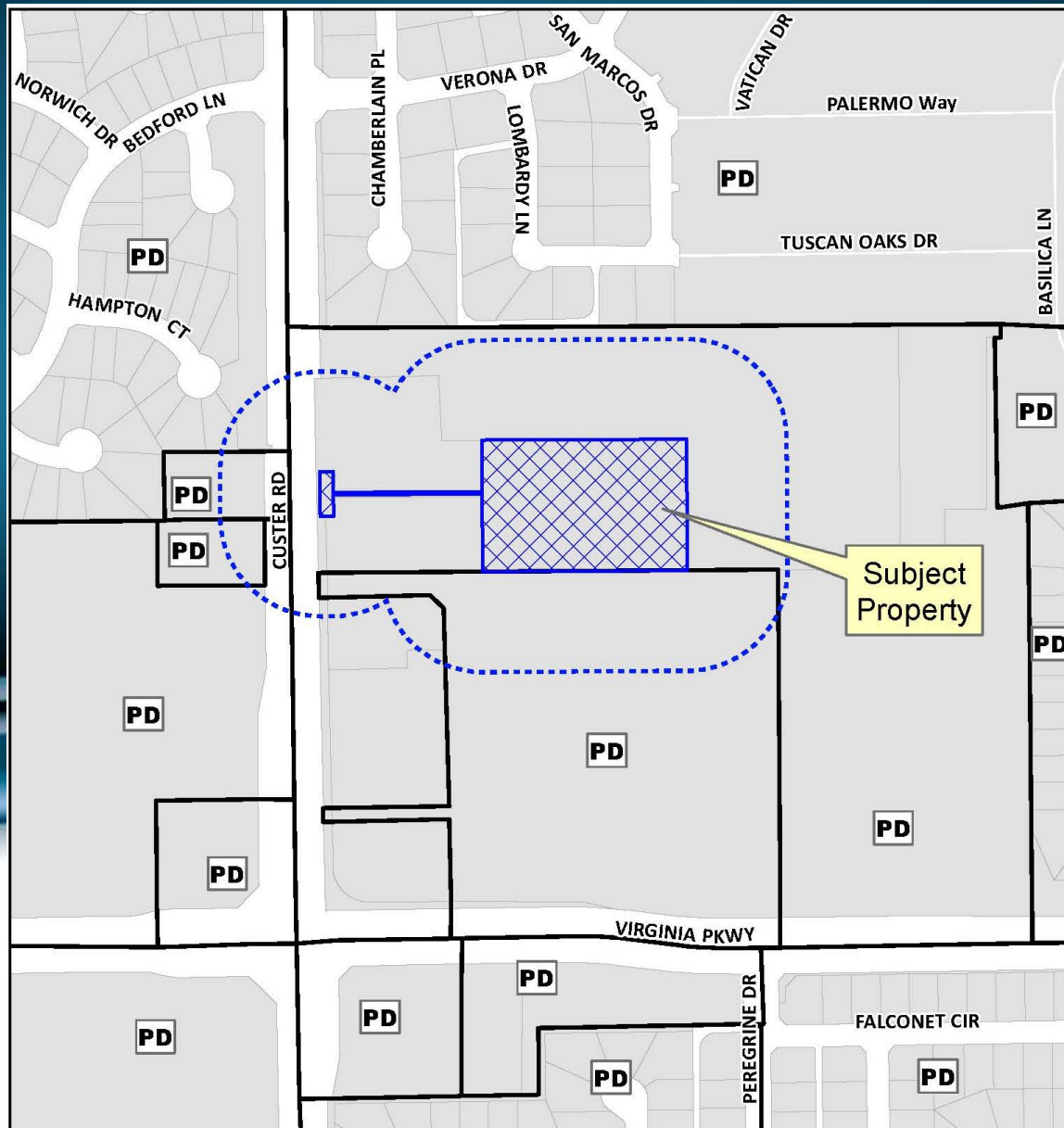


Case No. 13-045SUP

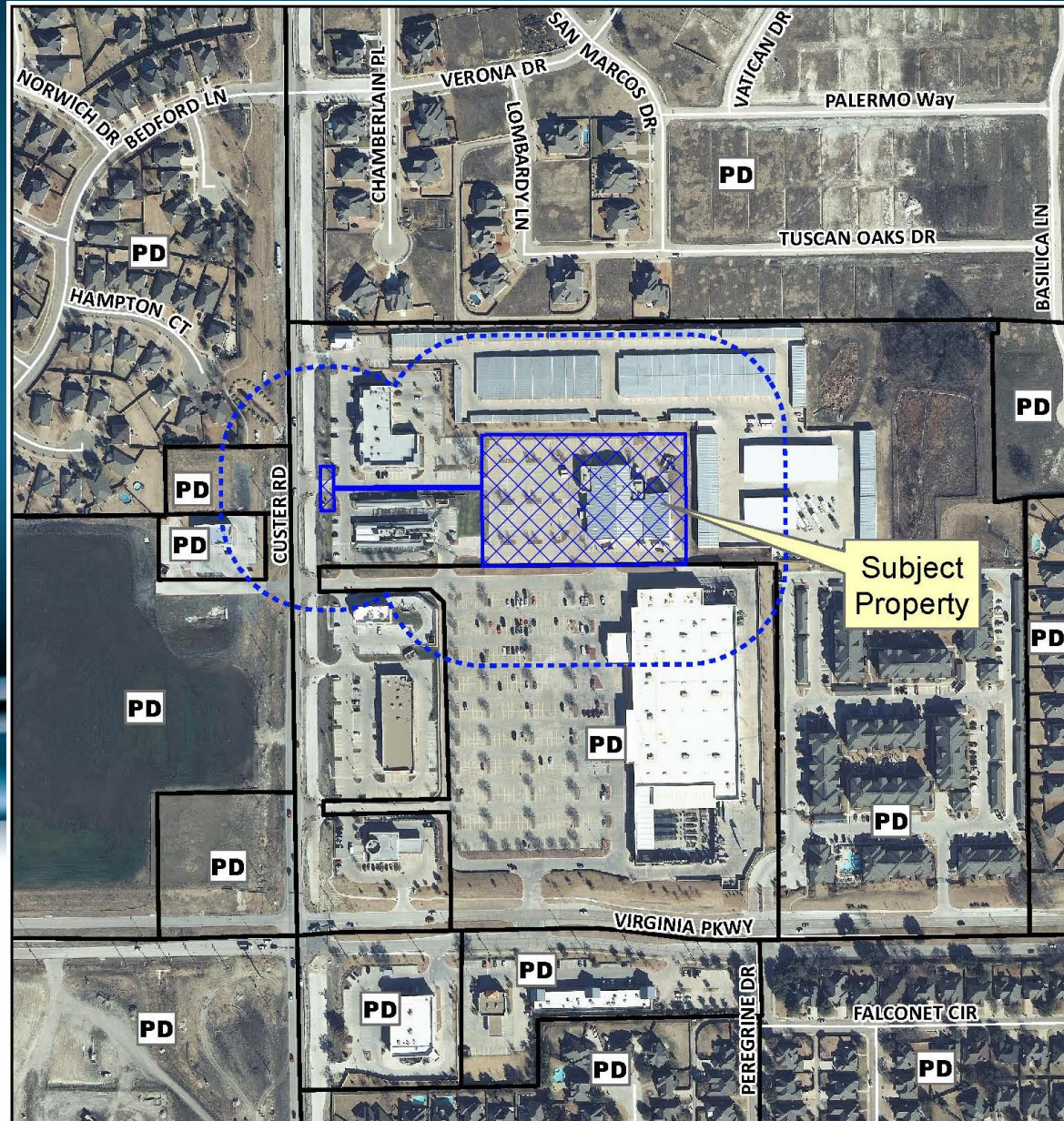
Located on the East Side of
Custer Road and Approximately 950
Feet North of Virginia Parkway



