION
40	QU	QUERCUS MUEHLENBERGII	CHINQUAPIN OAK	100 GAL	13'-14' HT, 6'-8" SPR, 4" CAL	REFORESTATION
12	QP	QUERCUS PHELLOS	WILLOW OAK	30 GAL	11'-12' HT, 4'-5" SPR, 2"-2 1/2" CAL	BIOSWALE / AQUATIC
50	QS	QUERCUS SHUMARDII	SHUMARD OAK	65 GAL	13'-14' HT, 6'-8" SPR, 3"-3 1/2" CAL	AS INDICATED ON PLAN
28	TD	TAXODIUM DISTICHUM	BALD CYPRESS	65 GAL	12'-14' HT, 5'-6" SPR, 3 1/2"-4" CAL	BIOSWALE / AQUATIC
42	UC	ULMUS CRASSIFOLIA	CEDAR ELM	30 GAL	8'-10' HT, 5'-6" SPR, 2"-2 1/2" CAL, STRAIGHT TRUNK, FULL BRANCHING	REFORESTATION
<b>SHRUBS, GROUNDCOVER, &amp; GRASS</b>						
199	CL	CHASMANTHIUM LATIFOLIUM	WOOD OATS	1 GAL	15"-18" HT, 12"-15" SPR, 36" O.C.	BIOSWALE
101	GD	DALEA GREGGI	DALEA	1 GAL	6" HT, 9" SPR, 24" O.C.	AS INDICATED ON PLAN
2532	IR	IRIS SPP.	LOUISIANA IRIS	1 GAL	50 / 50 MIX OF YELLOW & PURPLE 15"-18" HT & SPR, 18" O.C.	BIOSWALE
696	LA		PERENNIAL MIX 1*	1 GAL/3 GAL	9" HT, 12" SPR, 24" O.C. / 18" HT, 18" SPR, 24" O.C.	BIOSWALE
1087	LX		PERENNIAL MIX 2**	1 GAL	9" HT, 12" SPR, 24" O.C.	AS INDICATED ON PLAN
387	MD	MALVAVISCUS ARBOREUS VAR. DRUMMONDII	TURK'S CAP	3 GAL	24" HT, 24" SPR, 36" O.C.	BIOSWALE
748	MA	MUHLENBERGIA CAPILLARIS	GULF MUHLY	3 GAL	18" HT, 18" SPR, 36" O.C.	BIOSWALE
235	ML	MUHLENBERGIA LINDHEIMERI	LINDHEIMER'S MUHLY	3 GAL	24" HT, 24" SPR, 36" O.C.	AS INDICATED ON PLAN
199	MC	ILEX VOMITORIA 'NANA'	DWARF YAUPON	3 GAL	18"-24" HT AND SPR, 36" O.C.	AS INDICATED ON PLAN
5025	PI	PHYLIA NODIFLORA VAR. INCISA	FROG FRUIT	1 GAL	6" HT, 9" SPR, 24" O.C.	BIOSWALE
220	PV	PANICUM VIRGATUM	SWITCHGRASS	1 GAL	15"-18" HT, 12"-15" SPR, 48" O.C.	BIOSWALE
<b>AQUATIC PLANTS</b>						
503	PC	PONTERDERIA CORDATA	PICKEREL WEED	1 GAL	PLANTING DEPTH 0"-6", 18" OC	AQUATIC
919	SC	SAURURUS CERNUUS	LIZARDS TAIL	1 GAL	PLANTING DEPTH 0"-6", 18" O.C.	AQUATIC
577	EQ	ELEOCHARIS QUADRANGULATA	SQUARE STEM SPIKE RUSH	1 GAL	PLANTING DEPTH 0"-6", 18" O.C.	AQUATIC

