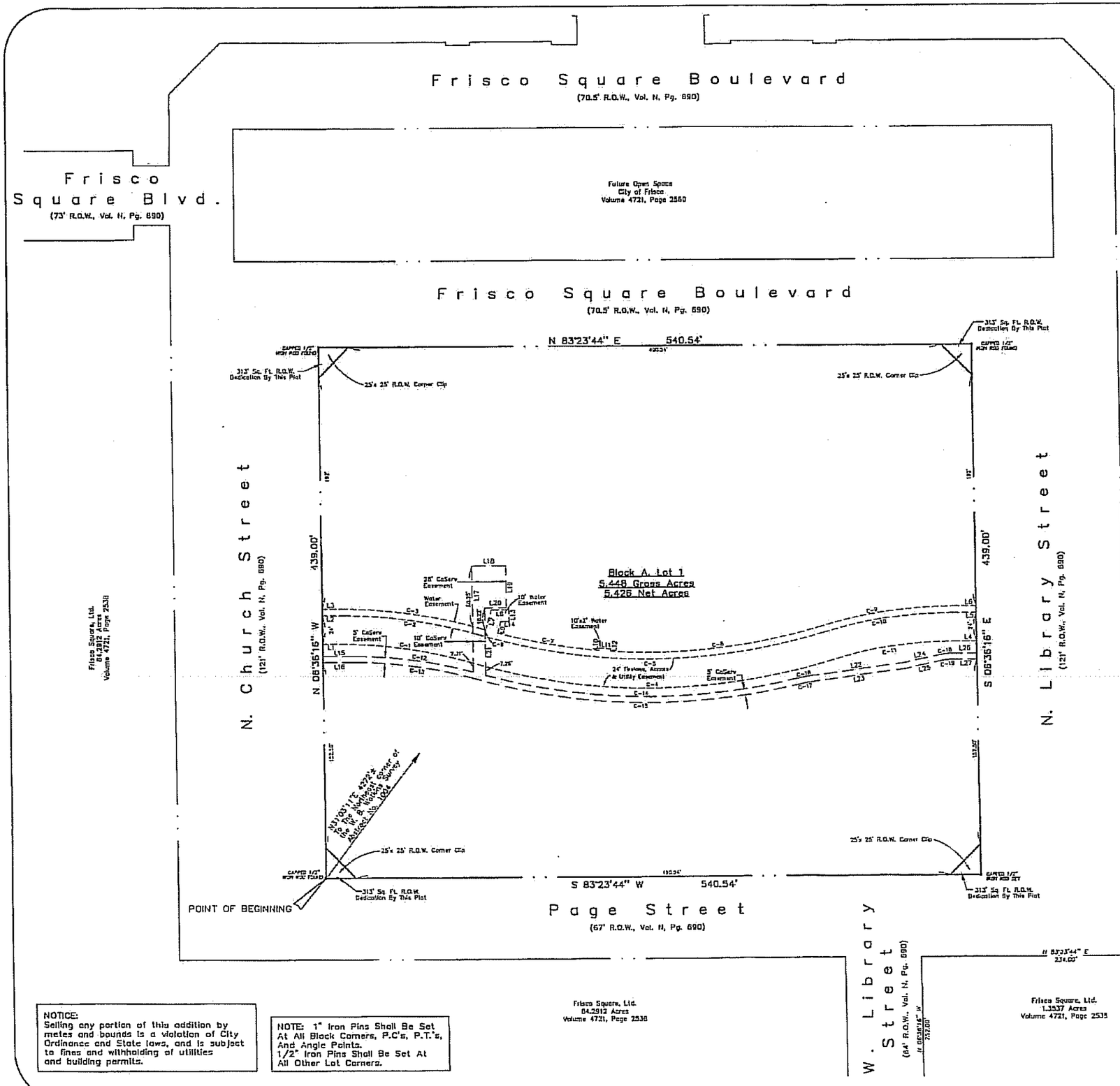
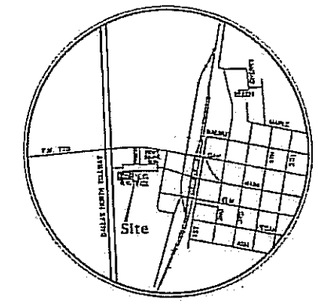
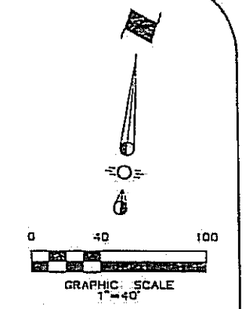




