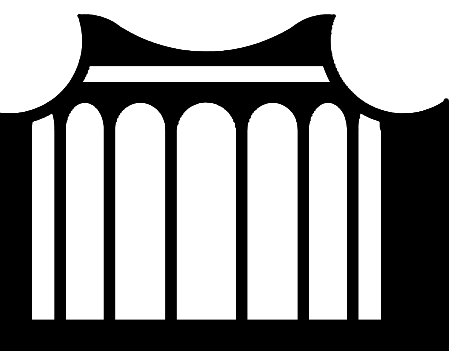


APPLICANT INFORMATION:
 MONICA BAKER
 40 SECLUDED POND DRIVE
 FRISCO, TEXAS 75034
 972-821-6444
 monicarojasbakker@gmail.com

PARKING INFORMATION:
 B&B PARKING RATIO: 1 SPACE PER GUEST ROOM
 PARKING REQUIRED:
 RESIDENT PARKING: 2 SPACES
 GUEST PARKING: 4 GUEST ROOMS = 4 SPACES
 PARKING PROVIDED:
 RESIDENT PARKING: 2 SPACES
 GUEST PARKING: 4 SPACES

PROPERTY INFORMATION:
 GROSS AREA: 19,693 SF (0.452 ACRES)
 NO EASEMENTS: NET AREA = GROSS AREA

IMPERVIOUS AREA:
 STRUCTURES:
 HOUSE: 1453 SF
 APARTMENT: 143 SF
 STORM CELLAR: 612 SF
 TOTAL STRUCTURES: 2208 SF
 PAVING:
 NORTH PAVING: 1283 SF
 WALK: 195 SF
 EAST PAVING: 1408 SF
 TOTAL PAVING: 2886 SF
 TOTAL IMPERVIOUS AREA: 5094 SF



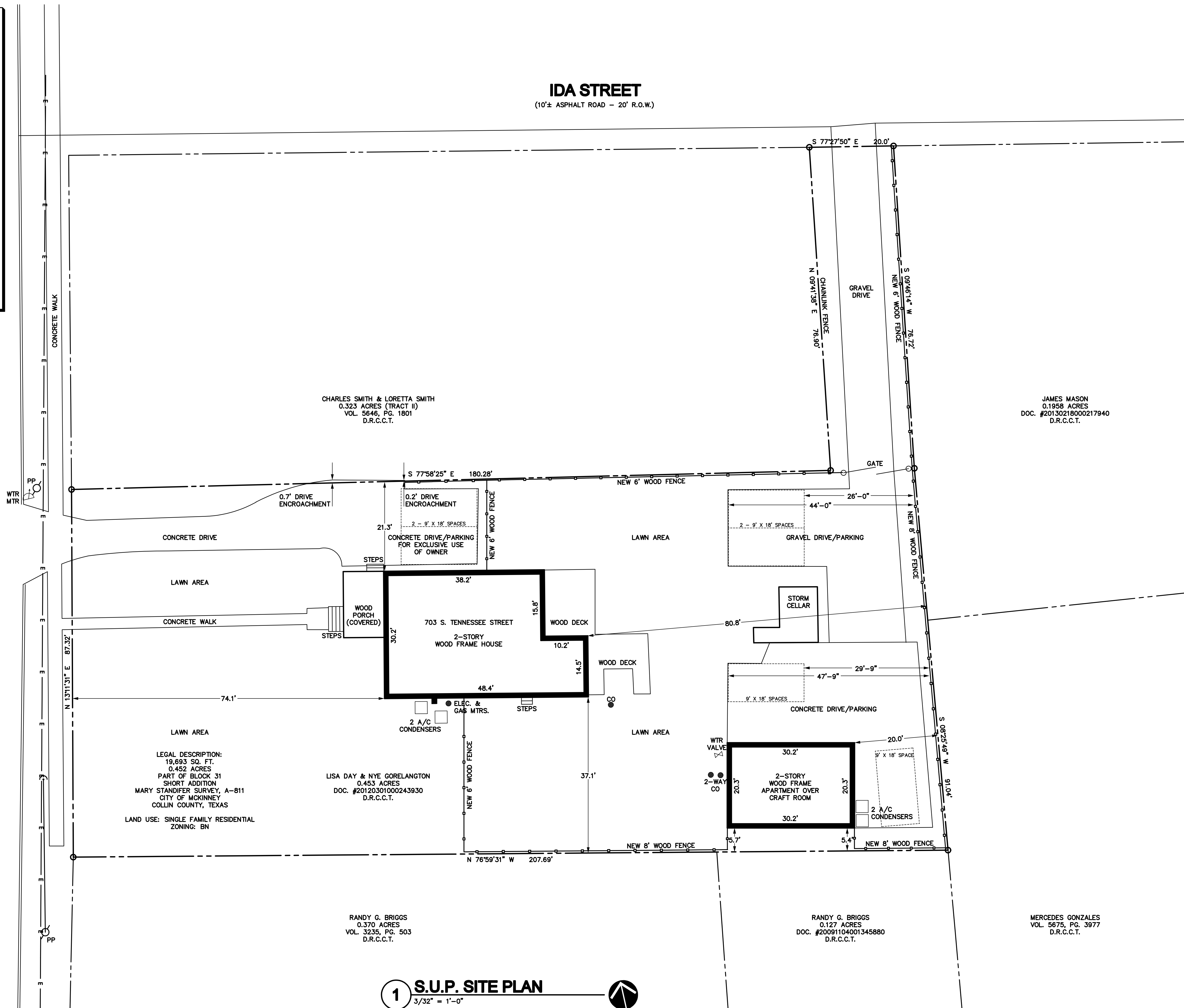
04/28/14

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Survey 5/12/2014, 11:38 AM

IDA STREET
(10'± ASPHALT ROAD - 20' R.O.W.)

TENNESSEE STREET
(60' R.O.W.)



RECEIVED
By Planning Department at 8:16 am, May 16, 2014

1 S.U.P. SITE PLAN
3/32" = 1'-0"

S.U.P. SITE PLAN
SOUTHERN CHIC RETREAT (BAKER B & B)
703 S. TENNESSEE ST.
MCKINNEY, TEXAS

PROJECT NUMBER
1405
 ISSUE DATE
APRIL 2014
 REVISION DATE
MAY 15, 2014
 SHEET NUMBER
SP1

CHARLES SMITH & LORETTA SMITH
0.323 ACRES (TRACT II)
VOL. 5646, PG. 1801
D.R.C.C.T.

JAMES MASON
0.1958 ACRES
DOC. #20130218000217940
D.R.C.C.T.

LEGAL DESCRIPTION:
19,693 SQ. FT.
0.452 ACRES
PART OF BLOCK 31
SHORT ADDITION
MARY STANDIFER SURVEY, A-811
CITY OF MCKINNEY
COLLIN COUNTY, TEXAS
LAND USE: SINGLE FAMILY RESIDENTIAL
ZONING: BN

LISA DAY & NYE GORELANGTON
0.453 ACRES
DOC. #20120301000243930
D.R.C.C.T.

RANDY G. BRIGGS
0.370 ACRES
VOL. 3235, PG. 503
D.R.C.C.T.

RANDY G. BRIGGS
0.127 ACRES
DOC. #20091104001345880
D.R.C.C.T.

MERCEDES GONZALES
VOL. 5675, PG. 3977
D.R.C.C.T.