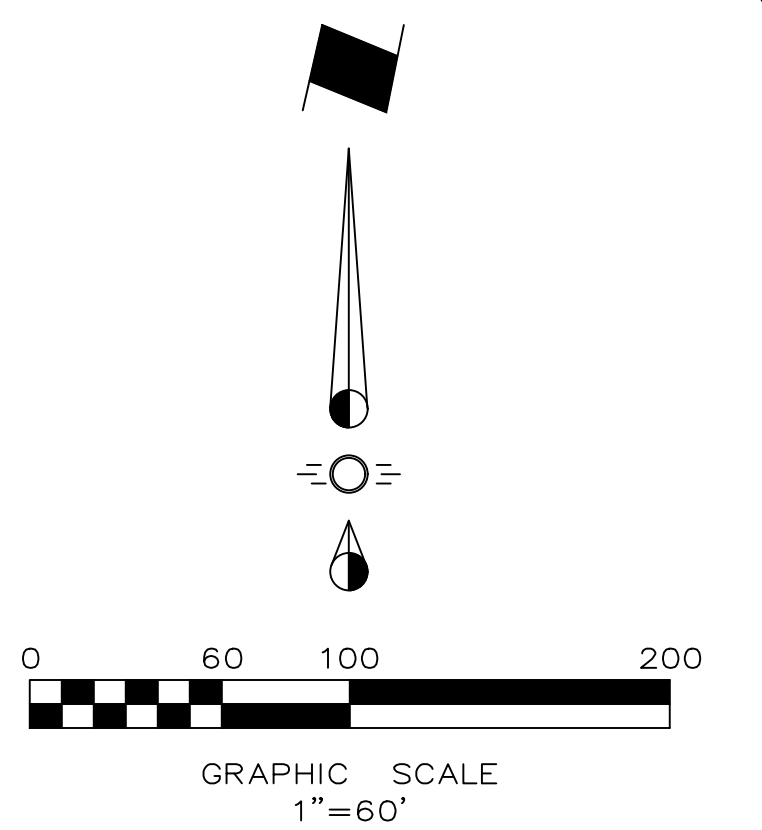
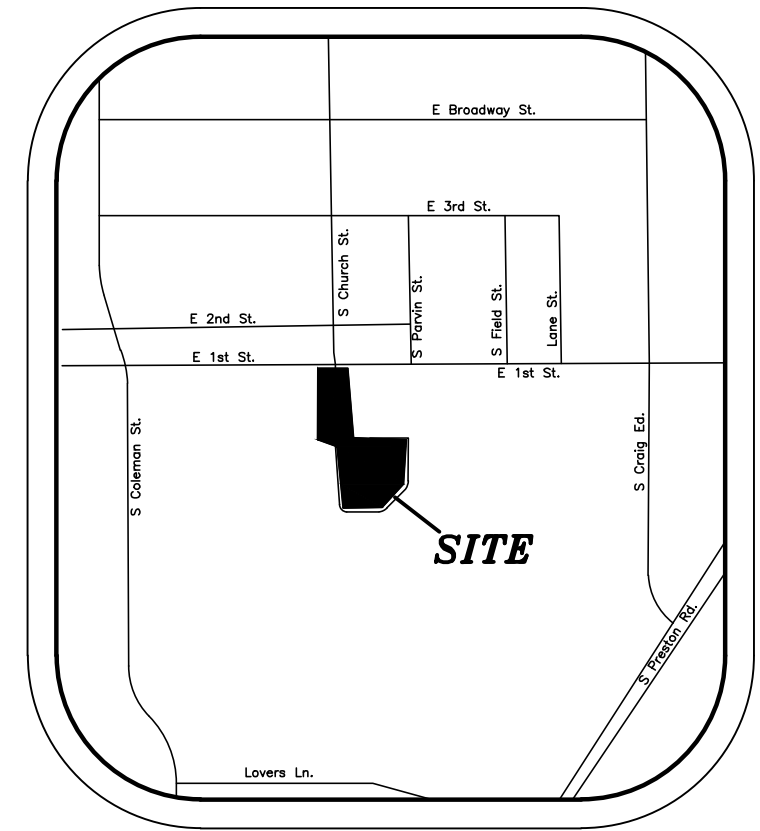


**Note:**  
The thoroughfare alignment(s) shown on this exhibit are for illustration purposes and do not set the alignment. The alignment is determined at the time of Final Plat.