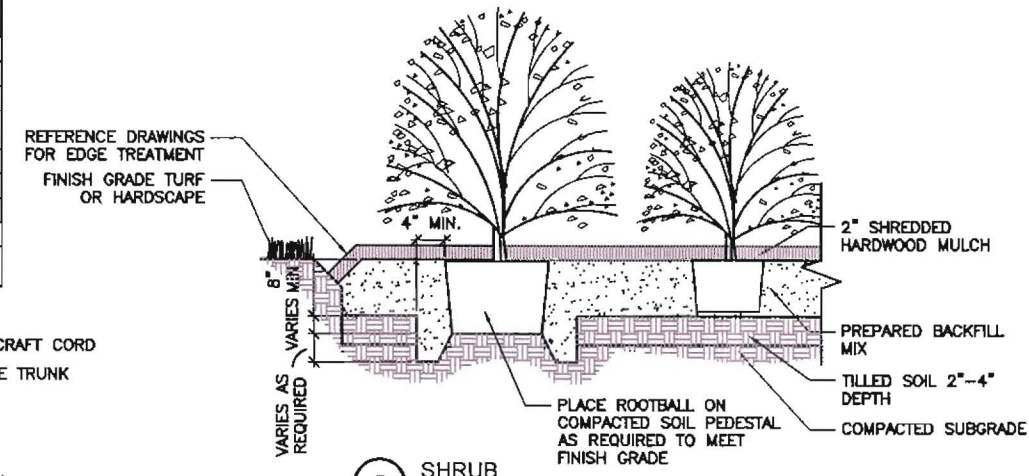
**PLANT SCHEDULE NOTES:**  
 1. PERENNIAL MIX SPECIES SHALL BE PLANTED IN CLUSTERS OF THREE.  
 2. MIX PLANTS ON SITE IN THE FOLLOWING RATIOS:  
 \*PERENNIAL MIX 1 - 30% PHYSOSTEGIA INTERMEDIA (OBEDIENT PLANT) - 1 GAL  
 30% PENSTEMON TENIUS (BRAZOS PENSTEMON) - 1 GAL  
 20% SABAL MINOR (DWARF PALMETTO) - 3 GAL  
 \*\* PERENNIAL MIX 2 - 30% SCHIZACHYRIUM SCOPARIUM (LITTLE BLUESTEM)  
 15% TAGETES LEMMONII (COPPER CANYON DAISY)  
 15% RUDBECKIA FULGIDA (BLACK-EYED SUSAN)  
 20% LANTANA HORRIDA (TEXAS LANTANA)  
 20% EUPATORIUM GREGGI (GREG'S MIST FLOWER)  
 3. PLANT TYPE LOCATION INDICATES THE TYPE OF PLANTS LOCATED IN EACH AREA DESIGNATED ON THE DRAWINGS.



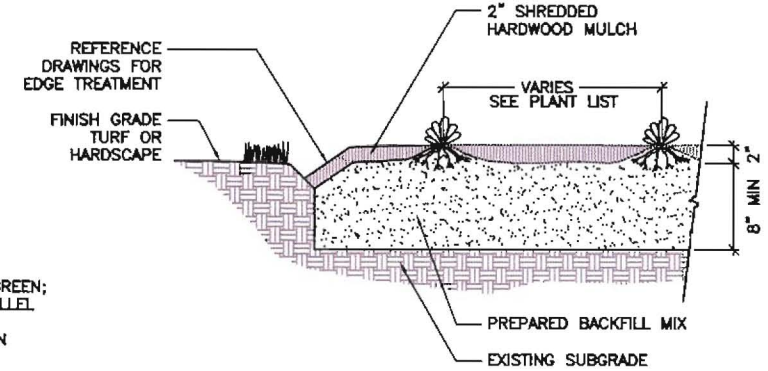
10401 Stella Link Road Houston, Texas 77025  
 TEL 713 871.1414 FAX 713 871.0888  
 www.clarkcondon.com



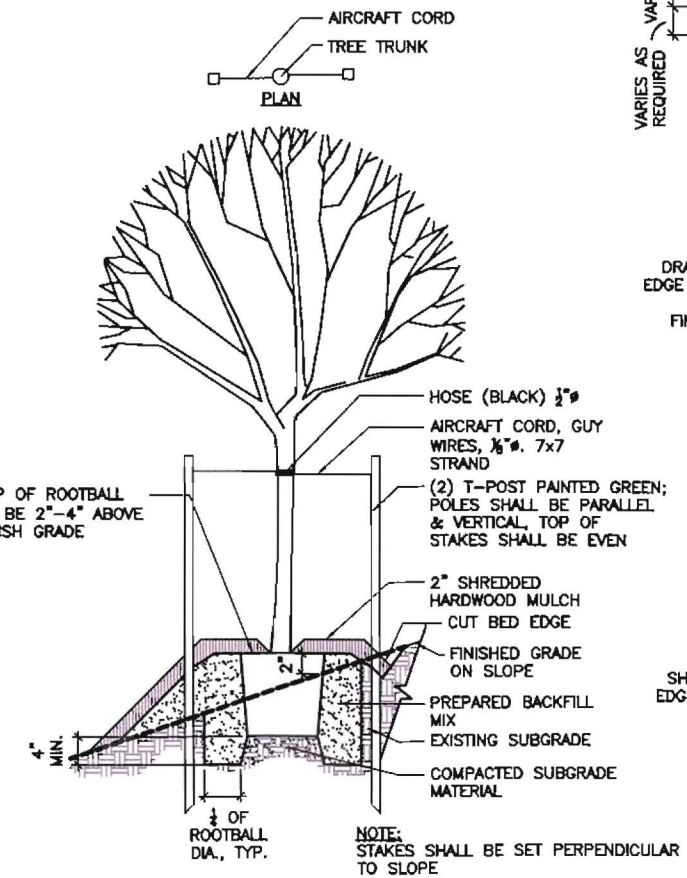
**D MULCH BED AT HARDSCAPE SECTION** NTS



