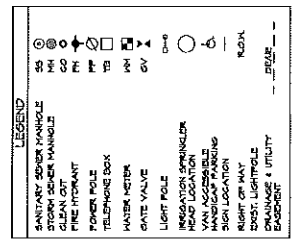


 ADR-DESIGNS-LLC TOTAL DESIGN MANAGERS 601 SHADLE HALL DRIVE, GRAND PRairie, TX 75050 P: (972) 442-1333 FAX: 214-222-2897 E: info@adr-designs.com P: 817-691-6119	INFINITE HOSPITALITY AND DEVELOPMENT LLC 4037 EAST BERNARD ST. FORT WORTH, TEXAS 76117 P: 817-691-6119 062816	HYATT 5415 HILLTOP AVENUE LOT 1, LOCK A 5400 DALLAS FORT WORTH GRAND PRairie, TEXAS P: (469) 544-8150 FAX: (972) 787-3003 E: MARIAM.MAHMUD7@gmail.com P: 817-691-6119	7934 PINKETON COURT PLANO, TEXAS 75025 E: MARIAM.MAHMUD7@gmail.com P: 817-691-6119	JOB NUMBER: JMC - 16497	SHEET NUMBER C2
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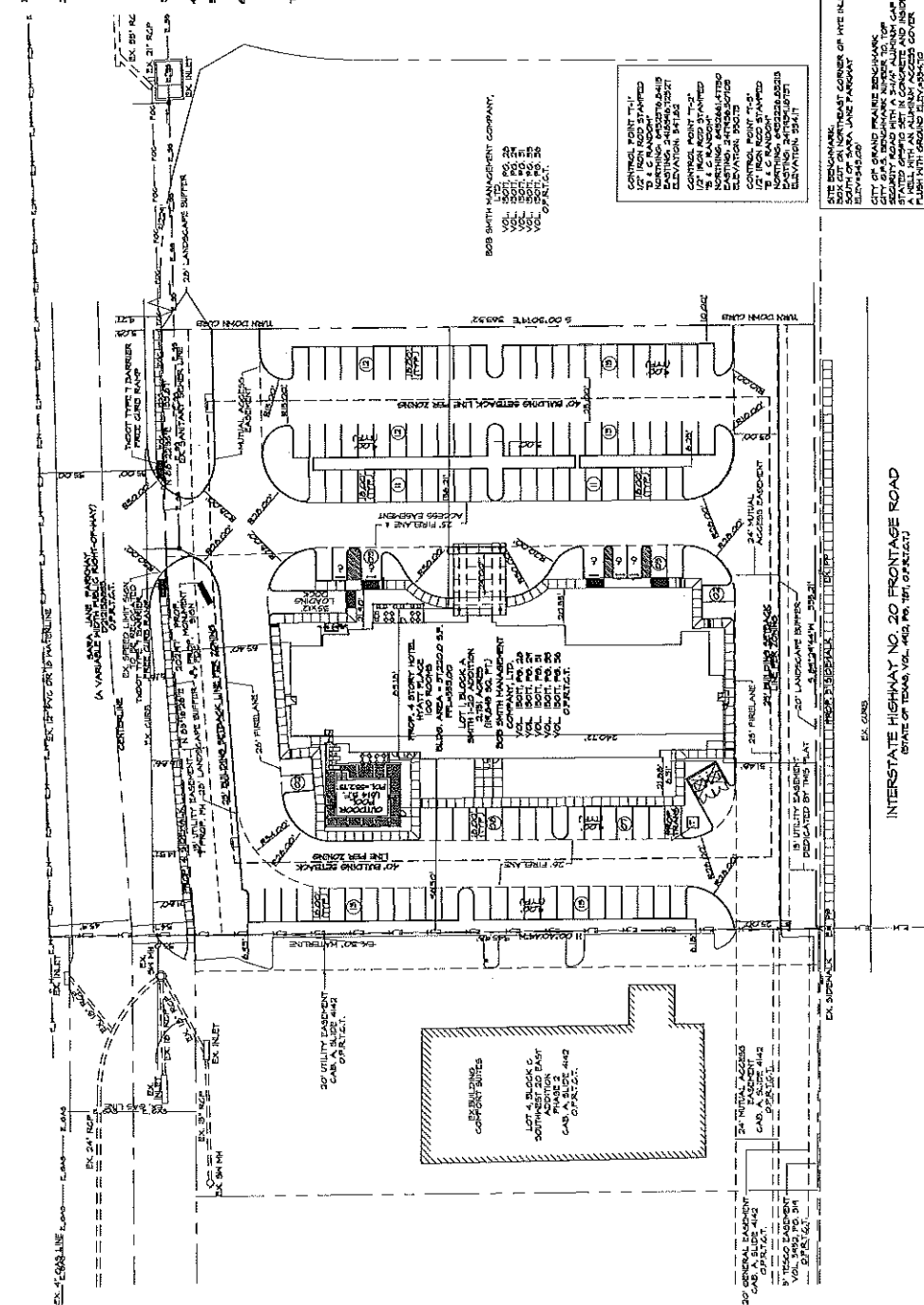
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|------------------------|------|----------|
| BUILDING INSPECTION | 4121 | 257-6250 |
| CITY ENGINEERING | 4122 | 257-6250 |
| EMERGENCY MANAGEMENT | 4123 | 257-6240 |
| ENGINEERING DEPARTMENT | 4124 | 257-6240 |
| FIRE DEPARTMENT | 4125 | 257-6225 |
| PLANNING & DEVELOPMENT | 4126 | 257-6270 |
| POLICE DEPARTMENT | 4127 | 257-6270 |
| PUBLIC WORKS | 4128 | 257-6354 |
| WATER UTILITIES | 4129 | 257-6400 |



