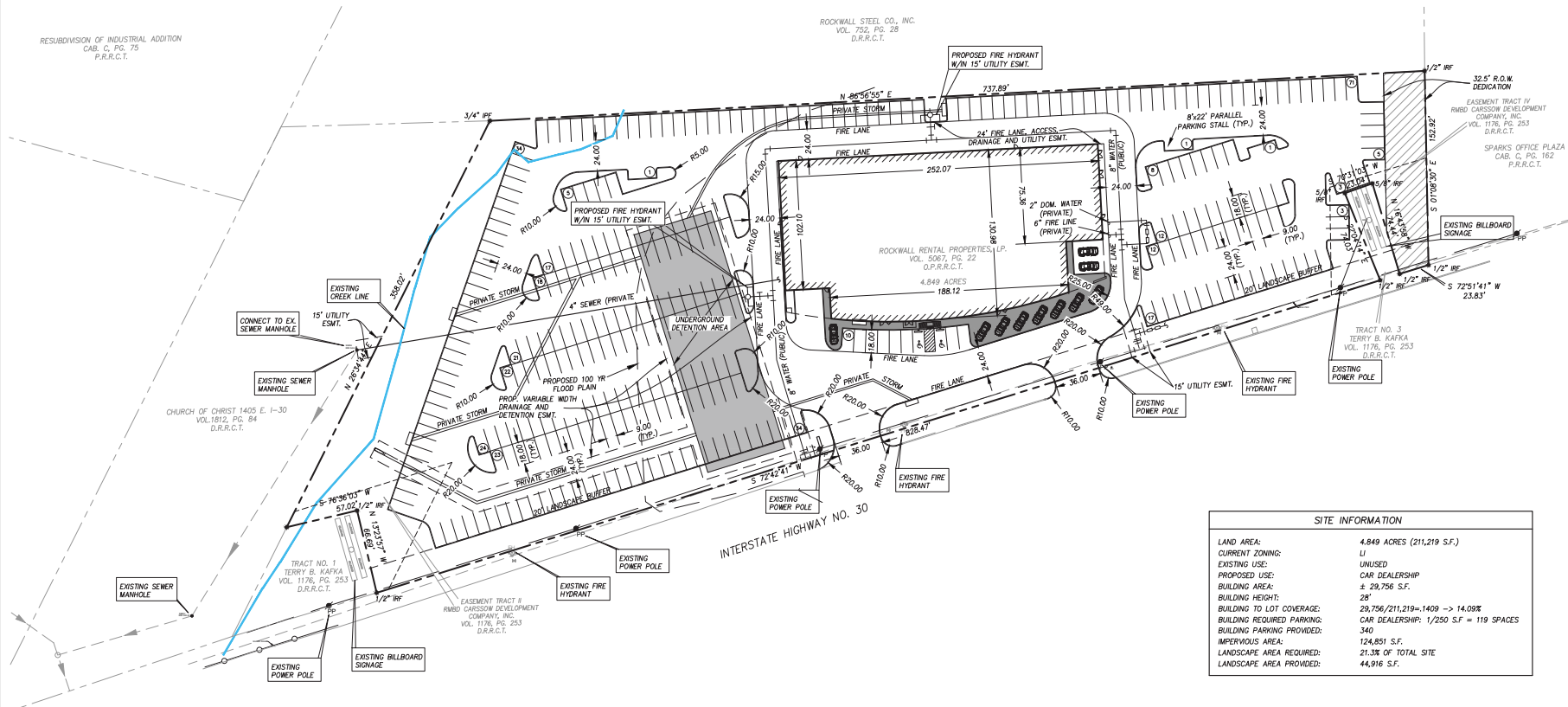


RESUBDIVISION OF INDUSTRIAL ADDITION
CAB. C, PG. 75
P.R.R.C.T.

ROCKWALL STEEL CO., INC.
VOL. 752, PG. 28
D.R.R.C.T.



SITE INFORMATION	
LAND AREA:	4.849 ACRES (211,219 S.F.)
CURRENT ZONING:	LI
EXISTING USE:	UNUSED
PROPOSED USE:	CAR DEALERSHIP
BUILDING AREA:	± 29,756 S.F.
BUILDING HEIGHT:	28'
BUILDING TO LOT COVERAGE:	29,756/211,219= .1409 → 14.09%
BUILDING REQUIRED PARKING:	CAR DEALERSHIP: 1/250 S.F. = 119 SPACES
BUILDING PROVIDED PARKING:	340
IMPervious AREA:	124,851 S.F.
LANDSCAPE AREA REQUIRED:	21.3% OF TOTAL SITE
LANDSCAPE AREA PROVIDED:	44,916 S.F.

Revision	Date	Description

Owner:
Rockwall Rental Properties
PO Box 818 • Terrell, Texas 75060

RANDALL NOE



SUBARU
I-30 ROCKWALL, TX

~ Civil Engineer ~



F.C. CUNY CORPORATION
#2 Horizon Court • Ste. 500 • Heath, Texas 75032
Phone: 469-402-7700

Fax: 409-402-0700
Texas Registered Engineering Firm F-7449

Drawn By: F.C. CUNY	Checked By: F.C. CUNY
Date: 09/12	Project No.: -

Site Plan

Scale:	Sheet No.:
1"=40'	1 of 1

