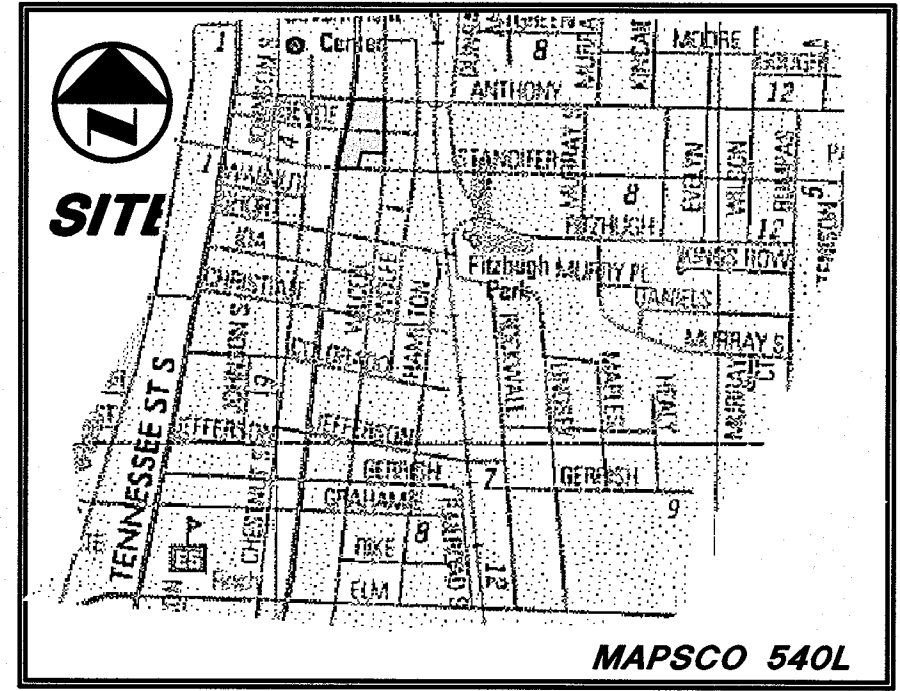
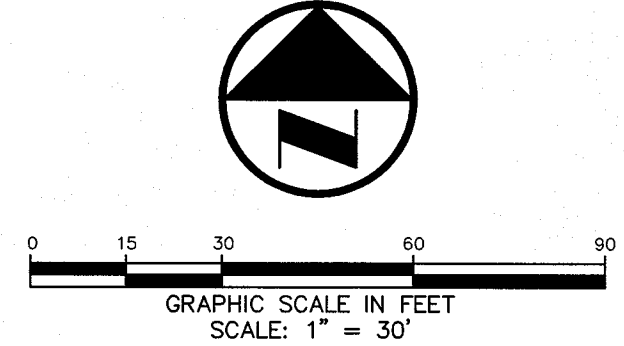


WSP:HAM 06/02/2015 - 3:32PM 15-CHICKEN EXPRESS-HWY 5 CIVIL 3D DWG:1603-14-079-SITE.DWG
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VICINITY MAP
NOT TO SCALE



SITE DATA SUMMARY TABLE

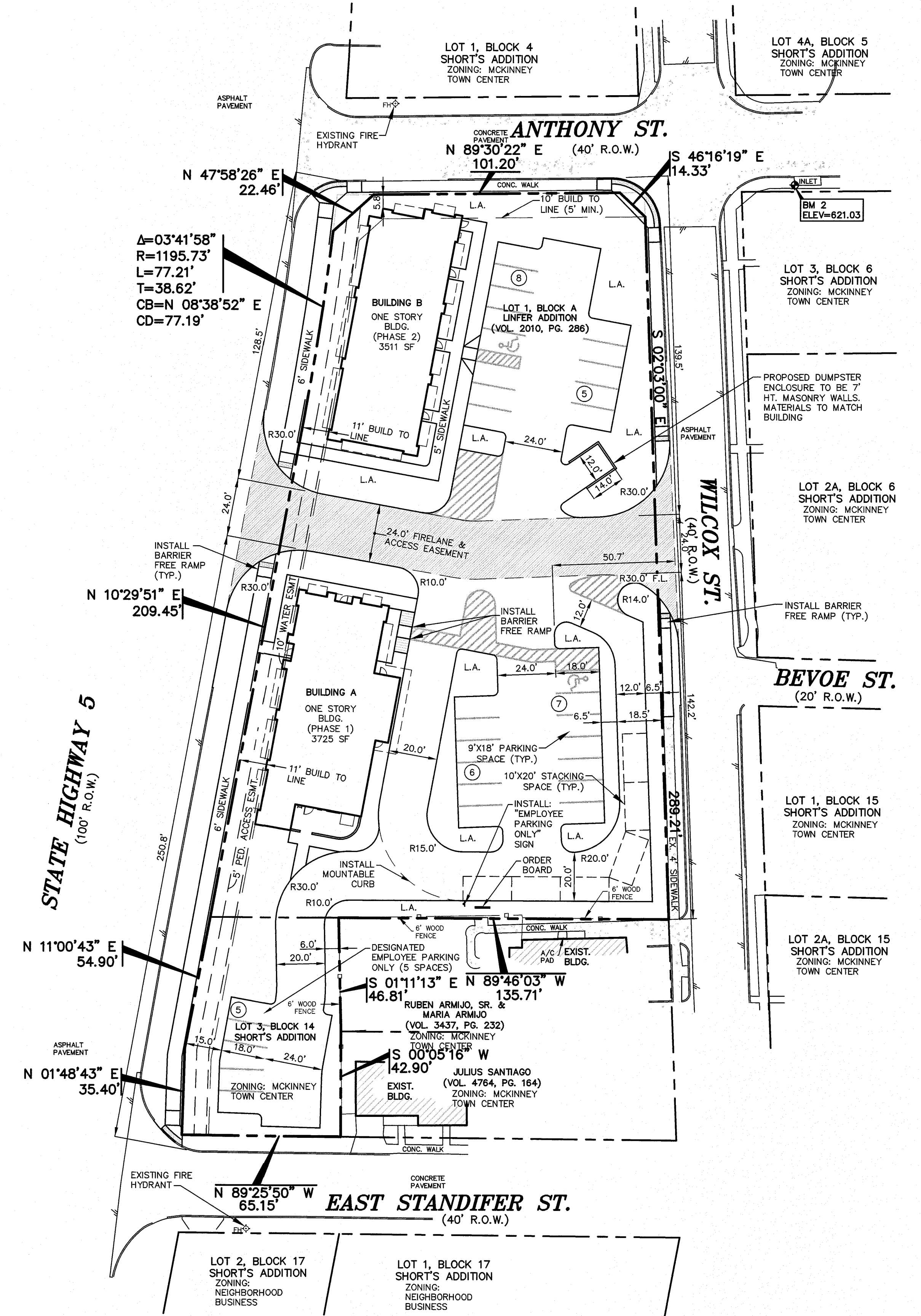
ITEM	LOT 1R
ZONING	McKINNEY TOWN CENTER
PROPOSED USE	RESTAURANT
LOT AREA (SF/ACRES)	51,741/1.1878
BUILDING (SF) PHASE 1	3725
BUILDING (SF)-TOTAL	7236
BUILDING HEIGHT (FT)	25'-0"
LOT COVERAGE (%) - PHASE 1	14.12%
LOT COVERAGE (%) - TOTAL	27.43%
FLOOR AREA RATIO - PHASE 1	0.141:1
FLOOR AREA RATIO - TOTAL	0.274:1
PARKING REQUIRED (1/500 SF)	14 SPACES
HANDICAPPED PARKING REQUIRED	2 SPACES
PARKING PROVIDED	31 SPACES
HANDICAPPED PARKING PROVIDED	2 SPACES
IMPERVIOUS AREA (SF)	26,382

