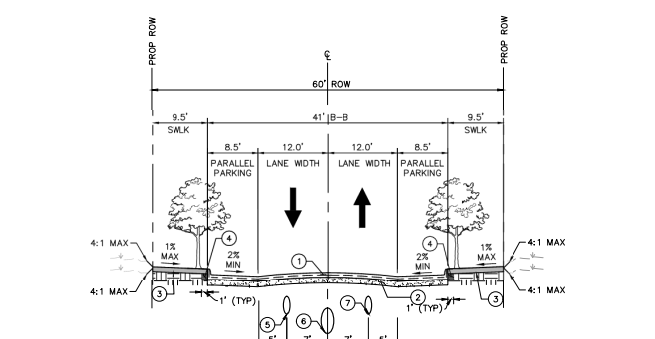


1 2-LANE UNDIVIDED CONCRETE SNIDER STREET (WITH ANGLED PARKING)
SCALE: NOT TO SCALE



2 2-LANE UNDIVIDED CONCRETE SNIDER/MAIN STREET (WITH PARALLEL PARKING)
SCALE: NOT TO SCALE

LEGEND

- PROPERTY LINE
- SETBACK LINE
- PROPOSED EASEMENT
- EXISTING OVERHEAD POWER LINE
- EXISTING WATER LINE
- EXISTING SANITARY SEWER LINE
- PROPOSED FIRE HYDRANT (FH)
- PROPOSED SAN. SWR. MANHOLE
- PROPOSED CURB INLET
- PROPOSED GRATE INLET
- PROPOSED CAR PORT
- EXISTING POWER POLE
- EXISTING CURB INLET
- EXISTING FIRE HYDRANT
- EXISTING STORM MANHOLE
- EXISTING SAN. SWR. MANHOLE
- EXISTING SIGN
- PROPOSED FIRE LANE PAVEMENT

CROSS-SECTION LEGEND

- 1 PORTLAND REINFORCED CONCRETE PAVEMENT WITH 6" INTEGRAL CURB (3 BARS @ 18" O.C.E.W.)
- 2 8" STABILIZED SUBGRADE PER GEOTECH REPORT: DE-18-205 DATED NOVEMBER 23, 2022
- 3 4" CLASS "A" REINFORCED CONCRETE PAVEMENT (3 BARS @ 18" O.C.E.W.)
- 4 COMPACTED BACKFILL
- 5 PROPOSED 8" SANITARY SEWER MAIN
- 6 PROPOSED STORM DRAIN
- 7 PROPOSED WATER LINE

LISTING OF ABBREVIATIONS:
 ROW = RIGHT-OF-WAY
 C = CENTER LINE
 B-B = BACK TO BACK

- NOTES**
- PRIOR TO CONSTRUCTION, CONTRACTOR TO NOTIFY ENGINEER IMMEDIATELY SHOULD THERE BE ANY DISCREPANCIES OR IF EXISTING FIELD CONDITIONS VARY FROM THOSE SHOWN ON THESE PLANS.
 - ALL WORK AND MATERIALS SHALL COMPLY WITH ALL CITY/COUNTY REGULATIONS AND CODES AND O.S.H.A. STANDARDS.
 - ALL DIMENSIONS ARE FROM THE FACE OF CURB, FACE OF BUILDING, OR PROPERTY LINE UNLESS NOTED OTHERWISE.
 - ALL CURB RADI ARE 3', 5', AND 10' UNLESS OTHERWISE NOTED.
 - ALL FIRELANE RADII ARE TO BE A MINIMUM OF 20' AT THE FACE OF CURB ON 24' WIDE LANES AND SHALL BE PROVIDED IN ACCORDANCE WITH CITY REQUIREMENTS.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RELOCATIONS, UNLESS OTHERWISE NOTED ON PLANS INCLUDING BUT NOT LIMITED TO: TREES, UTILITIES, STORM DRAINAGE, SIGNS, TRAFFIC SIGNALS & POLES, ETC. AS REQUIRED. ALL WORK SHALL BE IN ACCORDANCE WITH GOVERNING AUTHORITIES REQUIREMENTS AND PROJECT SITE WORK SPECIFICATIONS AND SHALL BE APPROVED BY SUCH. ALL COST SHALL BE INCLUDED IN BASE BID.
 - HANDICAP PARKING AND MARKING IS PROVIDED IN ACCORDANCE WITH ADA STANDARDS.
 - SEE THE SHARED PARKING STUDY, DECEMBER 1, 2022 FOR THE FULL REPORT CONCERNING THE SHARED USE PARKING ANALYSIS TABLE.

MULTI-FAMILY SITE DATA

LOT AREA (SQUARE FEET AND ACRES)	383,365 SF / 8.80 AC
ZONING	TRANSIT ORIENTED DEVELOPMENT
EX LAND USE	VACANT
PROP LAND USE	MULTI-FAMILY/COMMERCIAL
BUILDING HEIGHT (STORIES)	4
# OF UNITS	296
DENSITY	32.27 UNITS/AC
ACRES WITHIN 100 YEAR FLOODPLAIN	N/A

MULTI-FAMILY PARKING

TOTAL SPACES REQUIRED (1.4/UNIT)	414
TOTAL CARPORT SPACES PROVIDED	20
SPACES PROVIDED (TANDEMS EXCLUDED)	392
SPACES PROVIDED (TANDEMS INCLUDED)	412

COMMERCIAL PARKING

AREA	26,000 SF / 0.60 AC
TOTAL SPACES REQUIRED (1.0/250 SF)	104
TOTAL SPACES PROVIDED	104

OPEN SPACE

REQUIRED OPEN SPACE (5%)	0.47 AC
--------------------------	---------

SHARED PARKING ANALYSIS TABLE

LAND USE	INTENSITY UNIT	PARKING DEMAND Rate / Unit Spaces	TIME OF DAY (WEEKDAY)																		
			6 A.M.	7 A.M.	8 A.M.	9 A.M.	10 A.M.	11 A.M.	12 P.M.	1 P.M.	2 P.M.	3 P.M.	4 P.M.	5 P.M.	6 P.M.	7 P.M.	8 P.M.	9 P.M.	10 P.M.	11 P.M.	12 A.M.
Retail (Visitors)	26 KSF	2.9 / 75	13%	5%	15%	33%	60%	75%	100%	100%	95%	85%	80%	85%	90%	80%	65%	45%	5%	0%	
Retail (Employees)	26 KSF	0.7 / 18	10%	15%	25%	45%	75%	95%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	0%	
Multi-Family (Visitors)	0 Studio	0.1 / 30	0%	10%	20%	20%	20%	20%	20%	20%	20%	20%	20%	40%	62%	32%	100%	100%	80%	50%	
Multi-Family (Residents)	119 2-Bedroom	Variable / 375	95%	80%	67%	57%	52%	45%	40%	40%	40%	40%	40%	40%	40%	20%	80%	85%	95%	100%	
TOTAL DEMAND - RETAIL			356	300	251	226	188	165	150	150	150	169	188	225	263	300	310	356	364	375	
TOTAL DEMAND - RESIDENTIAL			3	7	16	34	59	73	93	93	89	82	82	86	78	65	45	18	8	0	
TOTAL DEMAND - OVERALL SITE			359	310	273	266	243	248	249	249	248	238	237	232	371	371	395	394	404	396	390
TOTAL SURPLUS (DEFICIT) - 304 RETAIL SPACES PROVIDED			101	97	88	70	45	31	11	11	15	22	22	22	28	26	39	59	86	96	104
TOTAL SURPLUS (DEFICIT) 358 RESIDENTIAL SPACES PROVIDED			2	55	101	146	164	183	202	202	202	202	183	158	115	65	28	9	(28)	(30)	(30)
TOTAL SURPLUS (DEFICIT) - OVERALL SITE			103	152	189	216	209	214	213	213	217	224	205	180	133	91	67	68	38	66	72

Note 1: Parking demand for residents based on unit type: 0.85 spaces for studio units, 0.80 spaces per 1 bedroom unit, 1.85 spaces per 2 bedroom unit, 2.50 spaces per 3 bedroom unit.

MULTI-FAMILY BUILDING TABULATIONS:

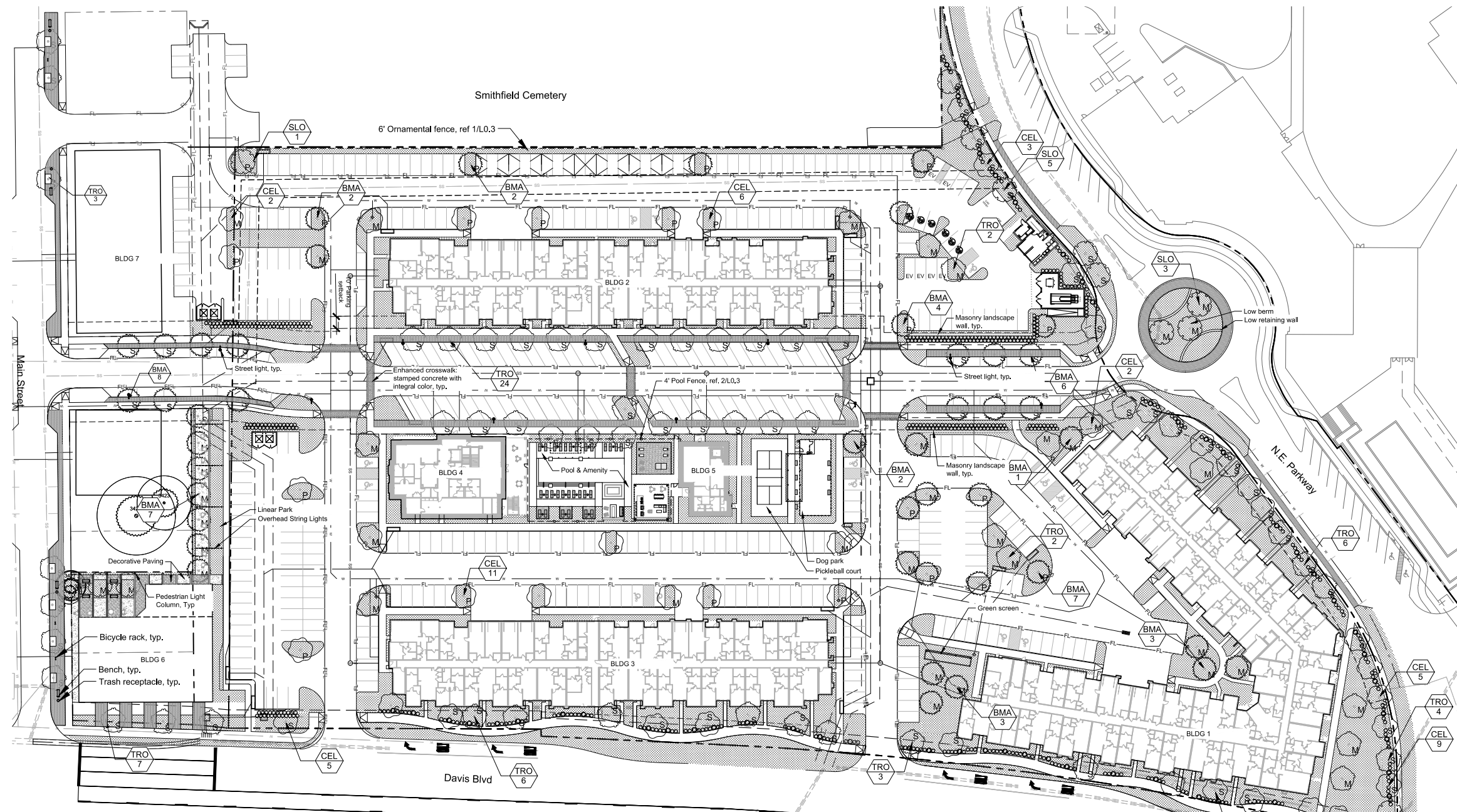
BUILDING	FLOORS	GROSS BUILDING AREA	NET BUILDING AREA	TOTAL UNITS	AVE. UNITS	PARKING
1	3/4	135,059 SF	115,644 SF	126	933 SF	167
2	4	97,556 SF	80,216 SF	85	933 SF	113
3	4	97,556 SF	80,216 SF	85	933 SF	113
TOTAL		330,171 SF	276,076 SF	296	933 SF	392

ALL DIMENSIONS ARE FROM THE FACE OF CURB, FACE OF BUILDING, OR PROPERTY LINE UNLESS NOTED OTHERWISE.
 ALL CURB RADI ARE 3', 5', AND 10' UNLESS OTHERWISE NOTED.
 ALL FIRELANE RADII ARE TO BE A MINIMUM OF 20' AT THE FACE OF CURB ON 24' WIDE LANES AND SHALL BE PROVIDED IN ACCORDANCE WITH CITY REQUIREMENTS.
 CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RELOCATIONS, UNLESS OTHERWISE NOTED ON PLANS INCLUDING BUT NOT LIMITED TO: TREES, UTILITIES, STORM DRAINAGE, SIGNS, TRAFFIC SIGNALS & POLES, ETC. AS REQUIRED. ALL WORK SHALL BE IN ACCORDANCE WITH GOVERNING AUTHORITIES REQUIREMENTS AND PROJECT SITE WORK SPECIFICATIONS AND SHALL BE APPROVED BY SUCH. ALL COST SHALL BE INCLUDED IN BASE BID.
 HANDICAP PARKING AND MARKING IS PROVIDED IN ACCORDANCE WITH ADA STANDARDS.
 SEE THE SHARED PARKING STUDY, DECEMBER 1, 2022 FOR THE FULL REPORT CONCERNING THE SHARED USE PARKING ANALYSIS TABLE.

