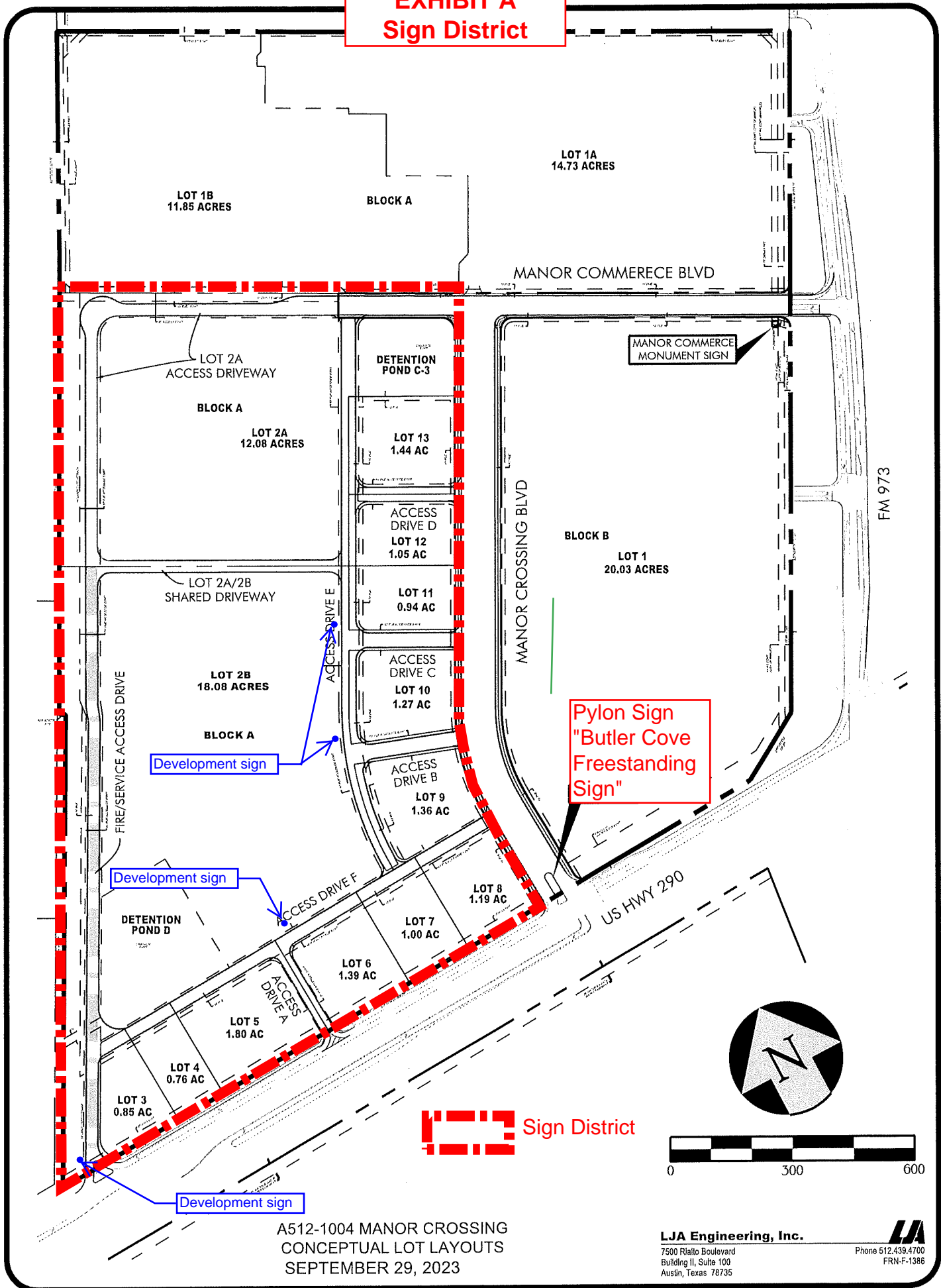


# EXHIBIT A Sign District

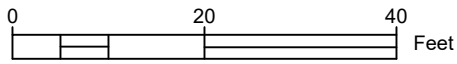
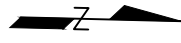
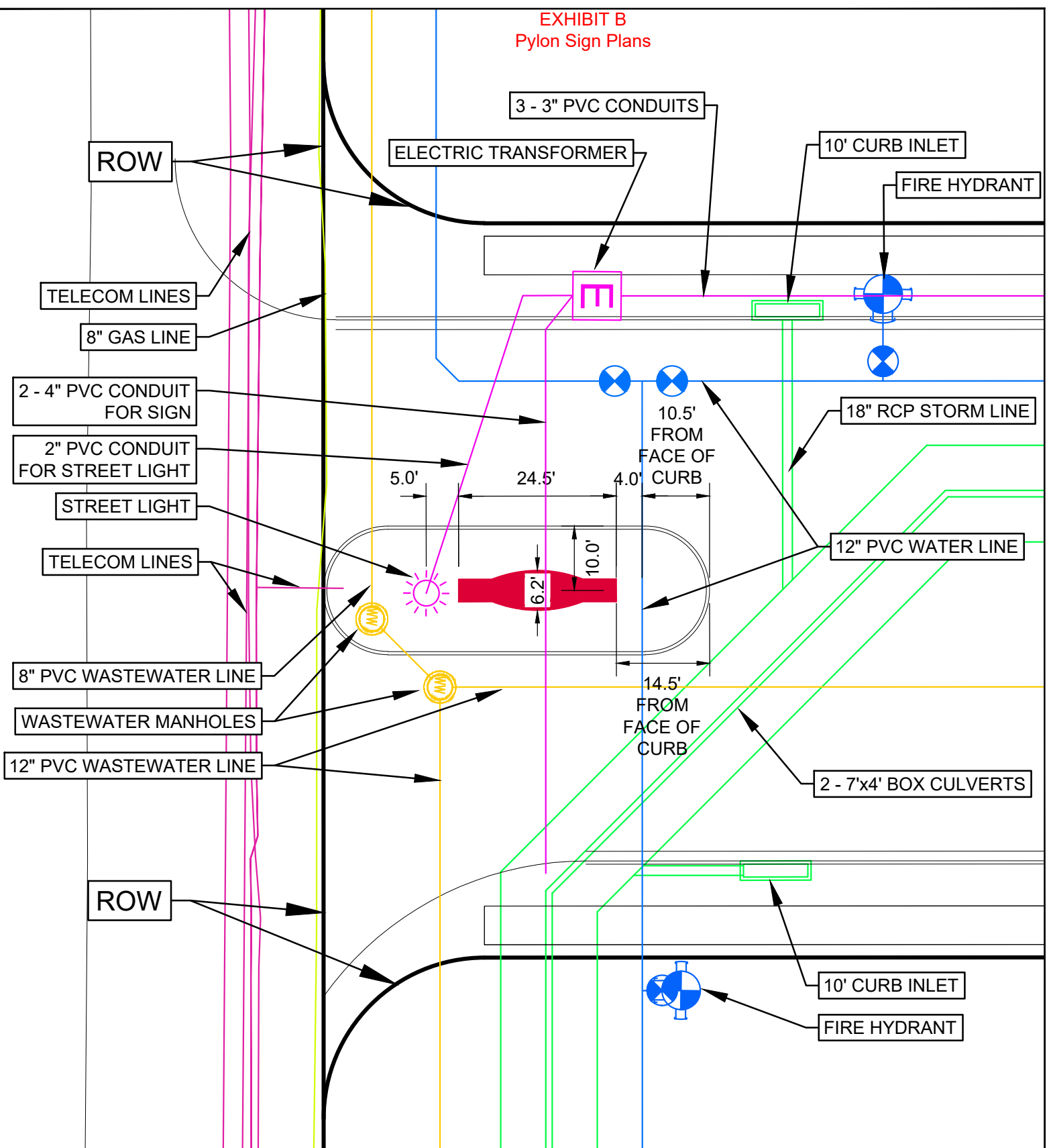


A512-1004 MANOR CROSSING  
CONCEPTUAL LOT LAYOUTS  
SEPTEMBER 29, 2023

**LJA Engineering, Inc.**  
7500 Rialto Boulevard  
Building II, Suite 100  
Austin, Texas 78735  
Phone 512.439.4700  
FRN-F-1386



