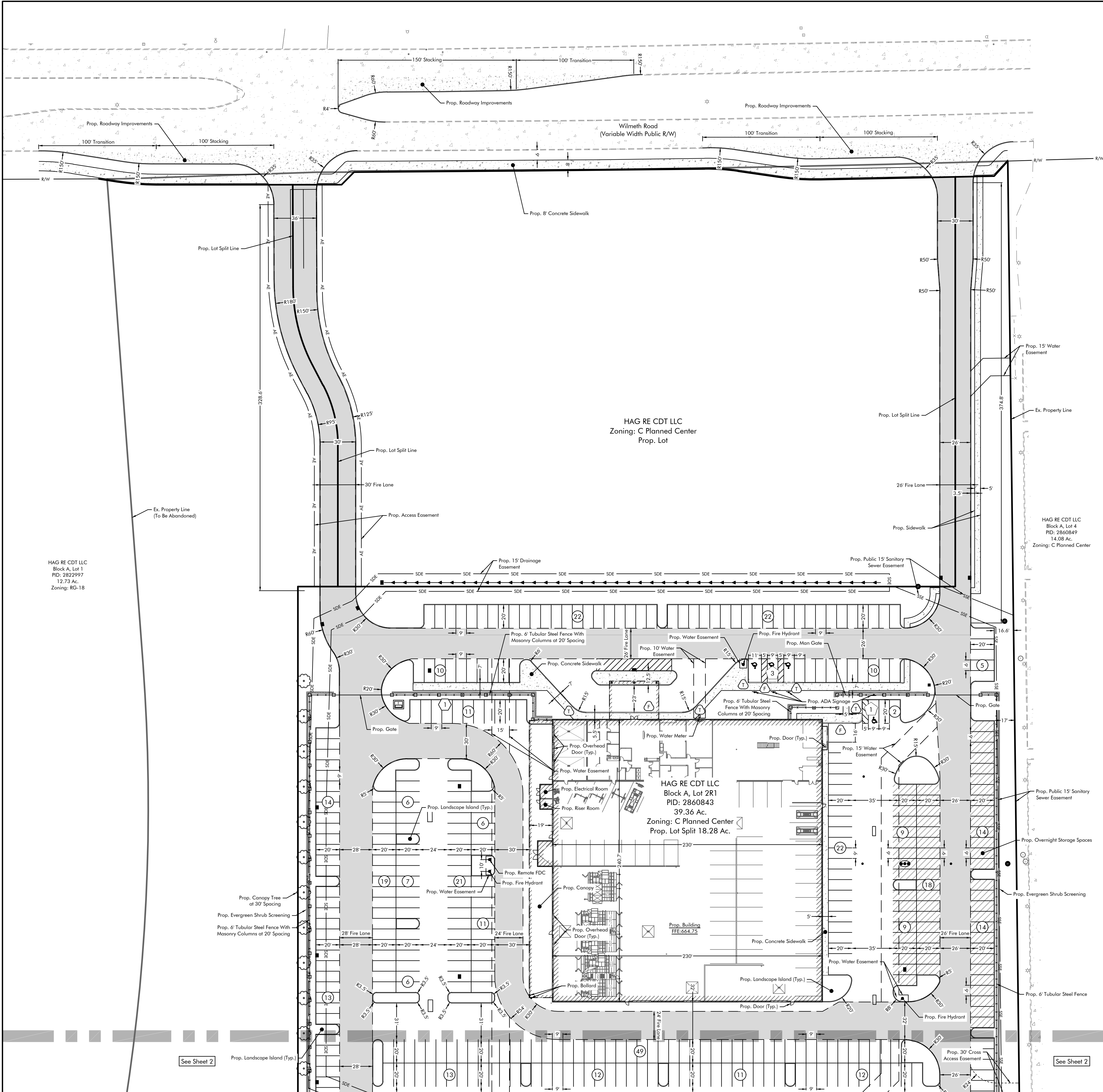


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Legend

Right of Way	R/W
Buffer / Setback	LSB
Building	SBS
Gate	X-X-X-X-X
Fence	X-X-X-X-X
Overnight Storage	[Hatched Box]
Fire Lane	[Solid Grey Box]
Transition to Flush Curb	[Curb Symbols]
Storm MH	[Storm MH Symbol]
Drop Inlet	[Drop Inlet Symbol]
Curb Inlet	[Curb Inlet Symbol]
Sanitary MH	[Sanitary MH Symbol]
Sanitary Cleanout	[Sanitary Cleanout Symbol]
Oil / Water Separator	[Oil / Water Separator Symbol]
Backflow Preventer	[Backflow Preventer Symbol]
Water Meter	[Water Meter Symbol]
Fire Department Connection	[Fire Department Connection Symbol]
Fire Hydrant	[Fire Hydrant Symbol]
Keypad	[Keypad Symbol]
Sign	[Sign Symbol]
Ballard / Post	[Ballard / Post Symbol]
ADA Pavement Marking	[ADA Pavement Marking Symbol]

Site Data:

Location:	N Central Expy McKinney, Texas 2860843
PID:	2860843
Zoning:	C Planned Center
Proposed Use:	Vehicle Repair Major Automobile Storage