Vicinity Map



EASEMENT CURVE DATA						
CURVE	RADIUS	DELTA	TANGENT	LENGTH	CHORD	BEARING
C-1	356.00'	16°54'12"	52.90'	105.02'	104.65'	S 08°09'10" E
C-2	360.00'	18°54'12"	58.46'	112.11'	111.70'	S 08°09'10" E
C-3	385.50'	16°54'12"	57.28'	113.73'	113.32'	S 08°09'10" E
C-4	512.00'	33°48'23"	155.59'	302.09'	297.73'	S 83°23'44" W
C-5	488.00'	33°48'23"	148.30'	287.93'	283.78'	S 83°23'44" W
C-6	482.50'	00°31'20"	2.20'	4.40'	4.40'	N 19°37'44" W
C-7	482.50'	10°07'23"	42.74'	85.25'	85.14'	S 86°28'21" E
C-8	482.50'	20°47'45"	88.54'	175.12'	174.17'	S 78°52'38" W
C-9	384.73'	16°55'42"	57.25'	113.67'	113.26'	N 74°58'36" E
C-10	323.00'	16°54'12"	56.46'	112.11'	111.70'	N 74°58'36" E
C-11	358.00'	16°54'12"	53.90'	105.02'	104.65'	N 74°58'36" E
C-12	348.00'	15°53'14"	48.70'	96.77'	96.46'	S 83°39'39" E
C-13	344.00'	16°13'30"	48.95'	97.31'	96.99'	N 83°30'01" W
C-14	518.00'	28°43'43"	133.24'	260.04'	258.11'	N 84°16'26" E
C-15	524.00'	29°43'42"	139.07'	271.80'	268.84'	S 84°44'23" W
C-16	102.50'	05°51'21"	5.24'	10.48'	10.47'	N 72°45'12" E
C-17	97.50'	05°51'21"	4.99'	9.96'	9.95'	S 72°45'12" W
C-18	52.50'	12°05'30"	5.58'	11.13'	11.10'	N 77°16'28" E
C-19	47.50'	12°05'30"	5.05'	10.07'	10.05'	S 77°16'28" W

Frisco Square, Ltd.
Volume 4721, Page 2560

EASEMENT LINE DATA		
LINE	BEARING	LENGTH
L1	N 83°23'44" E	17.89'
L2	N 83°23'44" E	17.89'
L3	N 83°23'44" E	17.89'
L4	N 83°23'44" E	17.89'
L5	N 83°23'44" E	17.89'
L6	N 83°23'33" E	17.89'
L7	S 03°10'55" W	17.56'
L8	N 83°23'30" E	14.57'
L9	S 03°10'55" W	10.01'
L10	S 03°14'43" E	2.00'
L11	N 87°22'24" E	10.00'
L12	S 02°07'30" E	2.00'
L13	S 06°23'43" W	10.00'
L14	S 03°27'30" W	7.00'

EASEMENT LINE DATA		
LINE	BEARING	LENGTH
L15	S 83°23'44" W	27.90'
L16	S 83°23'44" W	27.90'
L17	S 06°36'16" E	83.33'
L18	S 83°23'44" W	25.00'
L19	S 06°36'16" E	33.00'
L20	S 83°23'44" W	15.00'
L21	S 06°36'16" E	56.16'
L22	S 75°43'33" W	76.46'
L23	S 75°43'33" W	78.65'
L24	S 71°15'13" W	31.17'
L25	S 71°15'13" W	31.25'
L26	S 83°23'44" W	19.37'
L27	S 83°23'44" W	19.37'

