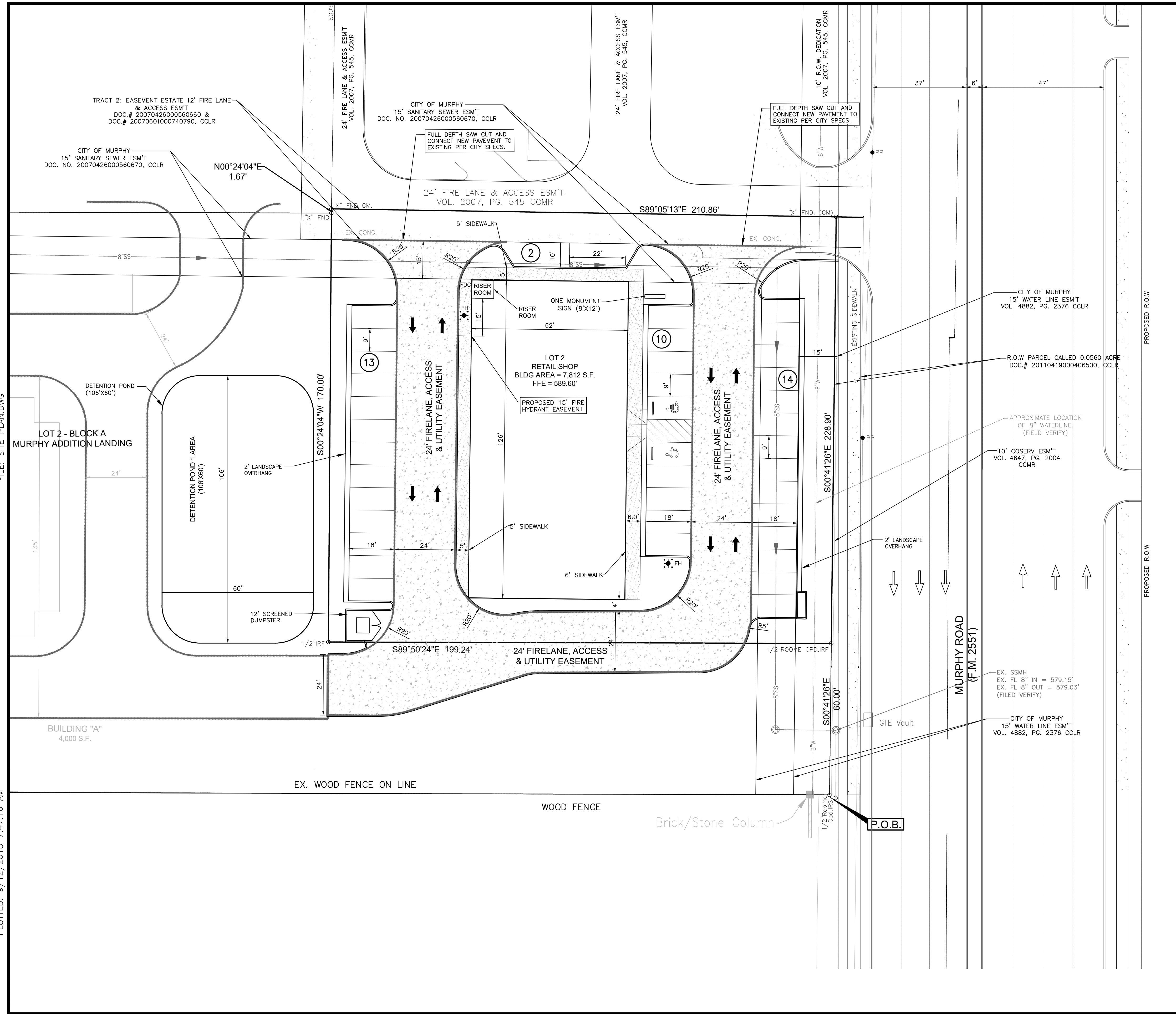


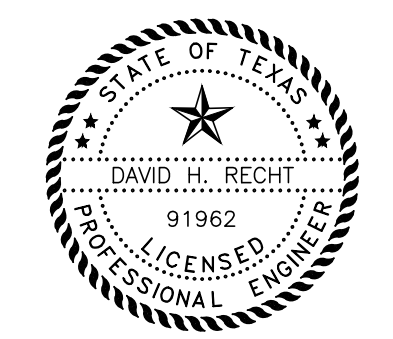
FILE: SITE_PLAN.DWG

PLOTTED: 9/12/2018 7:47:16 AM



RETAIL SHOP AT MURPHY SITE SUMMARY TABLE	
GENERAL SITE DATA	
ZONING	PD-08-08-756 (PLANNED DEVELOPMENT RETAIL)
EXISTING LAND USE	RETAIL
PROPOSED LAND USE	RETAIL
LOT AREA	33976.8 S.F. (0.82 Ac.)
BUILDING FOOTPRINT AREA	7,812 S.F.
TOTAL BUILDING AREA	7,812 S.F.
ROW DEDICATION	0.0560 Ac.
NET LOT AREA	0.764 Ac.
BUILDING HEIGHT (#STORIES)	MAX 35'
LOT COVERAGE (%)	7,812 S.F. (20.8%)
PARKING	
PARKING RATIO	1 PER 200 GROSS S.F
PARKING REQUIRED	7,812 / 200 = 39
PARKING PROVIDED	39 SPACES
ADA PARKING PROVIDED (2% PER ADA)	2 SPACES
TOTAL PARKING PROVIDED	39 SPACES
LANDSCAPE AREA (INCLUDING TURF AREAS)	
LANDSCAPE EDGE AREA PROVIDED	
PERVIOUS & IMPERVIOUS AREA	
BUILDING FOOT PRINT	7,812 S.F.
AREA OF SIDEWALKS PAVEMENT, ETC.	17,058 S.F.
OTHER IMPERVIOUS AREA	NONE
TOTAL IMPERVIOUS AREA	24,870 S.F.
TOTAL IMPERVIOUS AREA (%)	83.7%

LEGEND	
	PROPOSED 6" FIRE LANE (24' WIDE) CONCRETE PAVEMENT (SITE SECTION DETAILS) REINFORCED WITH #3 BARS ON 18" O.C.E.W. 6" LIME STABILIZED SUBGRADE WILL BE PROVIDED UNDER FIRE LANE PAVEMENT.
	PROPOSED 5" THICK CONCRETE PAVEMENT
	PROPOSED 24" PIPE BOLLARDS
	EXISTING CONCRETE SIDEWALK
	LANDSCAPING AREAS
	PROPOSED FIRELANE AND ACCESS ESMT.
	PARKING COUNTS



09/07/2018
 David H. Reht
 TBPE No.: F-9184

ISSUE DATE: 5/30/2018	SHOPS AT MURPHY CITY OF MURPHY, COLLIN COUNTY, TX
SCALE HORIZ. 1" = 20'	
DRAWN BY NM	SITE PLAN
APPROVED BY NM	
DHR JOB No. ####	 ENGINEERING, INC. Civil Engineers 320 DECKER DRIVE Irving, TX 75062-3719 USA FAX (972) 717-0111 TEL (972) 717-0100
SHEET C-3.0	