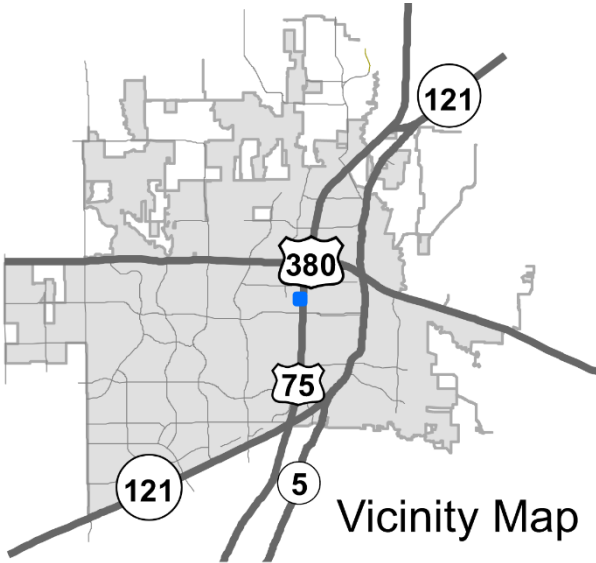
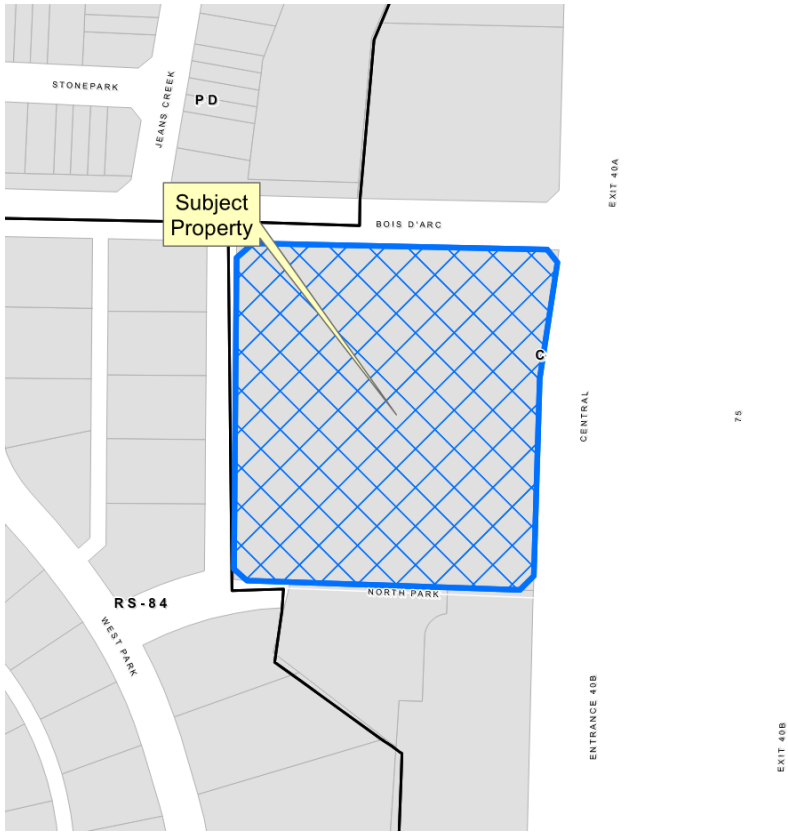