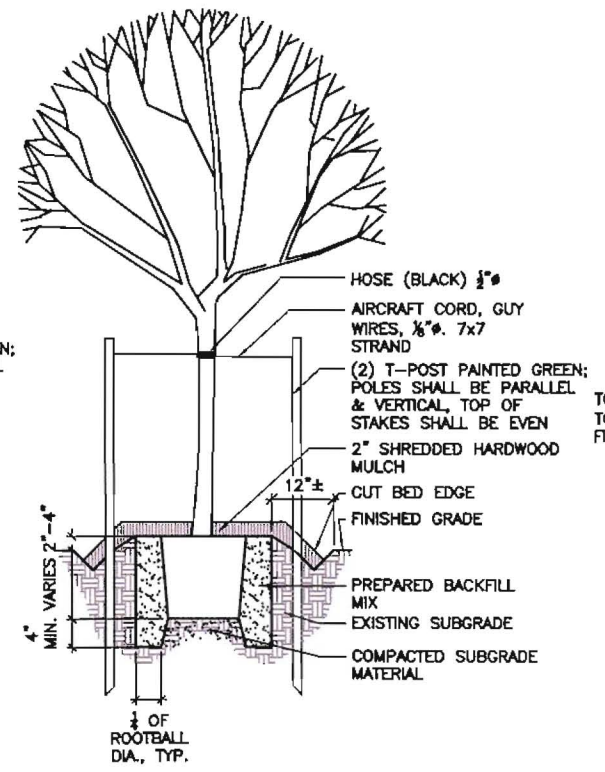
**C SHRUB SECTION** NTS



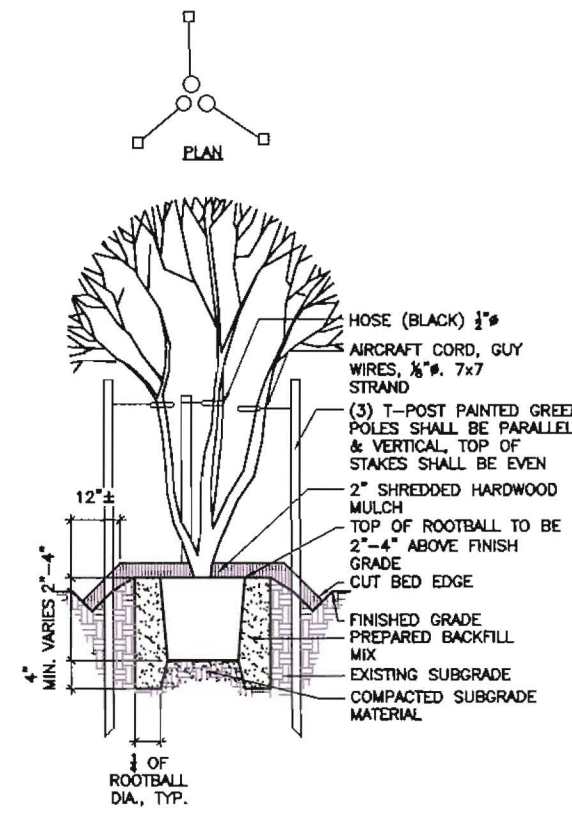
**B GROUNDCOVER SECTION** NTS



**E TREE ON SLOPE SECTION** NTS



**F TREE STAKING/PLANTING SECTION** NTS



**G MULTI-TRUNK TREE STAKING/PLANTING SECTION** NTS

ISSUE	DATE
SITE PLAN REVIEW	3/28/2011
PLAN REVIEW RE-SUBMITTAL	4/11/2011
PLAN REVIEW RE-SUBMITTAL	4/25/2011



**BONNIE WENK PARK**  
 PHASE I  
 Landscape Improvements  
 McKinney, Texas

**PLANTING DETAILS & NOTES**

DRAWN: MYK  
 CHECKED: SSS  
 SCALE: AS NOTED  
 DATE: APRIL 25, 2011  
 CCA PROJECT NO: 110-070

SHEET:

**L2.02**

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