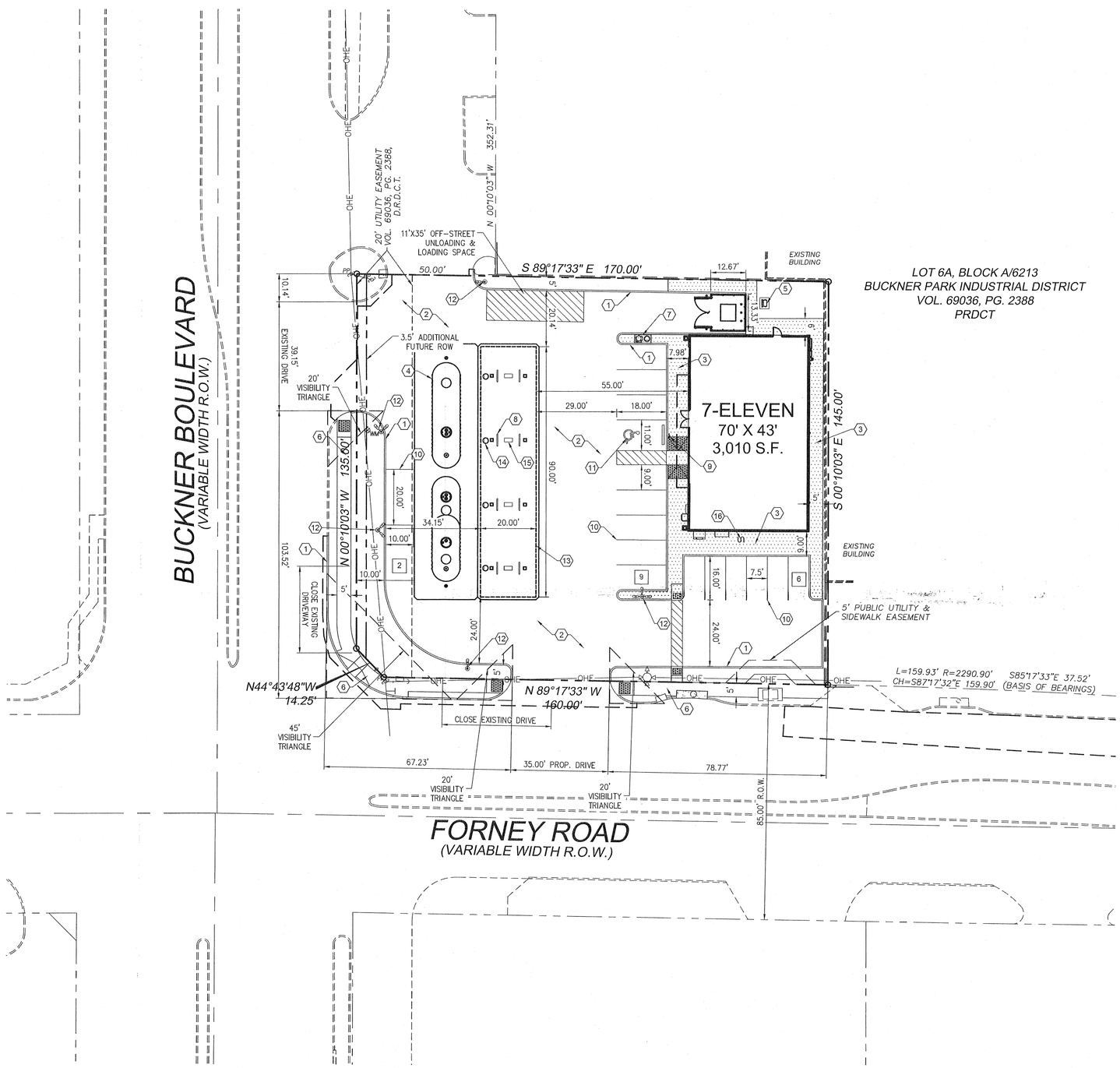

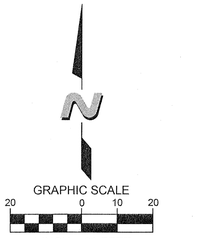

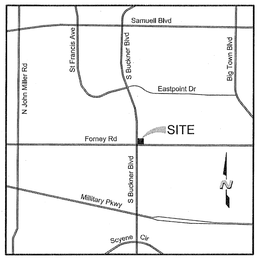

VICINITY MAP
N.T.S.
MAPSCO 48Q

GENERAL NOTES

1. THE CONTRACTOR SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR HIS MEANS AND METHODS OF CONSTRUCTION, JOB SITE CONDITIONS AND JOB SITE SAFETY, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO WORKING HOURS. THE CONTRACTOR SHALL SAVE, PROTECT, INDEMNIFY DEFEND AND HOLD HARMLESS THE OWNER, THE ARCHITECT AND THE ENGINEER FROM ANY CLAIM OF LIABILITY, REAL OR ALLEGED, ARISING OUT OF THE PERFORMANCE OF ANY WORK ON THIS PROJECT. THE CONTRACTOR SHALL NAME THE OWNER, THE ARCHITECT AND THE ENGINEER AS "ADDITIONAL INSURED" ON HIS INSURANCE POLICIES.
2. EXISTING ABOVE GROUND UTILITIES HAVE BEEN SHOWN BASED ON INFORMATION SHOWN ON A SURVEY OF THE PROPERTY. UNDERGROUND UTILITIES ARE SHOWN BASED ON RECORDED DATA AND MAY NOT BE COMPLETE OR EXACT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATIONS AND DEPTHS OF ALL ABOVE GROUND AND UNDERGROUND UTILITIES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DAMAGE TO EXISTING ABOVE GROUND OR UNDERGROUND UTILITIES, INCLUDING THOSE NOT SHOWN ON THE PLANS. THE CONTRACTOR IS ADVISED TO CONTACT THE CITY AND ALL FRANCHISE UTILITY COMPANIES, EASEMENT HOLDERS, ETC. AT LEAST 48 HOURS PRIOR TO BEGINNING EXCAVATION IN THE VICINITY OF ANY UNDERGROUND UTILITY.
3. THE CONTRACTOR SHALL COMPLY WITH ALL BUILDING CODES AND REGULATIONS, FEDERAL, STATE, COUNTY, AND CITY SAFETY CODES AND INSPECTION REQUIREMENTS.
4. THE CONTRACTOR SHALL PROVIDE DUST PROTECTION DURING CONSTRUCTION. ALL TRASH AND DEBRIS SHALL BE PICKED UP AT ALL TIMES. COMMERCIAL CONSTRUCTION DEBRIS/SOLID WASTE HAULER PERMIT REQUIRED.

SITE PLAN KEYNOTES:

1. CONSTRUCT 6" CURB & GUTTER
2. CONSTRUCT 6" CONCRETE PAVEMENT SECTION (RE: GEOTECH)
3. INSTALL 4" CONCRETE SIDEWALK WITH ENHANCED STAMPED PAVEMENT
4. NEW UNDERGROUND FUEL STORAGE TANKS
5. INSTALL TANK VENTS
6. NEW 5' SIDEWALK IN RIGHT-OF-WAY
7. INSTALL AIR & WATER MACHINE
8. INSTALL (8) U-SHAPED BOLLARDS. REF. FUEL PLANS
9. INSTALL HANDICAP VAN AND CAR SIGN (RE: A.D.A. PLAN)
10. 4" WHITE PAVEMENT SOLID PARKING STRIPES