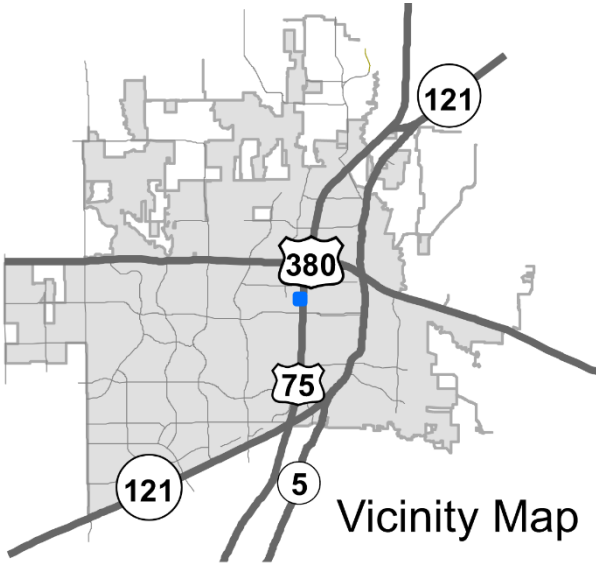
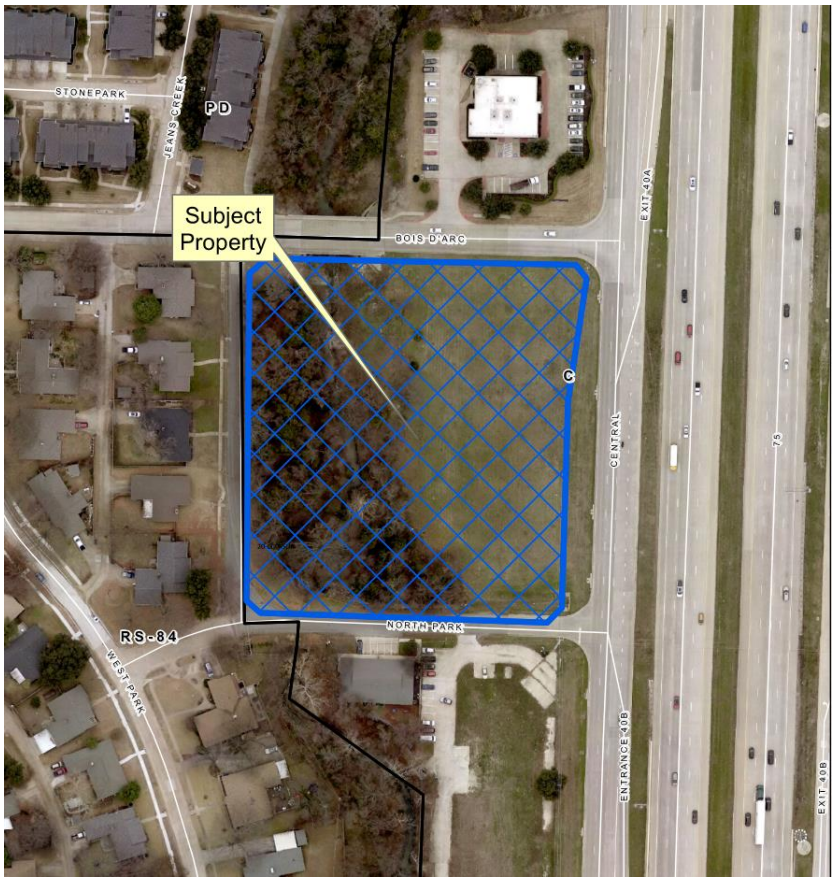
Best Price Auto SUP

