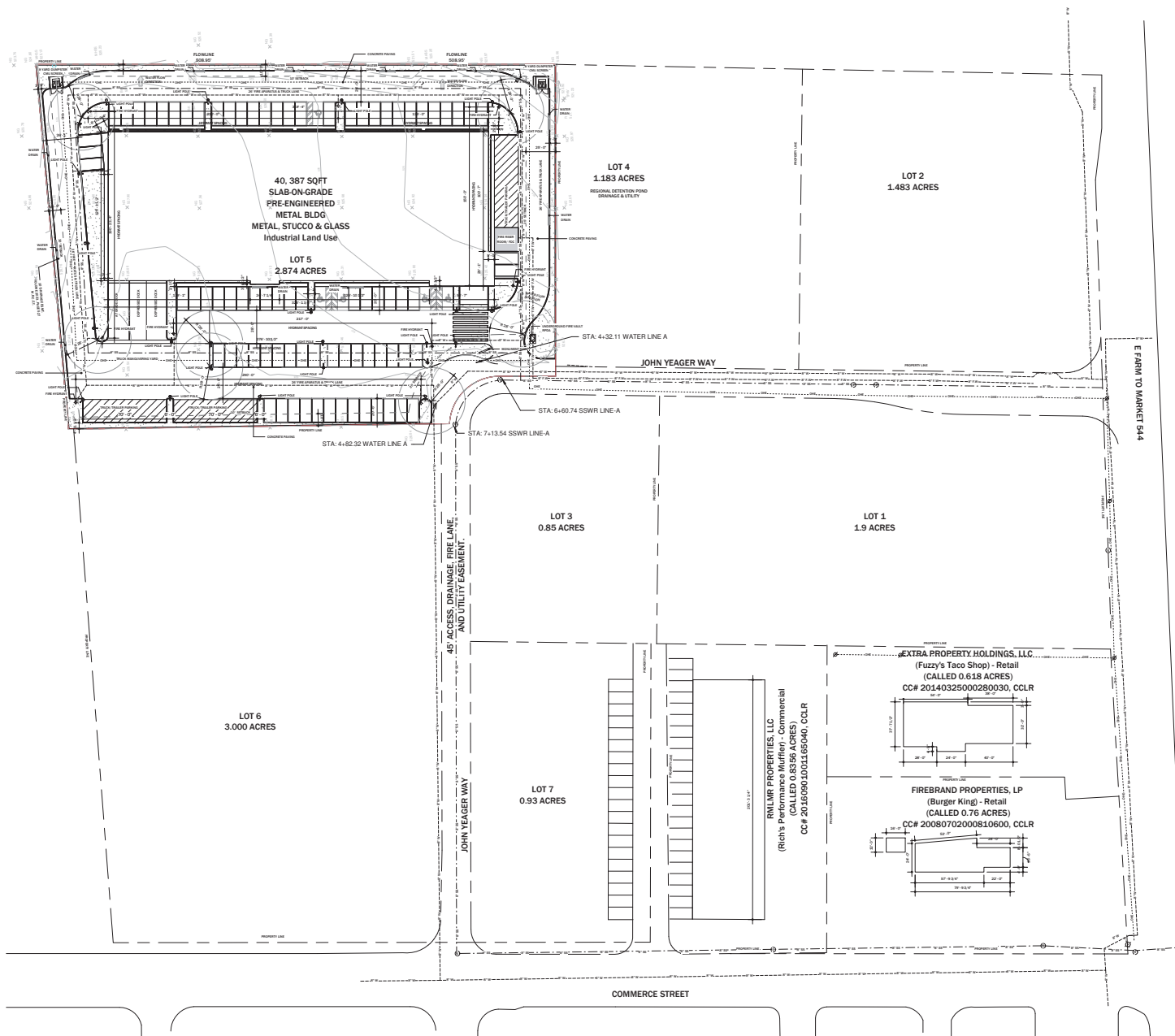


ZONING DISTRICT	PLANNED DEVELOPMENT DISTRICT
SITE AREA TOTAL	2.874 ACRES
PROPOSED USE	LIGHT ASSEMBLY AND FABRICATION
BUILDING AREA	GROUND FLOOR: 40,399 SF MEZZANINE: 22,052 SF TOTAL: 62,451 SF
BUILDING HEIGHT	44' 9"
PARKING REQUIRED	1 @ 1,000 SF: 63 PARKING SPACES
PARKING PROVIDED	81 PARKING SPACES
ADA SPACES REQUIRED	51-75 REQUIRED PARKING - 3 HANDICAPPED PARKING SPACES REQUIRED
ADA SPACES PROVIDED	5 PARKING SPACES

