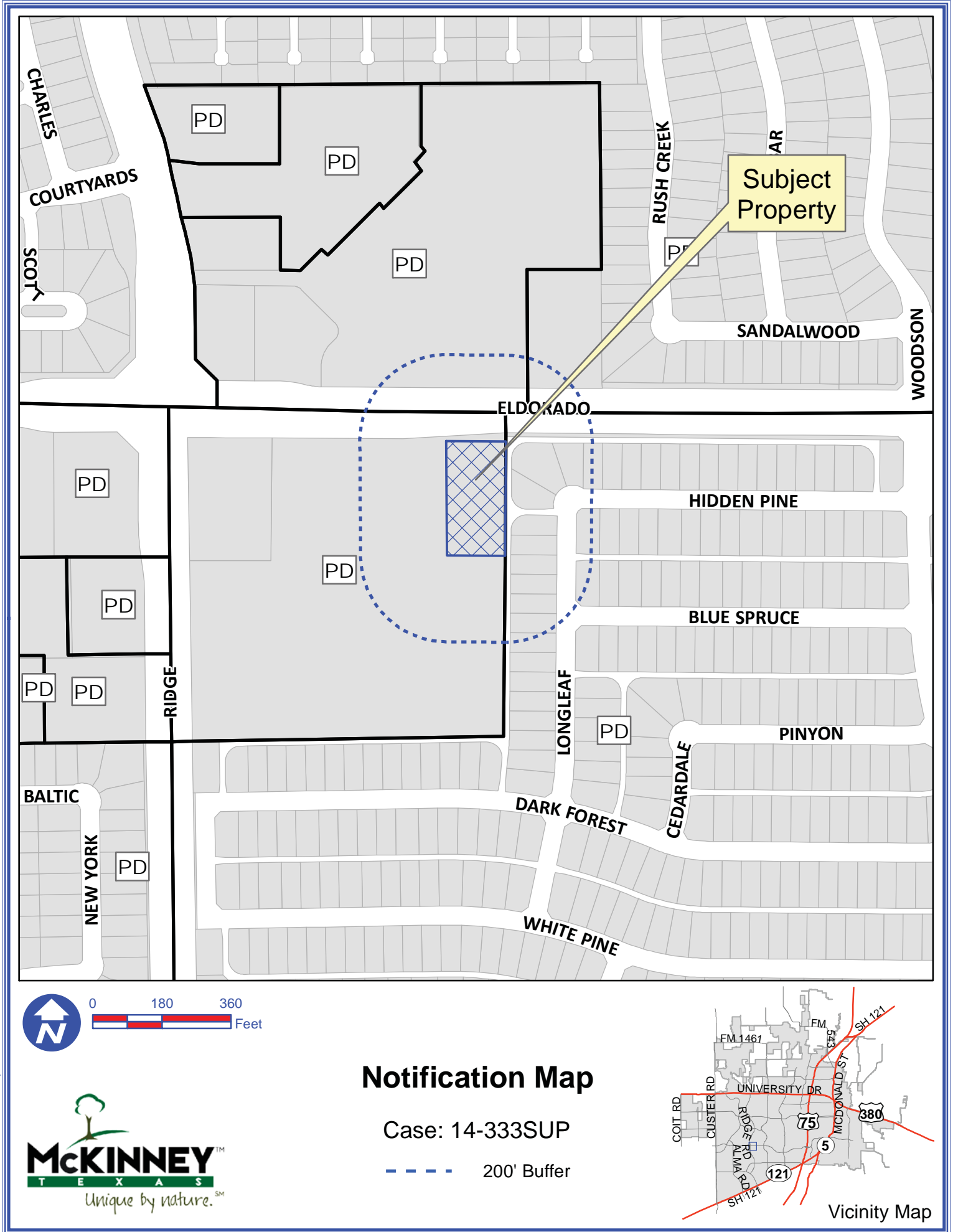


# Exhibit A



Path: S:\MCKGIS\Notification\Projects\2014\14-333SUP.mxd

DISCLAIMER: This map and information contained in it were developed exclusively for use by the City of McKinney. Any use or reliance on this map by anyone else is at that party's risk and without liability to the City of McKinney, its officials or employees for any discrepancies, errors, or variances which may exist.