22-0003SUP

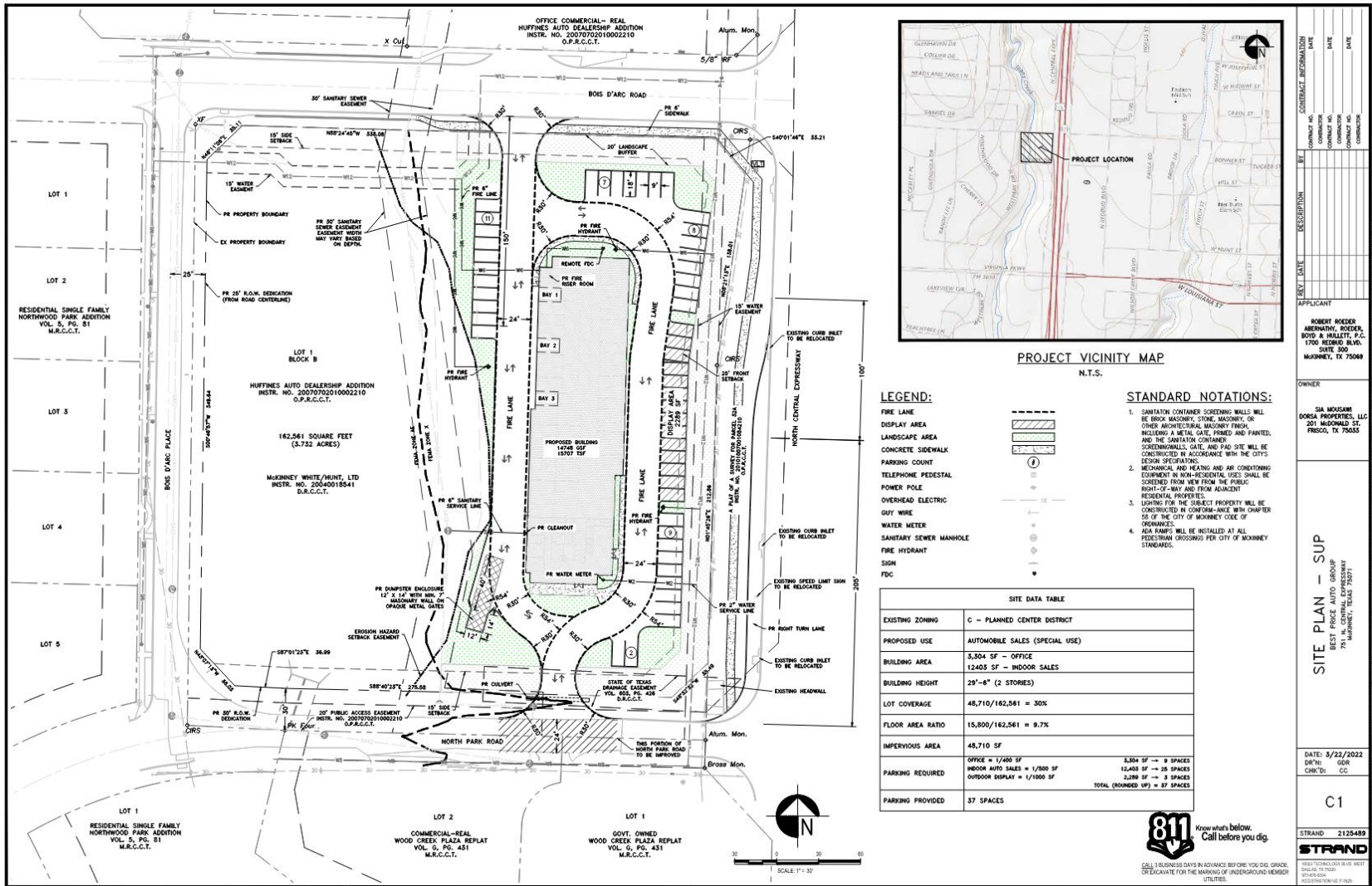
Location Map



Aerial Exhibit

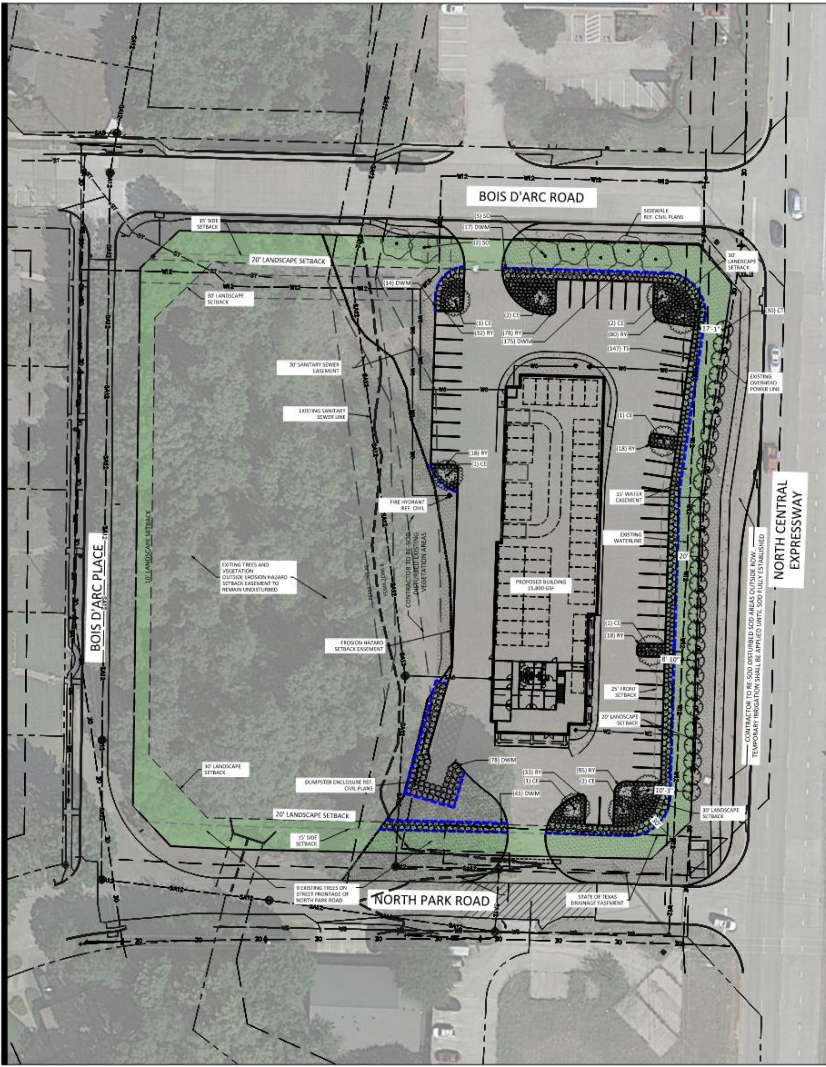


Proposed SUP Exhibit



CONTRACT INTEREST/ISSUE DATE	
CONTRACT NO.	
CONTRACTOR	
CONTRACT NO.	
CONTRACTOR	
CONTRACT NO.	
CONTRACTOR	
APPLICANT	ROBERT KOLBY AGENCY, P.C. BOY & HULLITT, P.C. 1700 MIDCOURT BLVD. SUITE 300 MCKINNEY, TX 75069
OWNER	SIA MOUSAWI DORSA PROPERTIES, LLC 301 MIDCOURT BLVD. FRISCO, TX 75033
SITE PLAN - SUP	
BEST PRICE AUTO GROUP 175 HARMONY, TEXAS 75017	
DATE: 5/22/2022	DW: GDR
	CHK'D: CC
C1	
STRAND 2125489	
STRAND	
CALL FOR BUSINESS DATES IN ADVANCE BEFORE YOU GO. GOOD OFFICERS ARE FOR THE HONOR OF UNDERGROUND UTILITY.	

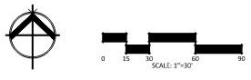
Proposed Landscape Plan



LANDSCAPE REQUIREMENTS				
STREET TREE REQUIREMENTS				
STREET FRONTAGE	LINEAR FEET	REQUIREMENTS	REQUIRED	PROVIDED
BOIS D'ARC ROAD	370	1 CANOPY TREE / 40 LF	10	7 PROPOSED TREES PLUS 3 EXISTING TREES