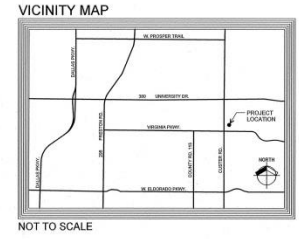
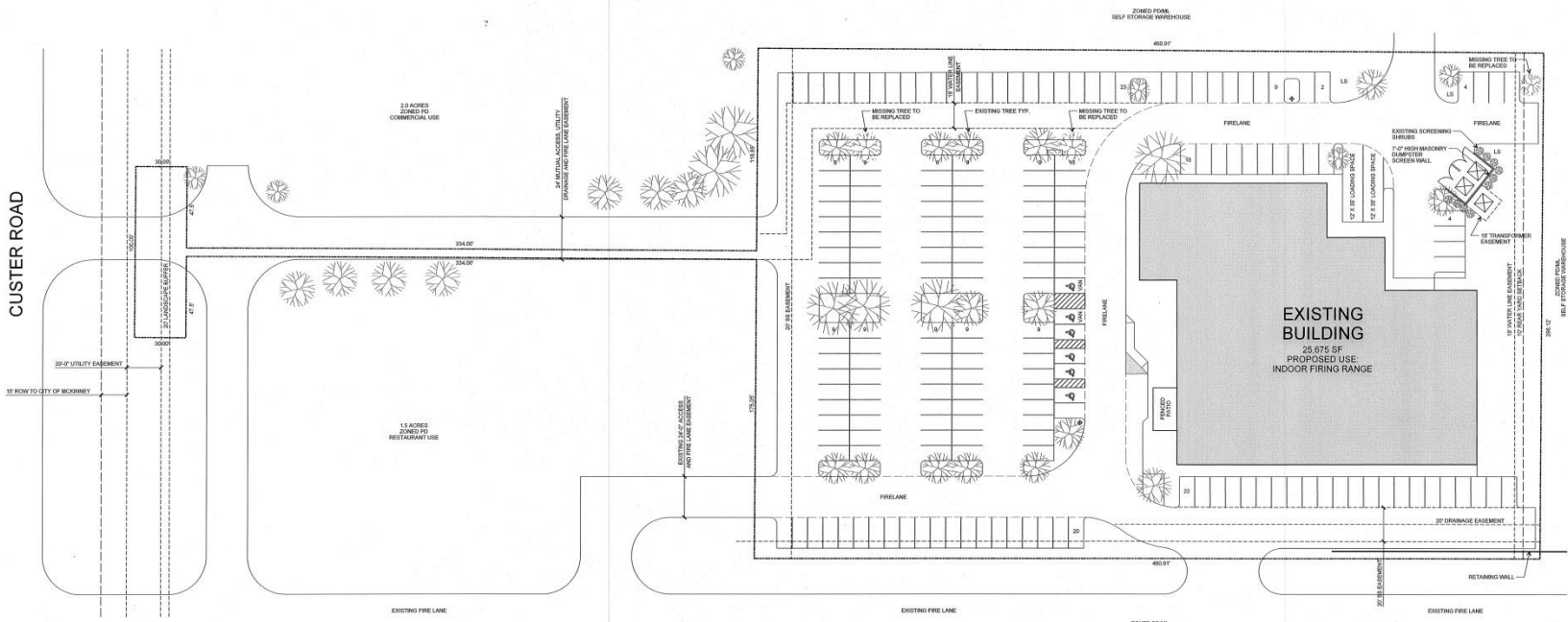
Location Map



Aerial Exhibit



Existing Site Layout



CUSTER ROAD

IF ROW TO CITY OF MCKINNEY

2.0 ACRES
ZONED M-1
COMMERCIAL USE

1.1 ACRES
ZONED PD
RESTAURANT USE

ZONED FOM
SELF STORAGE WAREHOUSE

ZONED FOM
BIG BOX RETAIL USE

EXISTING BUILDING
25,675 SF
PROPOSED USE:
INDOOR FIRING RANGE

GENERAL NOTES

1. SANITATION CONTAINER SCREENING WALLS WILL BE BRICK, MCKINNEY STONE MASONRY OR TYPICAL ARCHITECTURAL FINISH, INCLUDING A METAL GATE, FINISHED AND PAINTED, AND THE SANITATION CONTAINER SCREENING WALLS, GATE, AND FINE SITE WILL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY DESIGN SPECIFICATIONS.
2. 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.
3. EXISTING LIGHTING FOR THE SUBJECT PROPERTY WILL BE MAINTAINED IN CONFORMANCE WITH CHAPTER 58 OF THE CITY OF MCKINNEY CODE OF ORDINANCES.

SITE DATA

GROSS SITE AREA	3.25 ACRES
NET SITE AREA (TODOS - BUILDING)	2.86 ACRES
BUILDING AREA	25,675 SF
LOT COVERAGE	100%
ZONING	PD14A-M, 100'
PARKING SPACES PROVIDED	199 SPACES

RECEIVED
By Kathy Wright at 4:45 pm, Mar 11, 2013

SITE PLAN SUBMITTAL
REPUBLIC SELF STORAGE SUBDIVISION
BLOCK A, LOT3

448 N. CUSTER ROAD
CITY OF MCKINNEY, COLLIN COUNTY, TEXAS

DEVELOPER:
CHRISTIAN PUTNAM
MCKINNEY GUN CLUB
2008 AVENUE K
PLANO, TX 75074

APPLICANT:
FRANK RICHARDSON
PROSS DESIGN GROUP
5315 HARVEST HILL RD SUITE 180
DALLAS, TX 75220



30 15 0 30 60 FT

1 EXISTING SITE PLAN
SCALE: 1"=30'-0"

DR. OWN:
CHRISTIAN PUTNAM
MCKINNEY GUN CLUB
MARK W. PROSS
02/25/2013

03/09/2013 REVISED PER CITY COMMENTS



pross design group, Incorporated
8010 Harvest Hill Road, Suite 180, Dallas, Texas 75220 972.765.1000
REGISTERED PROFESSIONAL ENGINEER, STATE OF TEXAS, NO. 10417

MCKINNEY GUN CLUB
MCKINNEY, TEXAS

job no
1304
sheet
A1.0

4:21:10 PM
 3/8/2013
 C:\Users\15616\OneDrive\Documents\15616\Projects\1304\1304-A1.0.dwg
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STAFF RECOMMENDATION:

Staff recommends approval of the proposed specific use permit with the special ordinance provision listed in the Staff Report.