**STUDIO
BLACK
DESIGN**

3300 E 7TH ST, STE 302

PROJECT NAME:
Manufacturing Facility

PROJECT ADDRESS:
608 JOHN YEAGER WAY, WYLEE TX

OWNER:
WYLEE INC
1015 E 15TH HWY TX, WYLEE, TX 77080, UNITED STATES
972-442-7901

DEVELOPER:
WYLEE INC
1015 E 15TH HWY TX, WYLEE, TX 77080, UNITED STATES
972-442-7901

ENGINEER:
THE COMPANIES
1505 EMBURY LANE, SUITE 200, AUSTIN, TX 78702, UNITED STATES
512-509-6900

ARCHITECT:
STUDIO BLACK DESIGN, LLP
2300 E 7TH ST, SUITE 302, AUSTIN, TX 78702, UNITED STATES
512-633-7913

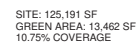
SHEET NAME:
SITE PLAN

SHEET NO.
A1.1

SCALE: 1" = 40'-0"

DATE: 09/09/2025

REV:

STUDIO
BLACK
DESIGN

3300 E 7TH ST, STE 302

PROJECT NAME:
Manufacturing Facility

PROJECT ADDRESS:
608 JOHN YEAGER WAY, WYLIE TX

SHEET NAME:

LANDSCAPE PLAN

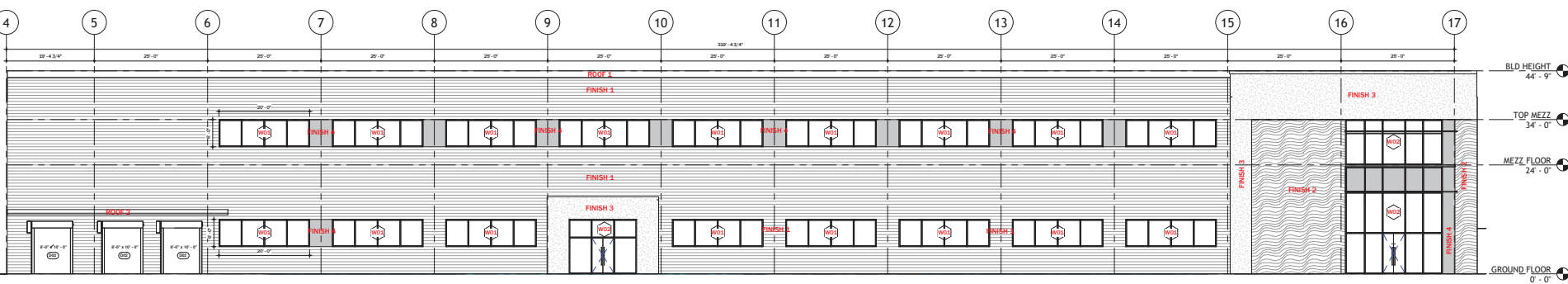
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A1.2

