

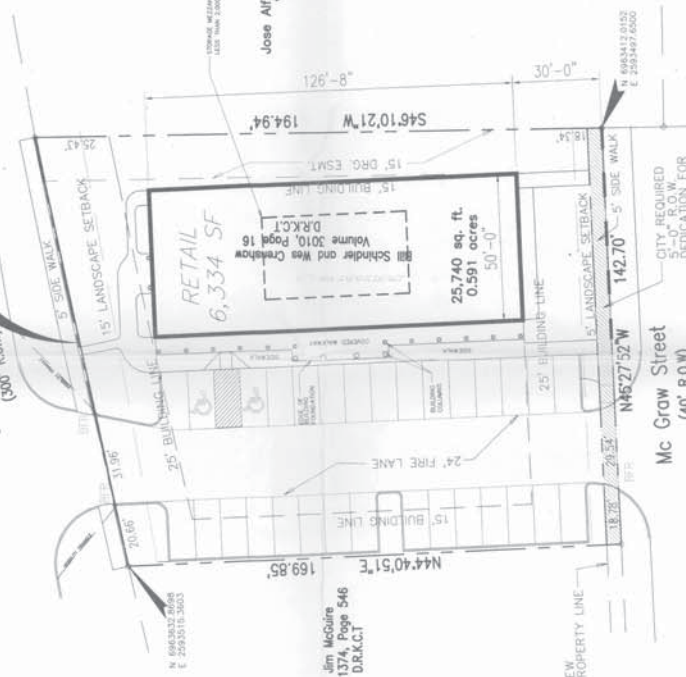
NOTE: THIS SITE WILL NOT HAVE A DUMPSTER.

NOTE: ALL LANDSCAPE AREAS TO BE PROVIDED WITH AUTOMATIC SPRINKLER SYSTEM, (INCLUDING PLANTERS), TO MEET CITY OF FORNEY'S MINIMUM REQUIREMENTS AND STANDARDS.

**SITE AREA = .591 ACRES**  
**BLDG. AREA = 6,334 S.F.**  
**PARKING REQUIRED:**  
 WAREHOUSE 25% = 1,600 SF / 1,000 = 2 SPACES  
 RETAIL 75% = 4,734 SF / 200 = 24 SPACES  
 STORAGE/MEZZANINE 2,000 SF = 2,000 / 1,000 = 2 SPACES  
**TOTAL PARKING REQUIRED: 28 SPACES**  
**TOTAL PARKING PROVIDED: 30 SPACES**

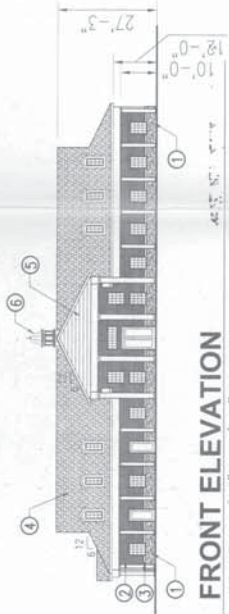
$L=149.95'$   
 $R=5579.58'$   
 $D=132.23'$   
 $CB=555.04' @ 0.00^\circ E$   
 $CD=149.94'$

U.S. HWY 80  
 (500' R.O.M.)



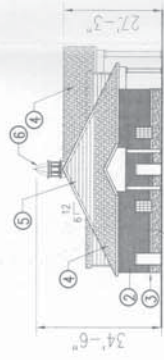
**P&Z SITE PLAN**

SCALE : 1" = 20'-0"



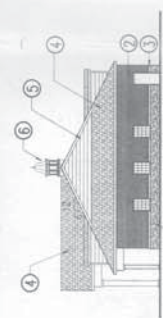
**FRONT ELEVATION**

SCALE : 1/16" = 1'-0"



**U.S. HWY 80 ELEVATION**

SCALE : 1/16" = 1'-0"



**Mc GRAW STREET ELEVATION**

SCALE : 1/16" = 1'-0"

**ELEVATION MATERIALS**

- ① EXTERIOR STONE VENER
- ② EXTERIOR FACE BRICK
- ③ CAST STONE WATER TABLE
- ④ ASPHALT SHINGLES
- ⑤ PAINTED SIDING AND TRIM
- ⑥ CUPOLA

GUTTER AND DOWN SPOUTS NOT SHOWN FOR CLARITY

**LOCATION MAP**



**PRELIMINARY**  
 INTERIM REVIEW ONLY  
 This document is preliminary. The information herein is for planning purposes only. It is not intended for bidding or construction. 1/23/2007  
 Architect: Ronald Cole Brown, AIA  
 Date: JAN 23, 2007

**PRIZM ARCHITECTS**  
 INTERNATIONAL, INC.

ARCHITECTS REGISTERED PLANNERS  
 2202 FORNEY BLVD., SUITE 1100  
 FORTNEY, TEXAS 75119  
 (972) 711-8426 FAX (972) 711-8888

**PLANTATION PLAZA**  
 U.S. HIGHWAY 80  
 FORNEY, TEXAS

**P&Z SITE PLAN**

PROJECT NUMBER: 0.023.126  
 ISSUED: 1/23/2007  
 DRAWN BY: PAB  
 CHECKED BY: RGB  
 FILENAME: 016.DWG

**APPROVED**  
 City of Forney  
 Planning Department  
 [Signature]  
 Date: 1/23/07

**PZ-1.0**

U.S. HWY 80  
(300' R.O.W)

CB=S55°04'00"  
CD=149.94



RETAIL  
6,334 SF

Bill Schindler and Wes Crenshaw  
Volume 3010, Page 16  
D.R.K.C.T.

25,740 sq. ft.  
0.591 acres  
50'-0"

**PLAY AREA**

Mc Graw Street  
(40' R.O.W)

CITY REQUIRED  
5'-0" R.O.W.  
DEDICATION FOR  
Mc GRAW ST.

N 696  
E 259