Kimley»Horn

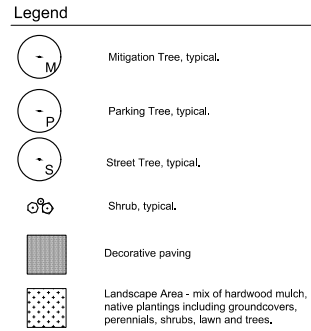
© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
 13465 INBEL RD., TWO GALLERIA OFFICE TOWER, SUITE 700
 DALLAS, TEXAS 75248
 WWW.KIMLEY-HORN.COM TX F-928

KIMLEY-HORN PROJECT NO. 230523116	DATE: MAY 2023	SCALE: AS SHOWN	DRAWN BY: LMW	CHECKED BY: JACK
PREMIUM NRH NORTH RICHLAND HILLS, TEXAS				
SITE PLAN EXHIBIT				
SHEET NUMBER EXH				

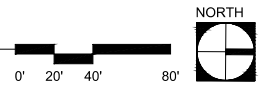


Plant Schedule

TREES	BOTANICAL / COMMON NAME	CONTAINER	SIZE
BMA	Acer grandidentatum Bigtooth Maple	100 gal	4" Cal.
TRO	Quercus buckleyi Texas Red Oak	100 gal	4" Cal.
SLO	Quercus virginiana Southern Live Oak	100 gal	4" Cal.
CEL	Ulmus crassifolia Cedar Elm	100 gal	4" Cal.



1 PROPOSED LANDSCAPE SITE PLAN
1" = 40'



THIS DRAWING, AS AN INSTRUMENT OF SERVICE, IS AND SHALL REMAIN THE PROPERTY OF HITCHCOCK DESIGN GROUP AND SHALL NOT BE REPRODUCED, PUBLISHED OR USED IN ANY WAY WITHOUT THE PERMISSION OF HITCHCOCK DESIGN GROUP

NOTE: BEWARE: UNDERGROUND UTILITIES IN PLACE, INCLUDING ELECTRICAL, GAS, WATER, SEWER, TELEPHONE, AND OTHERS, CONSULT PROJECT ENGINEER PRIOR TO CONSTRUCTION. ALL UTILITIES TO BE FLAGGED AND IDENTIFIED. LANDSCAPE CONTRACTOR RESPONSIBILITY.



1601 Rio Grande Street
Suite 450
Austin, Texas 78701
T 512.770.4503
hitchcockdesigngroup.com



1601 Rio Grande, Suite 300
Austin, Texas 78701

PROJECT
Presidium
North Richmond Hills
Main Street & Davis Blvd
North Richmond Hills, TX
76182

CONSULTANTS
Civil Engineer
Kimley-Horn
13455 Noel Rd.
Two Galleria Office Tower, Ste. 700
Dallas, TX 75240
T 972-770-1300

Architect
O'Brien Architects
5310 Harvest Hill Rd., Ste. 136
Dallas, TX 75230
T 214-215-3477



SITE DEVELOPMENT PERMIT
MAY 12, 2023
REVISIONS

No	Date	Issue

CHECKED BY: BW
DRAWN BY: JB
SHEET TITLE

PROPOSED
LANDSCAPE SITE
PLAN

L.02

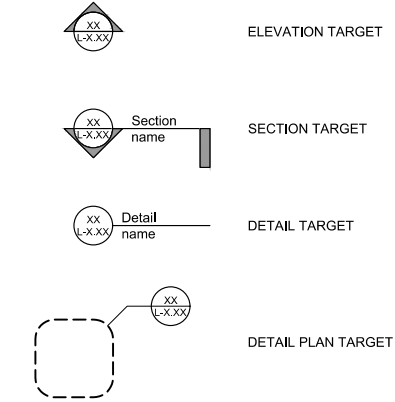
SHEET NUMBER

©2023 Hitchcock Design Group

ABBREVIATIONS

&	And	MACH	Machine
@	At	MATL	Material
AD	Area Drain	MAX	Maximum
ADJ	Adjacent Finish	MECH	Mechanical
AFF	Above Finished Floor	MED	Medium
ALS	Acrylic Latex Sealant	MFR	Manufacturer
ALUM	Aluminum	MH	Manhole
ANOD	Anodized	MIN	Minimum
AP	Access Panel	MISC	Miscellaneous
APPROX	Approximately	MO	Masonry Opening
ARCH	Architectural	MTL	Metal
B-B	Back to Back	NIC	Not In Contract
BC	Bottom of Curb	NO	Number
BJF	Bituminous Joint Filler	NOM	Nominal
BLK	Block (Wood Blocking)	NTS	Not To Scale
BMT	Butylmastic Tape Sealant		
BRK	Brick	OA	Overall
BRS	Butyl Rubber Sealant	OC	On Center
BW	Bottom of Wall	OD	Outside Diameter
C/C	Center to Center	OPNG	Opening
CB	Catch Basin	OPP	Opposite
CJ	Cold Joint	PA	Planting Area
CJF	Cork Joint Filler	PC	Pool Coping
CL	Center Line	PCC	Portland Cement Concrete
CLR	Clear Opening	PERP	Perpendicular
COL	Column	PLBG	Plumbing
CONC	Concrete	PLWD	Plywood
CONCP	Concrete Painted	POB	Point of Beginning
CONST	Construction	PR	Pair
CONTR	Contractor	PREFAB	Prefabricated
CONT	Continuous	PSF	Pounds Per Square Foot
CMU	Concrete Masonry Unit	PSI	Pounds Per Square Inch
CMUP	Concrete Masonry Unit Painted	2-PUMS	Polyurethane Sealant (Two Part)
CO	Clean Out	PTD	Painted Finish
DF	Drinking Fountain	QTY	Quantity
DI	Ductile Iron		
DIA	Diameter	R	Radius
DIM	Dimension	RD	Roof Drain
DN	Down	REF	Reference
DTL	Detail	REINF	Reinforced
DWG	Drawing	REQ'D	Required
EA	Each	REV	Revision
EC	Exposed Construction	RM	Room
ECP	Exposed Construction Painted	RO	Rough Opening
EFTS	Expanding Foam Tape Sealant		
EL	Elevation	SE	Steel Edge
EJ	Expansion Joint	SECT	Section
EQ	Equal	SHT	Sheet
EX	Existing	SIM	Similar
FFE	Finished Floor Elevation	SPEC	Specification
FG	Finished Grade	SQ	Square
GA	Gauge	SS	Stainless Steel
GALV	Galvanized	SRS	Silicone Rubber Sealant
GB	Glazed Block	ST	Sealant Tape
GC	General Contractor	STD	Standard
GL	Glass	STL	Steel
GRND	Ground	STOR	Storage
G	Gutter	STRUCT	Structural
HDW	Hardware	SUSP	Suspended
HNCG	Hollow Neoprene Compression Gasket		
HORIZ	Horizontal	T	Tread
HM	Hollow Metal	T/	Top Of
HP	High Point	TC	Top of Curb
HR	Hours	TEL	Telephone
HT	Height	TF	Top of Frame
IV	Invert	THK	Thick
ID	Inside Diameter	TC	Top of Curb
IN	Inch	TP	Top of Pavement
INLET	Drain Inlet	TS	Top of Step
INFO	Information	TT	Traffic Topping
INSUL	Insulation	TW	Top of Wall
INT	Interior	TYP	Typical
LAM	Laminated	UNO	Unless Noted Otherwise
LBS, #	Pounds		
LP	Low Point	VERT	Vertical
		VIF	Verify in Field
		W/	With
		W/O	Without
		WC	Water Closet
		WD	Wood
		WP	Work Point
		WPR	Waterproofing
		WT	Weight

ANNOTATIONS



MATERIAL SYMBOLS - DETAILS AND SECTIONS

SOIL AND SUBGRADE MATERIALS		CONSTRUCTION MATERIALS	
	PLANTING SOIL / AMENDED TOPSOIL		CONCRETE
	TOPSOIL / CLEAN FILL CAP		ASPHALT
	UNDISTURBED SUBGRADE		GRANITE
	COMPACTED SUBGRADE / SOIL		LIMESTONE
	STRUCTURAL SOIL		PRECAST CONCRETE
	GRAVEL / GRANULAR FILL		CONCRETE MASONRY UNIT
	MISCELLANEOUS		BRICK
	ROOT PATHS		MORTAR SETTING BED
	MEMBRANE		SAND
	BACKER ROD / GASKET		
	RIGID INSULATION		

GENERAL NOTES:

- LOCATE AND VERIFY THE CONDITION OF EXISTING UTILITIES PRIOR TO EXCAVATION. TAKE RESPONSIBILITY OF CONTACTING LINE LOCATION SERVICES AND ANY COST INCURRED FOR BODILY INJURY AND / OR DAMAGE OF OWNER'S PROPERTY OR SAID UTILITIES.
- THE LANDSCAPE ARCHITECT SHALL BE NOTIFIED BY THE CONTRACTOR OF ANY DISCREPANCIES DISCOVERED BETWEEN THE CONTRACT DOCUMENTS AND ACTUAL SITE CONDITIONS BEFORE PROCEEDING WITH THE WORK. THE CONTRACTOR SHALL BE LIABLE FOR ALL MODIFICATIONS AND DAMAGES IF WORK PROCEEDS WITHOUT THIS NOTIFICATION.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL ASPECTS OF MAINTAINING A SAFE WORK SITE INCLUDING, BUT NOT LIMITED TO, PROVIDING FOR TRAFFIC CONTROL, INSTALLATION AND PLACEMENT OF FENCING AND BARRICADES, EXCAVATION AND TRENCH PROTECTION, AND COMPLIANCE WITH ALL FEDERAL AND LOCAL REGULATIONS AND CODES. ALL SAFETY EXPOSURES OR VIOLATIONS SHALL BE RECTIFIED IMMEDIATELY.
- THE CONTRACTOR IS RESPONSIBLE FOR PROTECTION OF ALL EXISTING IMPROVEMENTS BOTH ON SITE AND ADJACENT TO THE WORK SITE AND SHALL REPAIR ANY DAMAGE TO THESE IMPROVEMENTS TO THE SATISFACTION OF THE OWNER.
- THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE LANDSCAPE ARCHITECT 48 HOURS PRIOR TO COMMENCEMENT OF WORK TO COORDINATE PROJECT INSPECTION SCHEDULES.
- ANY ALTERNATES AND OR SUBSTITUTIONS PROPOSED BY THE CONTRACTOR SHALL BE SUBMITTED TO THE LANDSCAPE ARCHITECT FOR APPROVAL. CHANGES TO THE SCOPE OF WORK AND / OR CONTRACT DOCUMENTS RESULTING FROM THE ACCEPTANCE OF THE CONTRACTOR'S ALTERNATES AND / OR SUBSTITUTIONS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
- THE CONTRACTOR IS RESPONSIBLE FOR REMOVAL OF TRASH ON A DAILY BASIS.
- THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE CODES, REGULATIONS AND ORDINANCES. PRIOR TO CONSTRUCTION, ALL PERMITS AND APPROVALS REQUIRED FOR CONSTRUCTION OF THE PROJECT SHALL BE PAID FOR AND OBTAINED BY THE CONTRACTOR (PLAN REVIEW FEES ARE PAID BY OWNER) COSTS FOR PERMITS SHALL BE INCLUDED IN THE BID. IT IS THE CONTRACTOR'S RESPONSIBILITY TO BECOME AWARE OF REQUIRED INSPECTIONS THAT ARE ASSOCIATED WITH PERMITS ISSUED FOR THE WORK AND TO SCHEDULE THESE INSPECTIONS AT THE APPROPRIATE STAGE OF CONSTRUCTION. EXAMPLES INCLUDE BUT ARE NOT LIMITED TO ROUGH-IN ELECTRICAL, ROUGH-IN PLUMBING, IRRIGATION PIPING, FOUNDATION STEEL FOR STRUCTURES (INCLUDING WALLS), FIRE INSPECTIONS RELATED TO ENTRY GATES AND ASSOCIATED STRUCTURES ANY REQUIRED SPECIAL INSPECTIONS AND OTHERS AS MAY APPLY.
- COORDINATE WORK WITH SUBCONTRACTORS TO ACCOMPLISH THE SCOPE OF WORK AS SHOWN AND NOTED IN THE CONTRACT DOCUMENTS, AS WELL AS COORDINATE CONSTRUCTION WITH OTHER CONTRACTORS WORKING ON THE SITE.
- THE CONTRACTOR SHALL COORDINATE THE STORING OF MATERIALS, PARKING OF VEHICLES, AND RESTRICTIONS OF WORK AND ACCESS WITH THE OWNER. UNDER NO CIRCUMSTANCES SHALL ANY CONTRACTOR STORE MATERIALS, PARK VEHICLES OR EQUIPMENT UNDER THE CANOPY OF EXISTING TREES.
- UNLESS SPECIFIED OTHERWISE, THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING AND PAYING ALL TEMPORARY UTILITIES AND SERVICES NECESSARY TO COMPLETELY INSTALL ALL WORK AS SHOWN AND NOTED IN THE CONTRACT DOCUMENTS.
- THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING AND SERVICING TEMPORARY TOILET FACILITIES.
- THE CONTRACTOR IS RESPONSIBLE FOR THE LEGAL OFF-SITE DISPOSAL OF SURPLUS MATERIAL AND DEBRIS.
- UPON COMPLETION OF CONSTRUCTION AND PRIOR TO FINAL APPROVAL, THE CONTRACTOR SHALL THOROUGHLY CLEAN THE PROJECT SITE OF ALL TRASH, REPAIR ALL DAMAGE TO FINISH GRADE, INCLUDING TAILINGS FROM EXCAVATIONS, WHEEL RUTS AND ANY SETTLING OR EROSION THAT HAS OCCURRED PRIOR TO COMPLETION. ALL AREAS OF THE PROJECT SITE SHALL BE LEFT IN A NEAT AND PRESENTABLE CONDITION SATISFACTORY TO THE OWNER PRIOR TO SUBMITTAL OF THE FINAL PAYMENT.
- CONTRACTOR IS RESPONSIBLE FOR PROVIDING AND PAYING FOR ALL WATER AND ELECTRICITY REQUIRED FOR CONSTRUCTION. OWNER WILL ORDER AND PAY FOR PERMANENT WATER AND ELECTRICAL SERVICES.
- THE CONTRACTOR SHALL PREPARE & KEEP CURRENT, FOR THE LANDSCAPE ARCHITECTS' REVIEW, A SCHEDULE OF SUBMITTALS WHICH IS COORDINATED W/ THE CONTRACTOR'S CONSTRUCTION SCHEDULE AND ALLOWS THE LANDSCAPE ARCHITECT REASONABLE TIME TO REVIEW SUBMITTALS. SUBMITTALS INCLUDE BUT ARE NOT LIMITED TO SHOP DRAWINGS, MATERIAL SELECTIONS, PLAN PHOTOS WITH MEASURING DEVICE INCLUDED IN IMAGE.