EXHIBIT B  
Pylon Sign Plans



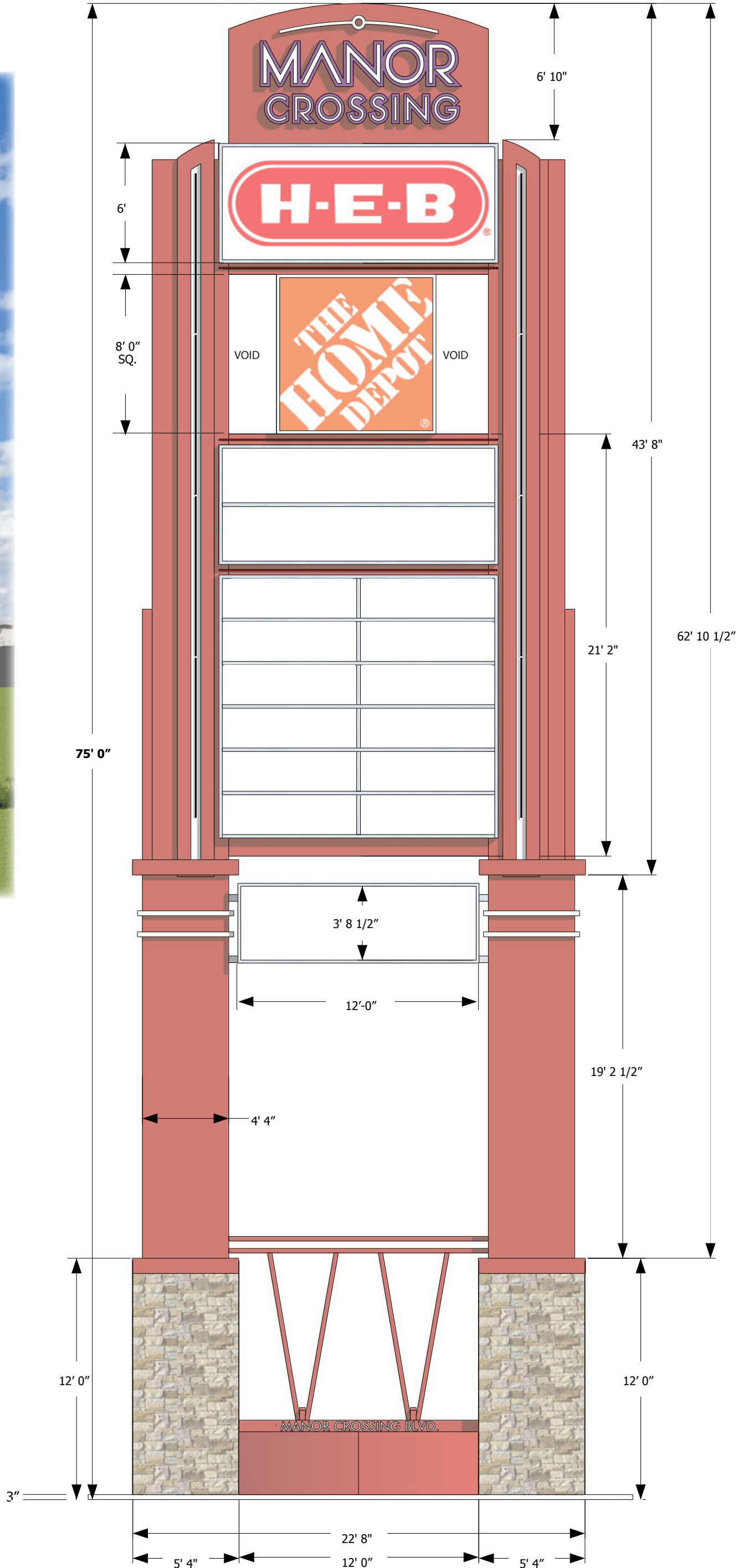
MANOR CROSSING  
PYLON SIGN PLAN  
JUNE 13, 2024



