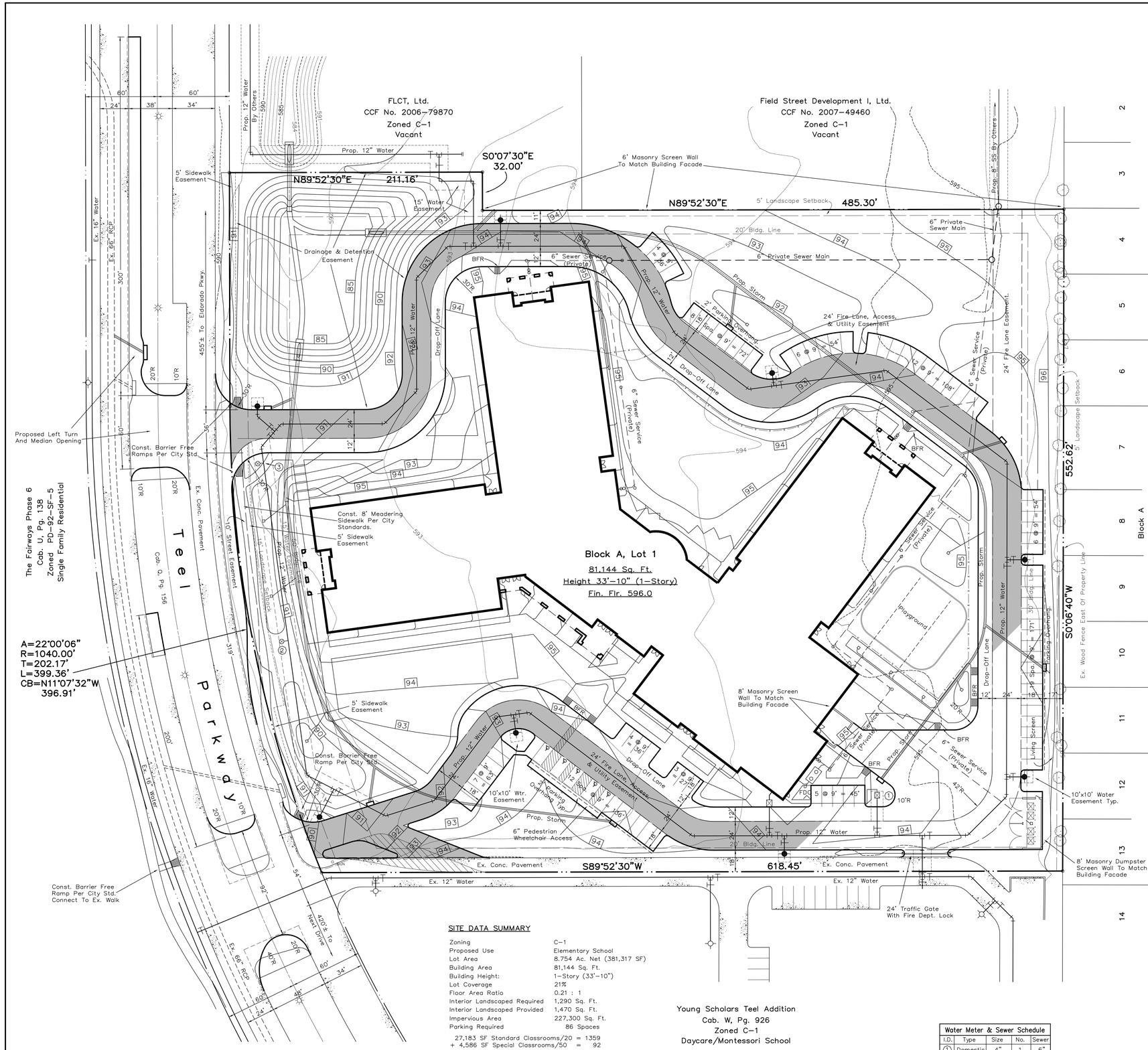


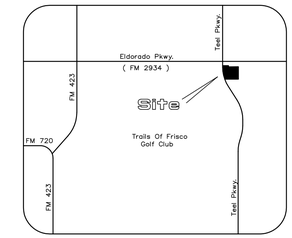


VICINITY MAP
NTS

0 40 100
GRAPHIC SCALE
1" = 40'

## SITE PLAN NOTES

Any revision to this plan will require city approval and will require revisions to any corresponding plans to avoid conflicts between plans.

