SITE DATA SUMMARY

LOT	ZONING	PROPOSED USE	LOT SIZE (ACRES)	LOT SIZE (SQ. FT.)	BLDG. AREA (SQ. FT.)	BLDG HGT. (FT)	LOT COVERAGE		FLR AREA RATIO		PARKING			HANDICAP SP.	
							REQ.	PROV.	REQ.	PROV.	REQ. RATIO	REQ.	PROV.	REQ.	PROV.
1	PD 318B	Religious Worship	14.21	619,133	39,121	36.5	50% MAX	6.3%	0.5:1 MAX	0.06	1 SPACE PER 3 SEATS (800 SEATS)	267	400	8	8

NOTES:

1. ALL EXISTING ON-SITE EASEMENTS IN CONFLICT ARE TO BE ABANDONED.
2. ALL NOISE CREATED DURING THE CONSTRUCTION AND SUBSEQUENT OPERATIONAL ACTIVITIES CONDUCTED ON THE SUBJECT PROPERTY MUST COMPLY WITH CITY CODE CHAPTER 13, ARTICLE XIII, SECTION S 13-275 TO 13-286. CONSTRUCTION MUST BE LIMITED TO THE DAYTIME HOURS BETWEEN SIX O'CLOCK A.M. AND TEN O'CLOCK P.M. WHEN CONSTRUCTING A BUILDING WITHIN 300 FEET OF A RESIDENCE.

FLOODPLAIN NOTE

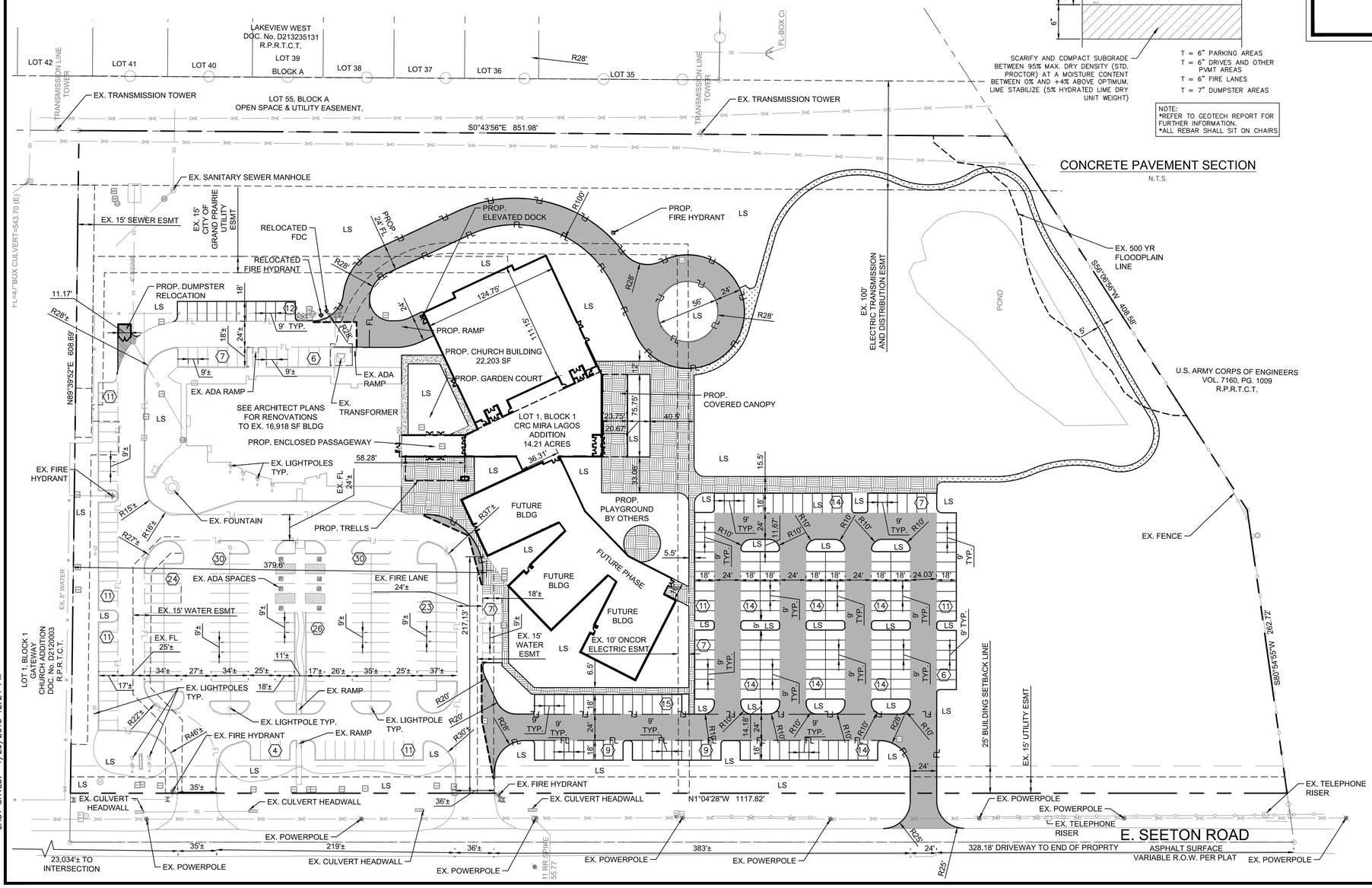
ACCORDING TO MAP NO. 48439C0485K, DATED 25 SEPTEMBER, 2009 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FLOOD INSURANCE RATE MAP OF TARRANT COUNTY, TEXAS, FEDERAL EMERGENCY MANAGEMENT AGENCY, FEDERAL INSURANCE ADMINISTRATION, THIS PROPERTY IS WITHIN ZONE "X" (UNSHADED) AND ZONE "X" (SHADED) AND IS NOT WITHIN A SPECIAL FLOOD HAZARD AREA.

