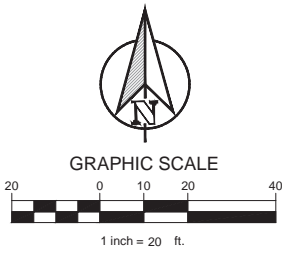
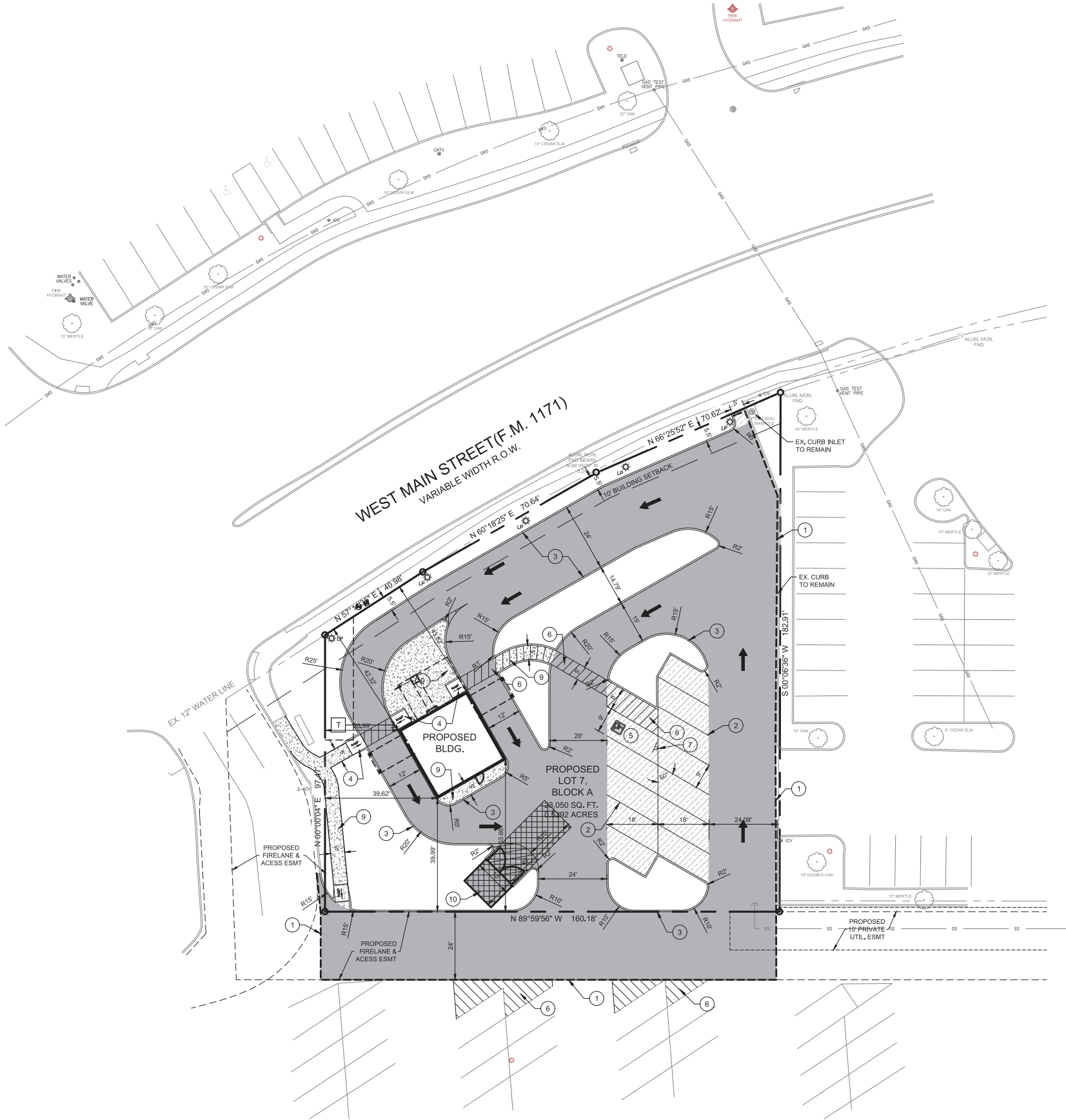


PLOTTED BY: CLAY CRISTY  
 PLOT DATE: 11/15/2019 11:27 AM  
 LOCATION: Z:\PROJECTS\PROJECTS\2019-161 151 COFFEE LEWISVILLE\CADD\SHEETS\SP-1 SITE PLANDWG  
 LAST SAVED: 11/15/2019 10:24 AM



LEGEND	
	LIGHT TRAFFIC CONCRETE PAVEMENT.
	MEDIUM TRAFFIC CONCRETE PAVEMENT.
	HEAVY DUTY CONCRETE PAVEMENT.
	PROPOSED CONCRETE SIDEWALK.
	PROPOSED CONCRETE CURB AND GUTTER.
	PARKING COUNT

CONSTRUCTION SCHEDULE	
①	SAW CUT FULL DEPTH EXISTING PAVEMENT
②	4" PARKING STALL STRIPING COLOR: WHITE (TYP)
③	CURB & GUTTER
④	PROPOSED PEDESTRIAN RAMP
⑤	HANDICAP SYMBOL
⑥	PAVEMENT STRIPING
⑦	HANDICAP SIGN
⑧	CURB STOP
⑨	PROP. CONCRETE PRIVATE SIDEWALK.
⑩	PROP. DUMPSTER ENCLOSURE REFER TO ARCH. PLANS FOR DETAILS

- NOTES:
- ALL DIMENSIONS ARE TO FACE OF CURB UNLESS OTHERWISE NOTED.
  - REFER TO ARCHITECTURAL PLANS FOR BUILDING DIMENSIONS AND EXACT DOOR LOCATIONS.
  - AN EXTRA SACK OF CEMENT PER CUBIC YARD IS REQUIRED FOR ALL HAND POURS.
  - ALL RIGID PAVEMENT WITHIN THE CITY RIGHT-OF-WAY OR UNDER A FIRE LANE SHALL BE PER CITY STANDARDS AND DETAILS.

SITE DATA	
EX. ZONING	COMMERCIAL
LOT AREA	0.5292 AC (23,050 SF)
PROPOSED USE	DRIVE THRU RESTAURANT
BUILDING AREA	759 SF
F.A.R.	0.03:1
PARKING REQUIRED (1 SPACE / 100 SF)	8 (1 H.C.)
PARING PROVIDED	12 (1 H.C.)



**PRELIMINARY**  
 FOR REVIEW ONLY  
 Not for construction purposes.  
 CLAYMOORE ENGINEERING  
 ENGINEERING AND PLANNING CONSULTANTS  
 Engineer: DREW DONOSKY  
 P.E. No. 125651, Date: 11/11/2019

151 COFFEE  
 LOT 7, BLOCK A  
 VALLEY SQUARE  
 LEWISVILLE, TEXAS

SITE PLAN

DESIGN: HV  
 DRAWN: HV  
 CHECKED: ASD  
 DATE: 11/11/2019  
 SHEET  
 SP-1  
 File No. 2019-161