NORTH CENTRAL EXPRESSWAY	387	1 CANOPY TREE / 40 LF	10	10
NORTH PARK ROAD	350	1 CANOPY TREE / 40 LF	9	9 EXISTING TREES
BOIS D'ARC PLACE	383	1 CANOPY TREE / 40 LF	10	EXISTING TREES
STREET YARD LANDSCAPE AND LANDSCAPE SETBACK REQUIREMENTS				
LOCATION	STREET YARD	STREET YARD LANDSCAPE PROVIDED	LANDSCAPE SETBACK REQUIRED	LANDSCAPE SETBACK PROVIDED
BOIS D'ARC ROAD	15' SETBACK	96%	20 FT	20 FT
NORTH CENTRAL EXPRESSWAY	25' SETBACK	82%	20 FT	20 FT
NORTH PARK ROAD	15' SETBACK	96%	20 FT	20 FT
BOIS D'ARC PLACE	15' SETBACK	100%	10 FT	10 FT
ROW CORNER CLIP			30 FT	30 FT
PARKING LOT LANDSCAPE REQUIREMENTS				
PARKING LANDSCAPE	REQUIREMENTS	REQUIRED	PROVIDED	
ISLAND	ONE ISLAND / TERMINUS PARKING ROW	10	10	
PARKING TREE	ONE TREE / 30 SPACES ONE CANOPY TREE / PARKING ISLAND; ONE TREE 65' WITHIN EVERY PARKING	10	10	
LANDSCAPE IN ISLAND	MINIMUM 50% LIVING PLANT MATERIAL; MAXIMUM 50% MULCH OR DECOMPOSED GRANITE			YES

