

VICINITY MAP
1" = 500'

GENERAL CONDITIONS
GENERAL CONTRACTOR SHALL NOTE THAT ALL WORK TO BE DONE SUCH AS EXCAVATING, TRENCHES, WALLS, ETC. AS INDICATED ON DRAWINGS IS SUCH WITHOUT KNOWLEDGE OF UNDERGROUND UTILITIES ON THIS PARTICULAR SITE. THE ARCHITECT AND OWNER ASSUME NO RESPONSIBILITY FOR DETERMINING THEIR LOCATION, SIZE AND/OR HAZARD.

ALL NOISE SENSITIVE USES WILL BE CONSTRUCTED TO ACHIEVE A 25 DECIMAL REDUCTION FROM OUTSIDE TO INSIDE.

LANDSCAPING TO BE INSTALLED PRIOR TO CERTIFICATE OF OCCUPANCY.

LANDSCAPING TO BE PROTECTED BY CONCRETE CURB OR STEEL EDGING.

THE PROPERTY REPRESENTED ON THIS PLAN CONFORMS WITH THE PARKING LOT LIGHTING REQUIREMENTS PER THE CITY OF EULESS.

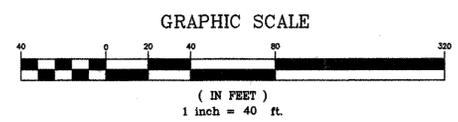
SITE INFORMATION
LOT AREA: 18,730 SQ. FT.
STREET YARD AREA: 8,377 SQ. FT.
REQUIRED LANDSCAPING: 1,275 SQ. FT.

BUILDING DATA
FUZZY'S TACO SHOP
LOCATION: 1363 W. EULESS BLVD.
BUILDING SQUARE FOOTAGE: 5,160 SQ. FT. (2,200 SEATING)
SEATING CAPACITY: 234
TYPE OF CONSTRUCTION: TYPE II-B

FIRE LANE NOTE:
FIRE LANE STRIPPING MUST COMPLY WITH CITY OF EULESS STANDARDS CRITERIA FOR FIRE LANE MARKINGS.

PARKING REQUIREMENTS
THE PARKING REQUIREMENTS FOR PARCEL ARE AS FOLLOWS:
STANDARD PARKING SPACE IS 9' X 18'
1/100 SQUARE FEET OF RESTAURANT SEATING SPACE
2,200/100 = 22 SPACES
TOTAL PARKING PROVIDED = 35 SPACES

ACCESSIBLE PARKING PROVIDED: 2 SPACE
STANDARD PARKING PROVIDED: 33 SPACES
TOTAL SPACES: 35 SPACES



OWNER: 4104 WILLIAM D. TATE, SUITE 100, GRAPEVINE, TEXAS 76051
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SITE PLAN CASE NO. 10-06-SP SITE PLAN
1363 W. EULESS BLVD.
LOT 1, BLOCK A
SH 10 BUSINESS CENTER SURVEY

CITY OF EULESS, TARRANT CO., TEXAS

DRAWN	DATE	PROJECT NO.	SCALE	SHEET NO.
S.G.M.	19JUL10	10019	AS NOTED	SITE PLAN
REVISION				SHEET NO.
DATE	DESCRIPTION			
7-29-10	DRC COMMENTS			
				S-1

SITE PLAN
1" = 40'

