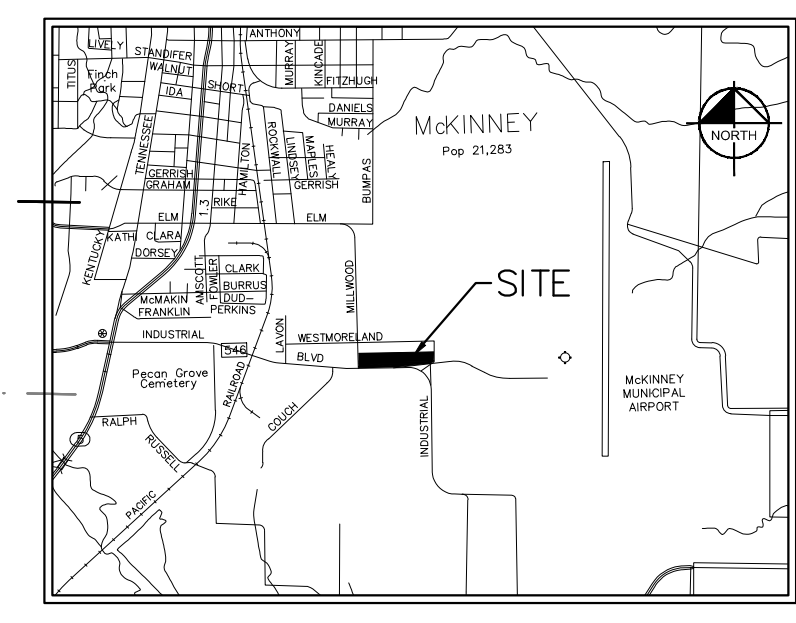
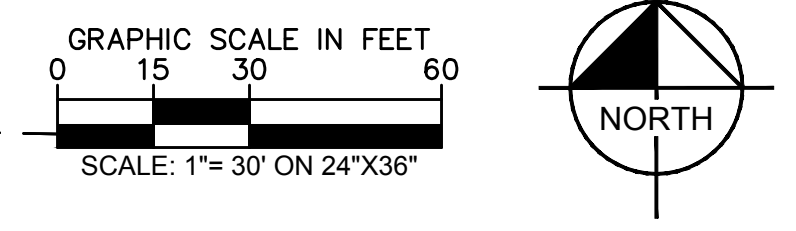
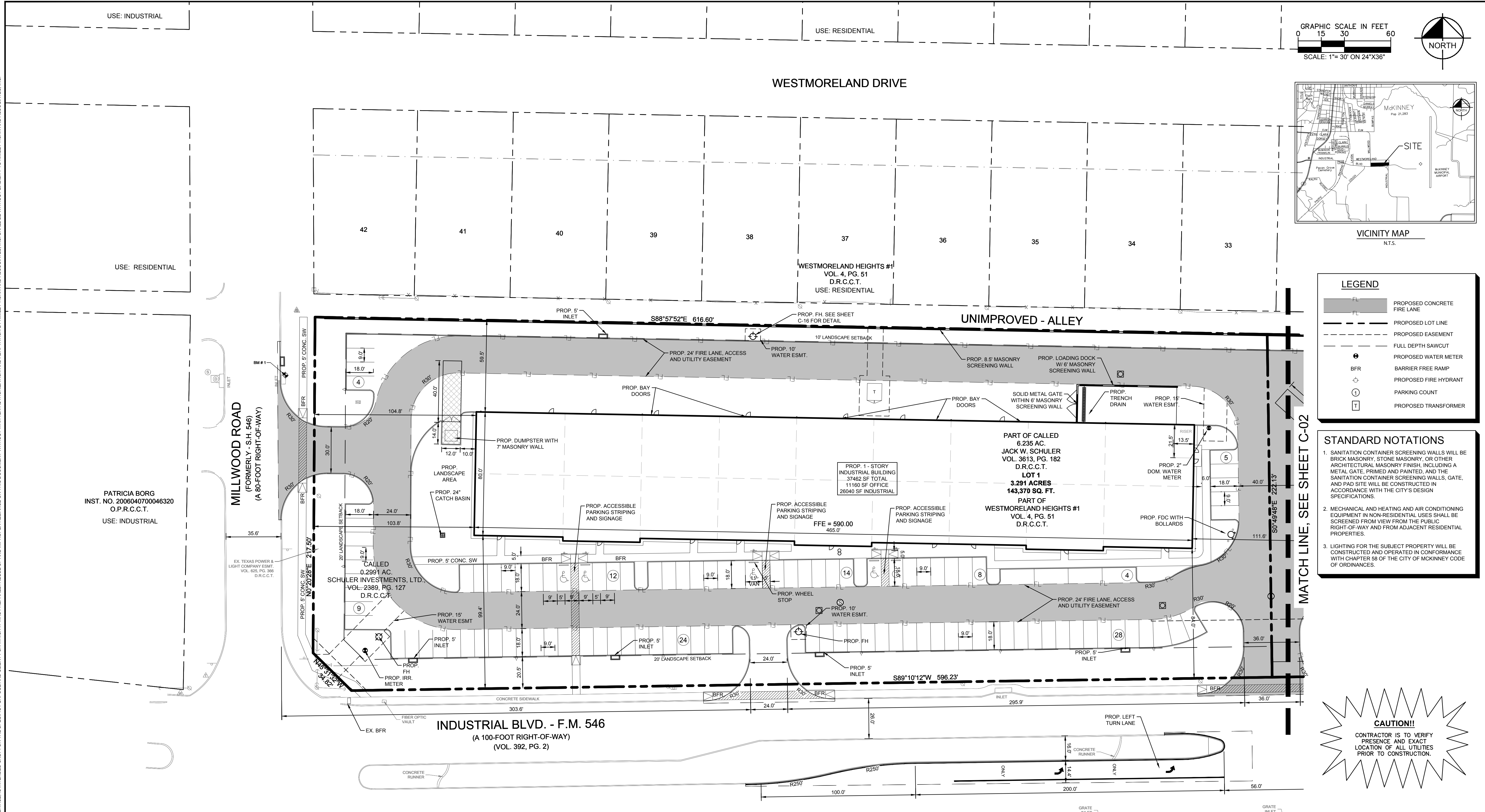