Existing Lot Area:	39.36 Ac. (1,714,478 SF)
Proposed Lot Area:	18.28 Ac. (796,378 SF)
Building Area:	60,000 SF (Inclusive of Canopy Area)
Lot Coverage:	±7.5% (Total Bldg Area ± 60,000 SF)
Floor Area Ratio:	0.075 : 1
Building Height:	27' 4"
Canopy Height:	14' 4"
Loading Space:	1 Space
Highway Commercial Overlay District:	High Rise

Parking Calculations:

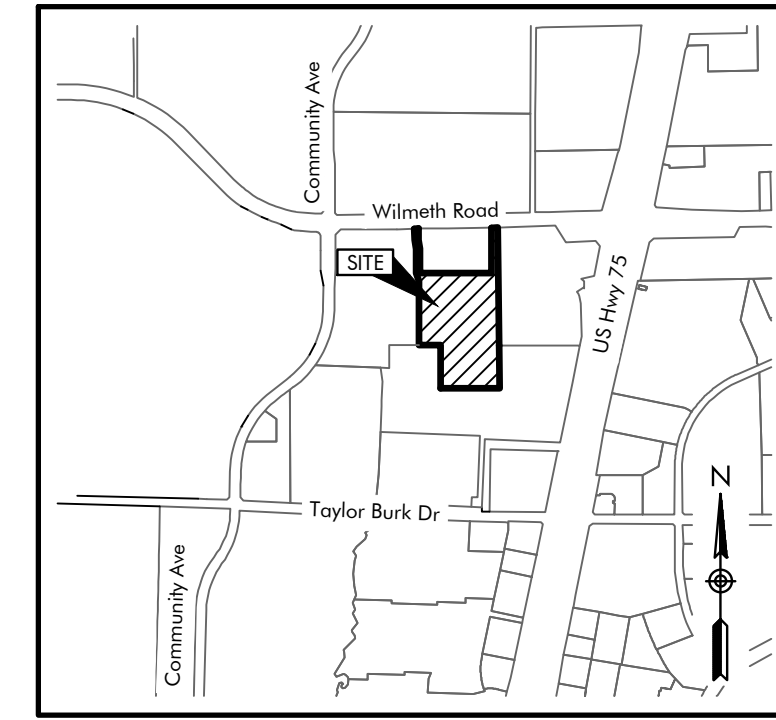
Vehicle Repair, Major:	60,000 sf / 750 sf: 80 spaces
(1/750 sf @ 60,000 sf)	
(3/service lane @ 51 service lanes)	51 lanes / 3 spaces: 153 spaces
Parking Required Total:	233 Spaces
Parking Provided Total:	*543 Spaces (4 ADA)
*Additional, beyond required, parking spaces will be necessary for day to day activities	
Allowable Outdoor Storage:	83 Spaces
(25% GFA)	60,000 x 0.25: 15,000 sf of parking area

Standard Notes:

- Dumpster enclosure 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 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.