HITCHCOCK DESIGN GROUP

 1601 Rio Grande Street
 Suite 450
 Austin, Texas 78701
 T 512.770.4503
 hitchcockdesigngroup.com

PREPARED FOR

 1601 Rio Grande, Suite 300
 Austin, Texas 78701

PROJECT
Presidium
 North Richmond Hills
 Main Street & Davis Blvd
 North Richmond Hills, TX
 76182

CONSULTANTS
 Civil Engineer
 Kimley-Horn
 13455 Noel Rd.
 Two Galleria Office Tower, Ste. 700
 Dallas, TX 75240
 T 972-770-1300
 Architect
 O'Brien Architects
 5310 Harvest Hill Rd., Ste 136
 Dallas, TX 75230
 T 214-215-3477



SITE DEVELOPMENT PERMIT
 MAY 12, 2023

REVISIONS

No	Date	Issue

CHECKED BY: BW DRAWN BY: JB
 SHEET TITLE: GENERAL NOTES

GENERAL NOTES

L.O

SHEET NUMBER

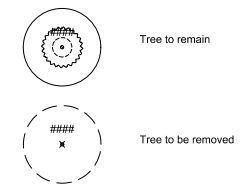
THIS DRAWING, AS AN INSTRUMENT OF SERVICE, IS AND SHALL REMAIN THE PROPERTY OF HITCHCOCK DESIGN GROUP AND SHALL NOT BE REPRODUCED, PUBLISHED OR USED IN ANY WAY WITHOUT THE PERMISSION OF HITCHCOCK DESIGN GROUP



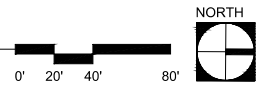
NOTE: BEWARE: UNDERGROUND UTILITIES IN PLACE, INCLUDING ELECTRICAL, GAS, WATER, SEWER, TELEPHONE, AND OTHERS, CONSULT PROJECT ENGINEER PRIOR TO CONSTRUCTION. ALL UTILITIES TO BE FLAGGED AND IDENTIFIED. LANDSCAPE CONTRACTOR RESPONSIBILITY.

TID#	To Remove	Mitigation Acquired	SPECIES	TID#	To Remove	Mitigation Acquired	SPECIES	TID#	To Remove	Mitigation Acquired	SPECIES	TID#	To Remove	Mitigation Acquired	SPECIES	TID#	To Remove	Mitigation Acquired	SPECIES	TID#	To Remove	Mitigation Acquired	SPECIES	TID#	To Remove	Mitigation Acquired	SPECIES	TID#	To Remove	Mitigation Acquired	SPECIES	TID#	To Remove	Mitigation Acquired	SPECIES	TID#	To Remove	Mitigation Acquired	SPECIES	
3251	x	x	Post Oak	3275	x	x	Post Oak	3299	x		Chinese Pistache	3323	x		Chinese Pistache	3347	x		Lilac Chastetree	3371	x	x	Crape Myrtle	3395	x		Hercules-club	4				3419	x		Live Oak	19.8				
3252	x		Post Oak	3276	x	x	Post Oak	3300	x	x	Eastern Red Cedar	3324	x		Chinese Pistache	3348	x		Slippery Elm	3372	x	x	Ash Juniper	3396	x		Callery pear	5.6				3420	x		Shumard oak	15.7				
3253	x	x	Post Oak	3277	x		Post Oak	3301	x		Chinese Pistache	3325	x		Post Oak	3349	x	x	Callery pear	3373	x	x	Ash Juniper	3397	x		Callery pear	6.1				3421	x		Shumard oak	12.7				
3254	x	x	Post Oak	3278	x		Post Oak	3302	x		Chinese Elm	3326	x		Chinese Pistache	3350	x	x	Post Oak	3374	x	x	Crape Myrtle	3398	x		Chinese Pistache	4.4				3422	x		Live Oak	21.4				
3255	x	x	Post Oak	3279	x	x	Post Oak	3303	x	x	Hercules-club	3327	x		Chinese Pistache	3351	x	x	Hercules-club	3375	x	x	Ash Juniper	3399	x		Crape Myrtle	9.6				3423	x		Eastern Red Cedar	22.2				
3256	x		Post Oak	3280	x		Post Oak	3304	x	x	Chinese Pistache	3328	x		Chinese Pistache	3352	x	x	Eastern Red Cedar	3376	x		Post Oak	3400	x		Crape Myrtle	7.1				3424			Pecan	32.3				
3257	x		Eastern Red Cedar	3281	x		Post Oak	3305	x	x	Western Soapberry	3329	x		Chinese Elm	3353	x	x	Post Oak	3377	x		Post Oak	3401	x		Slippery Elm	8.9				3425	x		Pecan	10.1				
3258	x	x	Post Oak	3282	x	x	Post Oak	3306	x	x	Western Soapberry	3330	x		Chinese Elm	3354	x		Post Oak	3378	x	x	Western Soapberry	3402	x		Post Oak	20.7				3426	x		Pecan	11.8				
3259	x	x	Eastern Red Cedar	3283	x		Post Oak	3307	x	x	Western Soapberry	3331	x		Chinese Elm	3355	x	x	Post Oak	3379	x	x	Western Soapberry	3403	x		Eastern Red Cedar	4.1				3427	x		Pecan	12.5				
3260	x		Eastern Red Cedar	3284	x	x	Eastern Red Cedar	3308	x	x	Western Soapberry	3332	x		Chinese Elm	3356	x	x	Crape Myrtle	3380	x	x	Eastern Red Cedar	3404	x		Post Oak	25.7												
3261	x		Post Oak	3285	x		Post Oak	3309	x	x	Western Soapberry	3333	x	x	Slippery Elm	3357	x	x	Crape Myrtle	3381	x	x	Western Soapberry	3405	x		Eastern Red Cedar	5.9												
3262	x	x	Post Oak	3286	x		Eastern Red Cedar	3310	x		Chinese Pistache	3334	x	x	Slippery Elm	3358	x		Chinese Pistache	3382	x	x	Gum Bumelia	3406	x		Post Oak	18.8												
3263	x	x	Gum Bumelia	3287	x	x	Post Oak	3311	x		Chinese Pistache	3335	x	x	Chinese Tallow	3359	x		Chinese Pistache	3383	x	x	Western Soapberry	3407	x		Eastern Red Cedar	10.1												
3264	x	x	Eastern Red Cedar	3288	x	x	Post Oak	3312	x		Chinese Pistache	3336	x		Slippery Elm	3360	x		Chinese Elm	3384	x	x	Eastern Red Cedar	3408	x		Post Oak	25.2												
3265	x		Post Oak	3289	x	x	Post Oak	3313	x		Chinese Pistache	3337	x		Slippery Elm	3361	x	x	Crape Myrtle	3385	x	x	Eastern Red Cedar	3409	x		Crape Myrtle	9.9												
3266	x		Post Oak	3290	x	x	Post Oak	3314	x		Chinese Elm	3338	x		Chinese Elm	3362	x	x	Crape Myrtle	3386	x		Eastern Red Cedar	3410	x		Crape Myrtle	4.7												
3267	x		Post Oak	3291	x		Post Oak	3315	x		Chinese Pistache	3339	x	x	Eastern Red Cedar	3363	x	x	Slippery Elm	3387	x	x	Post Oak	3411	x		Crape Myrtle	8.3												
3268	x		Post Oak	3292	x		Eastern Red Cedar	3316	x	x	Gum Bumelia	3340	x	x	Slippery Elm	3364	x	x	Crape Myrtle	3388	x	x	Hercules-club	3412	x		Crape Myrtle	5.6												
3269	x		Eastern Red Cedar	3293	x	x	Post Oak	3317	x	x	Eastern Red Cedar	3341	x	x	Eastern Red Cedar	3365	x		Chinese Elm	3389	x	x	Eastern Red Cedar	3413	x		Crape Myrtle	8.9												
3270	x		Western Soapberry	3294	x		Post Oak	3318	x		Chinese Pistache	3342	x	x	Hercules-club	3366	x	x	Slippery Elm	3390	x	x	Post Oak	3414	x		Crape Myrtle	13.5												
3271	x	x	Post Oak	3295	x		Post Oak	3319	x		Chinese Elm	3343	x	x	Hercules-club	3367	x	x	Slippery Elm	3391	x		Chinese Pistache	3415	x		Post Oak	32.3												
3272	x	x	Western Soapberry	3296	x		Chinese Pistache	3320	x		Chinese Elm	3344	x	x	Hercules-club	3368	x	x	Crape Myrtle	3392	x		Post Oak	3416	x		Post Oak	26												
3273	x	x	Post Oak	3297	x	x	Post Oak	3321	x		Chinese Elm	3345	x		Callery pear	3369	x	x	Slippery Elm	3393	x	x	Velvet Ash	3417	x		Callery pear	10.2												
3274	x		Post Oak	3298	x		Chinese Elm	3322	x		Eastern Red Cedar	3346	x		Slippery Elm	3370	x	x	Slippery Elm	3394	x	x	Eastern Red Cedar	3418	x		Shumard oak	8												

Existing Tree Legend



1 EXISTING TREE PLAN
1" = 40'



THIS DRAWING, AS AN INSTRUMENT OF SERVICE, IS AND SHALL REMAIN THE PROPERTY OF HITCHCOCK DESIGN GROUP AND SHALL NOT BE REPRODUCED, PUBLISHED OR USED IN ANY WAY WITHOUT THE PERMISSION OF HITCHCOCK DESIGN GROUP



NOTE: BEWARE: UNDERGROUND UTILITIES IN PLACE, INCLUDING ELECTRICAL, GAS, WATER, SEWER, TELEPHONE, AND OTHERS. CONSULT PROJECT ENGINEER PRIOR TO CONSTRUCTION. ALL UTILITIES TO BE FLAGGED AND IDENTIFIED. LANDSCAPE CONTRACTOR RESPONSIBILITY.



1601 Rio Grande Street
Suite 450
Austin, Texas 78701
T 512.770.4503
hitchcockdesigngroup.com

PREPARED FOR



1601 Rio Grande, Suite 300
Austin, Texas 78701

PROJECT
Presidium
North Richmond Hills
Main Street & Davis Blvd
North Richmond Hills, TX
76182

CONSULTANTS
Civil Engineer
Kimley-Horn
13455 Noel Rd.
Two Galleria Office Tower, Ste. 700
Dallas, TX 75240
T 972-770-1300

Architect
O'Brien Architects
5310 Harvest Hill Rd., Ste 136
Dallas, TX 75230
T 214-215-3477