## Exhibit B

Being a tract of land situated in the JNO Manning Survey, Abstract No. 636, Collin County, Texas, being a portion of Lot 2, Block A of Vigor-Eldorado Addition, an Addition to the City of McKinney, Collin County, Texas, according to the plat thereof recorded in Cabinet P, Page 271, Map Records, Collin County, Texas, being a portion of that same tract of land conveyed to ASG El Dorado Pavilion, Ltd. By deed recorded in Volume 5582, Page 3867, Deed Records, Collin County, Texas, and being more particularly described by metes and bounds as follows:

Beginning at a 1/2 inch iron rod found for corner in the South line of Eldorado Parkway (a 120' right-of-way), said point being the Northwest corner of Lot 18, Block F of Pine Ridge Estates Phase Two, an Addition to the City McKinney, Collin County, Texas, according to the map recorded in Cabinet L, Page 747, Map Records, Collin County, Texas;

Thence South 00 degrees 27 minutes 58 seconds West along the West line of said Block F of Pine Ridge Estates Phase Two, a distance of 297.85 feet to a point for corner;

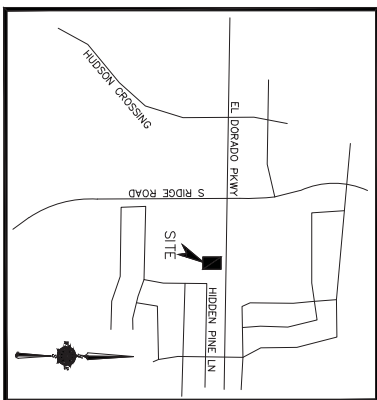
Thence leaving the West line of said Block F of Pine Ridge Estates Phase Two and traversing through said Lot 2, Block A as follows:

North 89 degrees 30 minutes 37 seconds West, a distance of 151.12 feet to a point for corner;

North 00 degrees 20 minutes 36 seconds West, a distance of 297.88 feet to a point for corner, said point being in the South line of aforementioned Eldorado Parkway;

Thence South 89 degrees 30 minutes 37 seconds East along the South line of said Eldorado Parkway, a distance of 155.44 feet to the Point of Beginning and containing 45,653 square feet or 1.048 of an acre of land.