the 1980s, the number of people who have been convicted of crimes has increased. In 1980, there were 1,000,000 people in the United States who had been convicted of a crime. By 1990, this number had increased to 1,500,000. This increase is due to a number of factors, including a decrease in the number of people who are released from prison, a decrease in the number of people who are sentenced to life in prison, and a decrease in the number of people who are sentenced to death.

PLAN
SITE

HYATT PLACE
SMITH I-30 ADDITION LOT 1, BLOCK A
2600 ACRES
CHARLES D. BALL SURVEY ABSTRACT NO. 14
CITY OF GRAND PRAIRIE,
TARRANT COUNTY, TEXAS
TRAVIS COUNTY CLERK'S OFFICE



GROUND, RETAIL DISTRICT ZONING DATA TABLE			
STANDARD	REQUIRED	PROPOSED	NOTES
FRONT YARD	25 FT	51.45 FT	✓
REAR YARD	0 FT	-	N/A
SIDE YARD	40 FT	48.95 FT	✓
SEPARATION	5 FT	10 FT	N/A
MAX. BULK AREA	0.5%	0.4%	✓
LOT WIDTH	50 FT	59.65 FT	✓
LOT DEPTH	100 FT	50.52 FT	✓
MAX HEIGHT	35 FT	48.71 FT	X
MAX AREA	120 SPACES	135 SPACES	✓
PARKING	120 SPACES	135 SPACES	✓
ACCESSIBLE PARKING	3 SPACES	5 SPACES	✓
MINIMUM MASSING	DOOR	DOOR	✓

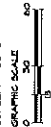
PROPOSED USE	HOTEL
BUILDING AREA	37,200.00 SF (10,602.66 SQ.)
LOT AREA	27.21 ACRES (1,176.85 SQ.)
PARKING REQUIRED	1 SPACE/ROOM UNIT = 4 X 18H+ 1000H+1000L = 120 SPACES
PARKING PROVIDED	128 SPACES
NET PARKING REQUIRED	3 SPACES (3 VAN)
NET PARKING PROVIDED	3 SPACES (3 VAN)
INTERIORS COVER (TOTAL)	59,344.00 SQ. FT.
IMPACT ZONE	NORTH

DEANSING DASH

THE BEARINGS SHOWN HEREON ARE TEXAS
REGISTERED SURVEY BEARINGS
ESTABLISHED USING THE ANGULAR
POSITIONING SYSTEM SATELLITE AND
LOCAL CONTINUOUSLY OPERATING
REFERENCE STATIONS.