SITE DEVELOPMENT PERMIT
MAY 12, 2023

No	Date	Issue

CHECKED BY: BW
DRAWN BY: JB

SHEET TITLE

EXISTING TREES

L0.1

SHEET NUMBER

Existing Tree List

TAG#	To Remove	Mitigation Required	SPECIES	CAL	TAG#	To Remove	Mitigation Required	SPECIES	CAL
3251	x	x	Post Oak	22.6	3340	x	x	Slippery Elm	14.8
3252	x		Post Oak	17.8	3341	x		Gum Bumelia	4.5
3253	x	x	Post Oak	11.8	3342	x	x	Hercules-club	6.4
3254	x	x	Post Oak	10.9	3343	x	x	Hercules-club	4
3255	x	x	Post Oak	18.4	3344	x	x	Hercules-club	4.4
3256	x		Post Oak	8	3345	x		Callery pear	4.8
3257	x		Eastern Red Cedar	7.9	3346	x		Slippery Elm	4
3258	x	x	Post Oak	27.3	3347	x		Lilac Chastetree	37.9
3259	x	x	Eastern Red Cedar	22.1	3348	x		Slippery Elm	4.7
3260	x		Eastern Red Cedar	20.4	3349	x	x	Callery pear	7.3
3261	x		Post Oak	24.2	3350	x	x	Post Oak	47.5
3262	x	x	Post Oak	26.5	3351	x	x	Hercules-club	6.8
3263	x	x	Gum Bumelia	1.6	3352	x	x	Eastern Red Cedar	9.5
3264	x	x	Eastern Red Cedar	10.3	3353	x	x	Post Oak	28.6
3265	x		Post Oak	27.8	3354	x		Eastern Red Cedar	6.1
3266	x		Post Oak	20.5	3355	x	x	Post Oak	29.9
3267	x		Post Oak	20.8	3356	x	x	Crape Myrtle	8.9
3268	x		Post Oak	31.3	3357	x	x	Crape Myrtle	4
3269	x		Eastern Red Cedar	10.9	3358	x		Chinese Pistache	7
3270	x		Western Soapberry	6.2	3359	x		Chinese Pistache	6.3
3271	x	x	Post Oak	23.1	3360	x		Chinese Elm	6.5
3272	x	x	Western Soapberry	6.2	3361	x	x	Crape Myrtle	4.7
3273	x	x	Post Oak	27.8	3362	x	x	Crape Myrtle	13
3274	x		Post Oak	26.6	3363	x	x	Slippery Elm	4
3275	x	x	Post Oak	26.3	3364	x	x	Crape Myrtle	19
3276	x	x	Post Oak	23.3	3365	x		Chinese Elm	5
3277	x		Post Oak	28.1	3366	x	x	Slippery Elm	4.3
3278	x		Post Oak	7.5	3367	x	x	Slippery Elm	4.7
3279	x	x	Post Oak	23.4	3368	x	x	Crape Myrtle	9
3280	x		Post Oak	20.8	3369	x	x	Slippery Elm	9.1
3281	x		Post Oak	20.7	3370	x	x	Slippery Elm	5.3
3282	x	x	Post Oak	17.1	3371	x	x	Crape Myrtle	7.5
3283	x	x	Post Oak	27.5	3372	x	x	Ash Juniper	12.8
3284	x	x	Eastern Red Cedar	5.5	3373	x	x	Ash Juniper	15.1
3285	x		Post Oak	25.1	3374	x	x	Crape Myrtle	4.5
3286	x		Eastern Red Cedar	5.3	3375	x	x	Ash Juniper	17.5
3287	x	x	Post Oak	26.1	3376	x		Post Oak	30.8
3288	x	x	Post Oak	20.8	3377	x		Post Oak	23.4
3289	x	x	Post Oak	20.2	3378	x	x	Western Soapberry	4.6
3290	x	x	Post Oak	24.4	3379	x	x	Western Soapberry	4.7
3291	x		Post Oak	24.5	3380	x	x	Eastern Red Cedar	4.6
3292	x		Eastern Red Cedar	4.6	3381	x	x	Western Soapberry	4.1
3293	x	x	Post Oak	2.1	3382	x	x	Gum Bumelia	4
3294	x		Post Oak	1.5	3383	x	x	Western Soapberry	4.1
3295	x		Post Oak	32.5	3384	x	x	Eastern Red Cedar	10.5
3296	x		Chinese Pistache	4.7	3385	x	x	Eastern Red Cedar	4.7
3297	x	x	Post Oak	31.2	3386	x		Eastern Red Cedar	7.4
3298	x		Chinese Elm	5.2	3387	x	x	Post Oak	23.9
3299	x		Chinese Pistache	4.1	3388	x	x	Hercules-club	6.4
3300	x	x	Eastern Red Cedar	9.3	3389	x	x	Eastern Red Cedar	10.7
3301	x		Chinese Pistache	7.8	3390	x	x	Post Oak	20.2
3302	x		Chinese Elm	5.1	3391	x		Chinese Pistache	4
3303	x	x	Hercules-club	8.1	3392	x		Post Oak	19.4
3304	x	x	Chinese Pistache	4.4	3393	x	x	Velvet Ash	12.5
3305	x	x	Western Soapberry	5.2	3394	x	x	Eastern Red Cedar	9
3306	x	x	Western Soapberry	4	3395	x		Hercules-club	4
3307	x	x	Western Soapberry	9	3396	x		Callery pear	5.6
3308	x	x	Western Soapberry	4.5	3397	x		Callery pear	6.1
3309	x	x	Western Soapberry	4.3	3398	x		Chinese Pistache	4.4
3310	x		Chinese Pistache	5.5	3399	x	x	Crape Myrtle	9.6
3311	x		Chinese Pistache	9	3400	x	x	Crape Myrtle	7.1
3312	x		Chinese Pistache	5	3401	x	x	Slippery Elm	8.0
3313	x		Chinese Pistache	6.2	3402	x		Post Oak	20.7
3314	x		Chinese Elm	8	3403	x	x	Eastern Red Cedar	4.1
3315	x		Chinese Pistache	5	3404	x	x	Post Oak	25.7
3316	x	x	Gum Bumelia	6.8	3405	x	x	Eastern Red Cedar	5.9
3317	x	x	Eastern Red Cedar	7	3406	x	x	Post Oak	18.8
3318	x		Chinese Pistache	4	3407	x		Eastern Red Cedar	10.1
3319	x		Chinese Elm	4.2	3408	x		Post Oak	25.2
3320	x		Chinese Elm	5	3409	x	x	Crape Myrtle	9.9
3321	x		Chinese Elm	5.8	3410	x	x	Crape Myrtle	4.7
3322	x		Eastern Red Cedar	5.9	3411	x	x	Crape Myrtle	8.3
3323	x		Chinese Pistache	4	3412	x	x	Crape Myrtle	5.6
3324	x		Chinese Pistache	4.4	3413	x		Crape Myrtle	8.9
3325	x		Post Oak	23.2	3414	x	x	Crape Myrtle	13.5
3326	x		Chinese Pistache	5.1	3415	x	x	Post Oak	32.3
3327	x		Chinese Pistache	4.2	3416	x		Post Oak	26
3328	x		Chinese Pistache	6	3417	x		Callery pear	10.2
3329	x		Chinese Pistache	5.1	3418	x		Shumard oak	8
3330	x		Chinese Elm	6.6	3419	x	x	Live Oak	19.8
3331	x		Chinese Elm	8.1	3420	x	x	Shumard oak	15.7
3332	x		Chinese Elm	4	3421	x		Shumard oak	12.7
3333	x	x	Slippery Elm	6.3	3422	x		Live Oak	21.4
3334	x	x	Slippery Elm	6.4	3423	x		Eastern Red Cedar	22.2
3335	x	x	Chinese Tallow	9.8	3424	x		Pecan	32.3
3336	x		Slippery Elm	24.1	3425	x		Pecan	10.1
3337	x		Chinese Elm	16.7	3426	x		Pecan	11.8
3338	x		Chinese Elm	15.7	3427	x		Pecan	12.5
3339	x	x	Eastern Red Cedar	26.5					2270.1

Plant Schedule

TREES	BOTANICAL / COMMON NAME	CONTAINER	SIZE	HEIGHT	QTY	REMARKS
BMA	Acer grandidentatum Bigtooth Maple	100 gal	4" Cal.	8' H	38	
TRO	Quercus buckleyi Texas Red Oak	100 gal	4" Cal.		59	
SLO	Quercus virginiana Southern Live Oak	100 gal	4" Cal.		16	
CEL	Ulmus crassifolia Cedar Elm	100 gal	4" Cal.		46	

Landscape Calculations

	Required	Provided
Parking Screening		
Large screening shrubs placed min 5' o.c., 2' min from base of curb	yes	yes
Parking Area Trees		
1 large tree per every 20 parking spaces, no space further than 100' from a parking area tree.	25	25
Street Tree Requirements		
Main Street - Minor Collector	532 LF	
1 tree / 30 LF of street frontage	18	9
Slender Street - TOD General	808 LF	
1 tree / 30 LF of street frontage	33	34
Davis Blvd - Major Arterial	1077 LF	
1 tree / 50 LF of street frontage	22	22
N.E. Parkway - TOD General	803 LF	
1 tree / 30 LF of street frontage	27	27
Note: Trees shall be min 3" cal. & 12' high at time of install		

Tree REMOVAL Accounting Summary	
Total Caliper Inches Surveyed	2270.1
Total caliper inches removed	2215.6
Total replacement caliper inches required	1212.9
Approx. estimated total streetscape, parking & mitigation inches provided*	578.5
Estimated total inches remaining	684.4
Estimated Remaining fee in lieu of	\$ 136,880

*31.5 replacement caliper inches proposed to be provided in-lieu



1601 Rio Grande Street
Suite 450
Austin, Texas 78701
T 512.770.4503
hitchcockdesigngroup.com

PREPARED FOR



1601 Rio Grande, Suite 300
Austin, Texas 78701

PROJECT

Presidium
North Richmond Hills

Main Street & Davis Blvd
North Richmond Hills, TX
76182

CONSULTANTS

Civil Engineer
Kimley-Horn
13455 Noel Rd.
Two Galleria Office Tower, Ste. 700
Dallas, TX 75240
T 972-770-1300

Architect
O'Brien Architects
5310 Harvest Hill Rd., Ste 136
Dallas, TX 75230
T 214-215-3477



SITE DEVELOPMENT PERMIT
MAY 12, 2023

REVISIONS		
No	Date	Issue

CHECKED BY: BW DRAWN BY: JB

SHEET TITLE

LANDSCAPE
CALCULATIONS

L.04

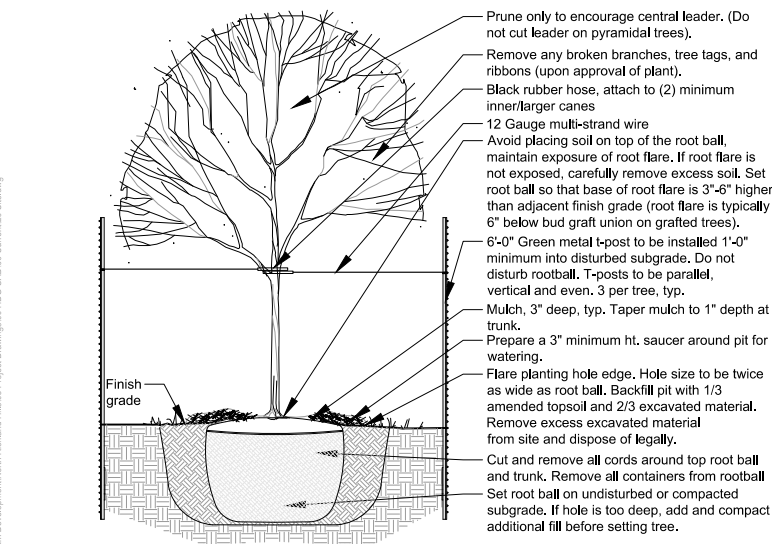
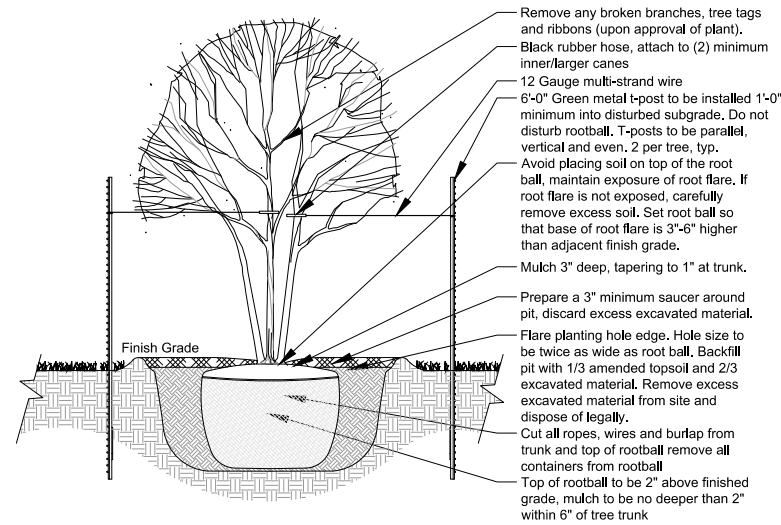
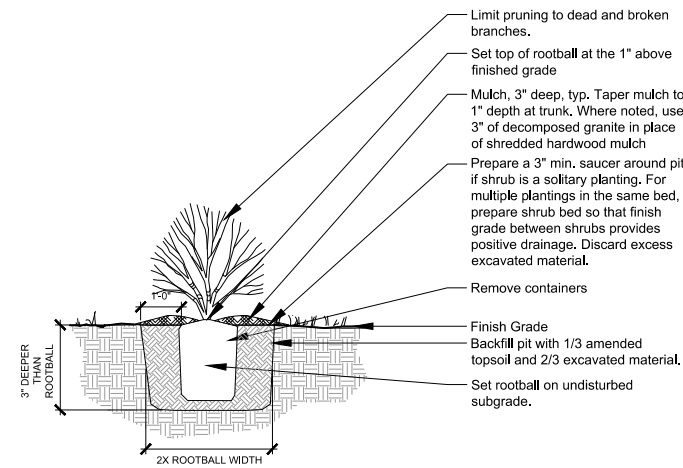
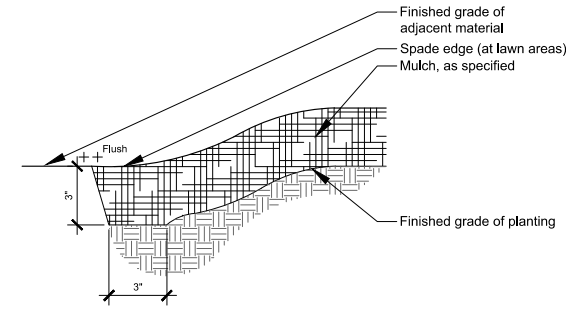
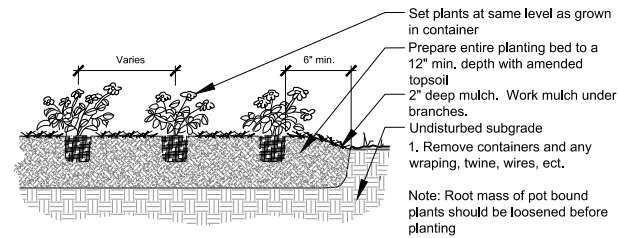
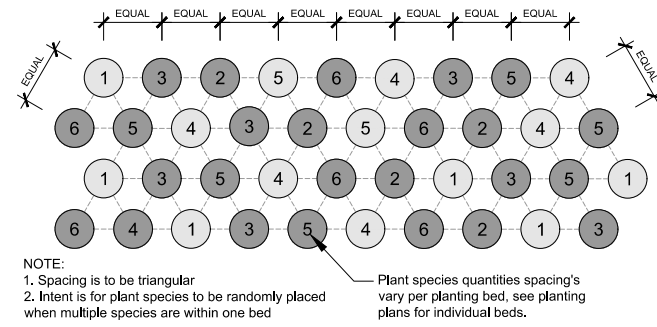
SHEET NUMBER

THIS DRAWING, AS AN INSTRUMENT OF SERVICE, IS AND SHALL REMAIN THE PROPERTY OF HITCHCOCK DESIGN GROUP AND SHALL NOT BE REPRODUCED, PUBLISHED OR USED IN ANY WAY WITHOUT THE PERMISSION OF HITCHCOCK DESIGN GROUP



NOTE: BEWARE: UNDERGROUND UTILITIES IN PLACE, INCLUDING ELECTRICAL, GAS, WATER, SEWER, TELEPHONE, AND OTHERS. CONSULT PROJECT ENGINEER PRIOR TO CONSTRUCTION. ALL UTILITIES TO BE FLAGGED AND IDENTIFIED. LANDSCAPE CONTRACTOR RESPONSIBILITY.

