

**CAUTION !!!**  
EXISTING UTILITIES

EXISTING UTILITIES AND UNDERGROUND FACILITIES INDICATED ON THESE PLANS HAVE BEEN LOCATED FROM REFERENCE INFORMATION. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY BOTH HORIZONTALLY AND VERTICALLY THE LOCATION OF ALL EXISTING UTILITIES AND UNDERGROUND FACILITIES PRIOR TO CONSTRUCTION. TO TAKE NECESSARY PRECAUTIONS IN ORDER TO PROTECT ALL FACILITIES ENCOUNTERED, THE CONTRACTOR SHALL PRESERVE AND PROTECT ALL EXISTING UTILITIES FROM DAMAGE DURING CONSTRUCTION.

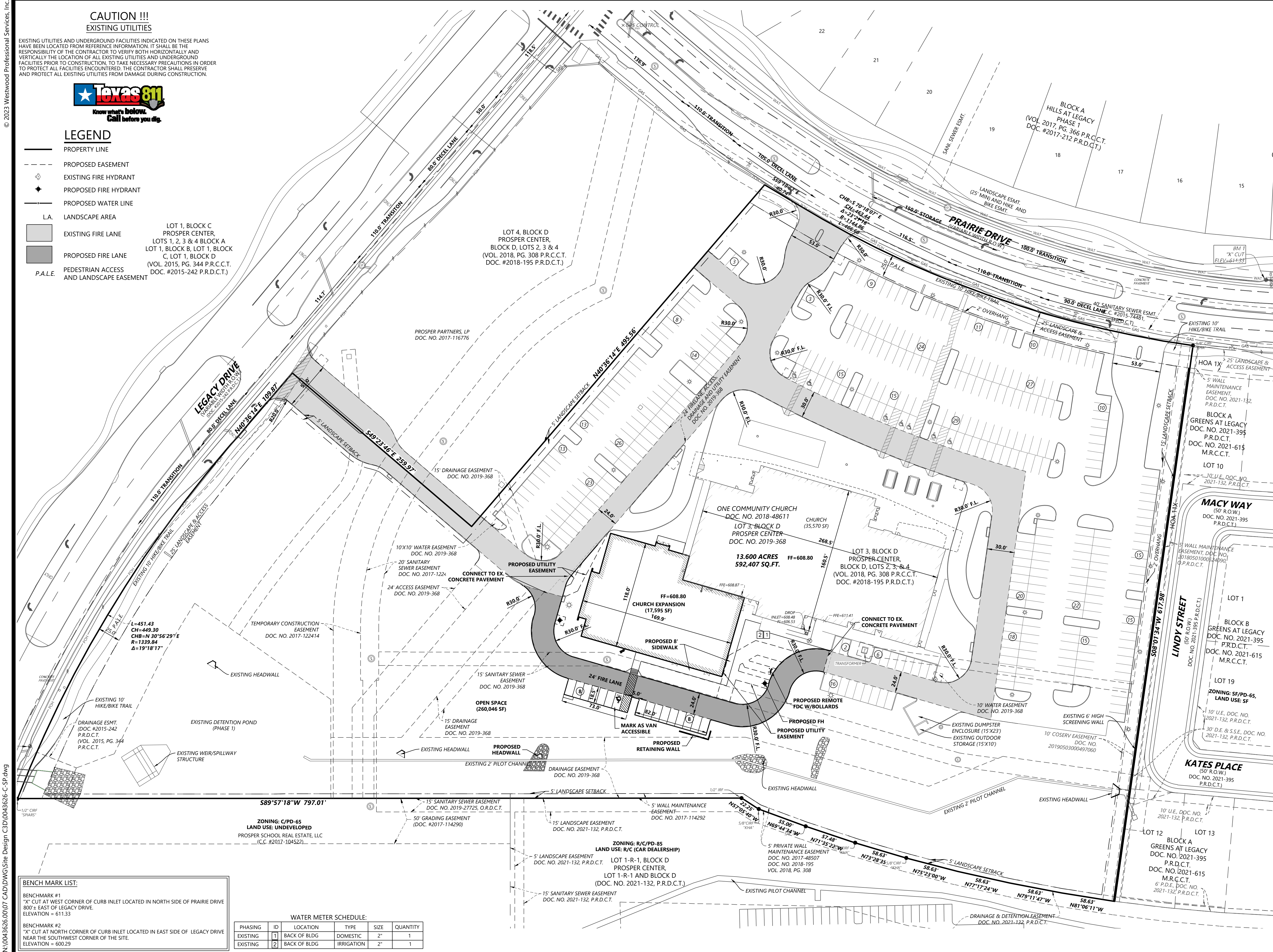
**LEGEND**

- PROPERTY LINE
- - - PROPOSED EASEMENT
- ⬠ EXISTING FIRE HYDRANT
- ◆ PROPOSED FIRE HYDRANT
- PROPOSED WATER LINE

- LA. LANDSCAPE AREA
- EXISTING FIRE LANE
- PROPOSED FIRE LANE
- PEDESTRIAN ACCESS AND LANDSCAPE EASEMENT

LOT 1, BLOCK C  
PROSPER CENTER,  
LOTS 1, 2, 3 & 4, BLOCK A  
LOT 1, BLOCK B, LOT 1, BLOCK  
C, LOT 1, BLOCK D  
(VOL. 2015, PG. 344 P.R.C.T.  
DOC. #2015-242 P.R.D.C.T.)