3839 BEE CAVE ROAD  
SUITE 201  
AUSTIN, TX 78746  
F-26366

EXHIBIT B  
Design Elevations  
Butler Cove Freestanding Sign

A PRIMARY PYLON  
1 Scale: 3/16" = 1'-0"



**MANOR CROSSING / PYLON REVISIONS / MANOR, TEXAS**

**B SECONDARY PYLON / OPTION 1**

**1 Scale: NTS**

Fabricate and install one (1) double-sided Secondary pylon built to MET specifications;

- Single steel support set in concrete to grade;
- Welded tubMETar framework with .090" aluminum plate finished in Matthews polyurethane Texas Scarlet 15430;
- Cabinet top to be routed-out .090" aluminum with .75" Clear Push-thru plex branding; First-surface 3M™ white translucent vinyl and second-surface white diffuser film; Brand illuminated with White LED;
- .090" aluminum pole covers finished in Matthews Texas Scarlet 15340;
- Coves between pole-covers and main cabinet to have single-stroke GE™ TetraMax Contour LED Border lighting; Color options or red LED and red-orange LED; Finished MP Brushed Aluminum;
- Tenant cabinets to have digitally-printed White modified-acrylic faces / White LED illumination / 3"-deep sidewalls and 2" aluminum retainers finished in Matthews Brushed Aluminum polyurethane;
- [Home Depot] face to have opaque vinyl (block-out areas) digitally printed to match MP Brushed Aluminum;
- Stone veneer base to match building spec or client choice; 3" deep concrete pad;
- Electrical requirement: 120v to be supplied at sign location by others;