©2023 Hitchcock Design Group



THIS DRAWING, AS AN INSTRUMENT OF SERVICE, IS AND SHALL REMAIN THE PROPERTY OF HITCHCOCK DESIGN GROUP AND SHALL NOT BE REPRODUCED, PUBLISHED OR USED IN ANY WAY WITHOUT THE PERMISSION OF HITCHCOCK DESIGN GROUP

NOTE: BEWARE: UNDERGROUND UTILITIES IN PLACE, INCLUDING ELECTRICAL, GAS, WATER, SEWER, TELEPHONE, AND OTHERS, CONSULT PROJECT ENGINEER PRIOR TO CONSTRUCTION. ALL UTILITIES TO BE FLAGGED AND IDENTIFIED. LANDSCAPE CONTRACTOR RESPONSIBILITY.

HITCHCOCK DESIGN GROUP
1601 Rio Grande Street
Suite 450
Austin, Texas 78701
T 512.770.4503
hitchcockdesigngroup.com

PREPARED FOR
PRESIDIUM
1601 Rio Grande, Suite 300
Austin, Texas 78701

PROJECT
Presidium
North Richmond Hills
Main Street & Davis Blvd
North Richmond Hills, TX
76182

CONSULTANTS
Civil Engineer
Kimley-Horn
13455 Noel Rd.
Two Galleria Office Tower, Ste. 700
Dallas, TX 75240
T 972-770-1300
Architect
O'Brien Architects
5310 Harvest Hill Rd., Ste 136
Dallas, TX 75230
T 214-215-3477



SITE DEVELOPMENT PERMIT
MAY 12, 2023

REVISIONS

No	Date	Issue

CHECKED BY: BW
DRAWN BY: JB
SHEET TITLE: PLANTING DETAILS

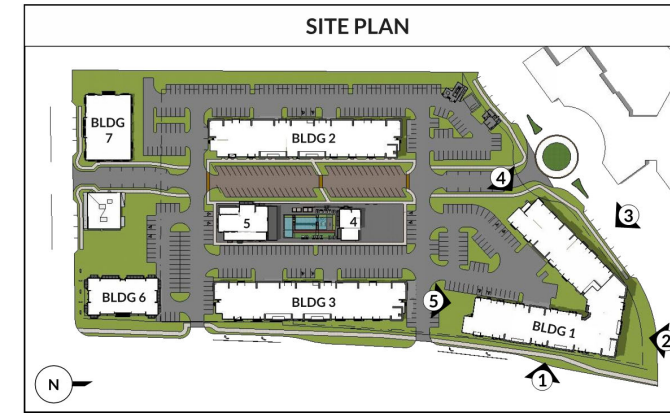
L.05
SHEET NUMBER

S:\Project\Presidium Development\North Richmond Hills\03 Project Drawings\00 HDG CAD\01 Content\03 Site.dwg

BUILDING 1 (MULTI-FAMILY)																
ELEVATION ORIENTATION	EAST*		NORTH*		NORTH WEST		SOUTH EAST		SOUTH		COURTYARD EAST		COURTYARD WEST		BUILDING TOTALS	
	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%
BRICK	2,705	25%	830	17%	1,919	26%	970	41%	945	33%	1,555	27%	730	10%	9,654	23%
STONE	4,425	42%	1,950	40%	2,960	40%	850	36%	735	25%	1,850	32%	2,080	27%	14,850	36%
SIDING	1,125	11%	855	17%	840	11%	260	11%	900	31%	875	15%	1,055	14%	5,910	14%
STUCCO/FIBER CEM.	2,375	22%	1,300	26%	1,624	22%	275	12%	325	11%	1,540	26%	3,810	50%	11,249	27%
TOTAL AREA	10,630	100%	4,935	100%	7,343	100%	2,355	100%	2,905	100%	5,820	100%	7,675	100%	41,663	100%
GLAZING	3,900	27%	1,853		2,580		185		415		2,145		2,870		13,948	
TOTAL MASONRY	7,130	67%	2,780	56%	4,879	66%	1,820	77%	1,680	58%	3,405	59%	2,810	37%	24,504	59%
TOTAL AREA	14,530		6,788		9,923		2,540		3,320		7,965		10,545		55,611	

ELEVATION KEYNOTES			
1A	BRICK: RED MIX	3C	SIDING 03: HARDIE LAP - GREY
1B	BRICK: DARK MIX	5	METAL CANOPY
2A	STONE A	6	SCUPPERS & DOWNSPOUTS
2B	STONE B	7	PRE-FINISHED METAL COPING
3A	SIDING 01: FIBER CEMENT (2 COLORS: GREY & TAN)	8	STOREFRONT
3B	SIDING 02: WOOD LOOK		

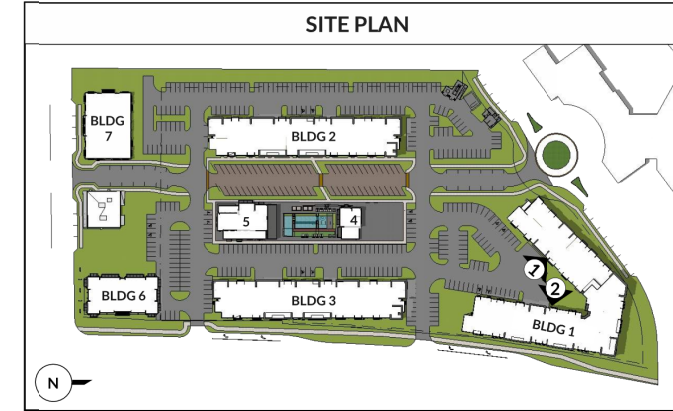
GENERAL NOTES	
1.	WINDOWS ARE VINYL U.N.O.
2.	WALL SCONCE AT EVERY BALCONY



BUILDING 1 (MULTI-FAMILY)																
ELEVATION ORIENTATION	EAST*		NORTH*		NORTH WEST		SOUTH EAST		SOUTH		COURTYARD EAST		COURTYARD WEST		BUILDING TOTALS	
	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%
BRICK	2,705	25%	830	17%	1,919	26%	970	41%	945	33%	1,555	27%	730	10%	9,654	23%
STONE	4,425	42%	1,950	40%	2,960	40%	850	36%	735	25%	1,850	32%	2,080	27%	14,850	36%
SIDING	1,125	11%	855	17%	840	11%	260	11%	900	31%	875	15%	1,055	14%	5,910	14%
STUCCO/FIBER CEM.	2,375	22%	1,300	26%	1,624	22%	275	12%	325	11%	1,540	26%	3,810	50%	11,249	27%
TOTAL AREA	10,630	100%	4,935	100%	7,343	100%	2,355	100%	2,905	100%	5,820	100%	7,675	100%	41,663	100%
GLAZING	3,900	27%	1,853		2,580		185		415		2,145		2,870		13,948	
TOTAL MASONRY	7,130	67%	2,780	56%	4,879	66%	1,820	77%	1,680	58%	3,405	59%	2,810	37%	24,504	59%
TOTAL AREA	14,530		6,788		9,923		2,540		3,320		7,965		10,545		55,611	

ELEVATION KEYNOTES	
1A	BRICK: RED MIX
1B	BRICK: DARK MIX
2A	STONE A
2B	STONE B
3A	SIDING 01: FIBER CEMENT (2 COLORS: GREY & TAN)
3B	SIDING 02: WOOD LOOK
3C	SIDING 03: HARDIE LAP - GREY
5	METAL CANOPY
6	SCUPPERS & DOWNSPOUTS
7	PRE-FINISHED METAL COPING
8	STOREFRONT

GENERAL NOTES	
1.	WINDOWS ARE VINYL U.N.O.
2.	WALL SCONCE AT EVERY BALCONY



2 WEST COURTYARD ELEVATION - BUILDING 1
SCALE: 1/16" = 1'-0"

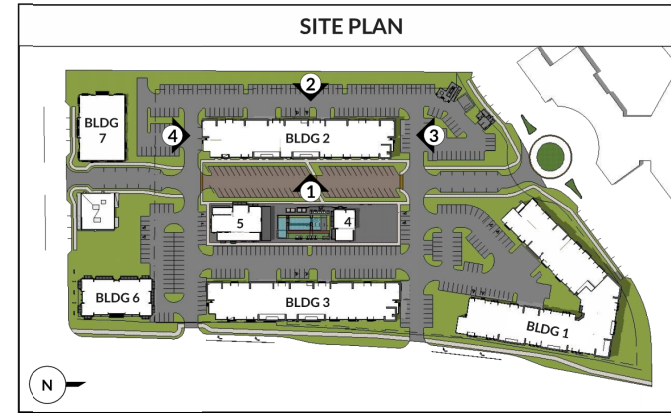


1 EAST COURTYARD ELEVATION - BUILDING 1
SCALE: 1/16" = 1'-0"

BUILDING 2 (MULTI-FAMILY)										
ELEVATION ORIENTATION	EAST		NORTH		WEST		SOUTH		BUILDING TOTALS	
MATERIALS	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%
BRICK	2,705	25%	830	17%	1,919	26%	365	15%	5,819	23%
STONE	4,425	42%	1,950	40%	2,960	40%	850	36%		
SIDING	1,125	11%	855	17%	840	11%	890	37%	3,710	15%
STUCCO/FIBER CEM.	2,375	22%	1,300	26%	1,624	22%	275	12%	5,574	22%
TOTAL AREA	10,630	100%	4,935	100%	7,343	100%	2,380	100%	25,288	60%
GLAZING	3,900		1,853		2,580		185		8,518	
TOTAL MASONRY	7,130	67%	2,780	56%	4,879	66%	1,215	51%	16,004	63%
TOTAL AREA	14,530		6,788		9,923		2,565		33,806	

ELEVATION KEYNOTES			
1A	BRICK: RED MIX	3C	SIDING 03: HARDIE LAP - GREY
1B	BRICK: DARK MIX	5	METAL CANOPY
2A	STONE A	6	SCUPPERS & DOWNSPOUTS
2B	STONE B	7	PRE-FINISHED METAL COPING
3A	SIDING 01: FIBER CEMENT (2 COLORS: GREY & TAN)	8	STOREFRONT
3B	SIDING 02: WOOD LOOK		

GENERAL NOTES	
1.	WINDOWS ARE VINYL U.N.O.
2.	WALL SCONCE AT EVERY BALCONY



2 WEST ELEVATION - BUILDING 2
SCALE: 1/16" = 1'-0"

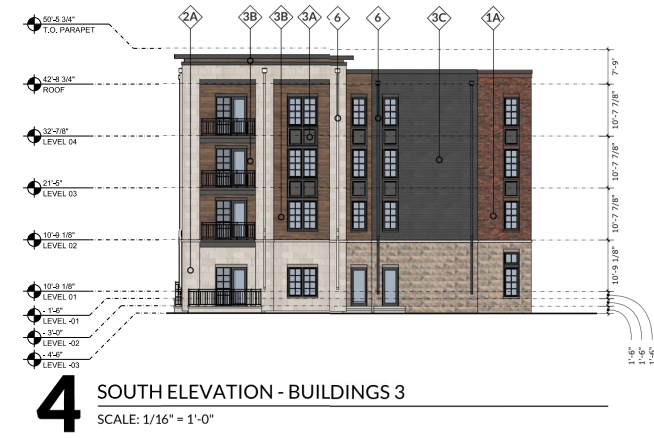
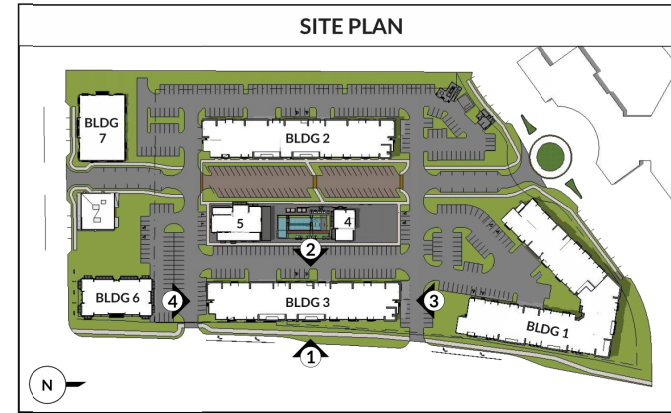


1 EAST ELEVATION - BUILDING 2
SCALE: 1/16" = 1'-0"

BUILDING 3 (MULTI-FAMILY)										
ELEVATION ORIENTATION	EAST		NORTH		WEST		SOUTH		BUILDING TOTALS	
MATERIALS	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%
BRICK	2,705	25%	830	17%	1,919	26%	365	15%	5,819	23%
STONE	4,425	42%	1,950	40%	2,960	40%	850	36%		
SIDING	1,125	11%	855	17%	840	11%	890	37%	3,710	15%
STUCCO/FIBER CEM.	2,375	22%	1,300	26%	1,624	22%	275	12%	5,574	22%
TOTAL AREA	10,630	100%	4,935	100%	7,343	100%	2,380	100%	25,288	60%
GLAZING	3,900		1,853		2,580		185		8,518	
TOTAL MASONRY	7,130	67%	2,780	56%	4,879	66%	1,215	51%	16,004	63%
TOTAL AREA	14,530		6,788		9,923		2,565		33,806	