General Site Notes:

- All Proposed Driveways shall be private and in strict conformance with local & state (if applicable) standards.
- All curb and gutter shall be 18" Tilt-Out unless otherwise noted.
- Dimensions shown at curb and gutter are measured to the face of curb unless otherwise noted.
- All curb radii are 4.5' (measured at face of curb) unless otherwise noted.



Vicinity Map
Not to Scale

Design Professionals:

Civil Engineer
ACRO Development Services
Marcus Magers
mmagers@acro-ds.com
601 South Cedar Street, Suite 101
Charlotte, NC 28202

Architect
Redline Design Group
David Eve
deve@redlinedg.com
925 Tuckasee Road, Suite 110
Charlotte, NC 28208

Landscape Architect
Grubbs Design Group
Joe D. Grubbs
joe@grubbsdesigngroup.net
403 South Tennessee Street
McKinney, TX 75069

Surveyor
Eagle Surveying, LLC
Brad Eubanks
brad@eaglesurveying.com
222 S. Elm Street, Suite 200
Denton, TX 76201

Developer/Owner:

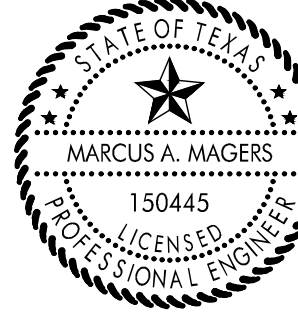
Hendrick Automotive Group
Greg Clark
greg.clark@hendrickauto.com
6000 Monroe road
Charlotte, NC 28212

Plans Prepared By:

ACRO
DEVELOPMENT SERVICES
LAND SURVEYING-CIVIL ENGINEERING

601 S. Cedar Street, Suite 101
Charlotte, NC 28202
980-224-8518
acro@acro-ds.com

Professional Seal:



TX Firm No. F-24916

ACRO Project Number:

2023-087

Plans Prepared For:



Revisions:

No.	Date	Description
-----	------	-------------

Municipality Reference Number:

Project Location:

Wilmet Road, McKinney, TX

Project Name:

Hendrick Collision -
McKinney

Project Phase:

Specific Use Permit (SUP)

Date:

10/23/2024

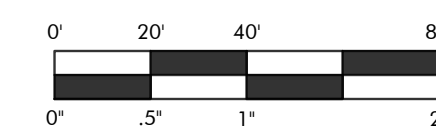
Sheet Title:

Specific Use
Permit Exhibit

Sheet Number:

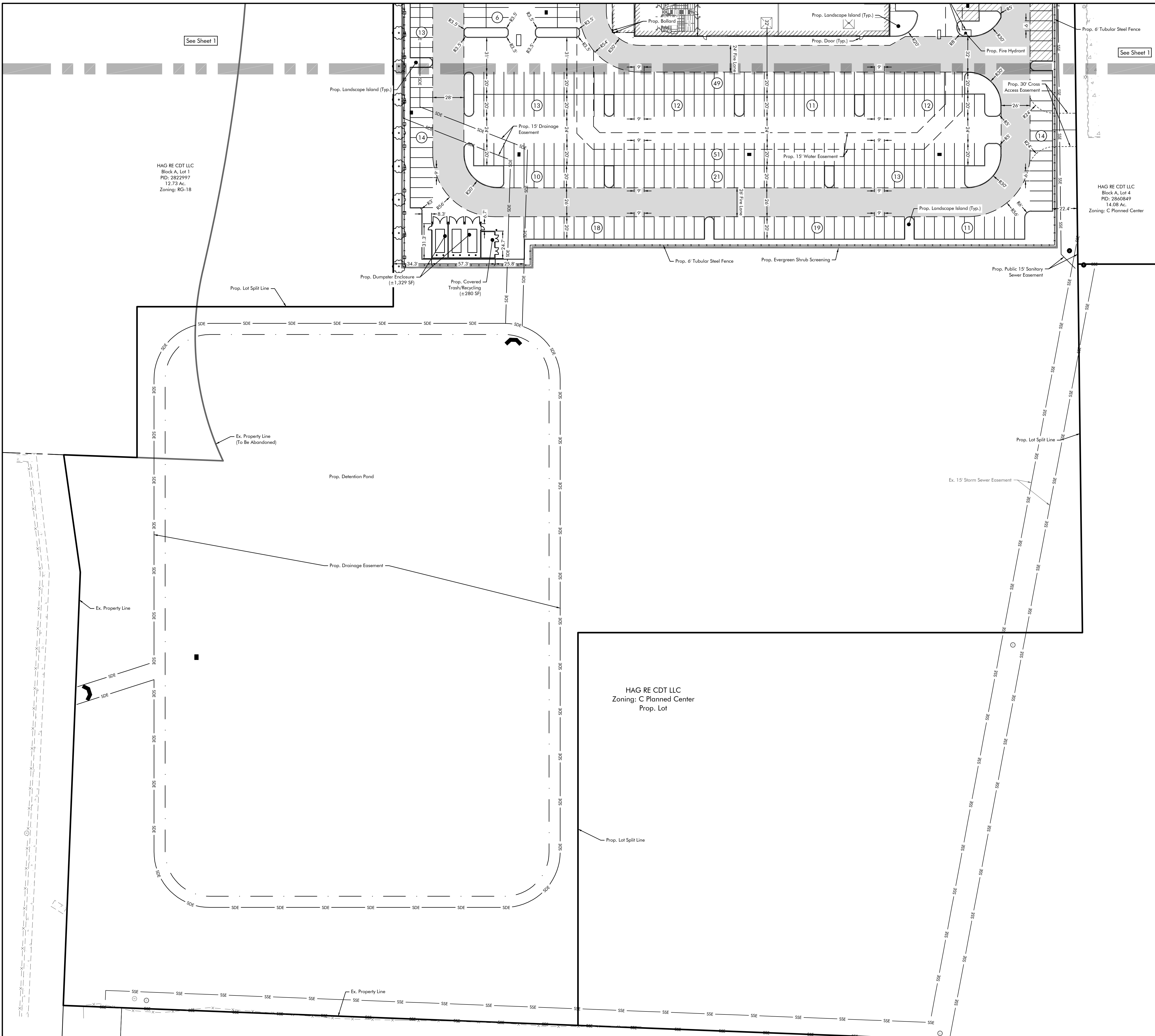
1/2

Scale: 1" = 40'



Preliminary for conceptual
planning purposes only

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Legend

Right of Way	R/W
Buffer / Setback	LSB
Building	BSB
Gate	
Fence	
Overnight Storage	
Fire Lane	
Transition to Flush Curb	

Storm MH	
Drop Inlet	
Curb Inlet	
Sanitary MH	
Sanitary Cleanout	
Oil / Water Separator	
Backflow Preventer	
Water Meter	
Fire Department Connection	
Fire Hydrant	
Keypad	
Sign	
Bollard / Post	
ADA Pavement Marking	

N

Preliminary for conceptual planning purposes only

Plans Prepared By:

ACRO
DEVELOPMENT SERVICES
LAND SURVEYING • CIVIL ENGINEERING

601 S. Cedar Street, Suite 101
Charlotte, NC 28202
980-224-8518
acro@acro-ds.com

Professional Seal:

STATE OF TEXAS
MARCUS A. MAGERS
150445
LICENSED PROFESSIONAL ENGINEER

TX Firm No. F-24916

ACRO Project Number:
2023-087

Plans Prepared For:

Hendrick
AUTOMOTIVE GROUP

Revisions:

No.	Date	Description
-----	------	-------------

Municipality Reference Number:

Project Location:
Wilmetth Road, McKinney, TX

Project Name:
Hendrick Collision - McKinney

Project Phase:
Specific Use Permit (SUP)

Date:
10/23/2024

Sheet Title:
Specific Use Permit Exhibit

Sheet Number:
2/2

Scale: 1" = 40'

0' 20' 40' 80'
0' .5' 1' 2'