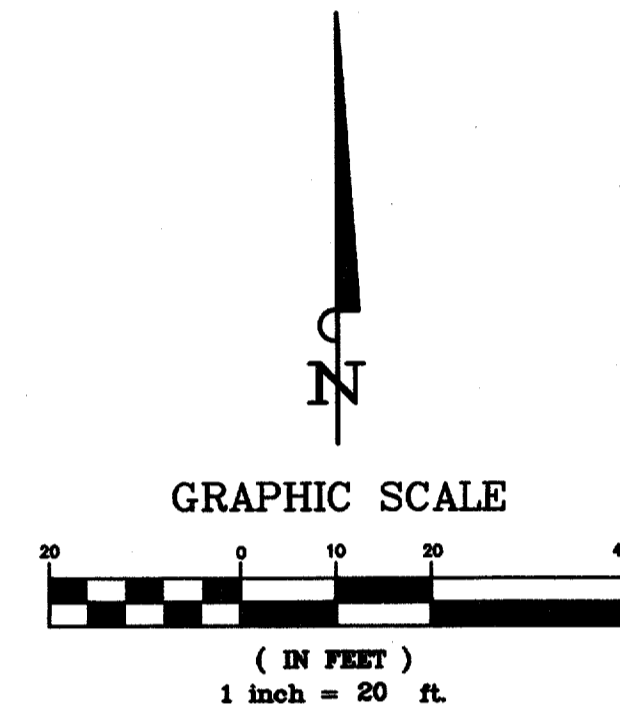
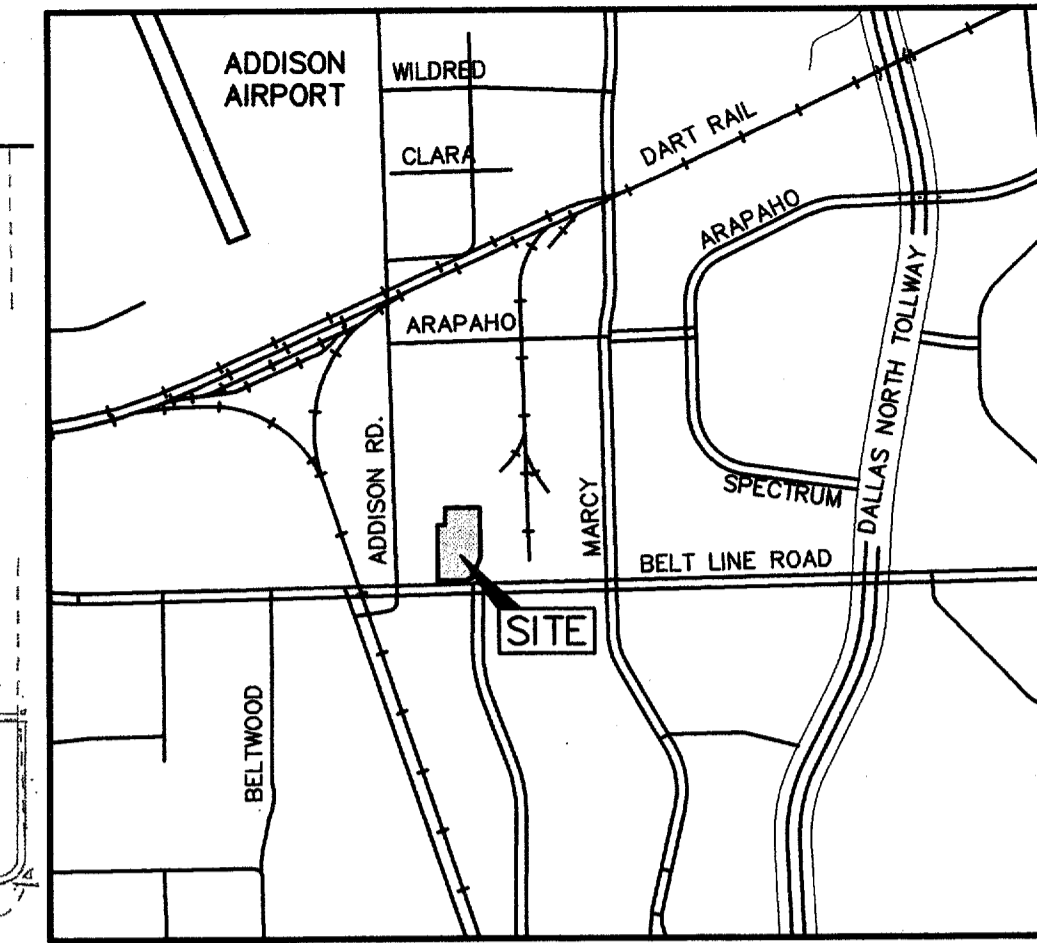