**EXHIBIT B-1  
Design Elevations  
Manor Commerce Monument Sign  
Page 1 of 2**



10212 METRIC BLVD.  
AUSTIN, TEXAS 78758  
800-327-1104 / 512-494-0002  
[fsgsigns.com](http://fsgsigns.com)

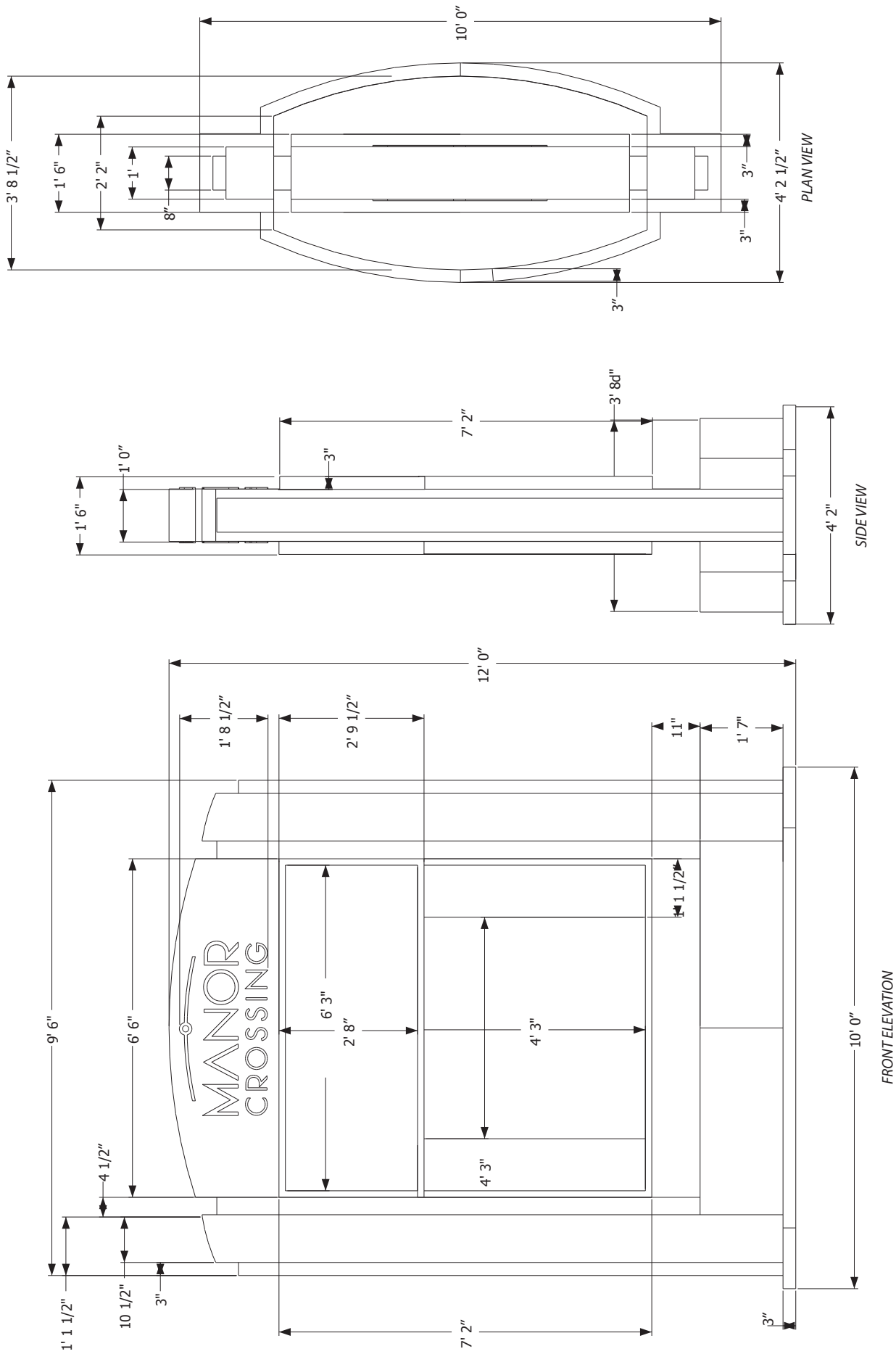
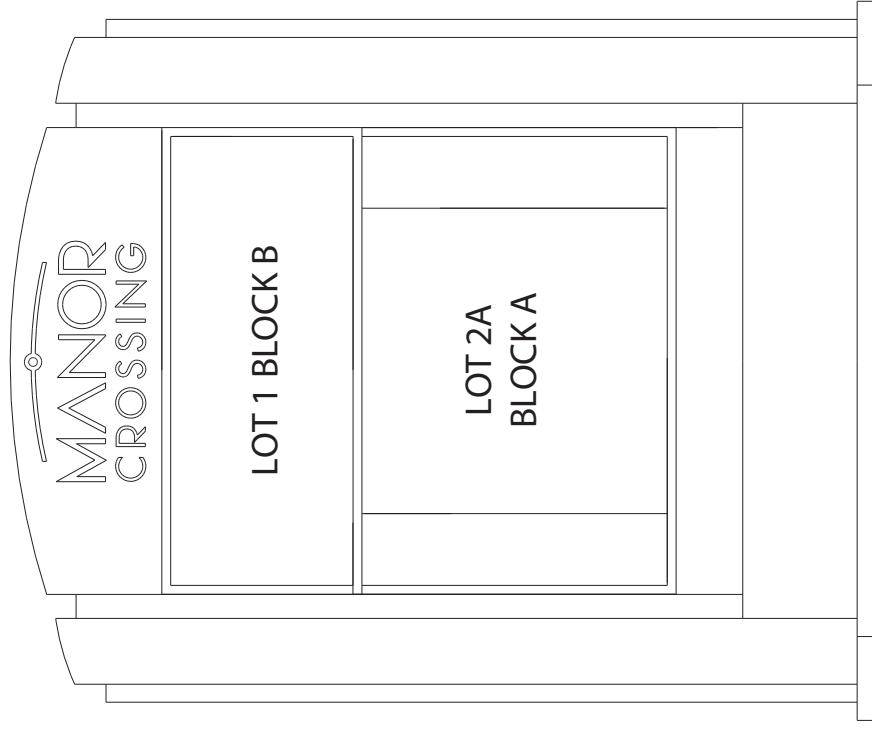
MANOR CROSSING  
Hwy 290E at FM 973  
Manor Tx

Start Date: 07/12/2022  
Last Revision: 09/14/2022  
Job #92J13303  
Dwg. #92J13303BV551

Design:  
Ben Anglin  
Sales:  
Bob Strobeck



CLIENT APPROVAL: I have reviewed and approved the sign details on this drawing for fabrication and installation.  
© COPYRIGHT 2022 / ALL RIGHTS RESERVED