LOT 4, BLOCK D  
PROSPER CENTER,  
BLOCK D, LOTS 2, 3 & 4  
(VOL. 2018, PG. 308 P.R.C.T.  
DOC. #2018-195 P.R.D.C.T.)

**BENCH MARK LIST:**

BENCHMARK #1  
"X" CUT AT WEST CORNER OF CURB INLET LOCATED IN NORTH SIDE OF PRAIRIE DRIVE  
800' ± EAST OF LEGACY DRIVE.  
ELEVATION = 611.33

BENCHMARK #2  
"X" CUT AT NORTH CORNER OF CURB INLET LOCATED IN EAST SIDE OF LEGACY DRIVE  
NEAR THE SOUTHWEST CORNER OF THE SITE.  
ELEVATION = 600.29

**WATER METER SCHEDULE:**

PHASING	ID	LOCATION	TYPE	SIZE	QUANTITY
EXISTING	1	BACK OF BLDG	DOMESTIC	2"	1
EXISTING	2	BACK OF BLDG	IRRIGATION	2"	1

**SITE DATA SUMMARY TABLE**

ITEM	LOT 3
ZONING	PD-65
PROPOSED USE	CHURCH
LOT AREA (SF/ACRES)	592,406 SF/13,600 AC
BUILDING AREA (SF)	53,165
BUILDING HT. (FT./STORIES)	37
LOT COVERAGE (%)	8.97%
FLOOR AREA RATIO	0.091
CHURCH PARKING REQUIRED (1 PER 3 SEATS IN AUDITORIUM)*	84 SPACES
SEATS IN EXISTING AUDITORIUM	150 SEATS
SEATS IN PROPOSED AUDITORIUM	100 SEATS
RETAIL PARKING REQUIRED (1/250 SF)	NA
TOTAL PARKING REQUIRED	84 SPACES
TOTAL PARKING PROVIDED	393 SPACES
HANDICAPPED PARKING REQUIRED	8 SPACES
HANDICAPPED PARKING PROVIDED**	8 SPACES
INTERIOR LANDSCAPING REQUIRED (15 SF/1 SP)	5,910
INTERIOR LANDSCAPING PROVIDED	29,789
IMPERVIOUS AREA (SF)	302,571
OPEN SPACE AREA REQUIRED (LOT SF*7%)	41,468
OPEN SPACE AREA PROVIDED	260,046

**NOTES:**

- NO 100-YEAR FLOODPLAIN EXISTS ON THIS SITE.
- ALL PARKING STALLS ARE 9'X20' UNLESS OTHERWISE NOTED. STALLS 18' DEEP HAVE A 2' OVERHANG OFFSET.

**REVISED SITE PLAN**

DEVAPP-23-0109  
PROSPER CENTER  
BLOCK D, LOT 3  
13.6 ACRES  
LOCATED IN THE TOWN OF PROSPER, TEXAS  
AND BEING OUT OF THE  
L. NETHERLY SURVEY, ABSTRACT NO. 962  
DENTON COUNTY, TEXAS  
PREPARED JUNE 2023

DESIGNED: CER  
CHECKED: HML  
DRAWN: CER  
HORIZONTAL SCALE:  
VERTICAL SCALE:

INITIAL ISSUE: 06/30/2023  
REVISIONS:

PREPARED FOR:

**AUTHERS BUILDING GROUP**  
500 INDUSTRY WAY  
PROSPER, TEXAS 75078  
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**PRELIMINARY**  
FOR INITIAL REVIEW ONLY  
NOT TO BE USED FOR:  
CONSTRUCTION OR  
BIDDING PURPOSES.  
Engineer: **WESTWOOD** M. LEAN, P.E.  
P.E. No.: 137510  
Date: 06/30/2023  
**Westwood**

**ONE COMMUNITY CHURCH  
PROSPER EXPANSION**  
PROSPER, TEXAS

**Westwood**

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TBL FIRM REGISTRATION NO. 10074301

**SITE PLAN**

**1.02**

PROJECT NUMBER: 0043626.00

DATE: 06/30/2023