Filed and Recorded
Official Public Records
Brenda Taylor, County Clerk
Collin County, Texas
08/27/2004 12:24:44 PM
$31.00 SPETTEYER
20040827001001410

2004/422

Brenda Taylor

NOTES:
1. Bearing system based on the Conveyance Plat of Frisco Streets as recorded in Volume N, Page 690 of the Deed Records of Collin County, Texas.
2. No Floodplain exists on the subject tract.

EXHIBIT A

FRISCO CITY HALL ADDITION

BLOCK A, LOT 1

1 LOT ON 5.448 ACRES OF LAND

situated in the

W.B. WATKINS SURVEY ~ ABSTRACT 1004

FRISCO, COLLIN COUNTY, TEXAS

Owner
City of Frisco
6891 Main Street
Frisco, Texas 75034
Telephone (972) 335-5540

Engineer
Spiars Engineering, Inc.
730 E. Park Blvd., Suite 210
Plano, Texas 75074
Telephone (972) 422-0077

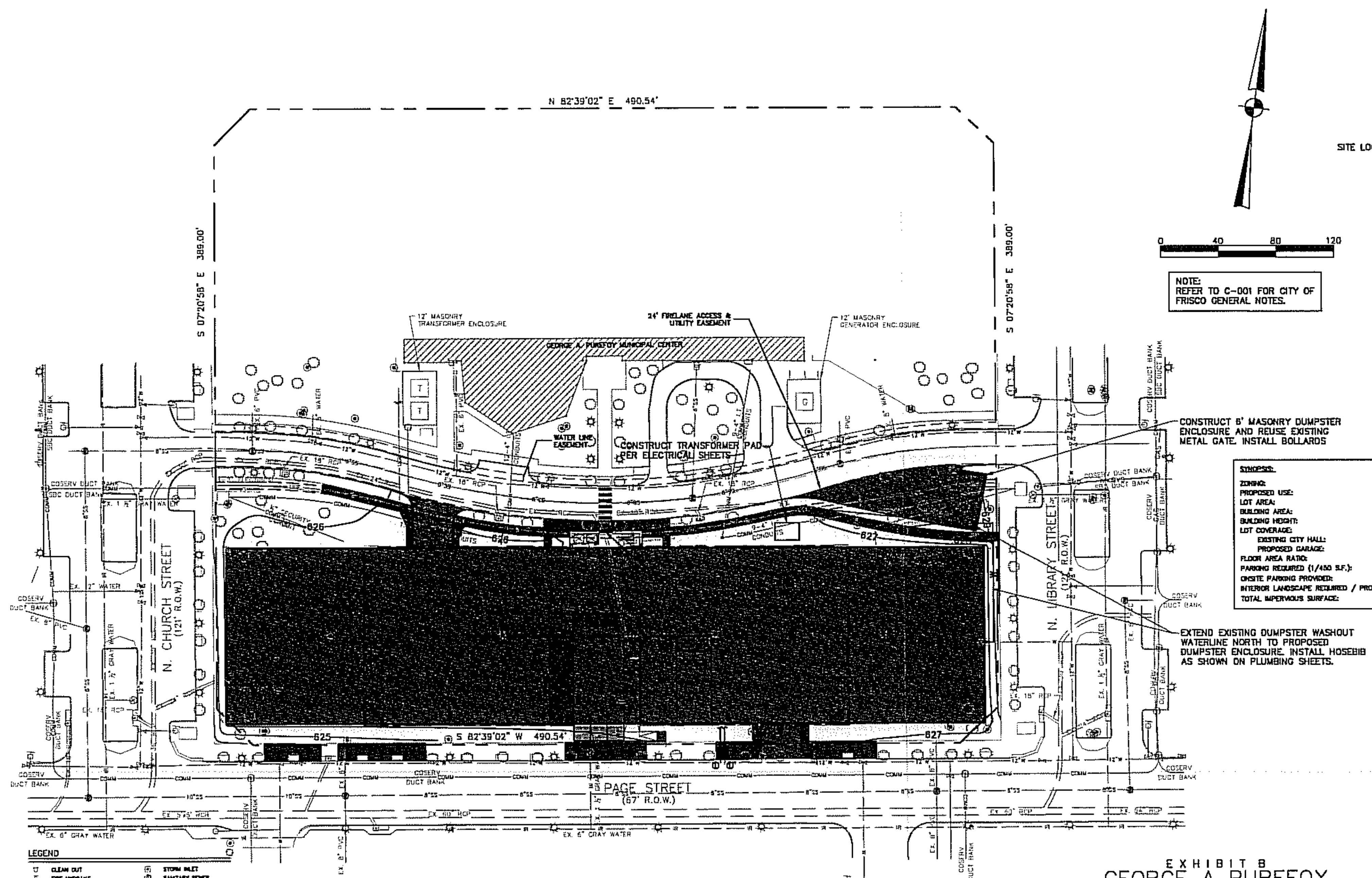
Surveyor
Surdukan Surveying, Inc.
9883 W. University Drive, Suite 102
McKinney, Texas 75071
Telephone (972) 542-1446