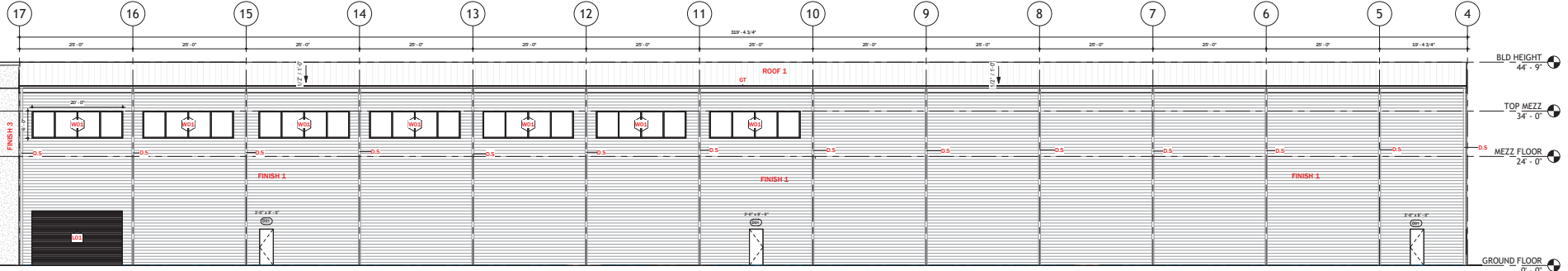
SCALE: As indicated

DATE: 09/09/2025

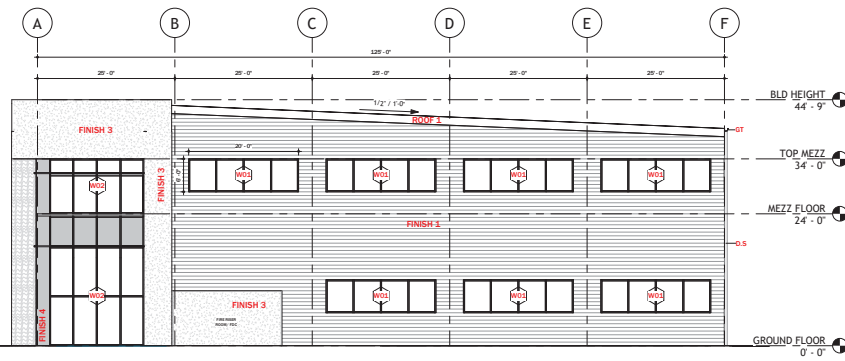
REV:



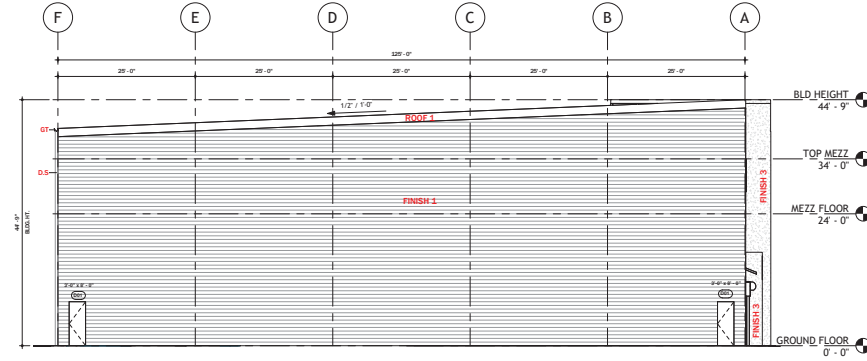
1 FRONT ELEVATION
3/32" = 1'-0"



2 REAR ELEVATION
3/32" = 1'-0"



3 RIGHT ELEVATION
3/32" = 1'-0"



4 LEFT ELEVATION
3/32" = 1'-0"

W01	FIXED ALUMINUM WINDOW WITH CLEAR INSULATED GLASS.
W02	ALUMINUM AND 1" TINTED, INSULATION GLASS STOREFRONT. RE: SPECS
D01	HOLLOW METAL DOOR PAINTED
D02	OVERHEAD ROLL-UP DOOR
L01	METAL LOUVER, ALUMINUM
D.S	6"x6" X 24GA. PREFINISHED GALV. METAL DOWNSPOUT
GT	8"x6" 24GA. PREFINISHED GALV. METAL GUTTER

FINISH NOTES:
- FINISH 1: DARK METAL SIDING
- FINISH 2: WOOD PANEL
- FINISH 3: STUCCO
- FINISH 4: METAL PANEL
- ROOF 1: PBR PANEL ROOFING
- ROOF 2: PREFINISH ALUM. CANOPY