SEC 146-135(E)(4):
 NO TREE SHALL BE PLANTED CLOSER THAN FOUR FEET TO A RIGHT-OF-WAY LINE NOR CLOSER THAN EIGHT FEET TO A PUBLIC UTILITY LINE-WATER OR SEWER.
 SEC 146-135(D)(2)(E):
 ALL REQUIRED LANDSCAPE AREAS SHALL BE PROVIDED WITH AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM WITH RAIN AND FREEZE SENSORS. THE IRRIGATION SYSTEM SHALL BE DESIGNED BY A QUALIFIED PROFESSIONAL AND INSTALLED BY A LICENSED IRRIGATOR.

PLANT SCHEDULE							
CANOPY TREE	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	HEIGHT	SPREAD	REMARKS
Symbol 1	SO	7	QUERCUS SHUMARDII SHUMARD RED OAK	100GAL, 4" CAL.	12'-14'	8'-10'	CONTAINER GROWN; FULL HEAD; BRANCHING AT 4'-6"; MATCHED.
	CE	11	ULMUS CRASSIFOLIA CEDAR ELM	100GAL, 4" CAL.	12'-14'	8'-10'	CONTAINER GROWN; FULL HEAD; MATCHED.
ORNAMENTAL TREE	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	HEIGHT	SPREAD	REMARKS
Symbol 2	CT	36	YUCCA AETHIOPICA CACTUS TREE	10GAL, 2" CAL.	8'-10'	4'-6'	MULTI TRUNK; WELL ROOTED
	RY	362	HEPERALDE PARVIFLORA RED YUCCA	3G	18"	18"	FULL-TO-GROUND; PLANT 24" O.C.
SHRUBS	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	HEIGHT	SPREAD	REMARKS
Symbol 3	TS	247	LEUCOPHYLLUM CANADICUM TEXAS SAGE	3G	12"	18"	FULL PLANT 30" O.C.
	DWM	608	AFRICA FLUILLA DWARF SOUTHERN WINK MYRTLE	5G	20"	24"	TAWARDON PLANT FARM PLANT 30" O.C.
MULCH/SARVEL	CODE	QTY	BOTANICAL / COMMON NAME	SIZE	HEIGHT	SPREAD	REMARKS
Symbol 4	MUL	6,078 SF	SHREDED HARDWOOD MULCH				TREE UNDERSTORY DOUBLE SHREDED HARDWOOD MULCH. INSTALL MULCH AT 3" DEPTH.
	SD	24,388 SF	CYNODON DACTYLON 'TIPWAY 451' TIPWAY 451 BERBERIS GRASS				INSTALL ON 4" OF SCREENED TOPSOIL FREE OF DEBRIS, GRAVEL, AND/OR ROCKS. PLANT GRASS EDGE TO EDGE WITH STaggerED ROWS; FORCE WITH SHARP SAND BARRED TO FILL JOINTS. ROLL TO COMPACT. IRRIGATING AND PROVIDE COMPLETE SOIL CONTACT.
STEEL EDGING	CODE	QTY	DESCRIPTION				
Symbol 5	SED	925 LF	INSTALL STEEL EDGING 3/8" X 4" WITH 12" STAKES, GREEN IN COLOR. ONLY INSTALL WHERE SHOWN ON PLANS.				