ELEVATION KEYNOTES			
1A	BRICK: RED MIX	3C	SIDING 03: HARDIE LAP - GREY
1B	BRICK: DARK MIX	5	METAL CANOPY
2A	STONE A	6	SCUPPERS & DOWNSPOUTS
2B	STONE B	7	PRE-FINISHED METAL COPING
3A	SIDING 01: FIBER CEMENT (2 COLORS: GREY & TAN)	8	STOREFRONT
3B	SIDING 02: WOOD LOOK		

GENERAL NOTES
1. WINDOWS ARE VINYL U.N.O.
2. WALL SCONCE AT EVERY BALCONY

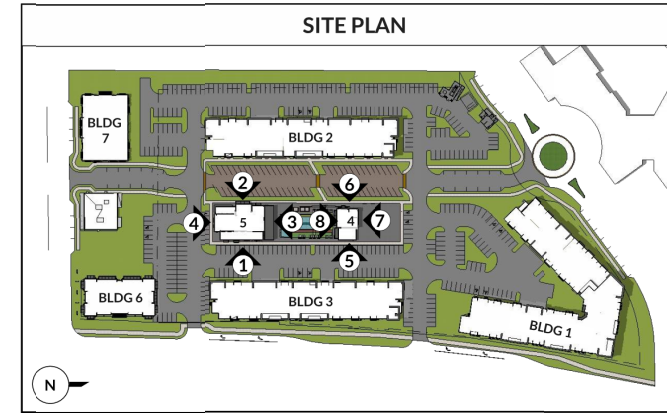


BUILDING 4 (CLUBHOUSE)										
ELEVATION ORIENTATION	EAST		NORTH		WEST		SOUTH		BUILDING TOTALS	
MATERIALS	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%
BRICK	1,226	53%	402	30%	779	42%	853	63%	3,261	48%
STONE	240	10%	572	43%	336	18%	13	1%	1,161	17%
SIDING	-0	0%	-0	0%	-0	0%	-0	0%	-0	0%
STUCCO/FIBER CEM.	853	37%	357	27%	729	40%	495	36%	2,434	36%
TOTAL AREA	2,319	100%	1,332	100%	1,843	100%	1,361	100%	6,856	100%
GLAZING	531	19%	279	17%	1,040	36%	445	25%	2,294	
TOTAL MASONRY	1,466	63%	975	73%	1,115	60%	866	64%	4,421	64%
TOTAL AREA	2,850		1,611		2,883		1,807		9,150	

BUILDING 5 (FITNESS)										
ELEVATION ORIENTATION	EAST		NORTH		WEST		SOUTH		BUILDING TOTALS	
MATERIALS	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%
BRICK	694	80%	1,152	66%	787	91%	1,085	89%	3,718	79%
STONE	-0	0%	-0	0%	-0	0%	-0	0%	-0	0%
SIDING	64	7%	444	25%	-0	0%	-0	0%	508	11%
STUCCO/FIBER CEM.	108	12%	147	25%	79	9%	129	11%	463	10%
TOTAL AREA	866	100%	1,743	117%	866	100%	1,214	100%	4,689	100%
GLAZING	223		413		223		498		1,358	
TOTAL MASONRY	694	80%	1,152	66%	787	91%	1,085	89%	3,718	79%
TOTAL AREA	1,089		2,156		1,089		1,712		6,047	

ELEVATION KEYNOTES			
1A	BRICK: RED MIX	3C	SIDING 03: HARDIE LAP - GREY
1B	BRICK: DARK MIX	5	METAL CANOPY
2A	STONE A	6	SCUPPERS & DOWNSPOUTS
2B	STONE B	7	PRE-FINISHED METAL COPING
3A	SIDING 01: FIBER CEMENT (2 COLORS: GREY & TAN)	8	STOREFRONT
3B	SIDING 02: WOOD LOOK		

GENERAL NOTES
1. WINDOWS ARE VINYL U.N.C.
2. WALL SCONCE AT EVERY BALCONY



8 SOUTH ELEVATION - BUILDING 4 (FITNESS)
SCALE: 1/16" = 1'-0"



7 NORTH ELEVATION - BUILDING 4 (FITNESS)
SCALE: 1/16" = 1'-0"



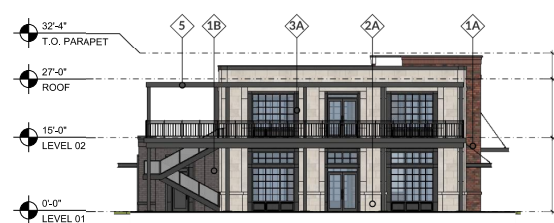
6 WEST ELEVATION - BUILDING 4 (FITNESS)
SCALE: 1/16" = 1'-0"



5 EAST ELEVATION - BUILDING 4 (FITNESS)
SCALE: 1/16" = 1'-0"



4 SOUTH ELEVATION - BUILDING 5 (CLUBHOUSE)
SCALE: 1/16" = 1'-0"



3 NORTH ELEVATION - BUILDING 5 (CLUBHOUSE)
SCALE: 1/16" = 1'-0"



2 WEST ELEVATION - BUILDING 5 (CLUBHOUSE)
SCALE: 1/16" = 1'-0"



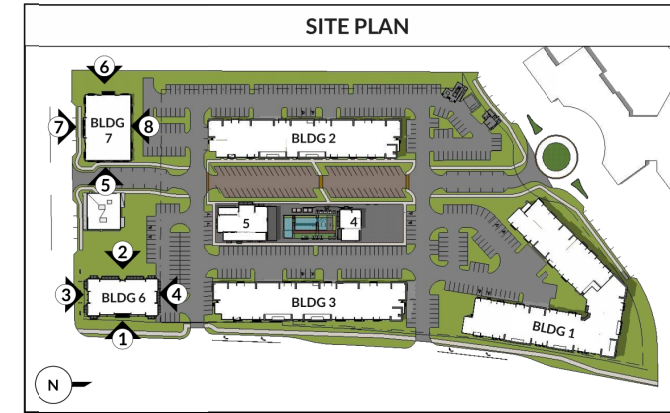
1 EAST ELEVATION - BUILDING 5 (CLUBHOUSE)
SCALE: 1/16" = 1'-0"

BUILDING 6 (RETAIL)										
ELEVATION ORIENTATION	EAST		NORTH		WEST		SOUTH		BUILDING TOTALS	
	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%
BRICK	2,258	95%	1,231	94%	2,155	94%	1,231	94%	6,875	94%
STONE	-0	0%	-0	0%	-0	0%	-0	0%	-0	0%
SIDING	-0	0%	-0	0%	-0	0%	-0	0%	-0	0%
STUCCO/FIBER CEM.	119	5%	79	6%	149	6%	79	6%	426	6%
TOTAL AREA	2,377	100%	1,310	100%	2,304	100%	1,310	100%	7,301	100%
GLAZING	472		292		592		292		1,648	
TOTAL MASONRY	2,258	95%	1,231	94%	2,155	94%	1,231	94%	6,875	94%
TOTAL AREA	2,849		1,603		2,895		1,602		8,949	

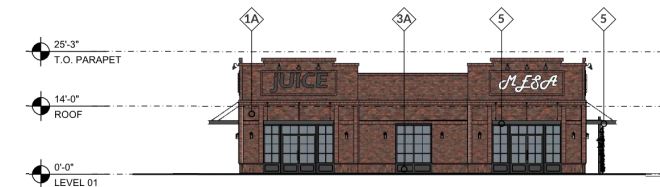
BUILDING 7 (RETAIL)										
ELEVATION ORIENTATION	EAST		NORTH		WEST		SOUTH		BUILDING TOTALS	
	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%	TOTAL SF	%
BRICK	1,106	75%	1,778	84%	1,295	82%	1,282	64%	5,460	76%
STONE	-0	0%	-0	0%	-0	0%	-0	0%	-0	0%
SIDING	328	22%	297	14%	249	16%	663	33%	1,537	21%
STUCCO/FIBER CEM.	39	3%	38	2%	29	2%	58	3%	163	2%
TOTAL AREA	1,472	100%	2,112	100%	1,573	100%	2,003	100%	7,160	100%
GLAZING	398		607		351		591		1,947	
TOTAL MASONRY	1,106	75%	1,778	84%	1,295	82%	1,282	64%	5,460	76%
TOTAL AREA	1,871		2,719		1,924		2,593		9,107	

ELEVATION KEYNOTES			
1A	BRICK: RED MIX	3C	SIDING 03: HARDIE LAP - GREY
1B	BRICK: DARK MIX	5	METAL CANOPY
2A	STONE A	6	SCUPPERS & DOWNSPOUTS
2B	STONE B	7	PRE-FINISHED METAL COPING
3A	SIDING 01: FIBER CEMENT (2 COLORS: GREY & TAN)	8	STOREFRONT
3B	SIDING 02: WOOD LOOK		

GENERAL NOTES
1. WINDOWS ARE VINYL U.N.C.
2. WALL SCONCE AT EVERY BALCONY



8 SOUTH ELEVATION - BUILDING 7 (RETAIL)
SCALE: 1/16" = 1'-0"



4 SOUTH ELEVATION - BUILDING 6 (RETAIL)
SCALE: 1/16" = 1'-0"



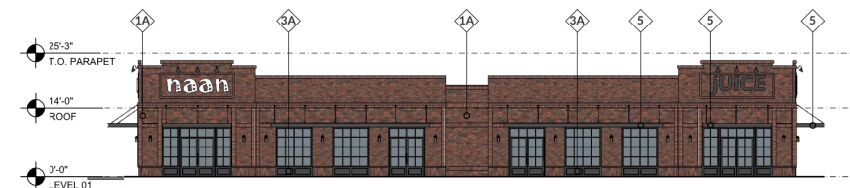
7 NORTH ELEVATION - BUILDING 7 (RETAIL)
SCALE: 1/16" = 1'-0"



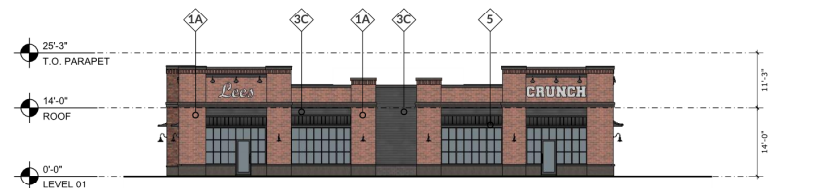
3 NORTH ELEVATION - BUILDING 6 (RETAIL)
SCALE: 1/16" = 1'-0"



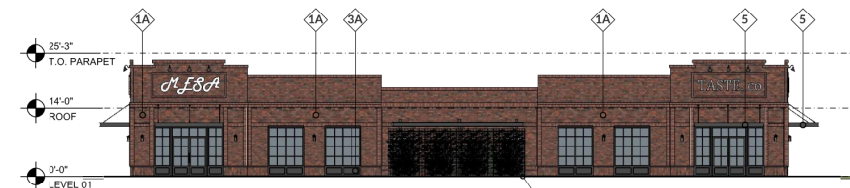
6 WEST ELEVATION - BUILDING 7 (RETAIL)
SCALE: 1/16" = 1'-0"