Planning Department

1) Dumpsters and trash compactors shall be screened in accordance with the Comprehensive Zoning Ordinance.
2) Open storage, where permitted, shall be screened in accordance with the Comprehensive Zoning Ordinance.
3) Outdoor lighting shall comply with the lighting and glare standards contained within the Comprehensive Zoning Ordinance.
4) Landscaping shall conform to landscape plans approved by the city.
5) All elevations shall comply with applicable overlay district requirements.
6) Removal, transplanting, protection and or mitigation of protected trees, shall comply with the Comprehensive Zoning Ordinance. Tree surveys and tree protection are subject to City inspection and approval.

Fire Department

1) Buildings of 5,000 square feet or greater shall be 100% fire sprinkled. Alternative fire protection measures may be approved by the Fire Department.
2) Fire lanes shall be designed and constructed per city standards or as directed by the Fire Department.
3) Two points of access shall be maintained for the property at all times.
4) Speed bumps are not permitted within a fire lane.

No floodplain exists on the site.
Handicap parking is provided in accordance with ADA standards.
All existing and proposed pavement is concrete.
All fire hydrant leads are 6".

Building Inspections

1) Handicapped parking areas and building accessibility shall conform to the Americans with Disabilities Act (ADA) and with the requirements of the current, adopted International Building Code.
2) All signage is subject to Building Inspections approval.
3) All fences and retaining walls shall be shown on the site plan and are subject to Building Inspection department approval.
4) All exterior building materials are subject to Building Inspection department's approval.

Engineering

1) Sidewalks and barrier free ramps at all curb crossing shall be provided per City standards.
2) Approval of the site plan is not final until all engineering plans are approved.
3) Site plan approval is required prior to grading release.

Parks Department

1) All subdivisions or additions are required to identify any existing or proposed bodies of water or wetlands within the proposed subdivision or addition. All necessary permits required for development shall be secured prior to the commencement of construction.
2) Four-inch (4") sleeves for irrigation lines and electric service shall be installed in street medians.
3) All right-of-way areas shall have eight inches (8") of topsoil prior to acceptance by City of Frisco.

SITE PLAN

# GEORGE & DEBRA PUREFOY ELEMENTARY SCHOOL

Block A, Lot 1
8.754 Acres Situated In The
J. W. COX SURVEY ~ ABST. 219
L. MORRELL SURVEY ~ ABST. 863
FRISCO, DENTON COUNTY, TEXAS

**Owner**
Frisco Independent School District
6942 Maple Street
Frisco, Texas 75034
Telephone 469 633-6000

**Prepared By**
RLK Engineering, Inc.
111 West Main Street
Allen, Texas 75013
Telephone 972 359-1733

March 13, 2009

Project No. SPFP09-0001

## SITE DATA SUMMARY

| | |
|---|---|
| Zoning | C-1 |
| Proposed Use | Elementary School |
| Lot Area | 8.754 Ac. Net (381,317 SF) |
| Building Area | 81,144 Sq. Ft. |
| Building Height: | 1-Story (33'-10") |
| Lot Coverage | 21% |
| Floor Area Ratio | 0.21 : 1 |
| Interior Landscaped Required | 1,290 Sq. Ft. |
| Interior Landscaped Provided | 1,470 Sq. Ft. |
| Impervious Area | 227,300 Sq. Ft. |
| Parking Required | 86 Spaces |

27,183 SF Standard Classrooms/20 = 1359
+ 4,586 SF Special Classrooms/50 = 92
17 1451/17 = 86

| | |
|---|---|
| HC Parking Required | 4 Spaces |
| HC Parking Provided | 5 Spaces |
| Total Parking Provided | 86 Spaces |

| Water Meter & Sewer Schedule | | | | |
|---|---|---|---|---|
| I.D. | Type | Size | No. | Sewer |
| 1 | Domestic | 4" | 1 | 6" |
| 2 | Irrigation | 2" | 1 | NA |
| 3 | Irrigation | 2" | 1 | NA |

NOTES:
No floodplain exists on the site.
Handicap parking is provided in accordance with ADA standards.
All existing and proposed pavement is concrete.

CORGAN

ISSUES
01 3.10.09 - ISSUE FOR CONSTRUCTION
02 3.13.09 - CIVIL/LANDSCAPE ISSUE FOR CSP

REVISIONS

George & Debra Purefoy Elementary School
Teel Parkway and Eldorado Parkway
Frisco Independent School District

SITE PLAN

JOB 07233.0000
DATE 03.13.09
SHEET
C 3