**EXHIBIT B-1**  
**Design Elevations**  
**Manor Commerce Monument Sign**  
**Page 2 of 2**

**EXHIBIT C**  
**Signage Examples**  
**Page 1 of 4**



AWNING SIGNS



DEVELOPMENT SIGN



DIRECTIONAL SIGNS

**EXHIBIT C**  
**Signage Examples**  
**Page 2 of 4**



DIRECTORIES



IDENTITY ELEMENTS



**EXHIBIT C**  
**Signage Examples**  
**Page 3 of 4**



MURALS

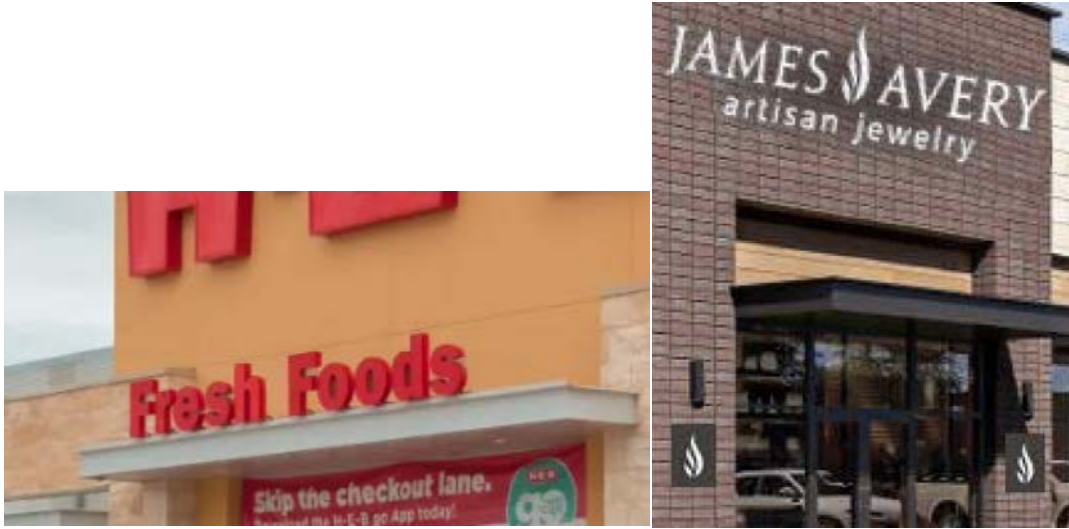


PROJECT ANNOUNCEMENT SIGNS



PROJECTING SIGNS

**EXHIBIT C**  
**Signage Examples**  
**Page 4 of 4**



SECONDARY SIGNS

## MANOR CROSSING / SIGN PROGRAM / MANOR, TEXAS

### C PAD MONUMENT

Internally Illuminated

#### SCOPE OF PROJECT:

- Double-sided Single-tenant pylon built to UL specifications;
- Single steel support set in concrete to grade;
- Welded tubular framework with .090" aluminum plate finished in polyurethanes to follow PMS color assignments;
- Tenant cabinet to have digitally-printed White Flex-faces / White LED illumination / .090" aluminum sidewalls and 2" aluminum retainers;
- .090" aluminum side-accents;
- Stone veneer base to match Primary pylon;
- 3" Concrete mow-strip;
- Electrical requirement: 120v;

FOR TECHNICAL INFORMATION ON THE FABRICATION, INSTALLATION, AND PERMITTING OF THIS SIGN TYPE, PLEASE CONTACT:

**BOB STROBECK**  
FSG SIGNS  
BOB.STROBECK@FSGI.COM  
CELL - (512) 940-5725



FACILITY SOLUTIONS GROUP



EXHIBIT D  
Pad Monument  
Page 1 of 2



FACILITY SOLUTIONS GROUP

MANOR CROSSING  
Hwy 290E at FM 973  
Manor Tx

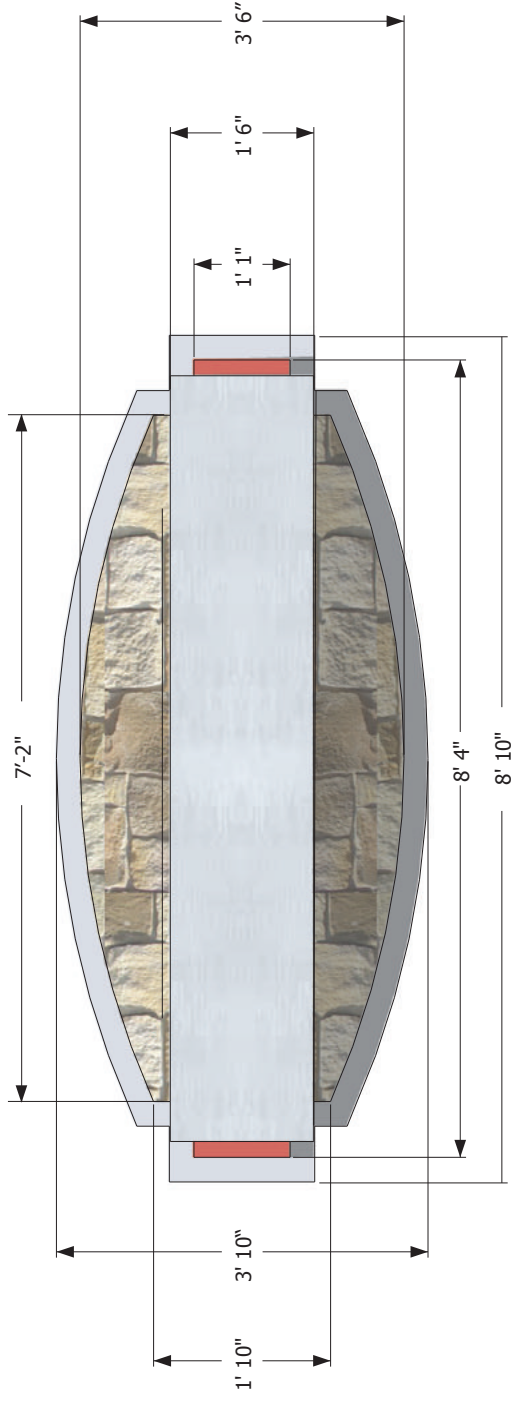
10212 METRIC BLVD.  
AUSTIN, TEXAS 78758  
800-327-1104 / 512-494-0002  
fsgsigns.com

Start Date: 07/12/2022  
Last Revision: 09/27/2023  
Job #92J13303  
Dwg. #92J13303CV551

Design:  
Ben Anglin  
Sales:  
Bob Strobeck

CLIENT APPROVAL: I have reviewed and approved the sign details on this drawing for fabrication and installation.  
© COPYRIGHT 2022 / ALL RIGHTS RESERVED