2 WEST ELEVATION - BUILDING 6 (RETAIL)
SCALE: 1/16" = 1'-0"



5 EAST ELEVATION - BUILDING 7 (RETAIL)
SCALE: 1/16" = 1'-0"

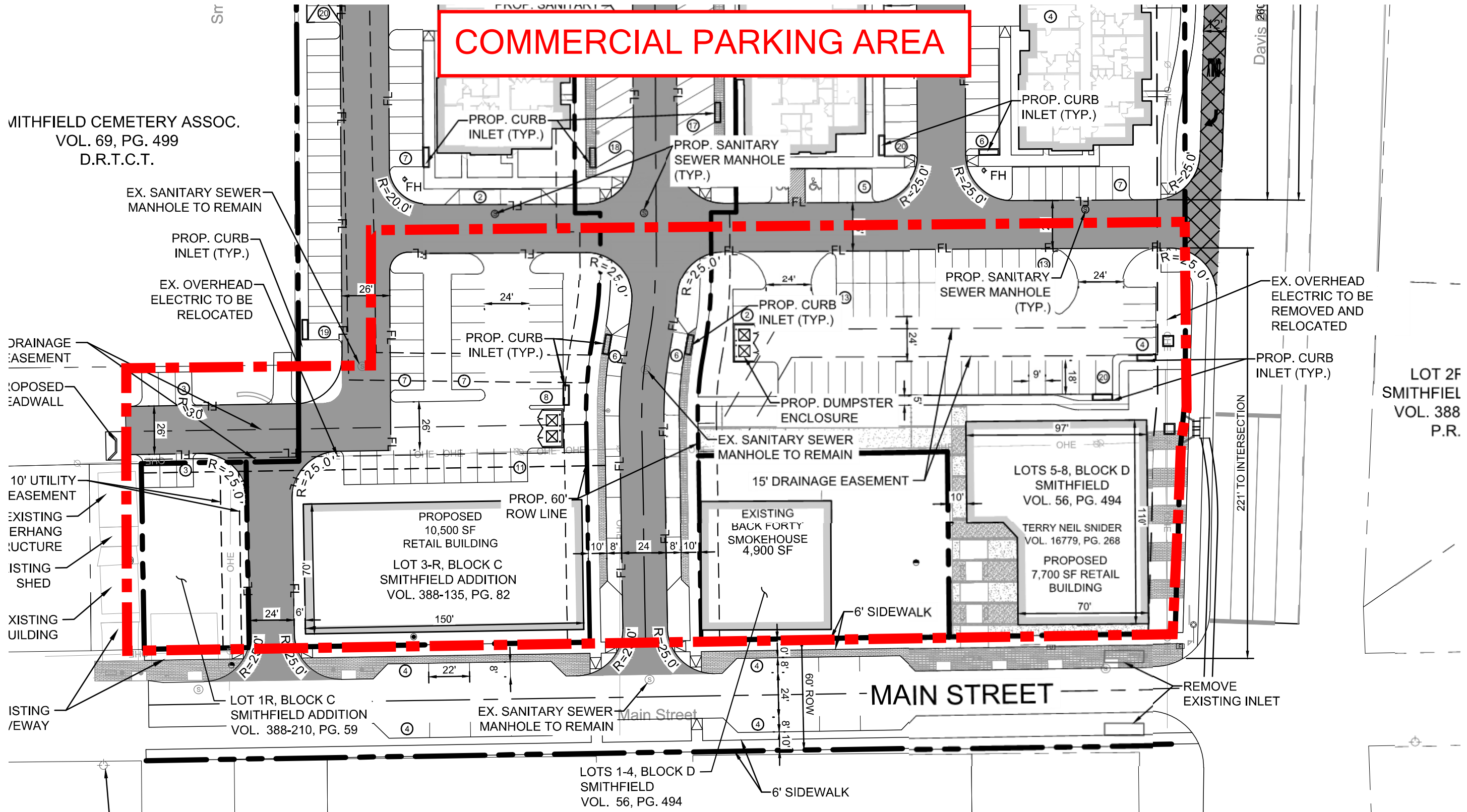


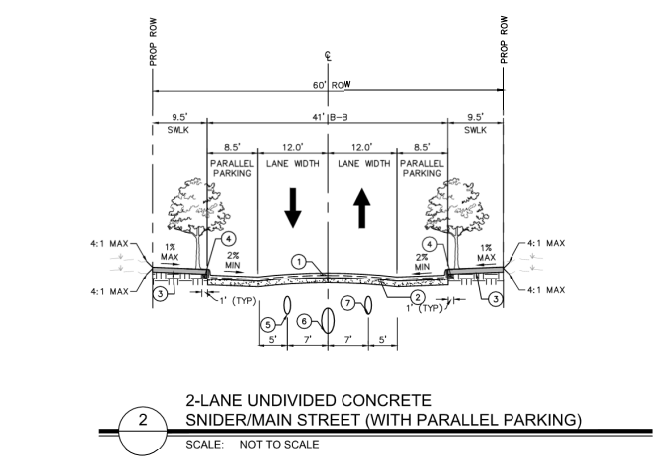
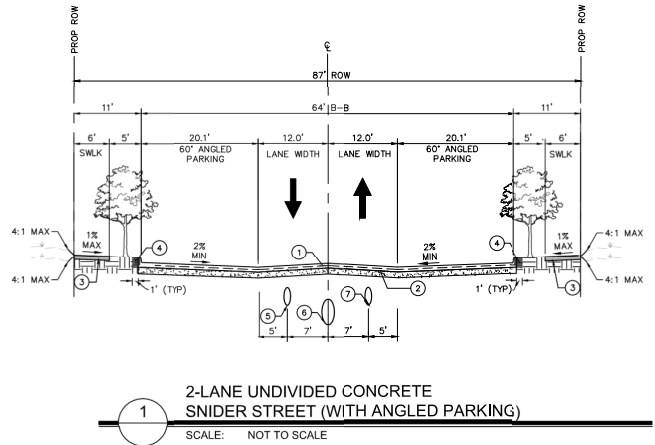
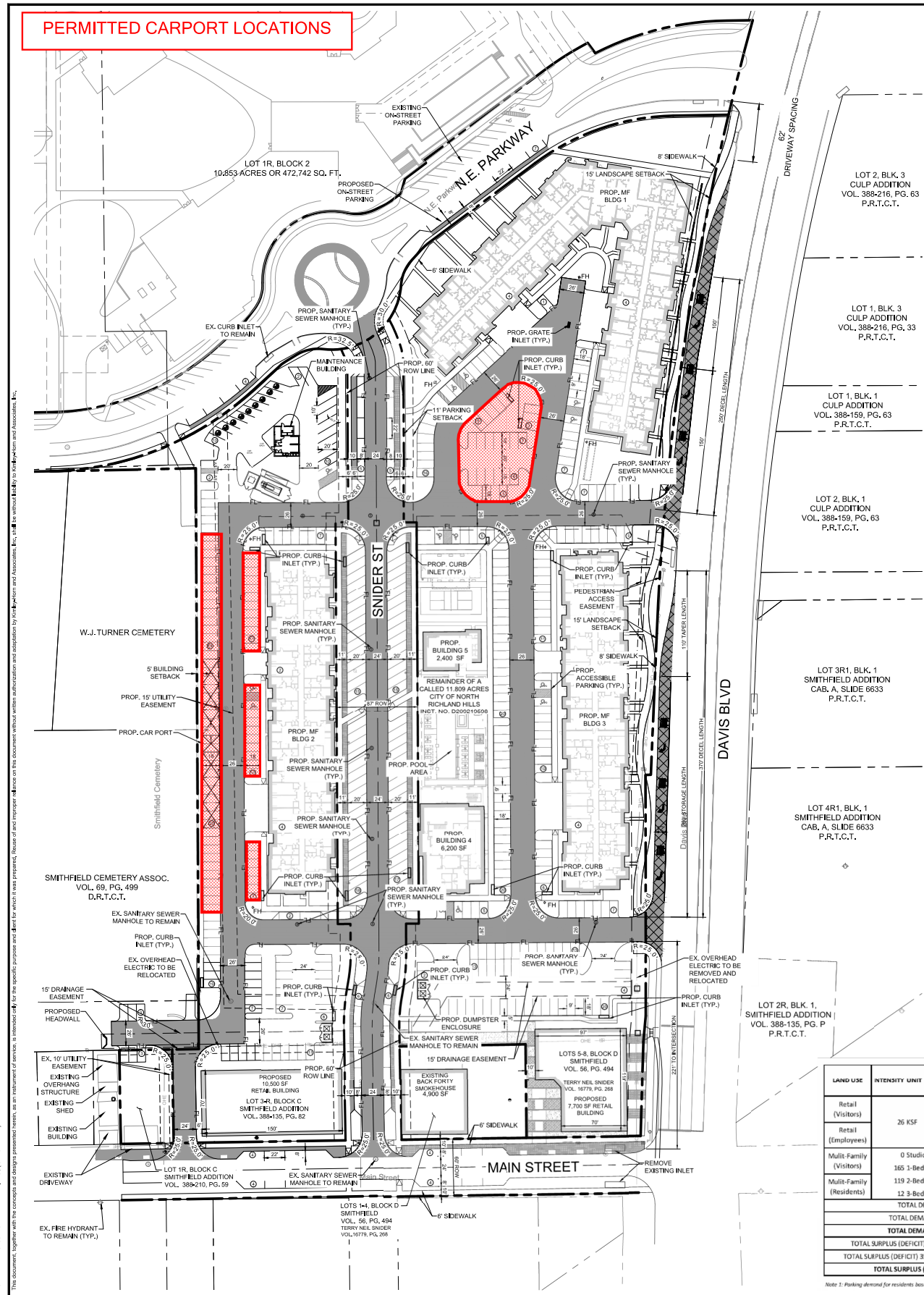
1 EAST ELEVATION - BUILDING 6 (RETAIL)
SCALE: 1/16" = 1'-0"

COMMERCIAL PARKING AREA

SMITHFIELD CEMETERY ASSOC.
VOL. 69, PG. 499
D.R.T.C.T.

LOT 2F
SMITHFIELD
VOL. 388
P.R.





LEGEND

- PROPERTY LINE
- SETBACK LINE
- PROPOSED EASEMENT
- EXISTING OVERHEAD POWER LINE
- EXISTING WATER LINE
- EXISTING SANITARY SEWER LINE
- ⊕ PROPOSED FIRE HYDRANT (FH)
- ⊕ PROPOSED SAN. SWR. MANHOLE
- ⊕ PROPOSED CURB INLET
- ⊕ PROPOSED GRATE INLET
- ⊕ PROPOSED CAR PORT
- ⊕ EXISTING POWER POLE
- ⊕ EXISTING CURB INLET
- ⊕ EXISTING FIRE HYDRANT
- ⊕ EXISTING STORM MANHOLE
- ⊕ EXISTING SAN. SWRL. MANHOLE
- ⊕ EXISTING SIGN
- PROPOSED FIRE LANE PAVEMENT

CROSS-SECTION LEGEND

- ① 7" PORTLAND REINFORCED CONCRETE PAVEMENT WITH 6" INTEGRAL CURB (4# BARS @ 18" O.C.E.A.)
- ② 8" STABILIZED SUBGRADE PER GEOTECH REPORT: DE-16405 DATED NOVEMBER 23, 2022
- ③ 4" CLASS "A" REINFORCED CONCRETE PAVEMENT (4# BARS @ 18" O.C.E.A.)
- ④ COMPACTED BACKFILL
- ⑤ PROPOSED 8" SANITARY SEWER MAIN
- ⑥ PROPOSED STORM DRAIN
- ⑦ PROPOSED WATER LINE

LETTERING OF ABBREVIATIONS:
 ROW = RIGHT-OF-WAY
 CL = CENTER LINE
 BA = BACK TO BACK

- ### NOTES
- PRIOR TO CONSTRUCTION, CONTRACTOR TO NOTIFY ENGINEER IMMEDIATELY SHOULD THERE BE ANY DISCREPANCIES OR IF EXISTING FIELD CONDITIONS VARY FROM THOSE SHOWN ON THESE PLANS.
 - ALL WORK AND MATERIALS SHALL COMPLY WITH ALL CITY/COUNTY REGULATIONS AND CODES AND O.S.H.A. STANDARDS.
 - ALL DIMENSIONS ARE FROM THE FACE OF CURB, FACE OF BUILDING, OR PROPERTY LINE UNLESS NOTED OTHERWISE.
 - ALL CURBS FROM ARE 3", 5", AND 10" UNLESS OTHERWISE NOTED.
 - ALL FIRELANE MARKERS TO BE A MINIMUM OF 20" AT THE FACE OF CURB ON 24" WIDE LANES AND SHALL BE PROVIDED IN ACCORDANCE WITH CITY REQUIREMENTS.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RELOCATIONS, (UNLESS OTHERWISE NOTED ON PLANS) INCLUDING BUT NOT LIMITED TO: TREES, UTILITIES, STORM DRAINAGE, SIGNS, TRAFFIC SIGNALS & POLES, ETC. AS REQUIRED. ALL WORK SHALL BE IN ACCORDANCE WITH GOVERNING AUTHORITIES REQUIREMENTS AND PROJECT SITE WORK SPECIFICATIONS AND SHALL BE APPROVED BY SUCH. ALL COST SHALL BE INCLUDED IN BASE BID.
 - HANDICAP PARKING AND MARKING IS PROVIDED IN ACCORDANCE WITH ADA STANDARDS.
 - SEE THE SHARED PARKING STUDY, DECEMBER 1, 2022 FOR THE FULL REPORT CONCERNING THE SHARED USE PARKING ANALYSIS TABLE.

MULTI-FAMILY SITE DATA	
LOT AREA (SQUARE FEET AND ACRES)	383,365 SF / 8.80 AC
ZONING	TRANSIT ORIENTED DEVELOPMENT
EX LAND USE	VACANT
PROP LAND USE	MULTI-FAMILY/COMMERCIAL
BUILDING HEIGHT (STORIES)	4
# OF UNITS	296
DENSITY	32.27 UNITS/AC
ACRES WITHIN 100 YEAR FLOODPLAIN	N/A
MULTI-FAMILY PARKING	
TOTAL SPACES REQUIRED (1.4/UNIT)	414
TOTAL CARPORT SPACES PROVIDED	20
SPACES PROVIDED (TANDEMSEXCLUDED)	392
SPACES PROVIDED (TANDEMSEXCLUDED)	412
COMMERCIAL PARKING	
AREA	26,000 SF / 8.60 AC
TOTAL SPACES REQUIRED (1.0/250 SF)	104
TOTAL SPACES PROVIDED	104
OPEN SPACE	
REQUIRED OPEN SPACE (5%)	0.47 AC

SHARED PARKING ANALYSIS TABLE

LAND USE	INTENSITY UNIT	PARKING DEMAND Rate / Unit Spaces	TIME OF DAY (WEEKDAY)																		
			6 A.M.		7 A.M.		8 A.M.		10 A.M.		12 P.M.		2 P.M.		5 P.M.						
			A.M.	P.M.	A.M.	P.M.	A.M.	P.M.	A.M.	P.M.	A.M.	P.M.	A.M.	P.M.							
Retail (Visitors)	26 KSF	2.9 / 75	1%	5%	15%	33%	60%	75%	100%	100%	95%	85%	85%	85%	80%	65%	45%	15%	5%	0%	
Retail (Employees)	26 KSF	0.7 / 18																			
Multi-Family (Visitors)	0 Studio	0.1 / 30																			
Multi-Family (Residents)	185 1-Bedroom 119 2-Bedroom 12 3-Bedroom	Variable / 375	95%	80%	67%	51%	52%	49%	40%	40%	40%	40%	40%	40%	40%	40%	40%	40%	40%	40%	
TOTAL DEMAND - RETAIL			356	300	251	276	188	169	150	150	150	169	188	225	263	300	319	356	364	375	
TOTAL DEMAND - RESIDENTIAL			3	7	16	14	59	73	93	89	82	82	86	78	65	45	18	8	0	0	
TOTAL DEMAND - OVERALL SITE			359	310	273	296	248	249	249	248	248	248	274	313	328	345	364	364	364	375	
TOTAL SURPLUS (DEFICIT) - 304 RETAIL SPACES PROVIDED			101	97	88	77	45	31	11	11	15	22	22	22	28	26	39	59	86	96	104
TOTAL SURPLUS (DEFICIT) 358 RESIDENTIAL SPACES PROVIDED			2	55	101	146	164	183	202	202	202	183	158	115	65	28	9	(28)	(30)	(30)	
TOTAL SURPLUS (DEFICIT) - OVERALL SITE			103	152	189	216	209	234	233	233	233	233	206	180	133	91	67	68	38	66	72

Note 1: Parking demand for residents based on unit type: 0.85 spaces for studio units, 0.80 spaces per 1-bedroom unit, 1.80 spaces per 2-bedroom unit, 2.50 spaces per 3-bedroom unit.