FLORIDA NOTE:
IN MONITOR OF THIS PROPERTY LIES WITHIN A
100-YEAR FLOOD HAZARD ZONE, ACCORDING TO
THE NATIONAL FLOOD INSURANCE PROGRAM'S
FLOOD HAZARD MAPS. THE FLOOD HAZARD
INSURANCE RATE MAY BE THREATENED
BY COMMUNITY-PAID, NUMBER ADJUSTMENT MAP
REVISED SEPTEMBER 2006.

ENGINEERING SITE PLAN AND DIMENSION CONTROL



JUN 30 2016

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 ADR-DESIGNS-LLC TOTAL DESIGN MANAGERS 601 MADISON MIL DRIVE, CHANDLER, PHOENIX, AZ 85226 TEL: 480-439-1333 FAX: 480-439-1334 E-MAIL: info@adr-designs.com WWW: www.adr-designs.com		INFINITE HOSPITALITY AND DEVELOPMENT LLC 4075 EAST BELLAVUE ST. PHOENIX, ARIZONA 85018 TEL: 602-998-1010	
PROJECT STATUS: FINAL		PROJECT MANAGER: DESIGN MANAGER:	
PROJECT DATE: REVISION DATE:		PROJECT DATE: REVISION DATE:	
JOB NUMBER: PIM-10087		SHEET NUMBER: L1	

CENTRAL LABORATORY NOTES

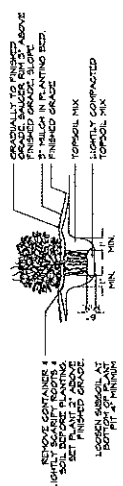
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CONCLUSION

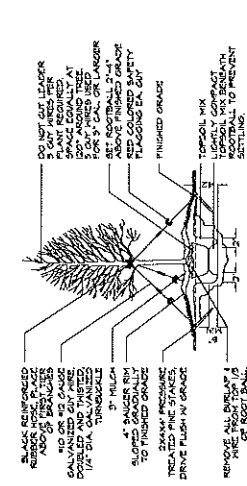
THE OWNER, TENANT AND FOR THEIR AGENT IF ANY, SHALL BE SOLELY AND JOINTLY RESPONSIBLE FOR THE MAINTENANCE OF ALL LANDSCAPING, ALL PLANT MATERIAL AND ALL MATERIALS AND SUPPLIES USED TO MAINTAIN ALL THOSE THINGS SHALL INCLUDE, BUT NOT BE LIMITED TO: WEEDING, GRASSING, INSTALLING WATER LINES, MEDICINE, AND OTHER SUCH ACTIVITIES COMMON TO THE MAINTENANCE OF LANDSCAPING. ALL PLANT MATERIALS TO BE MAINTAINED SHALL BE PLANTED AND GROWNING CONDITION AS APPROPRIATE TO THE SEASON OF THE YEAR. PLANT MATERIALS WHICH ARE PLANTED SHALL BE REPLACED WITH MATERIALS OF SIMILAR VARIETY AND SIZE.

AND/OR

REQUIREMENTS FOR TREE PLANTING AS NECESSARY TO CONFORM BY
PLANTING SPECIAL TREES TO ENHANCE THE FACILITY. REVISED LANDSCAPE
PLANS WILL FOLLOW AFTER APPROVAL OF THE ENGINEERING DRAWINGS OF
THIS PROJECT SITE.



