

0 100 200

SCALE: 1" = 100'

LOCATION MAP

N.T.S.



INTER STATE HIGHWAY 35
(VARIABLE WIDTH RIGHT-OF-WAY) 439A
VOLUME 409, PAGE 518; VOLUME 439A
PAGE 516, 4231, PAGE 12 D.R.C.T.

New 10-foot landscaped
buffer, & 9.5 foot screening
wall with a gate

LOT 1
BLOCK A
STARLAKE ADDITION
DOCUMENT NO. 20060269118
D.R.D.C.T.

MCDONALDS CORP
VOLUME 79173, PAGE 299
D.R.D.C.T.

MAYA CORPORATION, A
TEXAS CORPORATION
VOLUME 2005063 PAGE 3203
D.B.D.C.T.

RIG PROPERTIES LLC
DOCUMENT NO. D2007008826
O.P.R.D.C.T.

(60-FOOT WIDE RIGHT-OF-WAY)
VOLUME 64229, PAGE 0182 D.R.D.C.T.

LOT 1R
BLOCK 1
LOT 1R, BLOCK 1 HARLEY DAVIDSON OF
NORTH TEXAS ADDITION
DOCUMENT No. 20070167569
O.P.R.D.C.T.

MS & S REAL ESTATE, LP
DOCUMENT NO. D200600465656
O.P.R.D.C.T.

MARTHA GREEN SURVEY A 519

NOT PLATTED
CALLED 18.371 ACRE
CITY OF CARROLLTON
VOLUME 2000247, PAGE 2332
D.R.D.C.T.

100-YEAR FEMA
FLOODPLAIN PANEL No.
IRM 48113C0160J REVISED
AUGUST 23, 2001

1950 N. Stemmons
Freeway
Suite 6000
Dallas, Texas 75207
Ph: (214) 741-7777
Fax: (214) 741-9413
www.aecom.com

1725 Sandy Lake Road
Carrollton, Texas 75006
Ph: (972) 245-7515
Fax: (972) 245-2980

Project Title:

EXHIBIT C
CONCEPT PLAN
FOR WESTERN
EXTRUSIONS
PREPARED AUGUST 2017

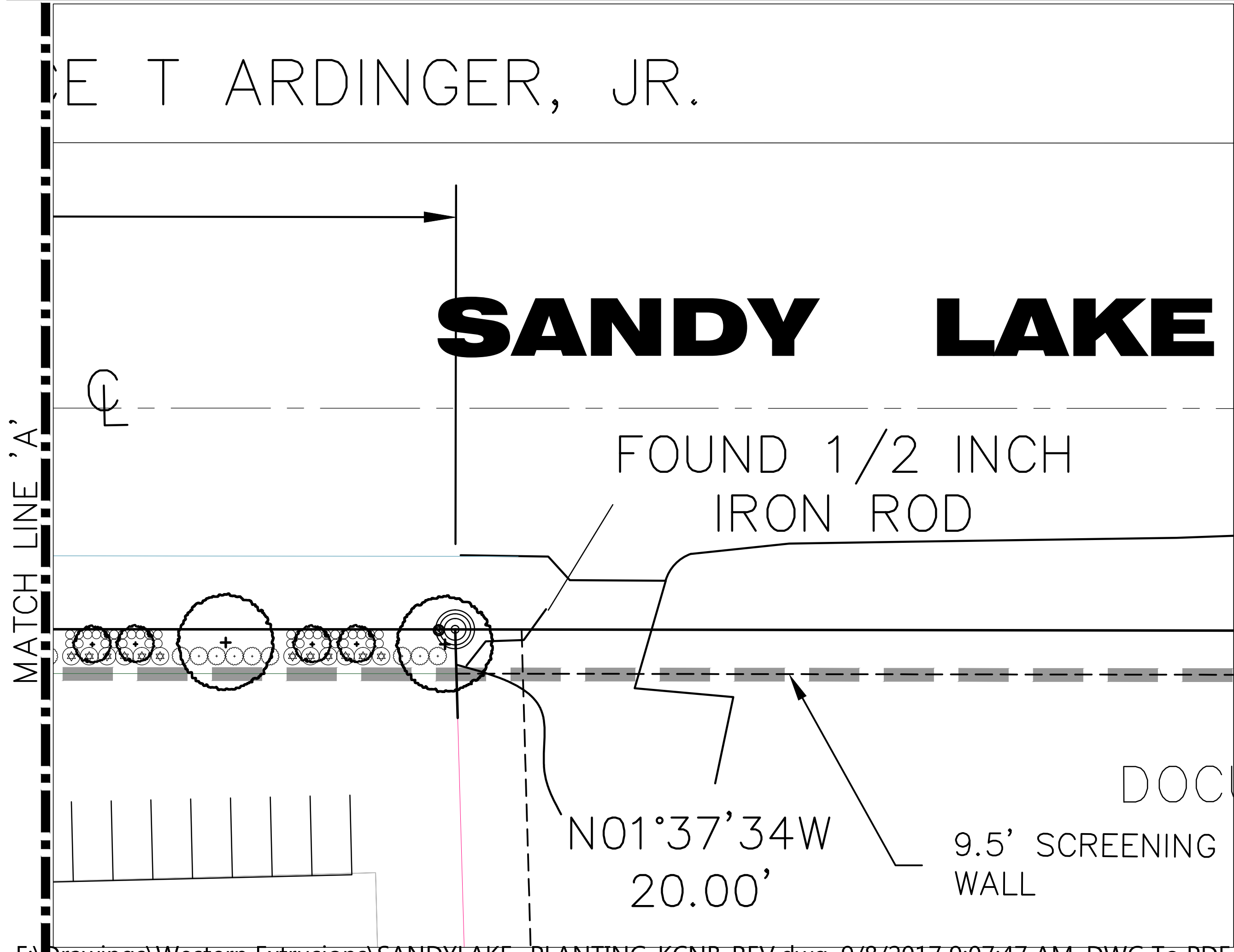
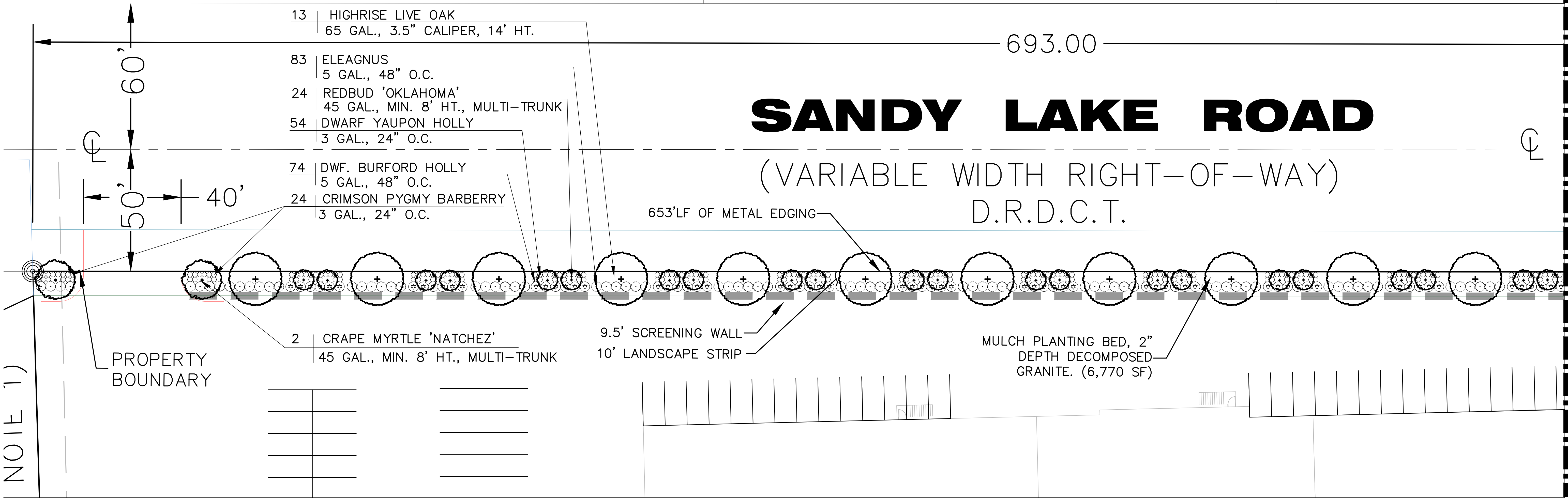
TBPE Req. No. F-3580

ONE "X"

R R & S PROPERTIES, INC.