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LEGEND

	PROPOSED CONCRETE FIRE LANE
	PROPOSED LOT LINE
	PROPOSED EASEMENT
	FULL DEPTH SAWCUT
	PROPOSED WATER METER
	BARRIER FREE RAMP
	PROPOSED FIRE HYDRANT
	PARKING COUNT
	PROPOSED TRANSFORMER

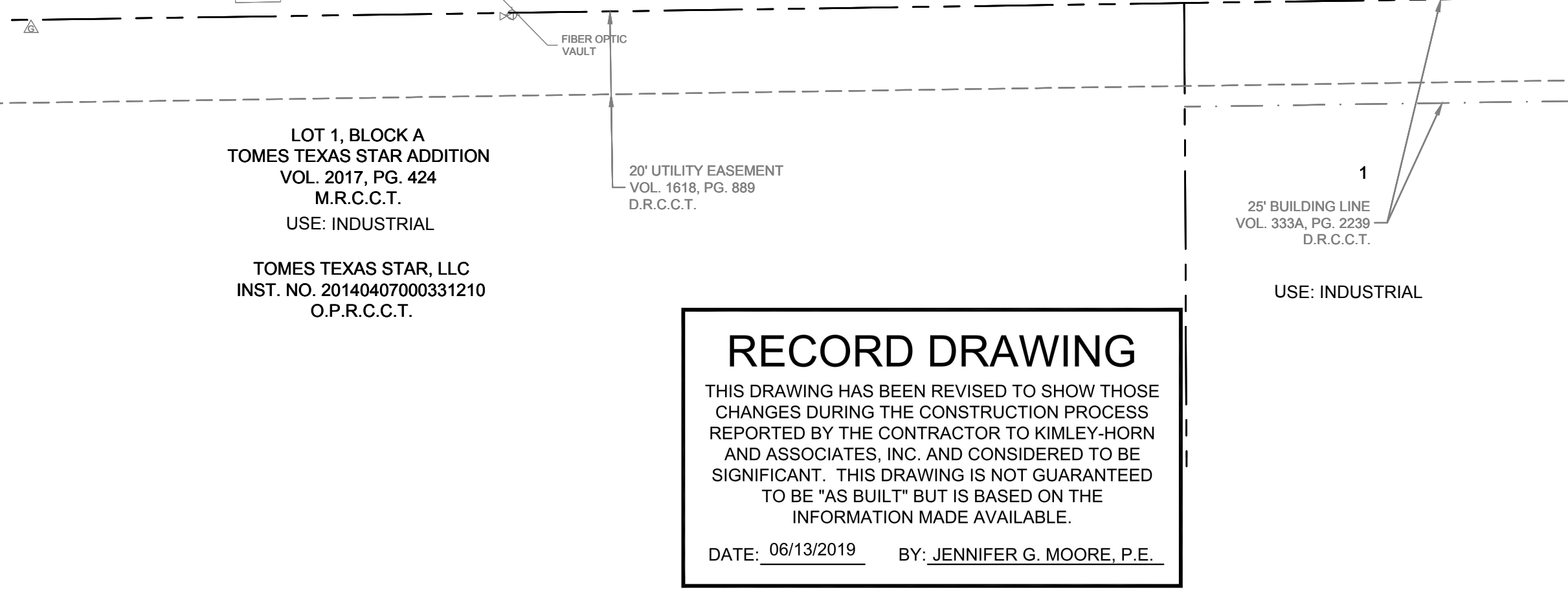
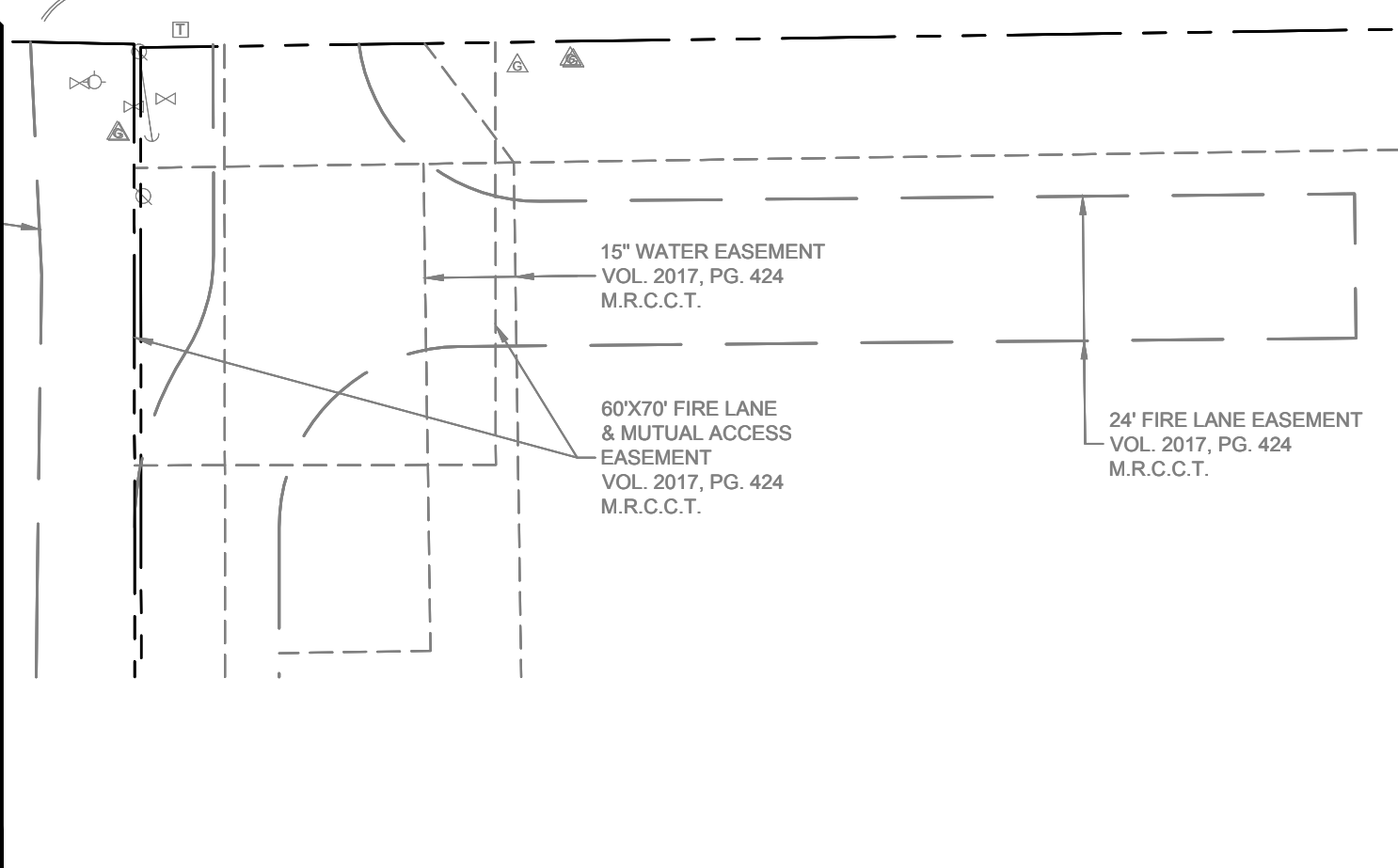
- STANDARD NOTATIONS**
- SANITATION CONTAINER SCREENING WALLS WILL BE BRICK MASONRY, STONE MASONRY, OR OTHER ARCHITECTURAL MASONRY FINISH, INCLUDING A METAL GATE, PRIMED AND PAINTED, AND THE SANITATION CONTAINER SCREENING WALLS, GATE, AND PAD SITE WILL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY'S DESIGN SPECIFICATIONS.
 - 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.
 - LIGHTING FOR THE SUBJECT PROPERTY WILL BE CONSTRUCTED AND OPERATED IN CONFORMANCE WITH CHAPTER 58 OF THE CITY OF MCKINNEY CODE OF ORDINANCES.

