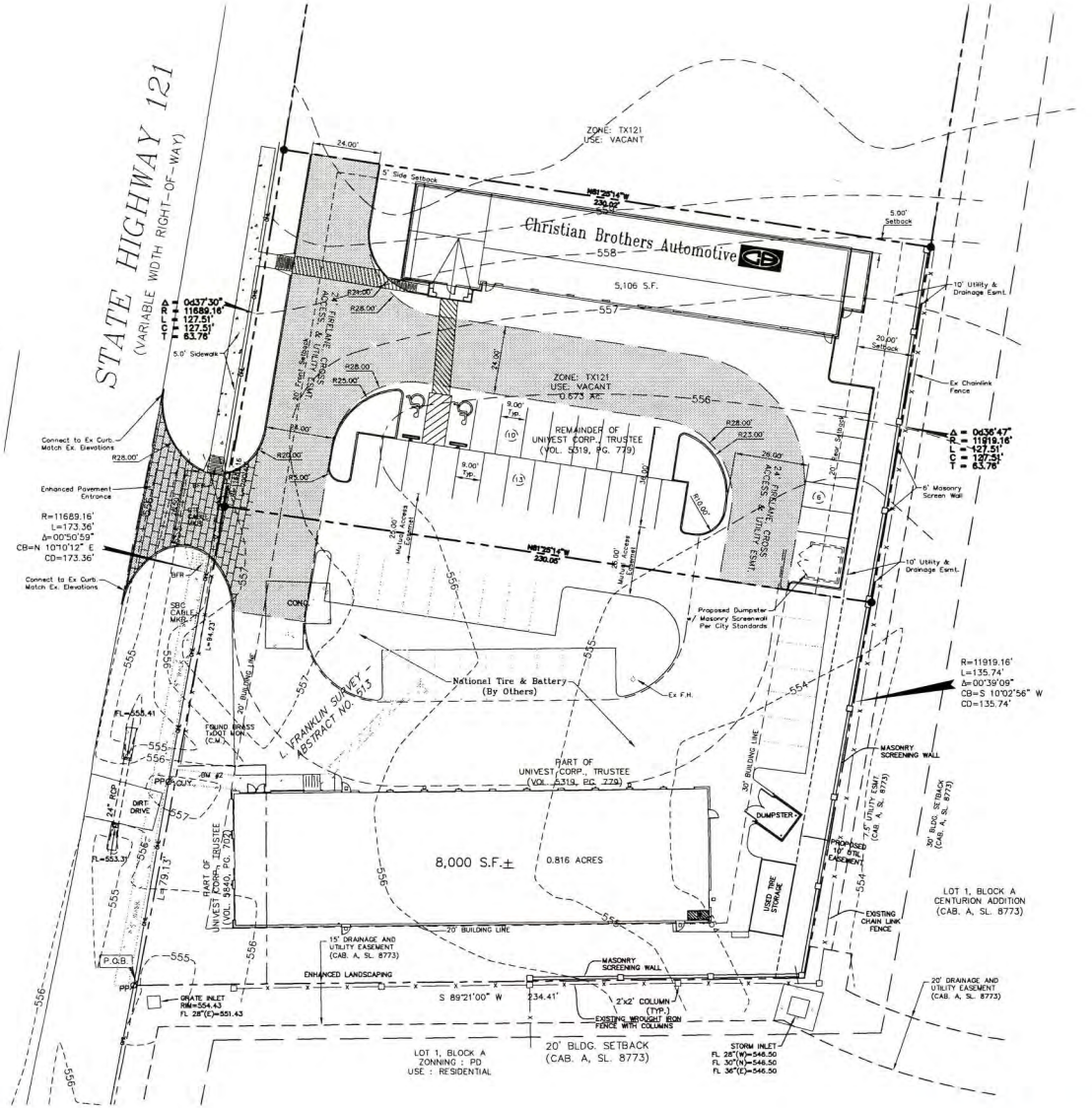
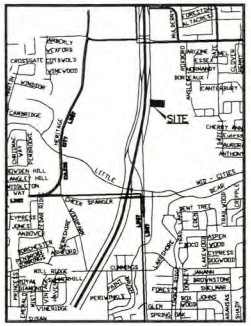
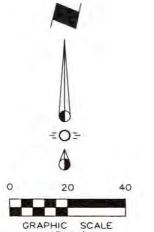




Vicinity Map
1" = 1000'



LEGEND

- Firelane, Cross Access and Utility Easement
- Sidewalk – Reference Landscape Plans for Details
- BFR — Barrier Free Ramp
- Existing Fire Hydrant
- Proposed Fire Hydrant
- Ex. Curb Pavement

DATA SUMMARY TABLE

EXISTING ZONING: TX-121 THE 121 GATEWAY DISTRICT
PROPOSED USE: LIGHT AUTOMOTIVE
MON – FRI 7:00 – 6:00

LOT INFO:	REQUIRED	PROVIDED
BUILDING AREA (S.F.)		5,106 S.F.
LOT AREA (S.F.)	NONE	29,329 S.F.
LOT WIDTH (FEET)	NONE	127.51'
LOT DEPTH (FEET)	100 (MIN.)	230.05'
FRONT SETBACK (FEET)	20'	20'
SIDE SETBACK (FT)	5'	5'
REAR SETBACK (FEET)	BUILDING HT.	20'
LOT COVERAGE	80%	17.4%
FLOOR AREA RATIO	3:1 (MAX.)	0.17:1
HEIGHT (FEET)	NO MAX.	20'
PARKING:		
PARKING SUMMARY (SPACES)		
AUTOMOTIVE (1 SP / 400 S.F.)	13	27
HANDICAPPED ACCESSIBLE SPACES	1	2
TOTAL PARKING	14	29

ZONING CHANGE xx-xx-SUP
CHRISTIAN BROTHERS AUTOMOTIVE
STATE HWY 121
Located on 0.6715 Acres of land out of the
B. Harrington Survey, Abstract No. 808
City of Euless, Tarrant County, Texas
JULY 14, 2008

ENGINEER
Cross Engineering Consultants
106 W. Louisiana St.
McKinney, Texas 75069
Phone: 972-562-4409

DEVELOPER
WSB Commercial, Inc.
7710-T Cherry Park Drive#35
Houston, Texas 77095
Contact: Jim Boyd

STOP!
CALL BEFORE YOU DIG
DIG TESS
1-800-DIG-TESS
(@ least 72 hours prior to digging)

Issue Dates:	Revisions:	Date:
1	1	
2	2	
3	3	
4	4	
5	5	
6	6	

CROSS ENGINEERING CONSULTANTS
106 W. Louisiana Street • McKinney, Texas 75069
972.562.4409 Fax 972.562.4471

Drawn By:	Checked By:	Scale:
A.S.	J.D.H.	1" = 20'

SPECIFIC USE PERMIT
CHRISTIAN BROTHERS
WSB COMMERCIAL, INC
EULESS, TEXAS

Sheet No. 1 of 1
Project No. 08053

SUP EXHIBIT
CHRISTIAN BROTHERS