Scale 1"=40' August 24, 2004

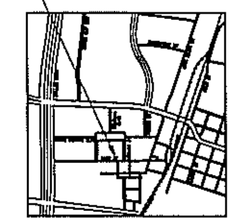
NOTICE:
Selling any portion of this addition by metes and bounds is a violation of City Ordinance and State laws, and is subject to fines and withholding of utilities and building permits.

NOTE: 1" Iron Pins Shall Be Set At All Block Corners, P.C's, P.T.'s, And Angle Points.
1/2" Iron Pins Shall Be Set At All Other Lot Corners.

03-061



WATER METER TABLE			
I.D.	TYPE	SIZE	NO.
①	DOMESTIC	3"	2



VICINITY MAP
NOT TO SCALE

SYNOPSIS:	LOT 1, BLOCK A
ZONING:	PD 153 (DT 3)
PROPOSED USE:	PARKING STRUCTURE
LOT AREA:	5.45 AC (237,207 SF)
BUILDING AREA:	192,636 SF
BUILDING HEIGHT:	181'-8" (5 LEVELS)
LOT COVERAGE:	
EXISTING CITY HALL:	14.3%
PROPOSED GARAGE:	17.7%
FLOOR AREA RATIO:	32.0%
PARKING REQUIRED (1/450 S.F.):	N/A
ONSITE PARKING PROVIDED:	574 SPACES
INTERIOR LANDSCAPE REQUIRED / PROVIDED:	NONE
TOTAL IMPERVIOUS SURFACE:	75894 SF

LEGEND

- CLEAN OUT
- FIRE HYDRANT
- FIBER OPTIC LINE
- IRRIGATION CONTROL VALVE
- LIGHT POLE
- COMM MANHOLE
- SIGN
- SIGN BASE
- STORM INLET
- SANITARY SEWER
- TELEPHONE MANHOLE
- VEGETATION
- WATER METER
- WATER STAND PIPE
- WATER VALVE
- GAS — EXISTING GAS LINE
- EXISTING GRAY WATER
- EXISTING PVC SANITARY SEWER
- EXISTING WATERLINE
- UGE — EXISTING UNDERGROUND ELECTRIC
- COMM — EXISTING PVC DUCT BANK/CONDUIT
- EXISTING STORM DRAINAGE
- PROPERTY LINE
- W — PROPOSED WATER LINE
- PROPOSED STORM DRAINAGE
- 625 — PROPOSED MAJOR CONTOUR
- 627 — PROPOSED MINOR CONTOUR
- PROPOSED TOP OF CURB
- PROPOSED PAVEMENT AREA
- PROPOSED SIDEWALK

GENERAL NOTES

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 PLAN APPROVED BY THE CITY.