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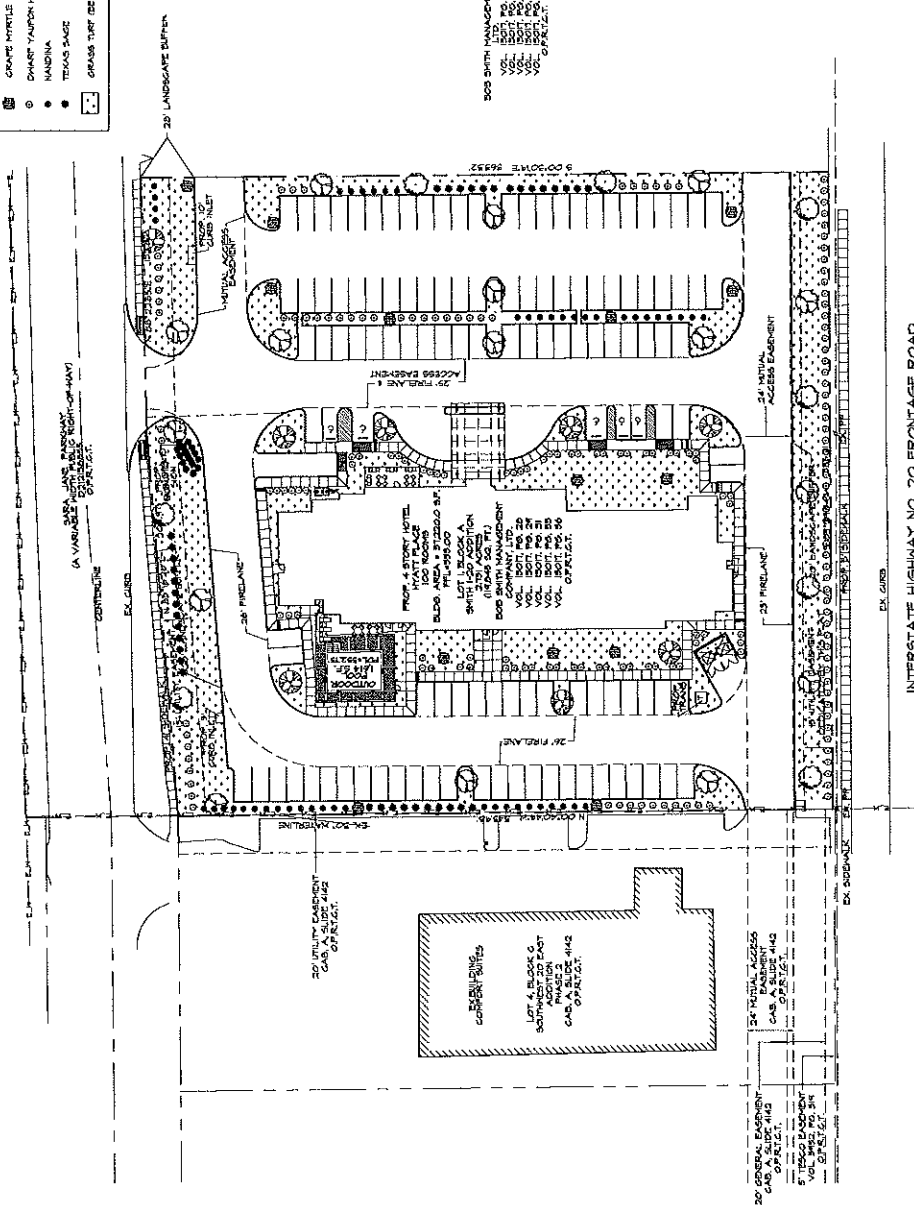
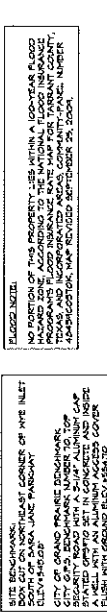
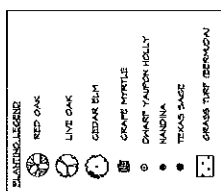
LANDSCAPE PLAN

HYATT PLACE
SMITH H20 ADDITION, LOT 1, BLOCK A
2.600 ACRES
CHARLES D. BALL SURVEY ABSTRACT NO.
CITY OF GRAND PRAIRIE,
TARRANT COUNTY, TEXAS
CASE NUMBER: SJ160702051650702