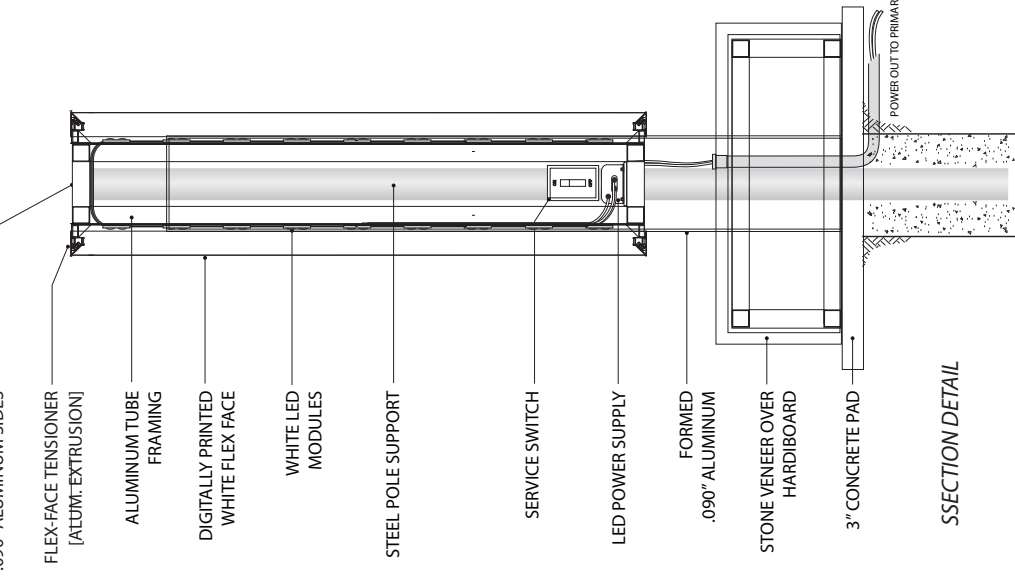




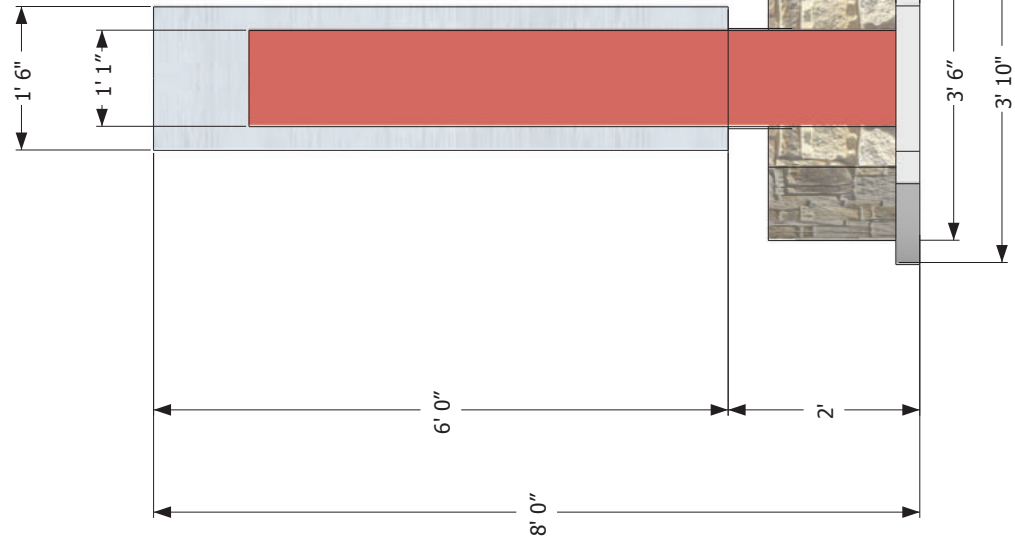
PLAN VIEW



FRONT ELEVATION



SECTION DETAIL



SIDE VIEW

FOR TECHNICAL INFORMATION ON THE FABRICATION, INSTALLATION, AND PERMITTING OF THIS SIGN TYPE, PLEASE CONTACT:

**BOB STROBECK**  
FSG SIGNS  
BOB.STROBECK@FSGI.COM  
CELL - (512) 940-5725



**A PAD MONUMENT**  
SCALE: 1/2" = 1'-0"

- Double-sided Single-tenant pylon built to UL specifications;
- Single steel support set in concrete to grade;
- Welded tubular framework with .090" aluminum plate finished in polyurethanes to follow PMS color assignments;
- Tenant cabinet to have digitally-printed White Flex-faces / White LED illumination / .090" aluminum sidewalls and 2" aluminum retainers;
- .090" aluminum side-accents;
- Stone veneer base to match Primary pylon;
- 3" Concrete mow-strip;
- Electrical requirement: 120v to be supplied at sign location by others;

**EXHIBIT D**  
**Pad Monument**  
Page 2 of 2



10212 METRIC BLVD.  
AUSTIN, TEXAS 78758  
800-327-1104 / 512-494-0002  
fsgsigns.com

MANOR CROSSING  
Hwy 290E at FM 973  
Manor Tx

Start Date: 06/27/2023  
Last Revision:  
Job#92J13303  
Dwg.#92J13303CV552

Design:  
Ben Anglin  
Sales:  
Bob Strobeck



FOR PRESENTATION

FOR PRODUCTION

CLIENT APPROVAL: I have reviewed and approved the sign details on this drawing for fabrication and installation.  
© COPYRIGHT 2022 / ALL RIGHTS RESERVED