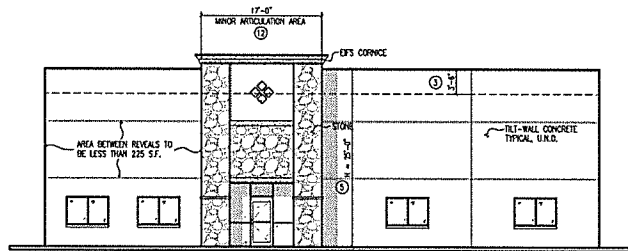
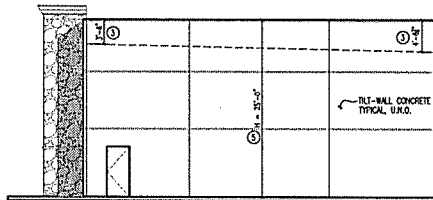


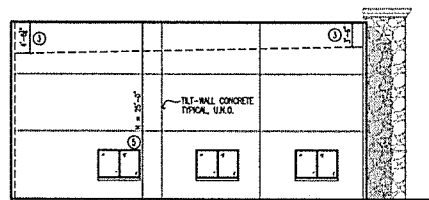
ARTICULATION PLAN VIEW
SCALE: 1/8"=1' REAR BUILDING



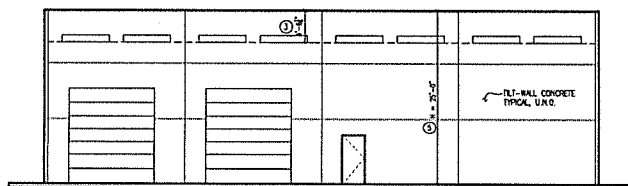
EAST ELEVATION
SCALE: 1/8"=1' REAR BUILDING



NORTH ELEVATION
SCALE: 1/8"=1' REAR BUILDING



SOUTH ELEVATION
SCALE: 1/8"=1' REAR BUILDING



WEST ELEVATION
SCALE: 1/8"=1' REAR BUILDING

PLAN REFERENCE NOTES:

- ① FRONT BUILDING ROOF PARAPET 36" MINIMUM
- ② FRONT BUILDING RTU SETBACK 10" MINIMUM
- ③ REAR BUILDING ROOF PARAPET 42" MINIMUM
- ④ REAR BUILDING RTU SETBACK 5' MINIMUM
- ⑤ BUILDING HEIGHTS, 25' TYPICAL
- ⑥ ARTICULATION ZONE: FRONT BUILDING, EAST FACADE FACES STREET
REQUIRED LENGTH FOR CORNER ZONE: $L = 3 \times H = 3 \times 25 = 75$ L.F.
CORNER ZONE LENGTH PROVIDED: $L = 2 \times 37'-6" = 75'-0"$
MINIMUM PER ONE SIDE = $25\% \times L = 25\% \times 75$ L.F. = 18.75 L.F.
 $37'-6"$ PROVIDED ON EACH SIDE OF CORNER > 18.75 L.F.
- ZONE FEATURE #1: HORIZONTAL ARTICULATION
- ⑦ MINIMUM OFFSET PROJECTION = $7.5\% \times H = 7.5\% \times 25$ L.F. = 1.9 L.F.
OFFSET PROJECTION PROVIDED = $5'-6" > 1.9$ L.F.
- ⑧ MINIMUM OFFSET LENGTH = $20\% \times L = 20\% \times 75$ L.F. = 15 L.F.
OFFSET LENGTH PROVIDED = $17'-0" \times 2 = 34'-0" > 15$ L.F.
- ZONE FEATURE #2: VERTICAL ARTICULATION
- ⑨ MINIMUM HEIGHT EXTENSION = $7.5\% \times H = 7.5\% \times 25$ L.F. = 1.9 L.F.
HEIGHT EXTENSION PROVIDED = $2'-0" > 1.9$ L.F.
- ⑩ MINIMUM EXTENSION LENGTH = $20\% \times L = 20\% \times 75$ L.F. = 15 L.F.
EXTENSION LENGTH PROVIDED = $17'-0" \times 2 = 34'-0" > 15$ L.F.
- ⑪ MINOR ARTICULATION AREA ESTABLISHED ON SOUTH FACADE OF FRONT BUILDING
MINIMUM LENGTH EQUALS GREATER OF 4% X WALL LENGTH OR 12 L.F.
 $4\% \times 164'-6" = 6.7$ L.F. ; MINIMUM LENGTH = 12 L.F.
LENGTH PROVIDED = $17'-0" > 12$ L.F.
ARTICULATION FEATURES UTILIZED: PANEL OFFSET OF $5'-6" > 1$ L.F. AND
PANEL HEIGHT CHANGE OF $2' > 18"$
- ⑫ MINOR ARTICULATION AREA ESTABLISHED ON EAST FACADE OF REAR BUILDING
MINIMUM LENGTH EQUALS GREATER OF 4% X WALL LENGTH OR 12 L.F.
 $4\% \times 164'-6" = 6.7$ L.F. ; MINIMUM LENGTH = 12 L.F.
LENGTH PROVIDED = $17'-0" > 12$ L.F.
ARTICULATION FEATURES UTILIZED: PANEL OFFSET OF $5'-6" > 1$ L.F. AND
PANEL HEIGHT CHANGE OF $2' > 18"$

