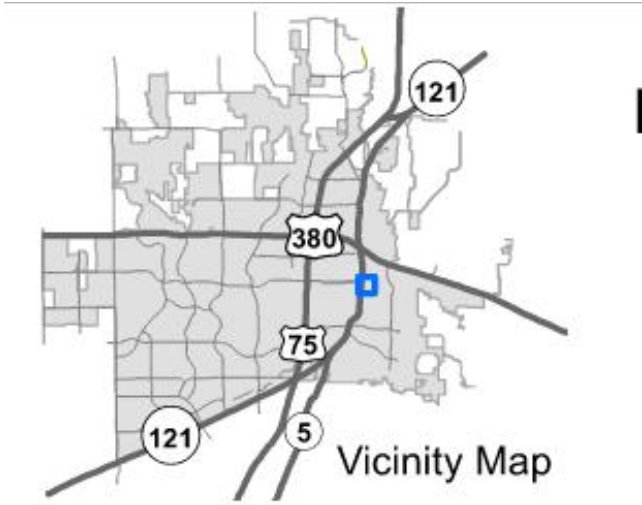
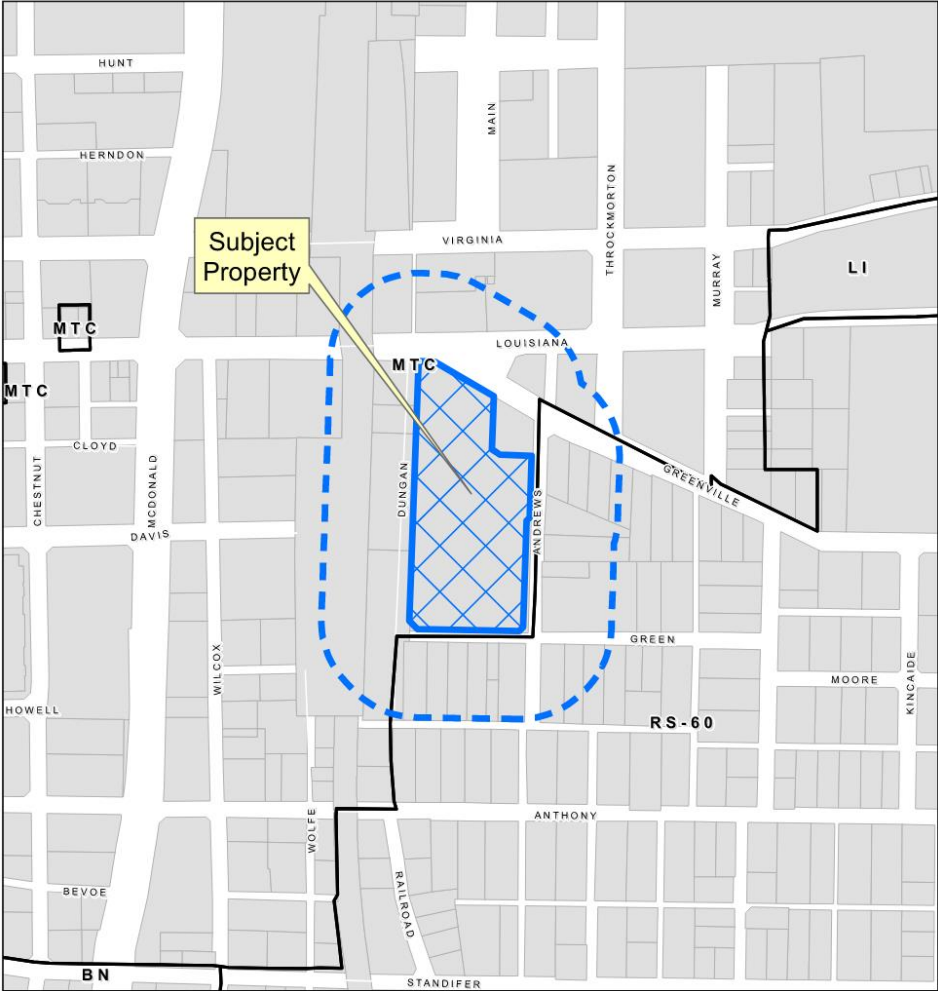