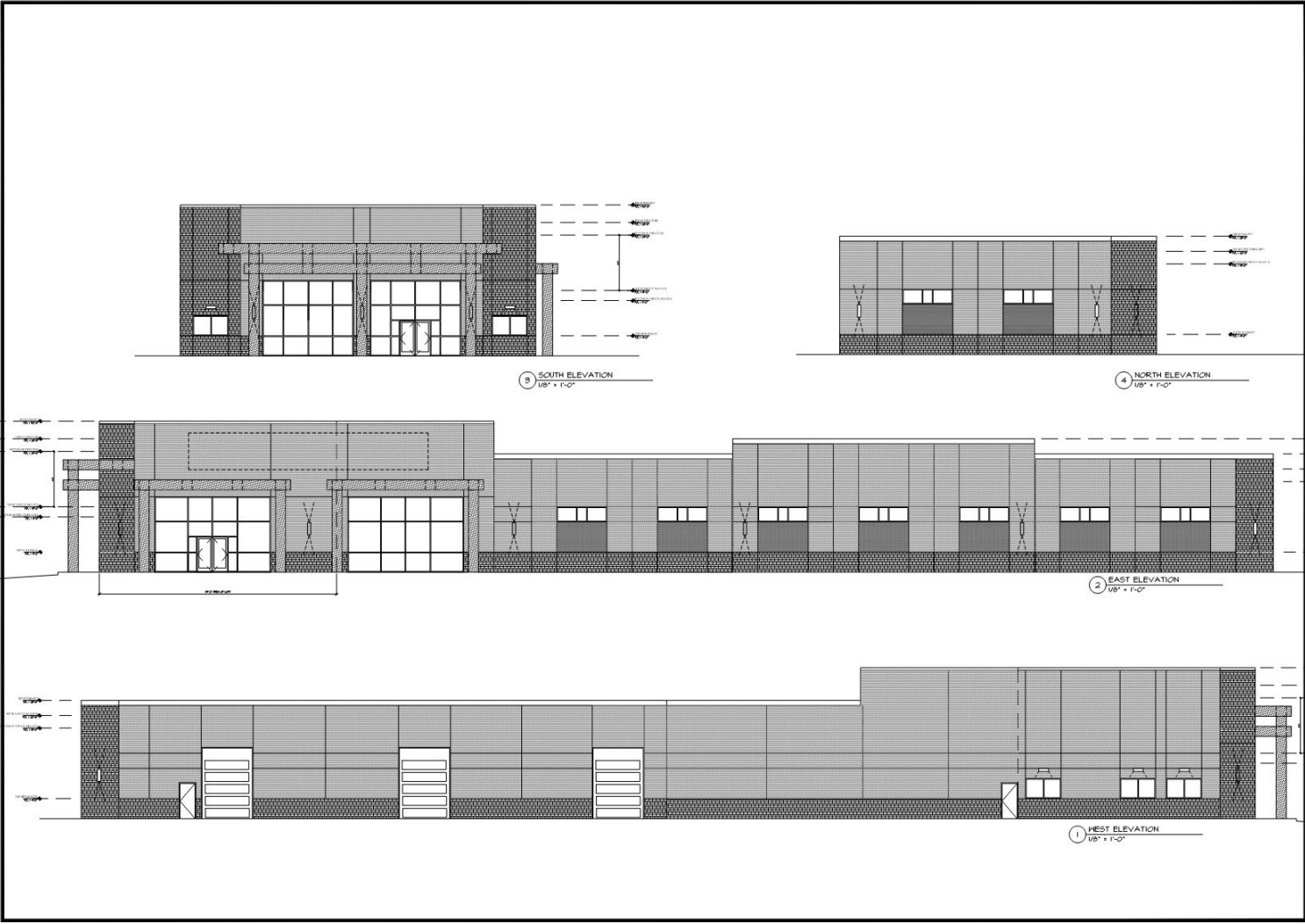
STRAND
 ARBOR TECHNOLOGY GROUP
 10700 WEST DALWAY PK. #1300
 WEST WOODHOLLOW, TX 75090
 P: 972.958.1000 F: 972.958.1009
 WWW.STRANDTX.COM

STRAND PROPERTIES, LLC
 1601 MARSHALL ST.
 FORT WORTH, TX 76104
 P: 817.772.7500 F: 817.772.7501
 WWW.STRANDTX.COM

DATE: 8/23/2022
 DRAWN: XH
 SHEET TITLE: LANDSCAPE PLANTING PLAN
 SHEET NO: LP.01
 STRAND: 2123489

BEST PRICE AUTO GROUP
 705 N CENTRAL EXPRESSWAY
 MCKINNEY, TEXAS 75071

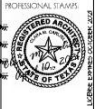
Proposed Elevations



BEST PRICE AUTO GROUP
 751 N. CENTRAL EXPRESSWAY
 MCKINNEY, TX 75071



T. J. B. ARCHITECTS, P.C.
 218 289 0196



REVISIONS
 10 APR 2021
 PERMIT SET

NO. 2041
 DATE: 21 APR 2021
 EXTERIOR
 ELEVATIONS
 A5.1