11. HANDICAP VAN PARKING
12. STANDARD AREA LIGHT POLE (RE: PHOTOMETRIC PLAN)
13. NEW GASOLINE CANOPY
14. (4) NEW TRASH CANS
15. (4) NEW MULTI-PRODUCT DISPENSERS
16. NEW BIKE RACK

DATA SUMMARY TABLE

ZONING	LI (LIGHT INDUSTRIAL)
USE	GENERAL MERCHANDISE OR FOOD STORE LESS THAN 3500 S.F. & MOTOR VEHICLE FACILITY
LOT AREA	24,597 S.F. (0.565 ACRES)
BUILDING SQUARE FOOTAGE	3,010 S.F.
CANOPY SQUARE FOOTAGE	1,800 S.F.
LOT COVERAGE	12.24%
BUILDING HEIGHT	18'-8"
CANOPY HEIGHT	17'-6"
TOTAL IMPERVIOUS SURFACE	21,936 S.F. OR 89%
PARKING REQUIRED	15 SPACES [1 / 200 s.f.] 2 SPACES [FUELING STATION] 17 SPACES TOTAL
PARKING PROVIDED	17 SPACES
HANDICAP PARKING REQUIRED	1 SPACES
HANDICAP PARKING PROVIDED	1 SPACES

30823

APPROVED BY CITY COUNCIL
MAR 28 2018
Interim City Secretary

180480

Specific Use Permit
No. 2269

Approved
City Plan Commission
October 19, 2017

APPLICANT/ENGINEER
THE DIMENSION GROUP
TBPE FIRM # F-8396
10755 SANDHILL ROAD
DALLAS, TEXAS 75238
CONTACT: SHERRELLE R. DIGGS, P.E.
TEL:(214) 343-9400

CITY FILE 311T-9388

Texas811
CAUTION NOTICE TO CONTRACTORS
THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND / OR ELEVATION OF THE EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND, WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUCH CALL 811 AT LEAST 72 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATIONS OF THE UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATED ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THESE PLANS.

No.	DATE	REVISION DESCRIPTION
1	9/22/17	PER CITY COMMENTS
2		
3		
4		
5		
6		

project no.: 17-112 drawn: TDG
date: 09/08/17 approved: SRD

TBPE FIRM REGISTRATION #F-8396
STATE OF TEXAS
SHERRELLE R. DIGGS
No. 97146
PROFESSIONAL ENGINEER
9/22/2017

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THE DIMENSION GROUP
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SITE PLAN
Z167-359

7-ELEVEN STORE #38264
4710 S. BUCKNER BLVD.
DALLAS, TEXAS 75227

SHEET
C3.0

[X-REF.dwg] [X-EXISTING.dwg] [TX24x36TB-bottom.dwg] [D-TIN.dwg]
Drawing name: L:\7-Eleven\2017\17-112 4710 S Buckner Dallas TX\02 Civil\C3D\Sheet\C03-17112-SITE PLAN.dwg Sep 22, 2017 - 10:18am