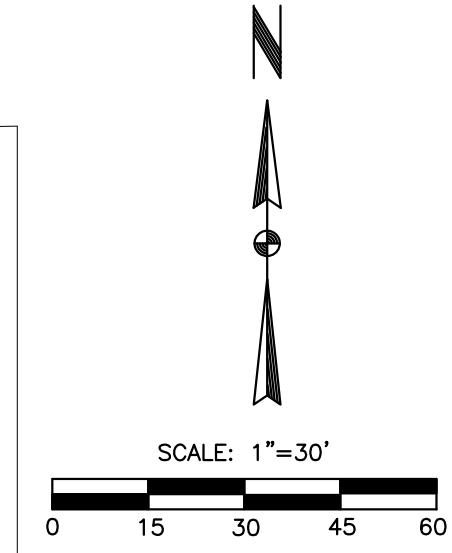


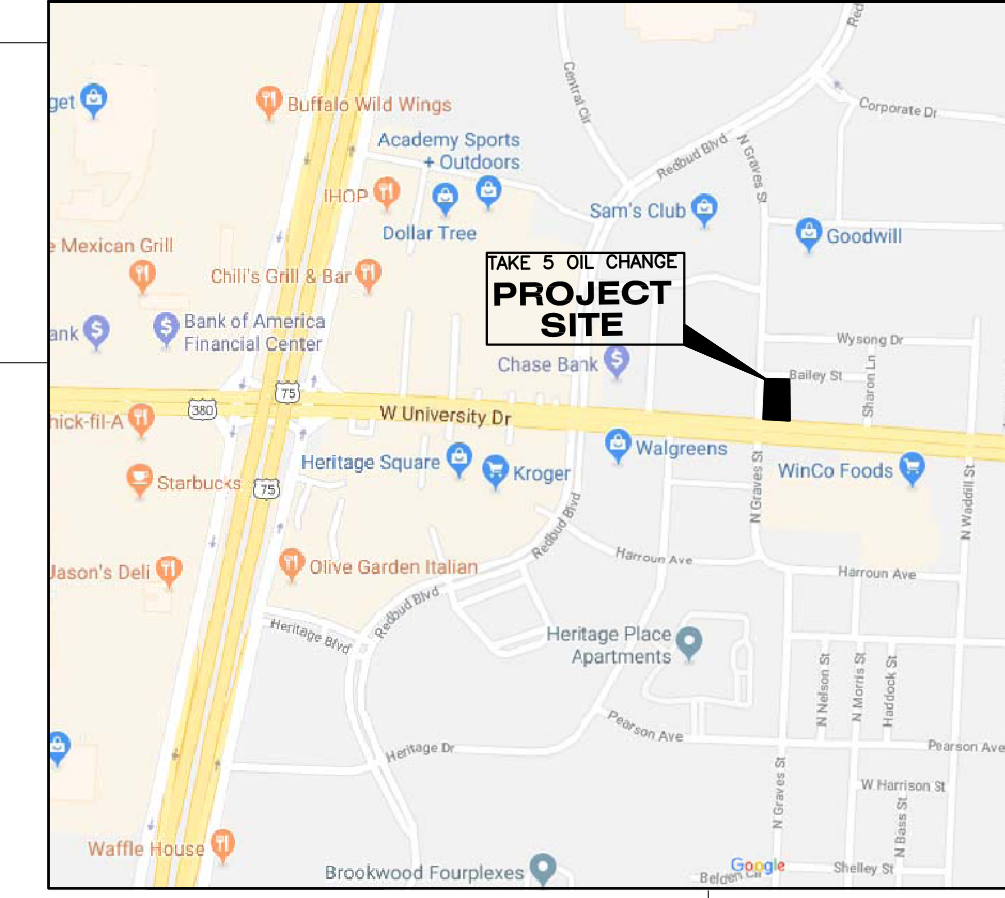
NOTE:

- OVERHEAD DOORS ARE REQUIRED TO BE SCREENED FROM VIEW OF ROW AND ALL ADJACENT PROPERTIES. 7" TUBE STEEL FENCE
- AC WALL MOUNTED LOCATED AT THE NORTH WALL- INSTALL A 6' TALL SOLID MASONRY OR WROUGHT IRON FENCE WITH MASONRY COLUMNS EVERY 20' AND SCREENING SHRUBS.

