

LAKES OF PROSPER ADDITION
PHASE 1
VOLUME 2007 PG. 32-33
D.R.C.C.T.

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VILLAGES OF PROSPER TRAIL
PHASE 2
DOC. NO. 2014-96
P.R.C.C.T.

CAUTION:
EXISTING UTILITIES AND UNDERGROUND FACILITIES OF THESE PLANS HAVE BEEN LOCATED FROM REFERENCE INFORMATION AND AS-BUILT PLANS. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY HORIZONTAL AND VERTICAL LOCATION OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL TAKE NECESSARY PRECAUTIONS TO PROTECT ALL EXISTING UTILITIES AND WILL BE RESPONSIBLE FOR ANY DAMAGE TO SAID UTILITIES. THE CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES PRIOR TO CONSTRUCTION.

WATER METER SCHEDULE

| I.D. | TYPE | SIZE | SEWER |
|------|---------|------|-------|
| ① | DOMEST. | 4" | 6" |
| ② | IRRIG. | 2" | N/A |
| ③ | DOMEST. | 2" | N/A |

| ITEM | PHASE 1 & 2 TOTAL | PHASE 3 TOTAL | TOTAL |
|--|--------------------------|--------------------------|--------------------------|
| GENERAL SITE DATA | | | |
| ZONING: | PD-33-OFFICE CHURCH | PD-33-OFFICE CHURCH | PD-33-OFFICE CHURCH |
| LAND USE (FROM ZONING ORDINANCE) | CHURCH | CHURCH | CHURCH |
| LOT AREA (LOTS 1R ONLY) (SF/AC) | 1,536,781 SF./35.280 AC. | 1,536,781 SF./35.280 AC. | 1,536,781 SF./35.280 AC. |
| TOTAL BUILDING AREA (SF) | 154,783 S.F. | 37,441 S.F. | 193,339 S.F.* |
| FOOTPRINT (SF) | 104,515 S.F. | 29,057 S.F. | 133,572 S.F.* |
| BUILDING HEIGHT (# STORIES) | 1 & 2 STORIES | 1 & 2 STORIES | 1 & 2 STORIES |
| BUILDING HEIGHT (FEET): | | | |
| EDUCATION ADMINISTRATION | 35' | - | 35' |
| MULTI-PURPOSE BUILDING | 41' | - | 41' |
| COMMONS | 25' | - | 25' |
| REC. FACILITY | 37' | - | 37' |
| LOT COVERAGE: | | | |
| FLOOR AREA RATIO | 6.80% | 1.89% | 8.69% |
| | 0.10:1 | 0.03:1 | 0.13:1 |
| PARKING: | | | |
| PARKING RATIO (FROM ZONING ORDINANCE) | 1:3 | 1:3 | 1:3 |
| REQUIRED PARKING (# SPACES) | 650 | 650 | 650 |
| PROVIDED PARKING (# SPACES) | 939 | 0 | 891* |
| ACCESSIBLE PARKING PROVIDED (# SPACES) | 19 | 0 | 18* |
| ACCESSIBLE PARKING REQUIRED (# SPACES) | 21 | 0 | 21* |
| TEMPORARY GRAVEL PARKING | 0 | 364 | 364* |
| LANDSCAPE: | | | |
| INTERIOR LANDSCAPE AREA REQUIRED (SQ FT) | 14,655 S.F. | - S.F. | 14,655 S.F.* |
| INTERIOR LANDSCAPE AREA PROVIDED (SQ FT) | 93,442 S.F. | - S.F. | 93,442 S.F.* |
| IMPERVIOUS SURFACE (SF/AC) | 634,263 S.F./14.56 AC. | 28,777 S.F./0.66 AC. | 663,040 S.F./15.22 AC.* |

* TOTALS ALSO ACCOUNT FOR DEMOLITION WORK REQUIRED FOR RECONFIGURATION NEEDED FOR PHASE 3 EXPANSION.