Planning Department

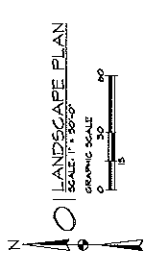
JUN 30 2015

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LANDSCAPING	REQUIRED	PROVIDED	NOTES
STANDARD	3% OF SITE = 54,625 S.F.	21.5% OF SITE = 120,000 S.F.	✓
LANDSCAPE AREA	672.09 SQ. FT. OF 8" PINE TREES	141.5' OF SITE = PINE TREES	✓
STREET TREES	1,000 S.F. OF 12" CALIPER TREES	141.5' OF SITE = PINE TREES	✓
SITE TREES	1,000 S.F. OF 12" CALIPER TREES	56.5' OF SITE = CALIPER TREES	✓
SCREEN SHRUBS	1,000 S.F. OF 12" LANDSCAPE AREA	141.5' OF SITE = CALIPER TREES	✓
GROUND COVER (MORPHOLOGY)	40% OF LANDSCAPE AREA = 172,800 S.F.	141.5' OF SITE = CALIPER TREES	✓
PARKING AREA TREES	100 PARKING SPACES = 172,800 S.F.	141.5' OF SITE = CALIPER TREES	✓

PLANT LIST		COLLECTOR	DATE	LOCALITY	PLANT NAME	SIZE/WEIGHT
1	GRASS	W. G. S.	1964	1	GRASS	1
2	GRASS	W. G. S.	1964	2	GRASS	2
3	GRASS	W. G. S.	1964	3	GRASS	3
4	GRASS	W. G. S.	1964	4	GRASS	4
5	GRASS	W. G. S.	1964	5	GRASS	5
6	GRASS	W. G. S.	1964	6	GRASS	6
7	GRASS	W. G. S.	1964	7	GRASS	7
8	GRASS	W. G. S.	1964	8	GRASS	8
9	GRASS	W. G. S.	1964	9	GRASS	9
10	GRASS	W. G. S.	1964	10	GRASS	10
11	GRASS	W. G. S.	1964	11	GRASS	11
12	GRASS	W. G. S.	1964	12	GRASS	12
13	GRASS	W. G. S.	1964	13	GRASS	13
14	GRASS	W. G. S.	1964	14	GRASS	14
15	GRASS	W. G. S.	1964	15	GRASS	15
16	GRASS	W. G. S.	1964	16	GRASS	16
17	GRASS	W. G. S.	1964	17	GRASS	17
18	GRASS	W. G. S.	1964	18	GRASS	18
19	GRASS	W. G. S.	1964	19	GRASS	19
20	GRASS	W. G. S.	1964	20	GRASS	20
21	GRASS	W. G. S.	1964	21	GRASS	21
22	GRASS	W. G. S.	1964	22	GRASS	22
23	GRASS	W. G. S.	1964	23	GRASS	23
24	GRASS	W. G. S.	1964	24	GRASS	24
25	GRASS	W. G. S.	1964	25	GRASS	25
26	GRASS	W. G. S.	1964	26	GRASS	26
27	GRASS	W. G. S.	1964	27	GRASS	27
28	GRASS	W. G. S.	1964	28	GRASS	28
29	GRASS	W. G. S.	1964	29	GRASS	29
30	GRASS	W. G. S.	1964	30	GRASS	30
31	GRASS	W. G. S.	1964	31	GRASS	31
32	GRASS	W. G. S.	1964	32	GRASS	32
33	GRASS	W. G. S.	1964	33	GRASS	33
34	GRASS	W. G. S.	1964	34	GRASS	34
35	GRASS	W. G. S.	1964	35	GRASS	35
36	GRASS	W. G. S.	1964	36	GRASS	36
37	GRASS	W. G. S.	1964	37	GRASS	37
38	GRASS	W. G. S.	1964	38	GRASS	38
39	GRASS	W. G. S.	1964	39	GRASS	39
40	GRASS	W. G. S.	1964	40	GRASS	40





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