SITE DATA SUMMARY TABLE	
<b>LOT DATA:</b>	
SITE AREA	1.780 ACRES (76,600 SF)
ZONING	C-1 (COMMERCIAL-1)
PROPOSED USE	RESTAURANT
<b>BUILDING DATA:</b>	
BUILDING HEIGHT	1 STORY (24')
BUILDING AREA	6,802 SF
PATIO AREA	2,041 SF
FLOOR TO AREA RATIO	0.08:1
LOT COVERAGE	9%
<b>PARKING DATA:</b>	
REQUIRED (1/70 S.F. BLDG. AREA)	127
PROVIDED	127 (123 REG; 4 ACCESSIBLE)

REMAINDER OF  
LOT 1, BLOCK A  
BELTWAY-CENTRE ADDITION  
VOL. 2004014, PG. 00009  
D.R.D.C.T.  
(ZONED C-1)

**BENCHMARK:**  
WATER DEPARTMENT BENCHMARK IN CENTER OF SOUTH CONCRETE HEADWALL OF A 6'X3'X48" CONCRETE BOX CULVERT ON SOUTH SIDE OF BELT LINE ROAD AND 22.7 FEET EAST OF CENTERLINE OF ST. LOUIS & SOUTHWESTERN RAILROAD AT ADDISON ROAD.  
ELEVATION = 634.15



LOT 2, BLOCK A  
BELTWAY-CENTRE ADDITION  
VOL. 2004014, PG. 00009  
D.R.D.C.T.  
(ZONED C-1)

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

- NOTES:**
1. ALL DIMENSIONS ARE TO FACE OF CURB UNLESS NOTED OTHERWISE.
  2. ALL RADII ARE 3.0' UNLESS OTHERWISE NOTED.
  3. REFERENCE ARCHITECTURAL PLANS FOR EXACT BUILDING DIMENSIONS.
  4. REFERENCE GRADING PLAN FOR RETAINING WALL ELEVATIONS.

ADDISON ROAD  
(VARIABLE WIDTH PUBLIC RIGHT-OF-WAY)

MARK A. ALBERT  
VOL. 97002, PG. 3045  
D.R.D.C.T.  
ZONED "LR"

ONE STORY COMMERCIAL BUILDING  
THOMAS REPROGRAPHICS

LOT 1A, BLOCK A  
1.758 AC. (76,600 S.F.)  
ZONED C-1

ONE STORY COMMERCIAL BUILDING  
BJ'S RESTAURANT & BREWHOUSE

BELT LINE ROAD  
(100-FOOT WIDE PUBLIC RIGHT-OF-WAY)

**LEGEND**

	EXISTING FINELINE
	PROPOSED 24' FINELINE
	PROPOSED RETAINING WALL SEE SHT. C-10
	PROPOSED FIRE HYDRANT
	PROPOSED WATER METER
	PROPOSED FIRE DEPARTMENT CONNECTION
	PROPOSED CURB INLET
	PROPOSED AREA DRAIN
	PROPOSED ACCESSIBLE PARKING
	PROPOSED VAN ACCESSIBLE PARKING
	EXISTING OVERHEAD POWER POLE
	EXISTING LIGHT POLE
	EXISTING SANITARY SEWER MANHOLE

**"RECORD DRAWING"**  
THIS DRAWING HAS BEEN REVISED TO SHOW THOSE CHANGES DURING THE CONSTRUCTION PROCESS REPORTED BY THE CONTRACTOR TO KIMLEY-HORN AND ASSOCIATES, INC. AND CONSIDERED TO BE SIGNIFICANT. THIS DRAWING IS NOT GUARANTEED TO BE "AS-BUILT" BUT IS BASED ON THE INFORMATION MADE AVAILABLE.  
DATE: 11.17.05 BY: B. Park

**ENGINEER:**  
KIMLEY-HORN & ASSOCIATES, INC.  
12700 PARK CENTRAL DR.  
SUITE 1800  
DALLAS, TX 75251  
PHONE (972) 770-1300  
FAX (972) 239-3820  
CONTACT: BRIAN PARKER, P.E.

**OWNER/APPLICANT:**  
BELTWAY DEVELOPMENT  
15280 ADDISON ROAD  
SUITE 300  
ADDISON, TX 75001  
PHONE (972) 628-3464  
FAX (972) 385-8039  
CONTACT: COLE SNADON

Scale: AS SHOWN

Designed by: ABC  
Drawn by: ABC  
Checked by: BP  
Date: MAY 2005  
Project No. 063984003

**SITE PLAN**

PROTOTYPE 9.3  
OTB RELOCATION  
OTB ADDISON  
BELTLINE ROAD  
ADDISON, TEXAS

**Kimley-Horn and Associates, Inc.**  
12700 Park Central Drive, Suite 1800  
Dallas, Texas 75251  
Tel. No. (972) 770-1300  
Fax. No. (972) 239-3820

10/14/05 REVISE WORDING FOR TRANSFORMER AND EASEMENT  
08/12/05 ADD NOTE FOR RETAINING WALL  
08/12/05 RELOCATE TRANSFORMER

Revisions  
No. Date

App.  
B.P.  
B.P.

SHEET  
C-3  
OF 12