CAUTION!!
 CONTRACTOR IS TO VERIFY PRESENCE AND EXACT LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION.



SITE DATA TABLE

LOT 1	
EXISTING ZONING	LIGHT MANUFACTURING DISTRICT
PROPOSED USE	INDUSTRIAL/OFFICE
LOT AREA	3,291 AC
TOTAL BUILDING AREA	143,370 SF
- OFFICE AREA	37,200 SF
- INDUSTRIAL AREA	11,160 SF
BUILDING HEIGHT	26,040 SF
LOT COVERAGE	25' - 0"
FLOOR AREA RATIO	0.259 :1
IMPERVIOUS AREA	112,640 SF
PERCENT IMPERVIOUS	78.6 %
PARKING REQUIRED (TOTAL)	51 SPACES
- OFFICE (1 SPACE / 400 SF)	28 SPACES
- INDUSTRIAL (1 SPACE / 1,000 SF UP TO 20,000 + 1 SPACE / 2,000 SF IN EXCESS OF 20,000)	23 SPACES
PARKING PROVIDED	107 SPACES
ACCESSIBLE PARKING REQUIRED	5 SPACES
ACCESSIBLE PARKING PROVIDED	5 SPACES



RECORD DRAWING
 THIS DRAWING HAS BEEN REVISED TO SHOW THOSE CHANGES DURING THE CONSTRUCTION PROCESS REPORTED BY THE CONTRACTOR TO KIMLEY-HORN AND ASSOCIATES, INC. AND CONSIDERED TO BE SIGNIFICANT. THIS DRAWING IS NOT GUARANTEED TO BE "AS BUILT" BUT IS BASED ON THE INFORMATION MADE AVAILABLE.
 DATE: 06/13/2019 BY: JENNIFER G. MOORE, P.E.

SUP EXHIBIT OF MCKINNEY INDUSTRIAL
 6.403 AC.
 SITUATED IN THE WILLIAM S. RICHARDSON SURVEY ABSTRACT NO. 747
 CITY OF MCKINNEY, COLLIN COUNTY, TEXAS
 DATE: JUNE 13, 2019

OWNER:
 JACK SCHULER
 5900 S. Lake Forest, Ste. 295
 McKinney, Texas 75070
 Tel. No. 469-213-3000
 Contact: Jack Schuler

CIVIL ENGINEER:
 KIMLEY-HORN AND ASSOCIATES, INC.
 13455 Noel Road, Two Galleria Office Tower, Suite 700
 Dallas, Texas 75240
 Tel. No. 972-770-1300
 Contact: Jennifer Moore, P.E.

Kimley»Horn
 13455 NOEL ROAD, TWO GALLERIA OFFICE TOWER
 SUITE 700, DALLAS, TEXAS 75240
 PHONE: 972-770-1300 FAX: 972-69-5869
 TEXAS REGISTERED ENGINEERS FROM 17-983

JENNIFER G. GANSEY
 124908
 LICENSED PROFESSIONAL ENGINEER
 6/13/19

PROJECT No: 064424209
 DATE: APRIL 2019
 SCALE: AS SHOWN
 DESIGNED BY: JGM
 DRAWN BY: ASB
 CHECKED BY: SES

MCKINNEY INDUSTRIAL
 CITY OF MCKINNEY, TEXAS
 COLLIN COUNTY

SUP EXHIBIT
 SHEET NUMBER
C-01

NO. DATE BY REVISIONS

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