NOTE:
THE TIMING OF THE TEMPORARY PARKING SHALL FOLLOW THE DEVELOPMENT AGREEMENT ASSOCIATED WITH THE SUBJECT PROPERTY.

LEGEND

- 635 --- 1" CONTOUR LINES
- 634 --- PROPOSED CONTOURS
- 24 FT. FIRE LANE, ACCESS & UTILITY --- PROPOSED BUILDING
- HIKE & BIKE TRAIL --- HIKE & BIKE TRAIL
- ADA HANDICAP SIDEWALK RAMP --- ADA HANDICAP SIDEWALK RAMP
- LIGHT STANDARD --- LIGHT STANDARD
- EXISTING IMPROVEMENTS --- EXISTING IMPROVEMENTS
- PROPOSED PHASE 3 IMPROVEMENTS --- PROPOSED PHASE 3 IMPROVEMENTS



- ② 02/14/2022 ADDED TEMPORARY PARKING LOT
- ① 02/27/2020 DELETED FIRE LANE AND ISLAND RECONSTRUCTION Case #: D22-00152

REVISED SITE PLAN - BLOCK A, LOT 1R

NORTH CAMPUS - PHASE 3 EXPANSION

**PRESTONWOOD BAPTIST CHURCH
TOWN OF PROSPER, COLLIN COUNTY, TEXAS**



DRAWN BY: GAI PROJECT NO. 9929-1039 SHEET C1.01
DATE: 7/19/2019

OWNER:
PRESTONWOOD BAPTIST CHURCH
6801 PARK BLVD.
PLANO, TEXAS 75093
c/o MR. ALAN MONK
(972)820-5000
amonk@prestonwood.org

ENGINEER/SURVEYOR:
GRAHAM ASSOCIATES, INC.
600 SIX FLAGS DRIVE, SUITE 500
ARLINGTON, TEXAS 76011
c/o Mike L. Peterson, P.E.
METRO (817)640-8535
FAX (817) 633-5240
MPeterson@grahamcivil.com