CITY OF MCKINNEY SITE PLAN NOTES:

- 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.
- MECHANICAL AND HEATING AND AIR CONDITIONING EQUIPMENT IN NONRESIDENTIAL 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.

NOTE:
ALL DIMENSIONS ARE FROM FACE OF CURB TO FACE OF CURB, UNLESS OTHERWISE NOTED.

ADA ROUTE
NOTE:
MAXIMUM SLOPE FOR ALL ADA PATHS 5% MAX. CROSS FALL IS 2% FOR THE FIRST FIVE FEET FROM THE DOOR A 2% SLOPE (MAX.) MUST BE MAINTAINED



- FRANCHISE UTILITY NOTES:**
- CITY OF MCKINNEY (972) 547-7340
 - ONCOR ELECTRIC - (903) 869-8242 - MR. MARK BAILEY
 - ATMOS ENERGY (GAS) - (214) 733-5122 - MR. DAVID COKER
 - TIME WARNER CABLE - (972) 742-5892
 - AT&T TELEPHONE - (972) 569-4760 - MR. KEITH HELM

BENCH MARK LIST:

BENCHMARK #1
CITY OF MCKINNEY MONUMENT 44,
1/2 MI. EAST OF HWY 5 ON FM 546 CAP ON CULVERT.
ELEVATION = 594.845

BENCHMARK #2
SQUARE CUT AT THE SOUTHWEST CORNER OF A CURB INLET LOCATED AT THE SOUTHEAST CORNER OF THE INTERSECTION OF ANTHONY STREET AND WILCOX STREET.
ELEVATION = 621.03

CAUTION!!!
UNDERGROUND UTILITIES ARE LOCATED IN THIS AREA. 48 HOURS PRIOR TO ANY CONSTRUCTION ACTIVITIES, CONTACT LINE LOCATES FOR FRANCHISE UTILITY INFO. CALL BEFORE YOU DIG.
TEXAS EXCAVATION SAFETY SYSTEM (TESS)
1-800-344-8377
TEXAS ONE CALL SYSTEMS
1-800-245-4545
LONE STAR NOTIFICATION CENTER
1-800-669-8344 EXT. 5

BEFORE YOU DIG...

PROJECT INFORMATION
CHICKEN EXPRESS
BLOCK A, LOT 1, LINFER ADDITION & BLOCK 14, LOT 3 SHORT'S ADDITION
CITY OF MCKINNEY, TEXAS
PROPOSED USE: DRIVE THRU RESTAURANT
ZONING: McKinney Town Center

DEVELOPER
MR. STAN POUNDS
POUNDS PARTNERS
1001 WESTWOOD COURT
ALLEN, TEXAS 75013
(972) 359-9011 (PHONE)

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW UNDER THE AUTHORITY OF ARLYN W. SAMUELSON, P.E. 95877 ON 05-16-2015. IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING OR PERMIT PURPOSES.

RECEIVED
By Planning Department at 9:49 am, Jun 03, 2015

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Engineer: ARLYN W. SAMUELSON, P.E.
P.E. No.: 95877
Date: 05-16-2015

POGUE
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www.PogueEngineering.com

SITE PLAN
CHICKEN EXPRESS
BLOCK A, LOT 1, LINFER ADDITION & BLOCK 14, LOT 3 SHORT'S ADDITION
CITY OF MCKINNEY, TEXAS

SHEET NO.
C1.01