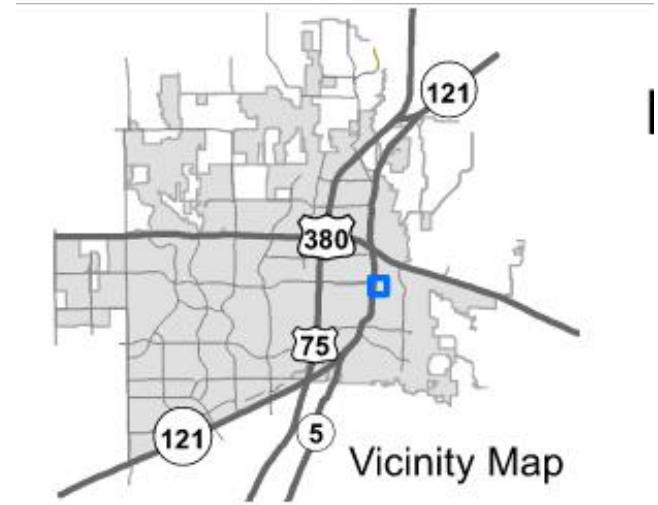
Tupps Brewery Site Plan

21-0009SP

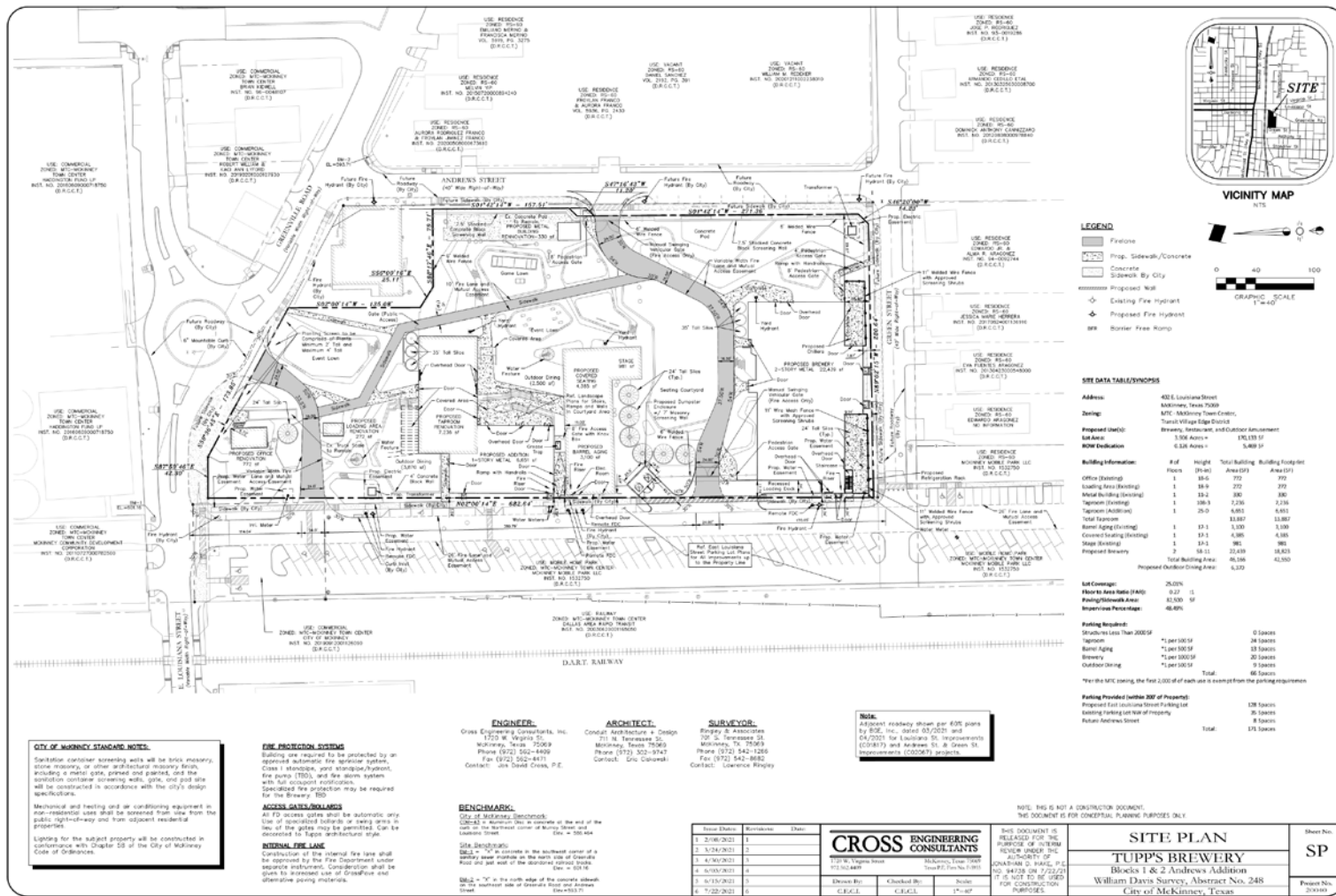
Location Map



Aerial Exhibit



Proposed Site Plan



CITY OF MCKINNEY STANDARDS:
 Mechanical and heating and/or conditioning equipment in non-residential uses shall be screened from view from the public right-of-way and from adjacent residential properties.
 Landings for the subject property will be constructed in conformance with Chapter 55 of the City of McKinney Code of Ordinances.

FIRE PROTECTION SYSTEMS:
 Systems are required to be protected by an approved automatic fire sprinkler system, Class I standpipe, and standpipe system, fire pump (TBD), and fire alarm system with full occupant notification.
 Specialized fire protection may be required for the Brewery. (SD)

ACCESS AND DRIVEWAYS:
 All TD access drives shall be automatic, only use of specialized bulbs or swing arms in lieu of the gates may be permitted. Can be decorated to segue architectural style.

INTERNAL FIRE LANE:
 Construction of the internal fire lane shall be approved by the Fire Department under separate instrument. Construction shall be given to approved use of Graffiti and other signage prohibitions.