MATCHLINE SHEET C1.02

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LEGEND

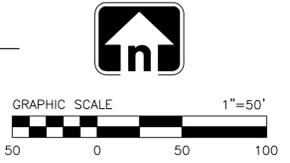
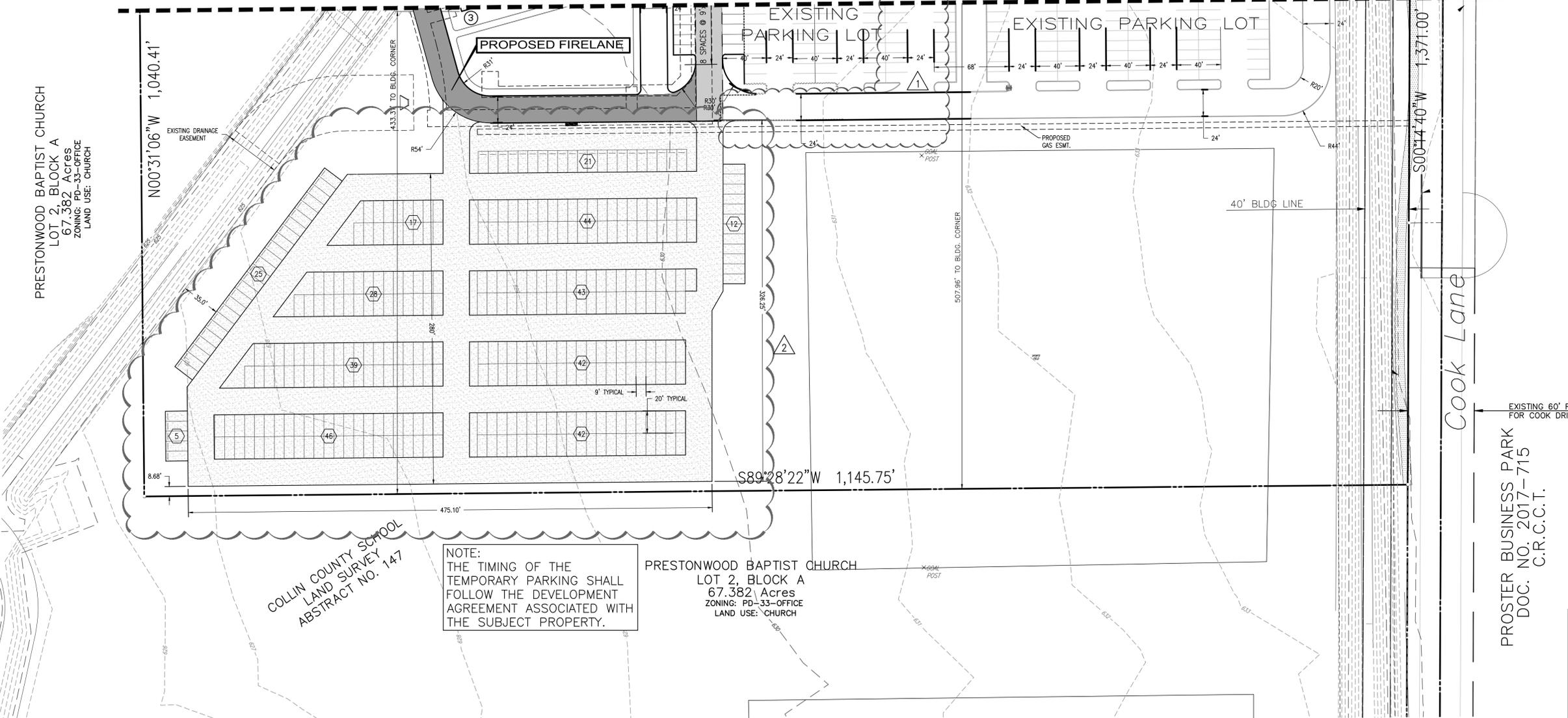
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- 24 FT. FIRE LANE, ACCESS & UTILITY
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- ADA HANDICAP SIDEWALK RAMP
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GENERAL NOTES:
Dumpsters and trash compactors shall be screened in accordance with the Comprehensive Zoning Ordinance.
Open storage, where permitted, shall be screened in accordance with the Comprehensive Zoning Ordinance.
Outdoor lighting shall comply with the lighting and glare standards contained within the Comprehensive Zoning Ordinance and Subdivision Regulation Ordinance.
Landscaping shall conform to landscape plans approved by the town.
All elevations shall comply with the standards contained within the Comprehensive Zoning Ordinance.
Buildings of 5,000 square feet or greater shall be 100% fire sprinkled. Alternative fire protection measures may be approved by the Fire Department.
Fire lanes shall be designed and constructed per town standards or as directed by the Fire Department.
Two points of access shall be maintained for the property at all times.
Speed bumps/bumps are not permitted within a fire lane.
Handicapped parking areas and building accessibility shall conform to the Americans with Disabilities Act (ADA) and with the requirements of the current, adopted Uniform Building Code.
All signage is subject to Building Official approval.
All fences and retaining walls shall be shown on the site plan and are subject to Building Official approval.
All exterior building materials are subject to Building Official approval.
Sidewalks of not less than six (6') feet in width along thoroughfares and five (5') in width along collectors and residential streets, and barrier free ramps at all curb crossings shall be provided per Town standards.
Approval of the site plan is not final until all engineering plans are approved.
Site plan approval is required prior to grading release.
All new electrical lines shall be installed and/or relocated underground.
All mechanical equipment shall be screened from public view in accordance with the Comprehensive Zoning Ordinance.

MATCHLINE SHEET C1.01



- 2 02/14/2022 ADDED TEMPORARY PARKING LOT
- 1 02/27/2020 DELETED FIRE LANE AND ISLAND RECONSTRUCTION Case #: D22-00152

REVISED SITE PLAN - BLOCK A, LOT 1R

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PLOTTED ON: 07/26/2019 7:50 AM
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