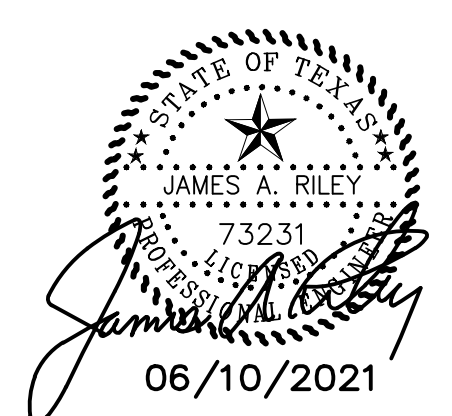


**SITE PLAN SUMMARY TABLE**

EXISTING ZONING	MTC ZONING DISTRICT		
PROPOSED USE	RETAIL/EVENT SPACE/OFFICE/6 RESIDENTIAL UNITS		
TOTAL LOT AREA	2.0594		
	LOT 1R	LOT 2R	LOT 3R
LOT COVERAGE	0.43624 ACRE	1.20426 ACRE	0.4189 ACRE
FLOOR AREA RATIO	1.57:1	0.27:1	N/A
IMPERVIOUS COVER	13,812 SF / 72.7%	23,916 SF / 45.6%	N/A
PARKING REQUIRED	0		
PARKING PROVIDED	33		

- CITY OF MCKINNEY SITE PLAN NOTES**
- SANITATION CONTAINER SCREENING WALLS WILL BE BRICK MASONRY, STONE, MASONRY, OR 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, 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 IN CONFORMANCE WITH CHAPTER 58 OF THE CITY OF MCKINNEY CODE AND ORDINANCES.

- LEGEND**
- EXISTING BUILDING
  - EXISTING CONCRETE CURB
  - EXISTING ASPHALT PAVEMENT
  - EXISTING LIGHT STANDARD
  - EXISTING SIGN
  - EXISTING RETAINING WALL



**SITE PLAN**  
FOR  
**McKINNEY FLOUR MILL**  
BEING 2.0594 ACRES OF LAND  
LOT 1R, 2R & 3R  
BLOCK A  
McKINNEY FLOUR MILL ADDITION  
THE WILLIAM DAVIS SURVEY  
ABSTRACT NO. 248  
CITY OF MCKINNEY, COLLIN COUNTY, TEXAS

OWNER: JAMES BRESNAHAN, HADDINGTON FUND, 407 E. LOUISIANA STREET, MCKINNEY, TEXAS 75069, (972) 369-6567  
 APPLICANT: JAMES BRESNAHAN, HADDINGTON FUND, 407 E. LOUISIANA STREET, MCKINNEY, TEXAS 75069, (972) 369-6567  
 ENGINEER: BROCKETTE, DAVIS & DRAKE, INC., 4144 N. CENTRAL EXPY., STE. 1100, DALLAS, TEXAS 75204, (214) 824-3647

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