REAR BUILDING	SURFACE AREA S.F.	EIFS AREA S.F. %	GLASS AREA S.F. %
NORTH FACADE	1,250	0 0	0 0
EAST FACADE	1,984	41 2.1%	177 8.9%
SOUTH FACADE	1,250	0 0	72 5.8%
WEST FACADE	1,950	0 0	0 0

FRONT BUILDING	SURFACE AREA S.F.	EIFS AREA S.F. %	GLASS AREA S.F. %
NORTH FACADE	3,975	0 0	0 0
EAST FACADE	2,030	73 3.6%	129 6.4%
SOUTH FACADE	4,188	114 2.7%	306 7.3%
WEST FACADE	1,850	41 2.2%	48 2.6%

NOTE: TOTAL WALL AREA WITHIN ARTICULATION ZONE IS 1,958 S.F.
TOTAL STONE AREA WITHIN ARTICULATION ZONE IS 748 S.F.
 $748 / 1958 = 38\% > 15\%$ REQUIRED.

RECEIVED

OCT 30 2012

PLANNING DEPARTMENT

ELEVATIONS 1

FOR: 247 W. Gilbert Rd.

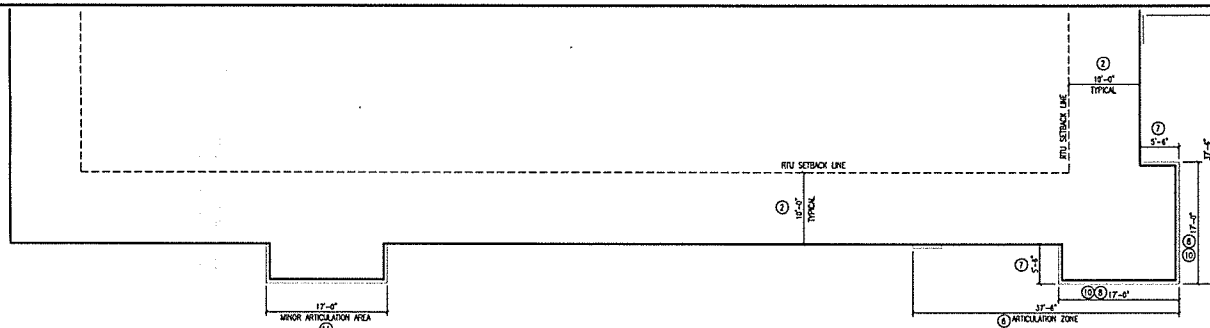
OCTOBER 31, 2012

OWNER/APPLICANT: LARRY CAUSEY
231 GILBERT CIRCLE
GRAPEVINE, TEXAS 75050
(972) 790-0707

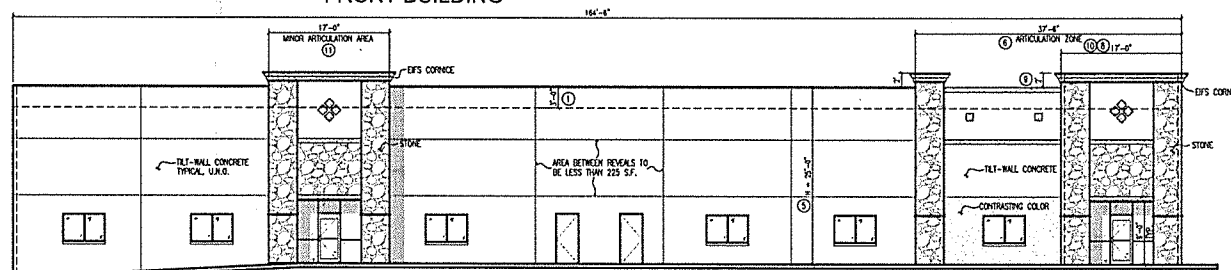