**TOWN OF PROSPER STANDARD NOTES:**

- It is not the intent of these construction notes to cover details and/or specification requirements of the Town of Prosper. All work and materials shall be in accordance with the Town's standard specifications, general design standards, ordinances, rules, policies, requirements and regulations, as well as any other applicable state and/or federal rules, regulations and/or requirements, as they exist or may be amended. If the above item is not covered in the plans or the above referenced document, the most current North Central Texas Council of Governments (NCTCOG) Standard Specifications for Public Works Construction shall apply with concurring notification to the Director of Engineering Services and the Engineer of Record. Engineering drawings shall govern for construction of all Civil Improvements. The Director of Engineering Services shall have the final decision on all construction materials, methods, and procedures.
- The existence and locations of all underground utilities shown on the drawings were obtained from available records and are approximate. Neither the owner nor the engineer assumes any responsibility for utilities not shown or not in the location shown. The Contractor shall determine the depth and location of existing underground utilities prior to trenching and shall be required to take any precautionary measures to protect all lines shown and/or any other underground utilities not of record or not shown on the plans. Contractor shall be responsible for contacting all franchise and Town utilities 48 hours prior to construction (Texas 8-1-1).
- Any Contractor/Subcontractor performing work on this project shall familiarize themselves with the site and shall be solely responsible for any damage to existing facilities resulting directly or indirectly from his operations. Said existing improvements shall include but not be limited to berms, ditches, fences, irrigation and plants. Any removal or damage to existing improvements shall be replaced or repaired by the Contractor at his expense and shall be approved by the Town of Prosper.
- All construction, testing, and materials shall meet or exceed all requirements of the Town of Prosper. Prior to any construction, the Contractor shall be familiar with the Contract Documents and Specifications, the Plans (including all notes), the Town of Prosper's Specifications, and any other applicable standards or specifications relevant to the proper completion of the work specified. Failure on the part of the Contractor to be familiar with all Standards and Specifications pertaining to this work shall in no way relieve the Contractor of responsibility for performing the work in accordance with all such applicable Standards and Specifications.
- All testing shall be done by an approved laboratory at the expense of the Contractor. The Town will only accept signed original copies of all testing reports for review.
- The Contractor shall be responsible for furnishing and installing all temporary and permanent traffic control in accordance with the minimum requirements of the latest revision of the Texas Manual on Uniform Traffic Control Handbook. All reference for using Texas Department of Transportation (TxDOT) standards and construction details shall be the latest revisions and/or amendments thereof. The Town of Prosper uses thermoplastic markings in lieu of paint. The G-3 minimum sign size shall be the standard size in the manual. Details are available upon request for the type of button patterns and posts and connections required for the signs.
- The Contractor shall make every effort to impede traffic on existing streets, alleys, or fire lanes open to the public. In the event the construction work requires the closure of an existing street, alley, or fire lane, the Contractor shall request the road closure through the Town 72 hours prior to the requested closure. If the closure eliminates the second point of access to the existing buildings with a certificate of occupancy, then the access may not be closed for more than fortyeight (48) hours and will require Fire Chief/Fire Marshal approval in either case. Unless otherwise specified by the Town, all other streets or alleys may not be closed for more than seventy-two (72) hours.
- If the Contractor needs to shut off any residential or non-residential water service in order to make a connection to an existing water main, the Town and Fire Chief/Fire Marshal must grant approval of the specific length of time water will be shut off. Contact the Fire Marshal's office to coordinate shutdowns at <https://www.prosper.tx.gov/fire-department/fire-marshal/>.
- The Contractor shall obtain all necessary permits for private facilities as required by the Town of Prosper Building Inspections Department and/or Fire Marshal's Office. Approval of civil plans do not constitute approval to install private improvements such as fire protection electrical work retaining walls, irrigation and/or fencing. Any component of design found in the civil plans are for reference only and shall require permits prior to installation. Contractor shall contact the Building Inspections Department and/or Fire Marshal's Office to determine what additional approvals are required.
- Working time is defined as the time during the day, except holidays, in which the Contractor shall be permitted to work. Unless otherwise approved, normal work hours will be 7:00 am to 7:00 pm Monday through Friday. Contractor will be permitted to work weekend hours between 8:00 am and 5:00 pm on Saturdays provided Contractor supplies written notification to the Town of Prosper Engineering Construction Inspector of the Contractor's intent to work and identifies the specific weekend days and hours it plans to work on before 12:00 noon of the immediately preceding Thursday. The Contractor will not be allowed to work Town of Prosper holidays unless an exception is given by the Town, and it is the Contractor's responsibility to verify the Town's holiday schedule. The consequences of work being performed without the benefit of inspection on Saturdays, Sundays, or holidays may be the removal of all work performed without the appropriate inspection, as determined by the Prosper Engineering Construction Inspector.
- If any conflict arises between these general notes and any other notes found in the plans, the Town General Notes shall take precedence. However, the Director of Engineering Services has the authority to review and approve legitimate conflict in project specific notes if needed. For CIP Projects, the controlling order of precedence will be as specified in the Contract Documents.
- It is the Contractor's responsibility to maintain a neat and accurate record of construction for the Record Drawings that will be submitted to the Town. Prior to final acceptance, the Contractor's redlines shall be provided to the Engineer of Record for incorporation into the Record Drawings. Record Drawings including redline updates shall be provided to the Prosper Engineering Construction Inspector at least one day prior to the scheduled final walk through inspection.

