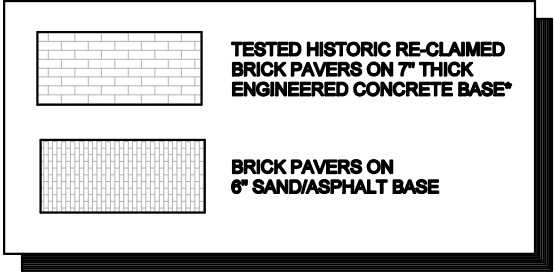


**CITY OF MCKINNEY
SITE PLAN NOTES**

1. THE SANITATION CONTAINER SCREENING WALLS WILL BE BRICK MASONRY, STONE MASONRY, OR OTHER ARCHITECTURAL MASONRY FINISH, INCLUDING A METAL GATE, FRAMED AND PAINTED, AND THE SANITATION CONTAINER SCREENING WALLS, GATE AND PAID SITE WILL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF MCKINNEY 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. THE LIGHTING FOR THE SUBJECT PROPERTY WILL BE CONSTRUCTED IN CONFORMANCE WITH CHAPTER 64 OF THE CITY OF MCKINNEY CODE OF ORDINANCES AND IN CONFORMANCE WITH THE PD 2009-09-07.

NUMBER	DIRECTION	DISTANCE
L1	S 4502'06" E	20.85'
L2	S 4458'13" W	21.57'
L3	S 8859'06" W	12.81'
L4	N 0101'22" E	16.70'
L5	N 8859'06" E	30.78'
L6	N 0200'42" W	19.93'
L7	N 8919'03" E	18.54'
L8	N 0059'23" E	60.17'
L9	N 0200'42" W	139.93'
L10	N 0200'42" W	120.00'

PAVING LEGEND



*BRICK TEST REPORT: FARGO #M14-4088
CONCRETE BASE ENGINEERED TO
CITY OF MCKINNEY STANDARDS

Site Data Summary Table Lot 1

Zoning	Transit Village Core
Existing Use	Commercial/Vacant
Proposed Use	Mixed Use (Office/Event Space/6 Residential Units)
Lot Area	16,032 s.f.
Building Height	2 and 4 Stories
Number of Buildings	1
Total Building Area (Gross)	29,864 s.f.

Site Data Summary Table Lot 2

Zoning	Transit Village Core	
Lot Area	55,557 s.f.	
Number of Buildings	2	
	BLDG. #2 (501)	BLDG. #3 (601)
Existing Use	Event Space/Office	Retail
Proposed Use	Event Space/Office/Retail	Retail
Building Height	1 Story plus Basement	1 Story
Building Area (Gross)	12,902 s.f.	1,082 s.f.
Total Building Area (Gross)	13,984 s.f.	

**SITE PLAN
FOR
MCKINNEY
FLOUR MILL**

BEING 2.0594 ACRES OF LAND IN THE
THE WILLIAM DAVIS SURVEY
ABSTRACT NO. 248
CITY OF MCKINNEY, COLLIN COUNTY TEXAS

OWNER
BRADLEY S. KIDWELL
LIMITED FAMILY
PARTNERSHIP
504 BLUEBONNET
ALLEN, TEXAS 75002
(214) 789-1100

APPLICANT
BRADLEY S. KIDWELL
LIMITED FAMILY
PARTNERSHIP
504 BLUEBONNET
ALLEN, TEXAS 75002
(214) 789-1100

SITE DESIGN
HIS ARCHITECTURE
407 E. LOUISIANA, SUITE 200
MCKINNEY, TEXAS 75069
(214) 287-4791

**HIS
ARCHITECTURE**

407 East Louisiana, Suite 200
McKinney, Texas 75069
(214) 287-4791
(713) 623-8258 (fax)
www.his-architecture.com

**MCKINNEY FLOUR MILL
BUILDING
RENOVATIONS**

NOTICE:
HIS Architects is providing, by agreement with certain parties, materials stored electronically. The parties recognize that data, plans, specifications, reports, documents, or other information recorded on or transmitted as electronic media (including but not necessarily limited to "CAD documents") are subject to undetectable alteration, either intentional or unintentional, due to, among other causes, transmission, conversion, media degradation, software error, or human alteration. Accordingly, all such documents are provided to the parties for informational purposes only and not as an end product or as a record document. Any reliance thereon is deemed to be unreasonable and unenforceable. The signed and/or stamped hard copies of the Architect's instruments of Service are the only true contract documents of record.

ISSUED: 10-01-13
FOR PERMIT AND
CONSTRUCTION

REVISION:

DRAWN BY:
CHECKED BY: LW
PROJECT NO.:
COPYRIGHT: HIS ARCHITECTS 12/30/2014
CAD DWG. FILE: Masterplan-December 30 2014.dwg
SHEET TITLE

MASTER SITE PLAN
DRAWING NO.

MSP-1

RECEIVED
By Matt Robinson at 1:34 pm, Jan 30, 2015

PROJECT NUMBER: 30-2014-03-MCKINNEY MASTERPLAN-OCT THRU DEC 2014 THE MOST CURRENT MASTERPLAN/DEC 30 Masterplan Masterplan-December 30 2014.dwg
SHEET FILE NAME: 30-2014-03-MCKINNEY MASTERPLAN-OCT THRU DEC 2014 THE MOST CURRENT MASTERPLAN/DEC 30 Masterplan Masterplan-December 30 2014.dwg
PLOT SCALE: 1/8" = 1'-0"
LAST UPDATED: 12/30/2014 2:59 PM