PREPARED BY: STEELMASTER DESIGN-BUILD
6715 CORPORATION PKWY, SUITE 'C'
FORT WORTH, TEXAS 76126
(817) 536-6050

CASE #:S121102

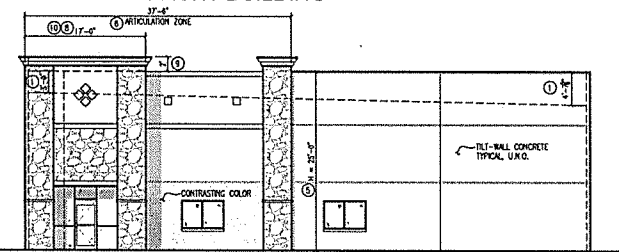
SHEET 2 OF 4



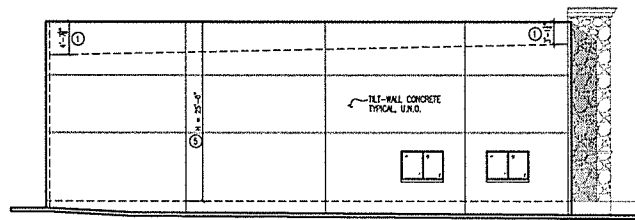
ARTICULATION PLAN VIEW
SCALE: 1/8"=1' FRONT BUILDING



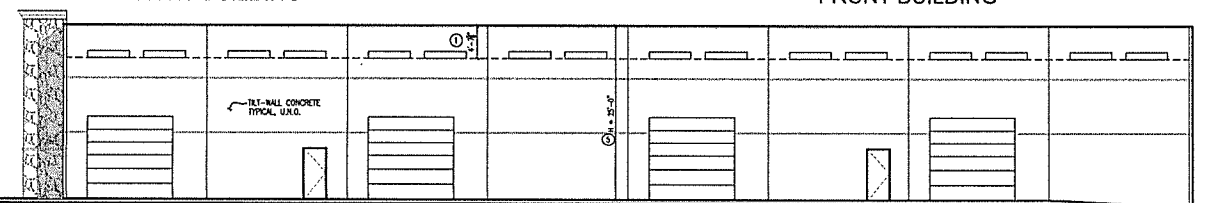
SOUTH ELEVATION
SCALE: 1/8"=1' FRONT BUILDING



EAST ELEVATION
SCALE: 1/8"=1' FRONT BUILDING



WEST ELEVATION
SCALE: 1/8"=1' FRONT BUILDING



NORTH ELEVATION
SCALE: 1/8"=1' FRONT BUILDING

PLAN REFERENCE NOTES:

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LENGTH PROVIDED = 17'-0" > 12 L.F.
ARTICULATION FEATURES UTILIZED: PANEL OFFSET OF 5'-6" > 1 L.F. AND
PANEL HEIGHT CHANGE OF 2' > 18"

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OCT 30 2012

PLANNING DEPARTMENT

ELEVATIONS 2

FOR: 247 W. Gilbert Rd.