SANDY LAKE
AMUSEMENT PARK

HORACE



CASE NUMBER: 09-17Z1

LANDSCAPE REQUIREMENTS:	REQUIRE	PROPOSED
TOTAL LF SANDY LAKE FRONTAGE: 693.0'		
SHADE TREES: (2) TREES PER 100' LF	13 TREES	13 TREES
ORNAMENTAL TREES: (3) PER 100' LF	21 TREES	26 TREES
EVERGREEN SHRUBS: (34) PER 100' LF	235 SHRUBS	235 SHRUBS

LANDSCAPE NOTE:
ALL PLANTING BEDS MUST BE SEPARATED FROM TURF AREAS BY STEEL EDGING.

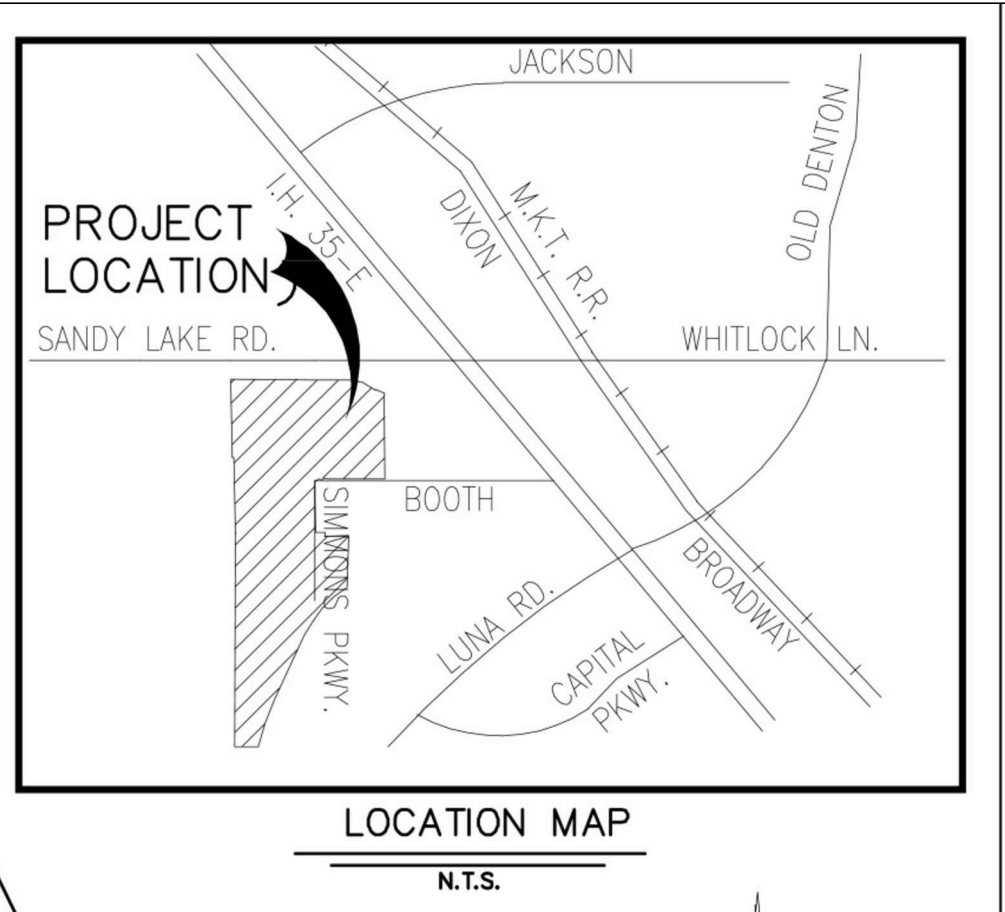
THE PROPERTY OWNER MUST MAINTAIN ALL LANDSCAPING IN ACCORDANCE WITH THE LANDSCAPE PLAN APPROVED BY THE CITY PLAN COMMISSION.

NO TREES PLANTED WITHIN 5' FEET OF UTILITIES.

ALL LANDSCAPE WITHIN VISIBILITY TRIANGLES MUST BE MAINTAINED SO THAT LOWER TREE LIMBS ARE A MINIMUM OF 7' FROM THE GROUND AND THAT SHRUBS AND GROUND COVER ARE A MAXIMUM OF 24" INCHES HIGH.

IRRIGATION NOTE:
ALL PROPOSED LANDSCAPE MUST BE IRRIGATION BY AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM, EQUIPPED WITH OPERATING RAIN SENSOR AND FREEZE SENSOR.