5.) ALL ELEVATIONS SHALL COMPLY WITH APPLICABLE OVERLAY DISTRICT REQUIREMENTS.

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.

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 UNIFORM BUILDING CODE AND TAS.

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 OF NOT LESS THAT FOUR (4') FEET IN WIDTH AND BARRIER FREE RAMPS AT ALL CURB CROSSINGS 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 RIGHT-OF-WAY AREAS SHALL HAVE EIGHT (8") INCHES OF TOPSOIL PRIOR TO ACCEPTANCE BY CITY OF FRISCO.

BENCH MARK:

CITY OF FRISCO BENCHMARK NO. C263

STANDARD USC&GS BENCHMARK DISC STAMPED 'C263+1934' LOCATED APPROXIMATELY 550' SOUTH OF THE INTERSECTION OF F.M. 720 AND THE EAST SPUR OF THE BNSFRR. THE MONUMENT IS 13' WEST OF THE RAILROAD, AND IS LOCATED ON A 2' x 2' ABANDONED WATER TOWER BASE PAD.

ELEV: 651.63'

CITY OF FRISCO BENCHMARK NO. 1

STANDARD CITY OF FRISCO MONUMENT LOCATED IN THE CENTER ISLAND OF THE CITY OF FRISCO – CITY HALL PARKING LOT. THIS STATION IS 54' SOUTHWEST OF A LIGHT POLE SITUATED ON THE NORTH SIDE OF THE PARKING LOT, 47' NORTHWEST OF A LIGHT POLE ON THE SOUTH SIDE OF THE PARKING LOT, AND 2' EAST OF THE WEST BACK OF CURB OF THE CENTER ISLAND. CITY HALL IS LOCATED AT THE CORNER OF 4TH ST. AND MAIN ST.

ELEV: 674.24'

EXHIBIT B
GEORGE A PUREFOY MUNICIPAL CENTER PARKING FACILITY

BLOCK A, LOT 1
FOR THE CITY OF FRISCO
W.B. WATKINS SURVEY ~ ABSTRACT 1004

OWNER:
CITY OF FRISCO
6101 FRISCO SQUARE BLVD.
FRISCO, TEXAS 75034
TELEPHONE (972) 335-5000

ENGINEER:
GARVER, LLC
3010 GAYLORD PKWY. SUITE 190
FRISCO, TEXAS 75034
TELEPHONE (972) 377-7480
CONTACT: FRANK McILLWAIN

SURVEYOR:
BOHANNAN HUSTON, INC.
310 EAST I-30, SUITE 100
GARLAND, TEXAS 75043
TELEPHONE (972) 226-8181
CONTACT: BRADLEY ADAMS

APRIL 17, 2009

Carl Walker
2501 Network Blvd.
Suite 101
Frisco, TX 75034
Phone (214) 619-0700
Fax (214) 619-0705
www.carlwalker.com
TEXAS REGISTERED ENGINEERING FIRM F-7591

CONSULTANTS:
GARVER

STATE OF TEXAS
FRANK O. MCILLWAIN
93229
LICENSED PROFESSIONAL ENGINEER

FRISCO

George A Purefoy
Municipal Center
Parking Facility
Frisco, Texas

ISSUE REV. NO.	DATE	DESCRIPTION
	06-15-2009	100% Construction Documents
	05-29-2009	50% Construction Documents
	05-04-2009	100% Design Development

PROJECT NO. [illegible]
DRAWN BY [illegible]
CHECKED BY FOM

The Drawings are the property of Carl Walker, Inc. and are not to be reused or reproduced without written permission from Carl Walker, Inc.

SHEET TITLE
EXHIBIT B

C-EXB