ENGINEER:
 Cross Engineering Consultants, Inc.
 712 W. Main St.
 McKinney, TX 75069
 Phone (972) 502-1409
 Fax (972) 502-8411
 Contact: Jia David Cross, P.E.

ARCHITECT:
 Condit Architecture + Design
 712 W. Main St.
 McKinney, TX 75069
 Phone (972) 502-9747
 Contact: Eric Conradi

SURVEYOR:
 Property & Associates
 709 S. Tennessee St.
 McKinney, TX 75069
 Phone (972) 542-1286
 Fax (972) 542-8882
 Contact: Lawrence Whaley

Note:
 All sheet probably shown per 60% plans by EDC, Inc., dated 03/20/23 and 04/20/23 for building SD, improvements 02/08/23 and additions to B Green St. Improvement# 02000573 projects.

BENCHMARK:
 City of McKinney Benchmark
 402 E. Louisiana Street
 McKinney, TX 75069
 Elev = 538.564

Date	Revisions	Drawn
1/2/2023	1	ELC
3/24/2023	2	ELC
4/10/2023	3	ELC
6/30/2023	4	ELC
8/15/2023	5	ELC
9/22/2023	6	ELC

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 712 W. Main St.
 McKinney, Texas 75069
 Phone (972) 502-1409
 Fax (972) 502-8411
 Website: www.crosseng.com

Note: THIS IS NOT A CONSTRUCTION DOCUMENT. THIS DOCUMENT IS FOR CONCEPTUAL PLANNING PURPOSES ONLY.