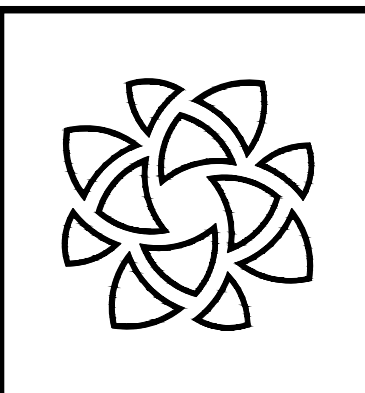
NOTE: PROPOSED WALL AND LANDSCAPE WILL BE INSTALLED IN PHASE. SCHEDULE T.B.D. BY OWNER.



"EXHIBIT D": CONCEPTUAL LANDSCAPE PLAN

SCALE: 1" = 20'-0"

KEVIN CLARK NAUD BURNETT
LANDSCAPE ARCHITECTS • SITE PLANNING
• CONSTRUCTION MANAGEMENT
10100 north central expressway, suite 500 • dallas, texas 75231
T: (214) 528-9014 • F: (214) 528-7600 • <http://www.kcnbdesign.com>

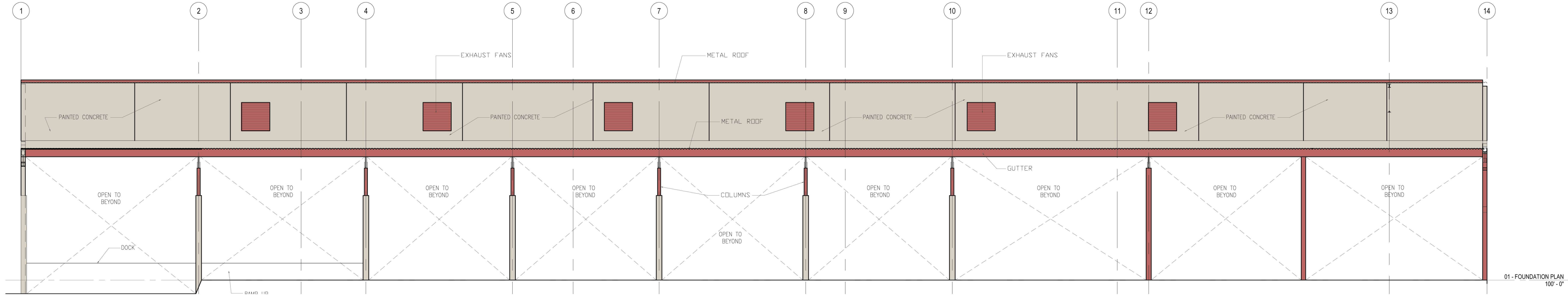


A LANDSCAPE DEVELOPMENT PLAN FOR:
WESTERN EXTRUSIONS
CARROLLTON, TX, 75006

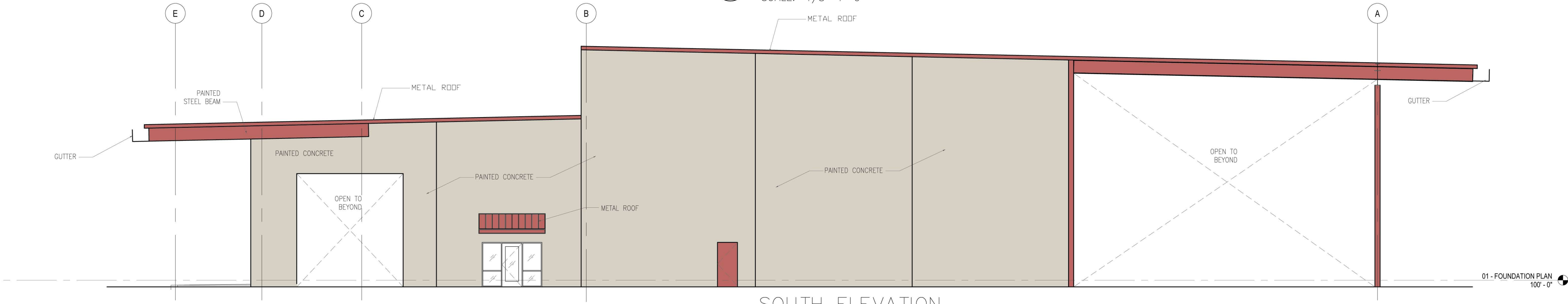


