



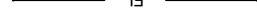




















GENERAL SITE DATA	
ZONING	PD-94 (ZONE M)
PROPOSED USE	RETAIL
TOTAL LOT AREA	20.76 AC
BUILDING AREA	904,389 SF
BUILDING HEIGHT	161,060 SF
LOT COVERAGE (%)	33'-10"
FLOOR AREA RATIO	1 STORY
PARKING RATIO	17.8%
PARKING REQUIRED	0.1781:1
PARKING PROVIDED (TOTAL)	1 SPACE / 250 SF OF BUILDING AREA
FUTURE PARKING PROVIDED	642
HANDICAP PARKING REQUIRED	866
HANDICAP PARKING PROVIDED	50
INTERIOR LANDSCAPING REQUIRED	18
INTERIOR LANDSCAPING PROVIDED	13,815 SF
SQ. FT. OF IMPERVIOUS SURFACE	30,725 SF
OPEN SPACE REQUIRED	731,745 SF
	WITHIN LOT 14 PER PD-94

	PROPERTY LINE
	SETBACK LINE
	PROPOSED EASEMENT
	EXISTING EASEMENT
	PROPOSED FIRE LANE
	EXISTING OVERHEAD POWER LINE
	EXISTING WATER LINE
	EXISTING SANITARY SEWER LINE
	EXISTING STORM LINE
	PROPOSED FIRE HYDRANT (FH)
	PROPOSED FIRE DEPARTMENT CONNECTION (FDC)
	BARRIER FREE RAMP (BFR)
	PROPOSED TRANSFORMER LOCATION
	NUMBER OF PARKING SPACES PER ROW
	EXISTING POWER POLE
	EXISTING FIRE HYDRANT
	EXISTING SANITARY SEWER MANHOLE
	EXISTING STORM MANHOLE
	EXISTING SIGN
	PROP. LANDSCAPE AREA
	PROPOSED BERM
	EXISTING TREE TO BE REMOVED
	EXISTING TREE TO REMAIN

TOWN OF PROSPER SITE PLAN NOTES

[illegible]

SITE PLAN
TOWN OF PROSPER CASE NO. DEVAPP-23-0032
WESTSIDE
LOT 1, BLOCK A, 20.762 ACRES
IN THE B. HODGES SURVEY, ABSTRACT NO. 593 &
IN THE J. GONZALEZ SURVEY, ABSTRACT NO. 477 &
IN THE J. HAYNES SURVEY, ABSTRACT NO. 573
TOWN OF PROSPER, DENTON COUNTY, TEXAS
MAY 2023

ENGINEER / SURVEYOR	OWNER / DEVELOPER	ARCHITECT
KIMLEY-HORN AND ASSOCIATES, INC.	COSTCO WHOLESALE	MG2 CORPORATION
13455 NOEL ROAD	999 LAKE DRIVE	1101 2ND AVE., #100
TWO GALLERIA OFFICE TOWER, SUITE 700	ISSAQUAH, WA 98027	SEATTLE, WA 98101
DALLAS, TEXAS 75240	TELEPHONE: (425) 313-6280	TELEPHONE: (206) 962-6630
TELEPHONE: (972) 770-1300	FAX: (425) 313-8105	CONTACT: RISA YUKI
TBPE NO. F-928		
CONTACT: JUDD MULLINX, P.E.		