



Any revision to this plan will require town approval and will require revisions to any corresponding plans to avoid conflicts between plans.

- 1) Dumpsters and trash compactors shall be screened in accordance with the Zoning Ordinance.
- 2) Open storage, where permitted, shall be screened in accordance with the Zoning Ordinance.
- 3) Outdoor lighting shall comply with the lighting and glare standards contained within the Zoning Ordinance and Subdivision Ordinance.
- 4) Landscaping shall conform to landscape plans approved by the Town.
- 5) All elevations shall comply with the standards contained within the Zoning Ordinance.
- 6) Buildings of 5,000 square feet or greater shall be 100% fire sprinkled. Alternative fire protection measures may be approved by the Fire Department.
- 7) Fire lanes shall be designed and constructed per town standards or as directed by the Fire Department.
- 8) Two points of access shall be maintained for the property at all times.
- 9) Speed bumps/humps are not permitted within a fire lane.
- 10) Handicapped parking areas and building accessibility shall conform to the Americans with Disabilities Act (ADA) and with the requirements of the current, adopted Building Code.
- 11) All signage is subject to Building Official approval.
- 12) All fences and retaining walls shall be shown on the site plan and are subject to Building Official approval.
- 13) All exterior building materials are subject to Building Official approval and shall conform to the approved façade plan.
- 14) Sidewalks of not less than six (6') feet in width along thoroughfares and collectors and five (5') in width along residential streets, and barrier free ramps at all curb crossings shall be provided per Town standards.
- 15) Approval of the site plan is not final until all engineering plans are approved by the Engineering Department.
- 16) Site plan approval is required prior to grading release.
- 17) All new electrical lines shall be installed and/or relocated underground.
- 18) All mechanical equipment shall be screened from public view in accordance with the Zoning Ordinance.
- 19) Temporary buildings will meet all the requirements of the Building Code.
- 20) Temporary buildings will meet all the requirements of the Fire Code.
- 21) Temporary buildings will be added to the existing fire alarm system and include one pull station and smoke alarm.
- 22) Temporary buildings will have a minimum 10' building separation.
- 23) Temporary buildings are approximately 24' x 64', and 1,536 sq ft.
- 24) Temporary buildings connecting to plumbing of existing buildings shall submit for all necessary building permits, while temporary buildings requiring connections to public infrastructure shall require engineering plans to be submitted and approved at the time of building permit.

Site Data Summary	
Zoning	PD-2-SF-2
Proposed Use	Elementary School
Lot Area	10,010 Ac. (436,015
Building Area	95,265 Sq. Ft.
Building Height:	1-Story (31'-8")
Lot Coverage	21.8%
Interior Landscaped Required	43,801 Sq. Ft.
Interior Landscaped Provided	194,350 Sq. Ft.
Impervious Area	241,665 Sq. Ft.
Parking Required	55 Spaces (22 Alt.)
1 Spc. per Classroom/55	
HC Parking Required	2 Spaces
HC Parking Provided	9 Spaces (1 Alt.)
Total Parking Provided	134 Spaces (22 Alt.)
NOTE: Handicap parking is provided in accordance with ADA standards	

I.D.	Type	Size	No.	Sewer
①	Domestic	4"	1	6
②	Irrigation	2"	1	N
③	Irrigation	2"	1	N

☐ FIRELANE
With Lime Stabilized Subgrad

NOTE: "No 100 Year Floodplain Exists On Site"

MISC. INFORMATION	REVISION	DATE	DESCRIPTION
<p>NOTICES:</p> <p>SQUARE CUT IN SOUTH CORNER OF SOUTHWEST WATER TOWER SUPPORT AND AT NORTHWEST INTERSECTION OF TRIST STREET AND PARSON STREET.</p> <p>ELEVATION = 733.29'</p> <p>SQUARE CUT IN NORTHWEST CORNER OF EXISTING CALVERT HEADWALL ON WEST SIDE STATE HIGHWAY NO. 289 AT THE NORTHEAST CORNER OF STONE CREEK SUBDIVISION.</p> <p>ELEVATION = 738.95'</p>			
<p>NORTH FACE OF RIM OF SANITARY SEWER MANHOLE ON COUNTY ROAD NO. 76 APPROX. 1414' WEST OF INTERSECTION OF COUNTY ROAD NO. 76 AND COUNTY ROAD NO. 77 APPROX. 9' NORTH OF NORTH EDGE OF ASPHALT APPROX. 40' WEST OF NORTHWEST CORNER OF WILLOW RIDGE PH3 SUBDIVISION RECORDED IN CURBENT '87. PAGE 624, MAP RECORDS, COLLIN COUNTY, TEXAS.</p> <p>ELEVATION = 754.99'</p>			
<p>SQUARE CUT ON SOUTHWEST CORNER OF STORM SEWER INLET ON SOUTH SIDE OF HIGH WILLOW DRIVE, APPROX. 50' WEST OF INTERSECTION OF HIGH WILLOW DRIVE AND WILLOW RIDGE DRIVE.</p> <p>ELEVATION = 754.99'</p>			



RLK ENGINEERING, LLC
111 West Main
Allen, Texas 75013
(972) 359-1733 Off
(972) 359-1833 Fax

Block 36, Lot 2X
situated in the
HARRISON JAMISON SURVEY ~ ABST. 480
TOWN OF PROSPER, COLLIN COUNTY, TEXAS

Owner
Prosper Independent School District
PO Box 100
Prosper, Texas 75078
Tel. 972 346-3316

Engineer / Applicant
RLK Engineering
111 West Main Street
Allen, Texas 75013
Telephone 972 359-1733

FOLSOM ELEMENTARY SCHOOL
PROSPER, TEXAS

DESIGNED BY: RLK Engineering	TECH REVIEW: RLK	DRAWING FILE: 04012 SITEPLAN.dwg	DRAWING SCALE: 1" = 50'	SHEET: SP1 OF 1
DRAWN BY: RLK Engineering	PEER REVIEW: RLK	DRAWING DATE: July 22, 2004	PROJECT NUMBER: RLK 04012	

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