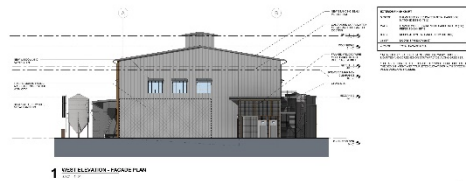
SITE PLAN
TUPPS BREWERY
 Blocks 1 & 2 Andrews Addition
 William Davis Survey, Abstract No. 248
 City of McKinney, Texas

Sheet No.
SP
 Project No.
 2024049

TUPPS BREWERY
06.02.21

FACADE PLAN
100 E. LOCUST AVE. ST. LOUIS, MO 63102
DATE: 06.02.21

EXTERIOR ELEVATIONS
3/32" = 1'-0"



TUPPS BREWERY
06.02.21

FACADE PLAN
100 E. LOCUST AVE. ST. LOUIS, MO 63102
DATE: 06.02.21

EXTERIOR ELEVATIONS
3/32" = 1'-0"



TUPPS BREWERY
06.02.21

FACADE PLAN
100 E. LOCUST AVE. ST. LOUIS, MO 63102
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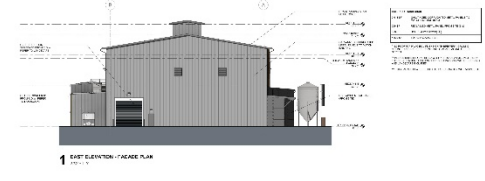
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TUPPS BREWERY
06.02.21

FACADE PLAN
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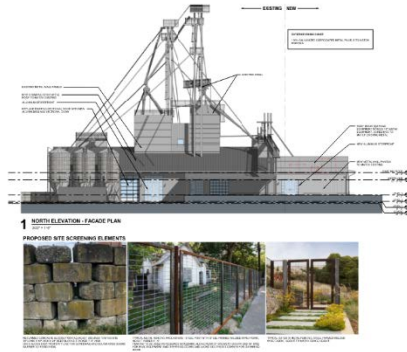
EXTERIOR ELEVATIONS
3/32" = 1'-0"



Proposed
Elevations
Exhibit

TUPPS BREWERY - TAP ROOM
06.02.2021

FACADE PLAN
402 E. LOUISIANA ST., MARSHALL, TX 75686
1/4" = 1'-0"

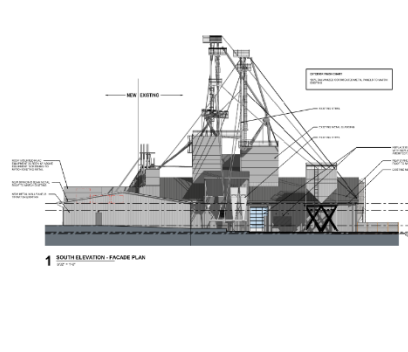


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EXTERIOR ELEVATIONS
3/32" = 1'-0"

TUPPS BREWERY - TAP ROOM
06.02.2021

FACADE PLAN
402 E. LOUISIANA ST., MARSHALL, TX 75686
1/4" = 1'-0"



EXTERIOR ELEVATIONS
3/32" = 1'-0"

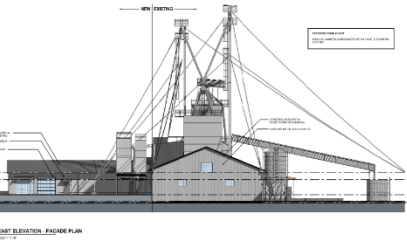


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TUPPS BREWERY - TAP ROOM
06.02.2021

FACADE PLAN
402 E. LOUISIANA ST., MARSHALL, TX 75686
1/4" = 1'-0"



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Proposed Elevations Exhibit