**LEGEND**

- Firelane
- Proposed Sidewalk
- Ex. Concrete
- Proposed Retaining Wall
- Proposed Wheel Stop Typical
- Existing Fire Hydrant
- Proposed Fire Hydrant
- Barrier Free Ramp

**SYNOPSIS**

Address:	601 Church Street
	Prosper, Texas 75078
Zoning:	SF-15
Proposed Use:	Church w/ Daycare
Lot Area:	9,527 Acres (414,983 sf)
Existing Building Areas:	Building A 10,002 sf
	Building B 5,674 sf
	Building C 1,882 sf
	Building D 5,173 sf
	Total Bldg Area: 22,731 sf
Square Footage of Impervious Surface:	25.84% (107,215 sf)
Lot Coverage:	5.48% (Total Bldg Area 22,731 sf)
Floor Area Ratio:	0.055 : 1
Required Parking:	Church (1 Per 3 Seats) (300/3) = 100 Spcs.
Parking Required Total:	100 Parking Spaces (5 HC)
Parking Provided Total:	122 Parking Spaces (5 HC)

**ENGINEER:**

Cross Engineering Consultants, Inc.  
1720 W. Virginia Street  
McKinney, Texas 75069  
Phone (972) 562-4409  
Contact: Casey McBroom, P.E.

**OWNER:**

First Baptist Church of Prosper  
601 S. Church St.  
Prosper, Texas 75078  
Phone (972) 347-2481  
Contact: William S. Meers

**SURVEYOR:**

Ringley & Associates  
701 S. Tennessee St.  
McKinney, TX. 75069  
Phone (972) 542-1266  
Contact: Lawrence Ringley

**STOP!**  
**CALL BEFORE YOU DIG**



(@ least 72 hours prior to digging)

**BENCHMARKS:**

- MON-3 = Calina Monument #3 is a bronze disk set in concrete on the same property line as the City of Celina Wilson Creek Lift Station, 440'± west of the intersection of Frontier Parkway and Pebble Creek Drive, 20'± southeast of the southeast corner of an 8' screening wall column, 46'± northeast of a gate keypad, 45'± northwest of a power pole. Elev.=676.10
- BM-1 = "X" on west edge of concrete sidewalk, 10.5'± west of the west center wall of the main church building. Elev.=744.68
- BM-2 = "X" on north edge of concrete sidewalk in the middle of a curve on the east adjoining property, 49'± south of the northeast corner of the subject property. Elev.=745.39

CASE NO. ZONE-23-0035

Issue Dates:	Revision & Date:
1 11/08/2023	1
2 01/09/2024	2
3	3
4	4
5	5
6	6

**CROSS ENGINEERING CONSULTANTS**  
1720 W. Virginia Street  
972.562.4409  
McKinney, Texas 75069  
Texas P.E. Firm No. F-5935

Drawn By:	Checked By:	Scale:
C.E.C.I.	C.E.C.I.	1"=60'

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW UNDER THE AUTHORITY OF CASEY R. MCBROOM, P.E. NO. 110104 ON 01/09/24. IT IS NOT TO BE USED FOR CONSTRUCTION PURPOSES.

**EXHIBIT B - SITE PLAN**  
**FIRST BAPTIST CHURCH OF PROSPER EXPANSION**  
**FIRST BAPTIST CHURCH OF PROSPER**  
**PROSPER, TEXAS**

Sheet No. \_\_\_\_\_  
Project No. 22016

FIRST BAPTIST CHURCH OF PROSPER EXPANSION

NOTE: THIS IS NOT A CONSTRUCTION DOCUMENT.  
THIS DOCUMENT IS FOR CONCEPTUAL PLANNING PURPOSES ONLY.