JULY 26, 2017 KLC
AUG. 21, 2017 KLC
AUG. 25, 2017 KLC
SEPT. 8, 2017 KLC

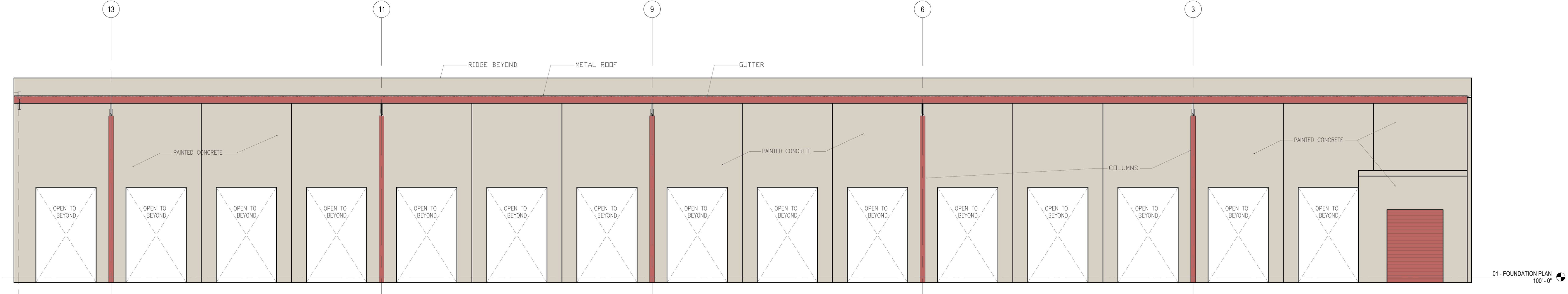
P-1



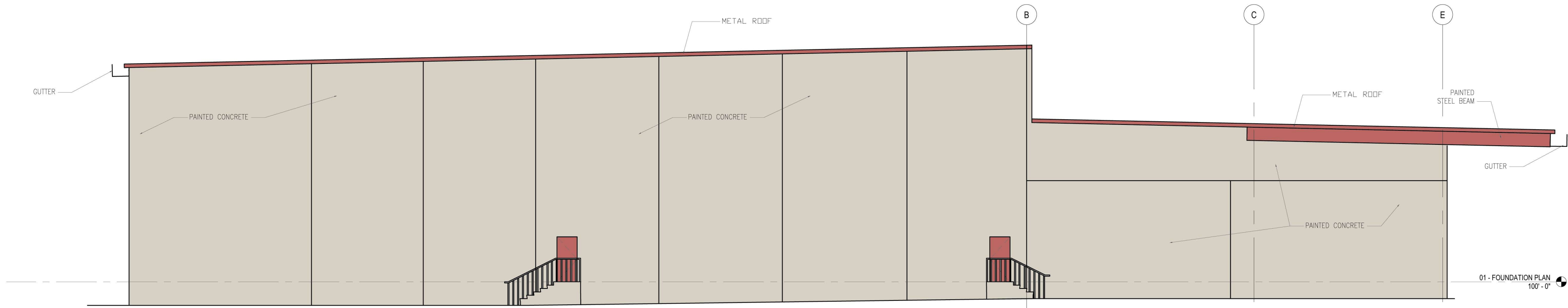
01 WEST ELEVATION
SCALE: 1/8"=1'-0"



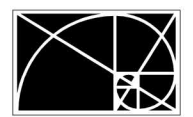
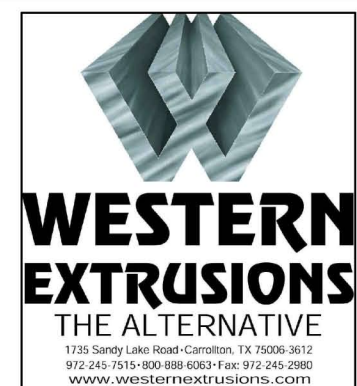
02 SOUTH ELEVATION
SCALE: 1/8"=1'-0"



03 EAST ELEVATION
SCALE: 1/8"=1'-0"



04 NORTH ELEVATION
SCALE: 1/8"=1'-0"



L.A. FUESS PARTNERS,
Structural
3333 Lee Parkway, Suite 300 • Dallas, TX 75219
214-852-7910
www.lafp.com
JOB NO. 16119
FIRM REG. NO. F-537