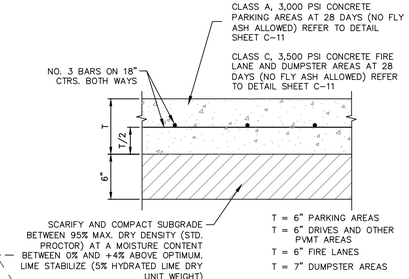
BENCHMARK
CITY OF GRAND PRAIRIE GPS MONUMENT 28-2016 UPDATE

LOCATED 1.1 MILES SOUTH OF THE INTERSECTION OF BROAD STREET AND DAY-MIAR ROAD. STATION IS 21.0 FEET EAST OF THE CENTERLINE OF DAY-MIAR ROAD, 63.3 FEET NORTH OF THE CENTERLINE OF SEETON ROAD, 3.0 FEET EAST OF A FENCE AT THE P.C. OF AS FENCE AND 10.0 FEET NORTH OF A UTILITY POLE.
TEXAS COORDINATE SYSTEM
NORTHING: 6,893,998.14
EASTING: 2,414,117.06
ELEVATION: 554.33

THE BEARINGS SHOWN ON THIS SURVEY WERE DERIVED FROM WESTERN DATA SYSTEMS RTK NETWORK AND ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, NORTH CENTRAL ZONE (4202) AND ARE BASED ON THE AMERICAN DATUM OF 1983, 2011 ADJUSTMENT.

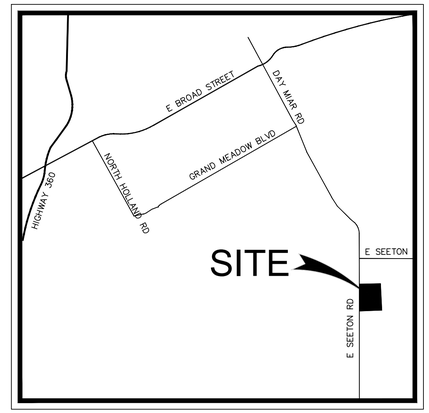
GRAPHIC SCALE
50 0 25 50 100
1 inch = 50 ft.





NOTE:
*REFER TO GEOTECH REPORT FOR FURTHER INFORMATION.
*ALL REBAR SHALL SIT ON CHAIRS

CONCRETE PAVEMENT SECTION
N.T.S.



VICINITY MAP
N.T.S.

LEGEND	
	LIGHT DUTY PAVEMENT
	HEAVY DUTY PAVEMENT
	DUMPSTER AREA PAVEMENT
	PROP. CONCRETE SIDEWALK
	PROP. NATURAL WALKING PATH
	PROP. STAMPED AND ENHANCED SIDEWALK REFER TO ARCHITECT PLANS FOR DETAILS. SOME ENHANCEMENTS MAY BE DIFFERENT.
	CONCRETE CURB AND GUTTER
6	PARKING COUNT
— FL —	FIRE LANE
— — — —	SAWCUT LINE

BUILDING SETBACKS TABLE	
FRONT	25' BUILDING
FRONT	30' LANDSCAPE
ZONING	PD 318B
IMPERVIOUS COVERAGE	
TOTAL AREA	619,133 SF
IMPERVIOUS AREA	253,006 SF
PERCENT IMPERVIOUS	40.9%

CITY CASE #: S180103

LEGAL DESCRIPTION:
1355 E. SEETON ROAD
GRAND PRAIRIE, TEXAS 75054
OUT OF THE S.C. NEILL SURVEY,
ABSTRACT NO. 1159
GRAND PRAIRIE, TARRANT COUNTY, TEXAS

CITY OF GRAND PRAIRIE

OWNER:
THE CHURCH ON RUSH CREEK - MIRA LAGOS CAMPUS
1355 E. SEETON ROAD
GRAND PRAIRIE, TX 75054

APPLICANT:
CLAYMOORE ENGINEERING, INC.
1903 CENTRAL DR., SUITE #406
BEDFORD, TX 76021
PH: 817.281.0572

SURVEYOR:
EAGLE SURVEYING, INC.
210 SOUTH ELM STREET, STE 104
DENTON, TX 76201
PH: 940.222.3009

COUNTY:	CITY:	STATE:
TARRANT COUNTY	CITY OF GRAND PRAIRIE	TEXAS

TEXAS REGISTRATION #14199
CLAYMOORE ENGINEERING
1903 CENTRAL DRIVE, SUITE #406
BEDFORD, TX 76021
PHONE: 817.281.0572
WWW.CLAYMOOREENG.COM

PRELIMINARY
FOR REVIEW ONLY
Not for construction purposes.
CLAYMOORE ENGINEERING
ENGINEERING AND PLANNING CONSULTANTS
Engineer DREW DONOSKY
P.E. No. 125651 Date 1/26/2018

CHURCH ON RUSH CREEK
MIRA LAGOS CAMPUS
1355 E. SEETON ROAD
GRAND PRAIRIE, TEXAS 75054

No.	DATE	REVISION	BY

SITE PLAN

DESIGN:	ASD
DRAWN:	ASD
CHECKED:	MAM
DATE:	1/26/2018

SHEET
SP-1

Case No. S180103
File No. 2017-176

PLOTTED BY: NATHAN AYRES
PLOT DATE: 1/26/2018 12:25 PM
LOCATION: Z:\PROJECTS\PROJECTS\2017-176 CHURCH ON RUSH CREEK\CADD\SHEETS\SP-1 SITE PLAN.DWG
LAST SAVED: 1/26/2018 12:24 PM