OCTOBER 31, 2012

OWNER/APPLICANT: LARRY CAUSEY
231 GILBERT CIRCLE
GRAPEVINE, TEXAS 75050
(972) 790-0707

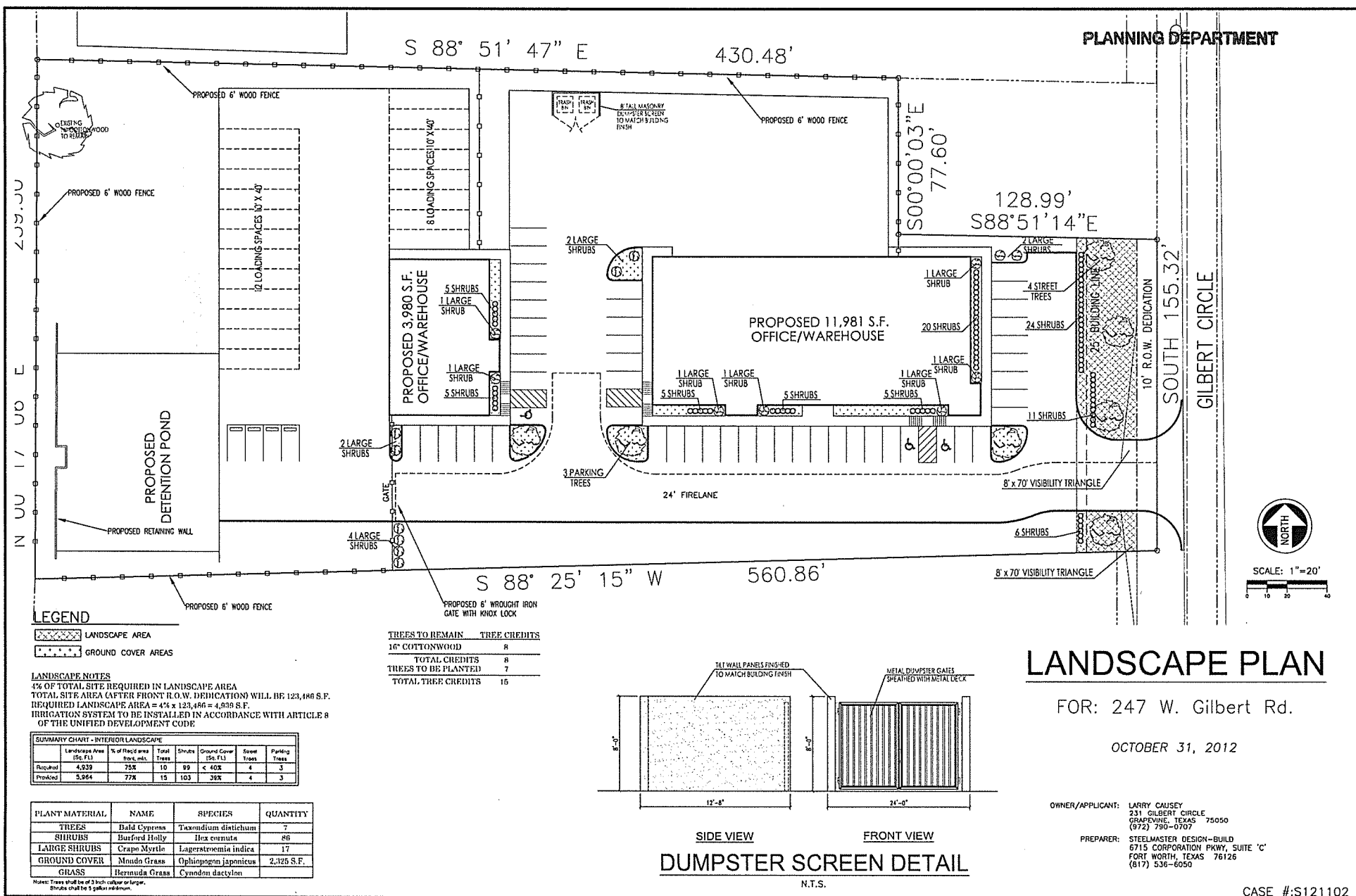
PREPARED BY: STEELMASTER DESIGN-BUILD
6715 CORPORATION PKWY, SUITE 'C'
FORT WORTH, TEXAS 76126
(817) 536-6050

CASE #:S121102

SHEET 3 OF 4

OCT 30 2012

PLANNING DEPARTMENT



SCALE: 1"=20'

CASE #S121102