TRUCK / SCRAP BUILDING WESTERN EXTRUSIONS

1725 SANDY LAKE ROAD
CARROLLTON, TX 75006

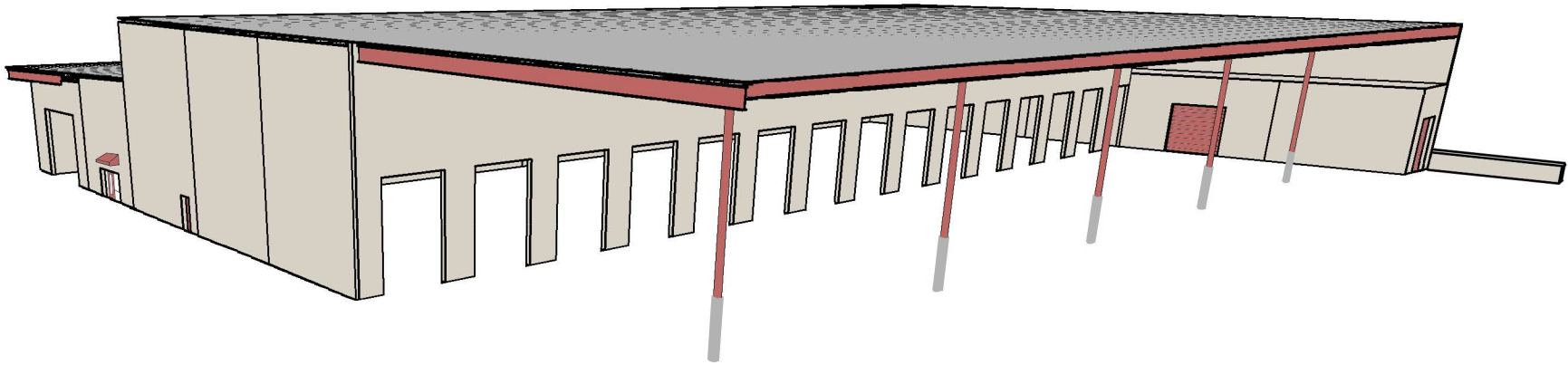
No.	Description	Date
	ISSUE FOR CONSTRUCTION	04.06.17
	ISSUE FOR CONSTRUCTION	07.06.17

EXTERIOR ELEVATIONS

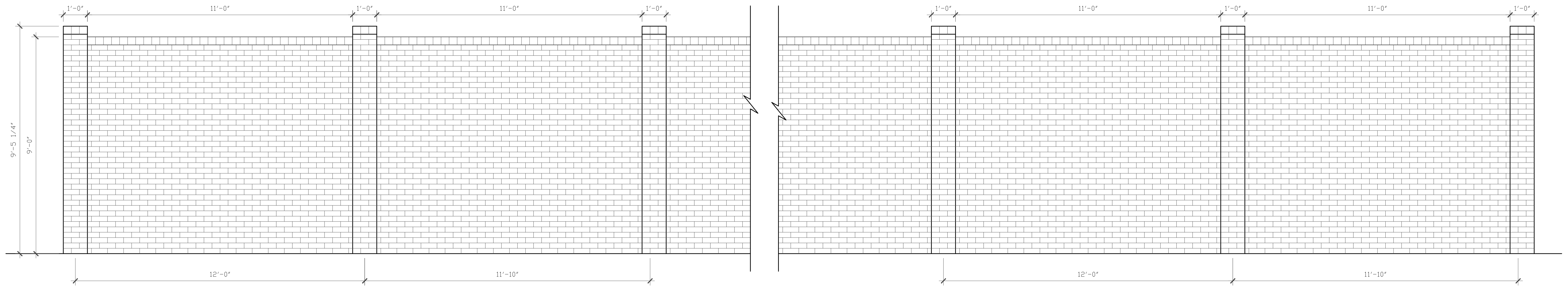
Project Number
Date 07/06/17
Drawn By
Checked By

A4.0

Scale AS NOTED



CITY FILE NO. 09-17ZI



01 SANDY LAKE PARTIAL WALL ELEVATION
SCALE: 1/2"=1'-0"

7/24/2017

WESTERN EXTRUSION

DALLAS, TEXAS

ALDREDGE DESIGNS

DALLAS, TEXAS

A5.0