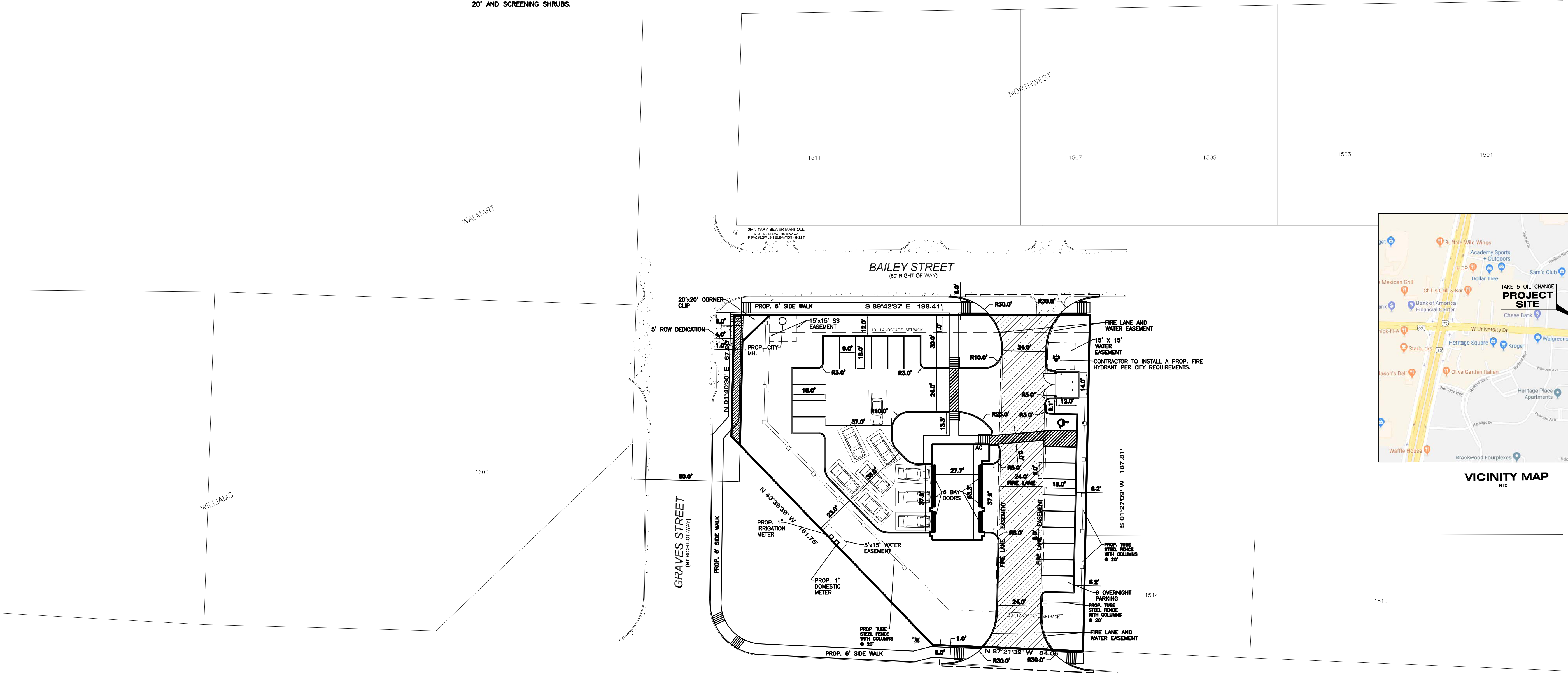


AS
 PLLC
 4560 West 34th Street
 Suite H
 Houston, Texas 77092
 P: 832.868.3597

K. Chen Engineering
 A Division of KC United, Inc.
 Consulting Civil Engineers Houston Dallas
 6161 Savoy, Suite 310, Houston, Texas 77036
 Phone: 713.952.6888 Fax: 713.952.9994



VICINITY MAP
 NTS



W. UNIVERSITY DRIVE
 (U.S. HIGHWAY 380)
 (122' RIGHT-OF-WAY)

SITE DATA TABLE	
LOCATION	1516 W UNIVERSITY DRIVE (US 380) AT GRAVES STREET, MCKINNEY, TX
SITE AREA	29673 SF (0.68 AC)
ZONING	BG
PROPOSED USE	GARAGE, AUTO REPAIR
TOTAL BUILDING AREA	1531 SF
OFFICE AREA	150 SF
BASEMENT SERVICE PIT	21 SF
BUILDING HEIGHT	21'-1-3/4"
BUILDING COVERAGE	5.16% (TOTAL GROUND LEVEL 1531 SF)
PARKING (REQUIRED)	13
2 SPACE/BAY X 3 BAYS	6
1 SPACE/400 SF, OFFICE	1
2 SPACE/BAY X 3 BAYS	6
OVERNIGHT	7
PARKING PROVIDED	19
HC PARKING	7
TOTAL PARKING	20
IMPERVIOUS AREA	11580 SF (40%)

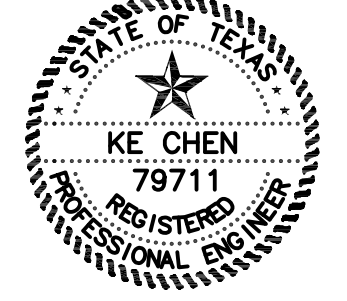
STANDARDS NOTES

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 NONRESIDENTIAL 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 OF ORDINANCES.

SEAL:
 F-4781



DRAWN BY: GT
 CHECKED: MARCH 2019
 DATE

- REVISIONS:
- 3/22/19- PER CITY STAFF REVIEW COMMENTS
 - 4/22/19- PER CITY STAFF REVIEW COMMENTS
 - 5/20/19- PER CITY STAFF REVIEW COMMENTS
 - 6/12/19- PER CITY STAFF REVIEW COMMENTS
 - 6/27/19- PER CITY STAFF REVIEW COMMENTS
 - 7/15/19- PER CITY STAFF REVIEW COMMENTS

PROJECT NO: 0908-01
 ISSUE: REVIEW
 ISSUE DATE: MARCH 2019
 FILE:

SITE PLAN

DRAWING NUMBER

C-1

TAKE 5 OIL CHANGE
 KE CHEN, P.E.
 6161 SAVOY, SUITE #310
 HOUSTON, TX 77036
 713-952-6888
 1516 W. UNIVERSITY DR.
 FREE METHODIST COLLEGE ADDITION
 LOTS 3,4 & PART OF LOTS 1,2,15,16
 BLOCK 5

FREE METHODIST COLLEGE