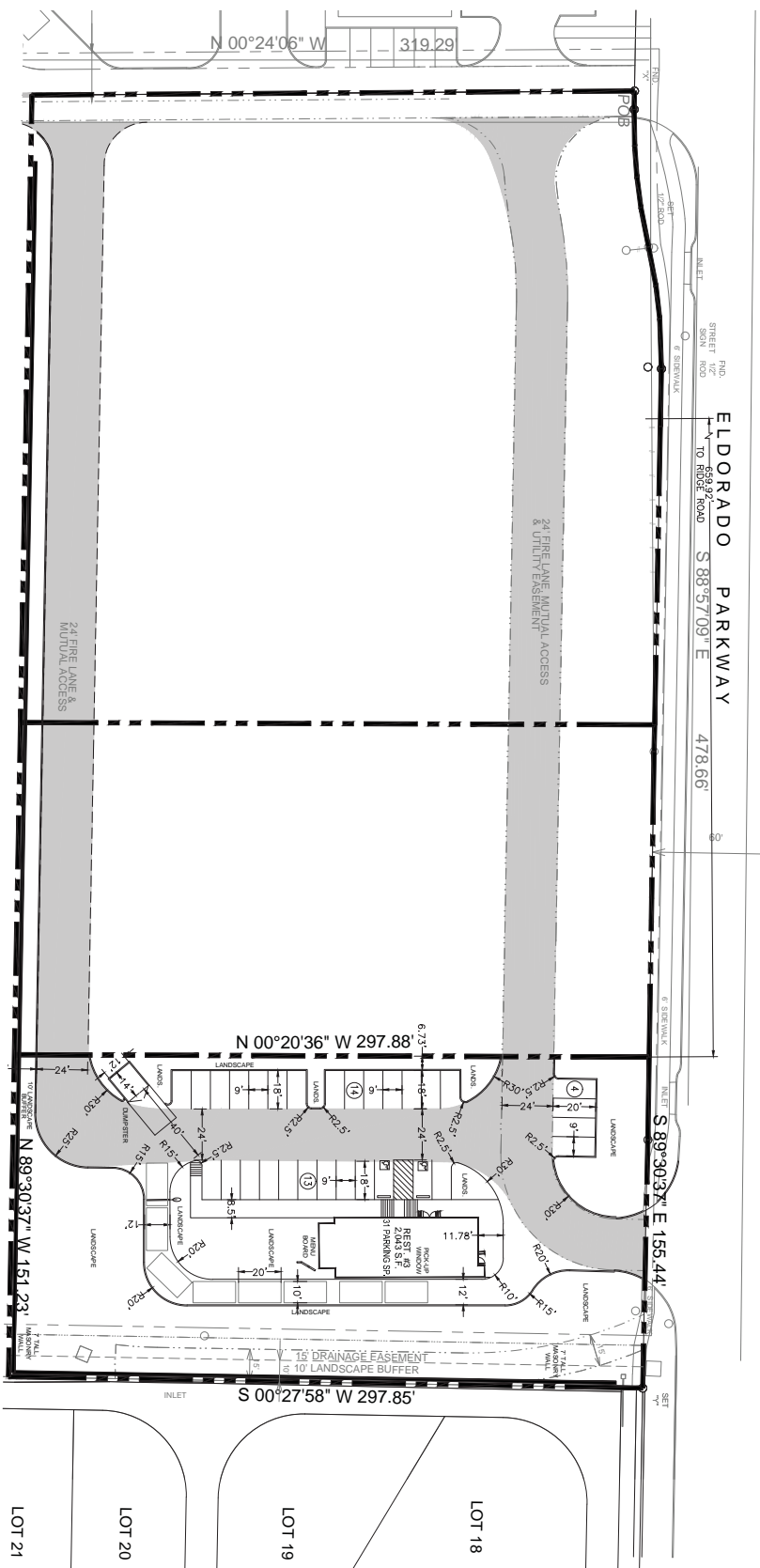
# Exhibit C



**LOCATION MAP**  
NOT TO SCALE

- LEGEND:**
- PROPERTY LINE
  - PROPOSED CURB & GUTTER
  - PARKING SPACES
  - FIRELANE
  - HANDICAP SPACES
  - ADA RAMP

SITE DATA TABLE	
LOCATION:	SEG EL DORADO PKWY. & RIDGE ROAD MCKINNEY, TX 75070
SITE AREA:	1,049 AC. (45,687 S.F.)
ZONING:	PD-PLANNED DEVELOPMENT
CURRENT USE:	VACANT
PROPOSED USE:	RESTAURANT W/DRIVE-THRU
BUILDING DATA:	
BUILDING HEIGHT:	23'-2-5/8" (1 STORY)
BUILDING FOOTPRINT AREA:	2,043 S.F.
LOT COVERAGE:	5%
FLOOR AREA RATIO:	0.05
OCCUPANCY LOAD:	70
PARKING REQUIREMENTS:	REQUIRED PROVIDED
*1 SPACE PER 150 SQ.FT.:	14
PARKING SPACES:	1
ADA ACCESSIBLE PARKING SPACES:	2
TOTAL PARKING:	15
6 CAR MIN. STAGING FOR DRIVE THRU:	31
LANDSCAPE REQUIREMENTS:	
REPAIRS:	21,185 S.F. (46.4%)
INTERIORS:	24,502 S.F. (53.6%)



**APPLICANT:**  
GUGGENHEIM RETAIL REAL ESTATE PARTNERS, INC.  
3000 INTERNET BLVD., SUITE 570  
FRISCO, TX 75034  
CONTACT: ANGEL ROBINSON  
(214) 872-4800

**OWNER:**  
ASG EL DORADO PAVILION LTD  
2220 COIT RD., STE. 360  
PLANO, TX 75075  
CONTACT: MILDRED LAM  
(214) 390-1500

**CIVIL ENGINEER:**  
JOHN THOMAS ENGINEERING  
800 N. WATTERS, STE. 170  
ALLEN, TX 75013  
CONTACT: JOHN WITZELS  
(214) 451-1830

**SUP EXHIBIT**

EL DORADO PKWY & RIDGE ROAD  
A PORTION OF LOT 2, BLOCK A  
OF THE VIGOR-ELDORADO ADDITION  
MCKINNEY, TX 75070  
COLLIN COUNTY

REVISION RECORD	
12-25-14	INITIAL SUBMITTAL
1-12-15	CITY COMMENTS
1-27-15	CITY COMMENTS
1-30-15	CITY COMMENTS
2-23-15	UPDATE SITE PLANS
3-9-15	UPDATE SITE PLANS

**SUP EXHIBIT**  
**DRIVE THRU REST. #3**  
**EL DORADO PKWY & RIDGE ROAD**  
**MCKINNEY, TX 75070**



FIRM NO. E-12225

**John Thomas**  
**ENGINEERING**  
800 N. WATTERS, SUITE 170 ALLEN, TX 75013 PH: 214-491-1830