

SITE PLAN APPLICATION

PROPERTY DESCRIPTION:	
General Property Location (street name and block number or nearest cross street):	<u>1020 S. Industrial Blvd.</u>
Current Legal Description (abstract and tract number or subdivision, lot, and block):	<u>1.816 AC TRACT A.M. DOWNEN SURVEY - ABSTRACT 415</u>
Current Zoning (if property is in more than one zoning district, indicate the number of acres contained within each district):	<u>C-2</u>
USE/CONDITIONS/PARKING:	
Proposed Use: <u>Training Facility</u>	SIC Code: _____
Special Conditions Applicable to the Use: (Indicate the letter of any "Special Conditions" in UDC Table 4-A that apply to the use(s): _____	
Parking Group: (Indicate the parking group in UDC Table 4-A that applies to the use(s): <u>Group B and 13</u>	
PROPOSED BUILDING STATISTICS:	
Lot Area	<u>1.816 AC</u>
Lot Width at Building Line for each Street Frontage	<u>270' Industrial 274' Pipeline</u>
Proposed Building Setbacks:	
Front: <u>20'</u>	Rear: <u>0</u> Side (left): <u>15'</u> Side (right): <u>N/A</u>
Gross Building Floor Area	<u>5,000 SF</u>
Height in Feet to Highest Point	<u>21'</u>
Number of Floors	<u>1</u>
Exterior Masonry Façade (exclusive of doors and windows):	
Front Elevation:	Brick _____ % / Stucco <u>100</u> % / Other _____ %
Left Side Elevation:	Brick _____ % / Stucco <u>100</u> % / Other _____ %
Right Side Elevation:	Brick _____ % / Stucco <u>100</u> % / Other _____ %
Rear Elevation:	Brick _____ % / Stucco <u>100</u> % / Other _____ %
OFF STREET PARKING: (UDC 84-200 and 84-202)	
Total Spaces Required / Provided	<u>53 / 50</u>
Number of Handicapped Spaces	<u>2 / 2</u>
Number of Loading Bays Provided	<u>1</u>

DRIVEWAYS: (UDC 84-202 through 84-210)

Number proposed per street	0- EXISTING DRIVES USED
Clearance from nearest street intersections	23' Pipeline 259'-Industrial
Clearance between existing and proposed driveways	NA
Width of each driveway	30' Pipeline 24' Industrial
Curb Radii for each driveway	5' Pipeline 15'± Industrial
Distance between property line and first parking space	10' EXISTING

SIGN & STREET GRAPHICS: (UDC 84-230 through 84-302)

Proposed Pole/Ground Signs:
 Street Name NA Front Setback _____ Side Setback _____
 Overall Height NA Sign Area _____

Proposed Wall Signs:
 Street the sign faces NA Sign Area _____

LANDSCAPING: (UDC Article VII)

Land Area of Street Yard	<u>24,931</u>	
	<u>Street Yard</u>	<u>Non Street Yard</u>
Number of parking spaces provided	<u>8</u>	<u>42</u>
Square feet of landscaped area	<u>19,400</u>	<u>7,720</u>
Square feet of landscape islands in parking lot	<u>0</u>	<u>0</u>
Number of large trees existing / proposed	<u>0/0</u>	<u>1/0</u>
Number of ornamental trees proposed	<u>0</u>	<u>0</u>
Number of shrubs proposed	<u>35</u>	<u>18</u>
Square feet of ground cover proposed	<u>150</u>	<u>120</u>

SIGNATURES:

Applicant (please print) <u>THOMAS L. HOOVER</u>	Owner: <u>Norm Whiteman</u>
Address: <u>420 Johnson Rd. Suite 303 Keller, Tx 76248</u>	Address: <u>10205 Industrial Blvd Euless, TX 76040</u>
Phone: <u>817.431.0790</u>	Phone: <u>817.267.9213</u>
Fax: <u>817.431.0780</u>	Fax: <u>817.571.1023</u>
Email: <u>tom.thenge@yahoo.com</u>	Email: <u>norm1468@hotmail.com</u>
Signature: <u>Thomas Hoover</u>	Signature: <u>Norm Whiteman</u>

OFFICE USE ONLY:

Fee Paid: <u>\$125.00</u>	Received By: <u>HH</u>	Date Received: <u>4-13-10</u>	Case Number: <u>10-04-5P</u>	H.T.E. Number: <u>10-40000004</u>
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