MULTI-FAMILY BUILDING TABULATIONS:

BUILDING	FLOORS	GROSS BUILDING AREA	NET BUILDING AREA	TOTAL UNITS	AVE. UNITS	PARKING
1	3/4	135,059 SF	115,644 SF	126	933 SF	167
2	4	97,556 SF	80,216 SF	85	933 SF	113
3	4	97,556 SF	80,216 SF	85	933 SF	113
TOTAL		330,171 SF	276,076 SF	296	933 SF	392

DATE: _____

REVISIONS:

NO.	DATE	BY

Kimley»Horn

© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
 13465 NOEL RD., TWO GALLERIA OFFICE TOWER, SUITE 700
 DALLAS, TEXAS 75250
 WWW.KIMLEY-HORN.COM TX F-928

KVA PROJECT
06/28/21/16

DATE
MAY 2023

SCALE
AS SHOWN

DESIGNED BY
LAW

DRAWN BY
LAW

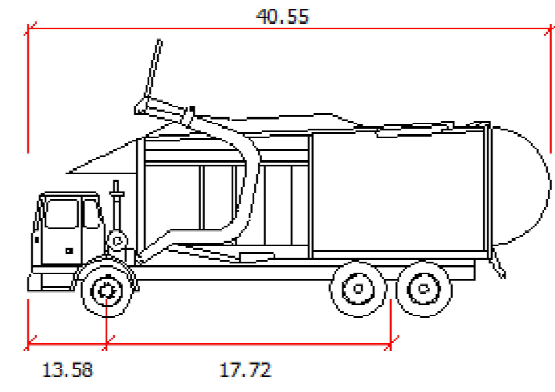
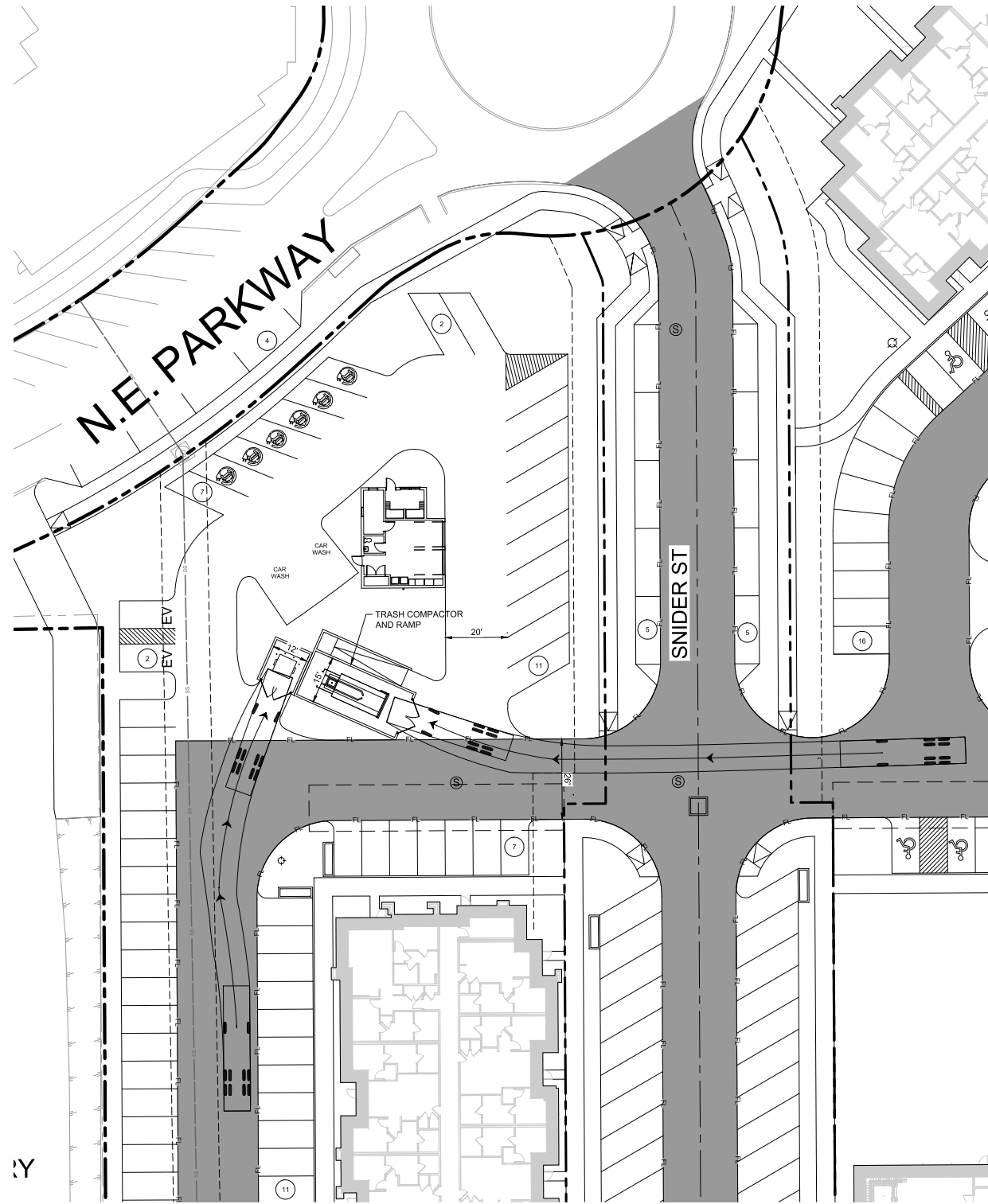
CHECKED BY
JACK

PRESIDIUM NRH
NORTH RICHLAND HILLS, TEXAS

SITE PLAN EXHIBIT

SHEET NUMBER
EXH

MADES
 DATE: 05/15/23
 TIME: 10:00 AM
 USER: JAVIER
 PROJECT: PRESIDIUM NRH
 SHEET: TRASH COLLECTION EXHIBIT (1)
 TITLE: TRASH COLLECTION EXHIBIT (1)
 The document together with the concepts and designs presented herein, is an instrument of service, is intended only for the specific purpose and client for which it was prepared. Review and transfer reliance on the document without written authorization and assumption by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

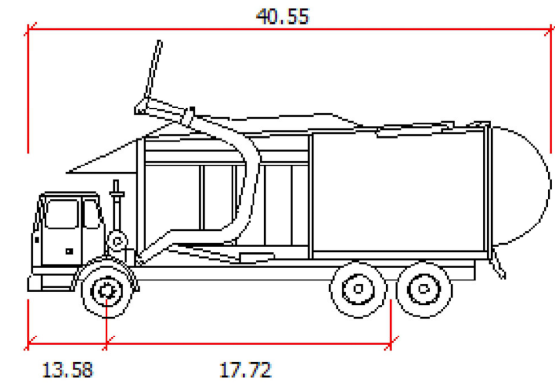
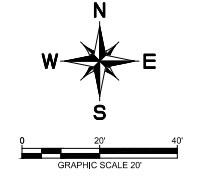
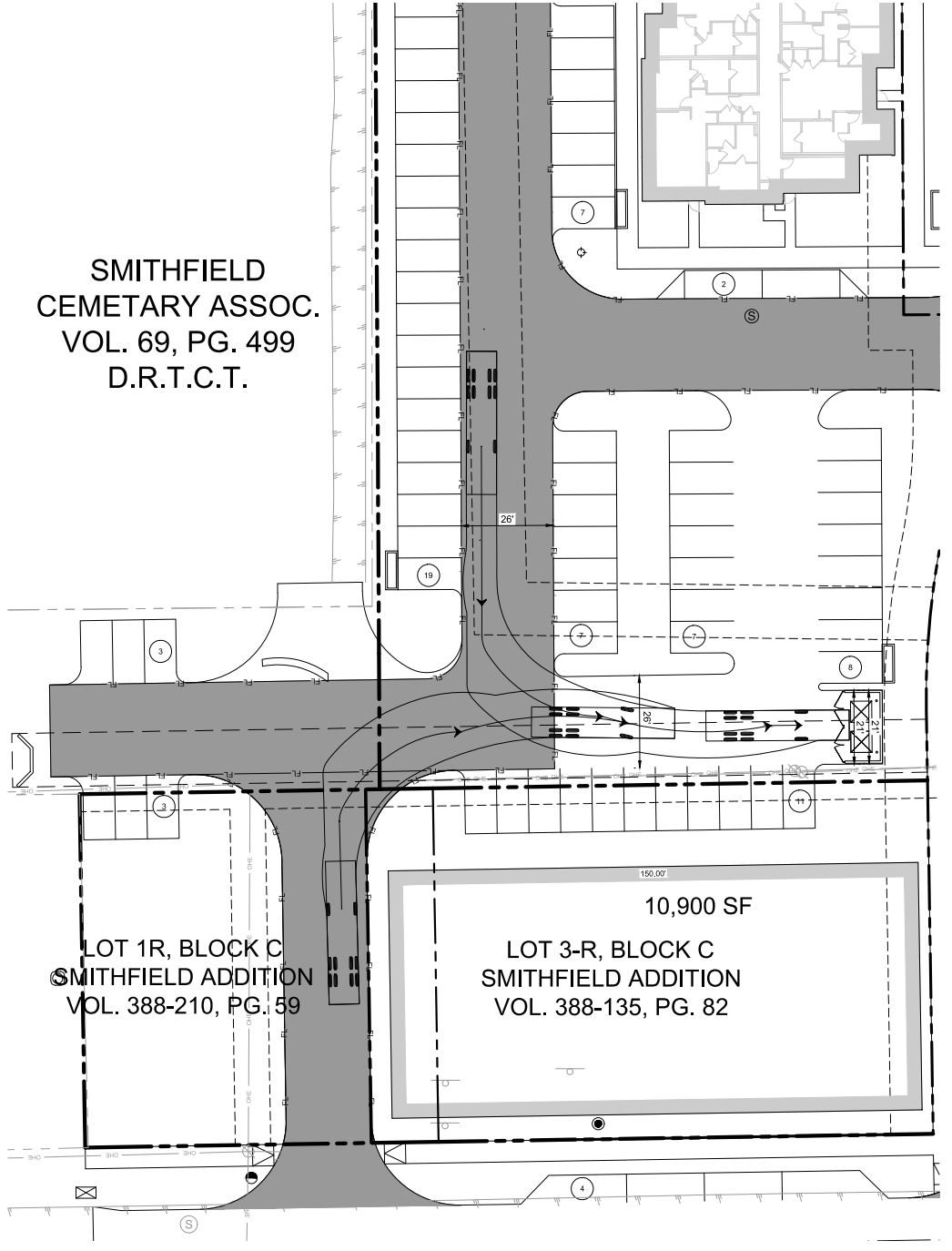


FRONT LOADING COLLECTION TRUCK

SHEET NUMBER EXH		TRASH COLLECTION EXHIBIT		PRESIDIUM NRH NORTH RICHLAND HILLS, TEXAS		 © 2023 KIMLEY-HORN AND ASSOCIATES, INC. 13465 INCEL RD, TWO GALLERIA OFFICE TOWER, SUITE 700 DALLAS, TEXAS 75240 WWW.KIMLEY-HORN.COM TX F-928		REVISIONS No. Description Date By	
KHA PROJECT 062823116		SCALE AS SHOWN		DESIGNED BY LMW		CHECKED BY JCK			
DATE MAY 2023		DRAWN BY LMW		PROJECT PRESIDIUM NRH		SHEET EXH			

WAVER
 I AM THE DESIGNER
 I AM THE DESIGNER
 I AM THE DESIGNER
 I AM THE DESIGNER
 I AM THE DESIGNER
 I AM THE DESIGNER

The document, together with the concepts and designs presented herein, is prepared only for the specific purpose and client for which it was prepared. Review and transfer reliance on this document without written authorization and adaptation by Kimblyhorn and Associates, Inc. shall be without liability to Kimblyhorn and Associates, Inc.



FRONT LOADING COLLECTION TRUCK

No.	REVISIONS	DATE	BY

Kimley»Horn

© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
 13465 NDBEL RD., TWO GALLERIA OFFICE TOWER, SUITE 700
 DALLAS, TEXAS 75240
 WWW.KIMLEY-HORN.COM TX F-928

KHA PROJECT 062583116	KHA DATE MAY 2023	SCALE AS SHOWN	DESIGNED BY LMW	CHECKED BY JACK
--------------------------	----------------------	-------------------	--------------------	--------------------

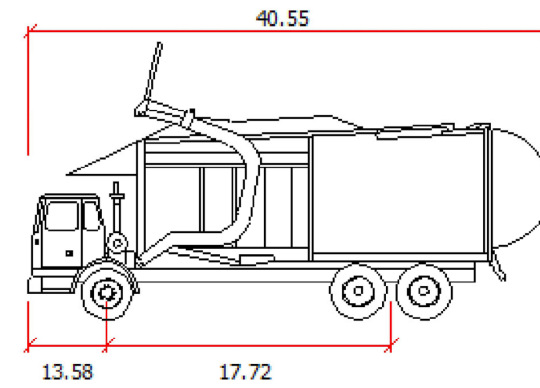
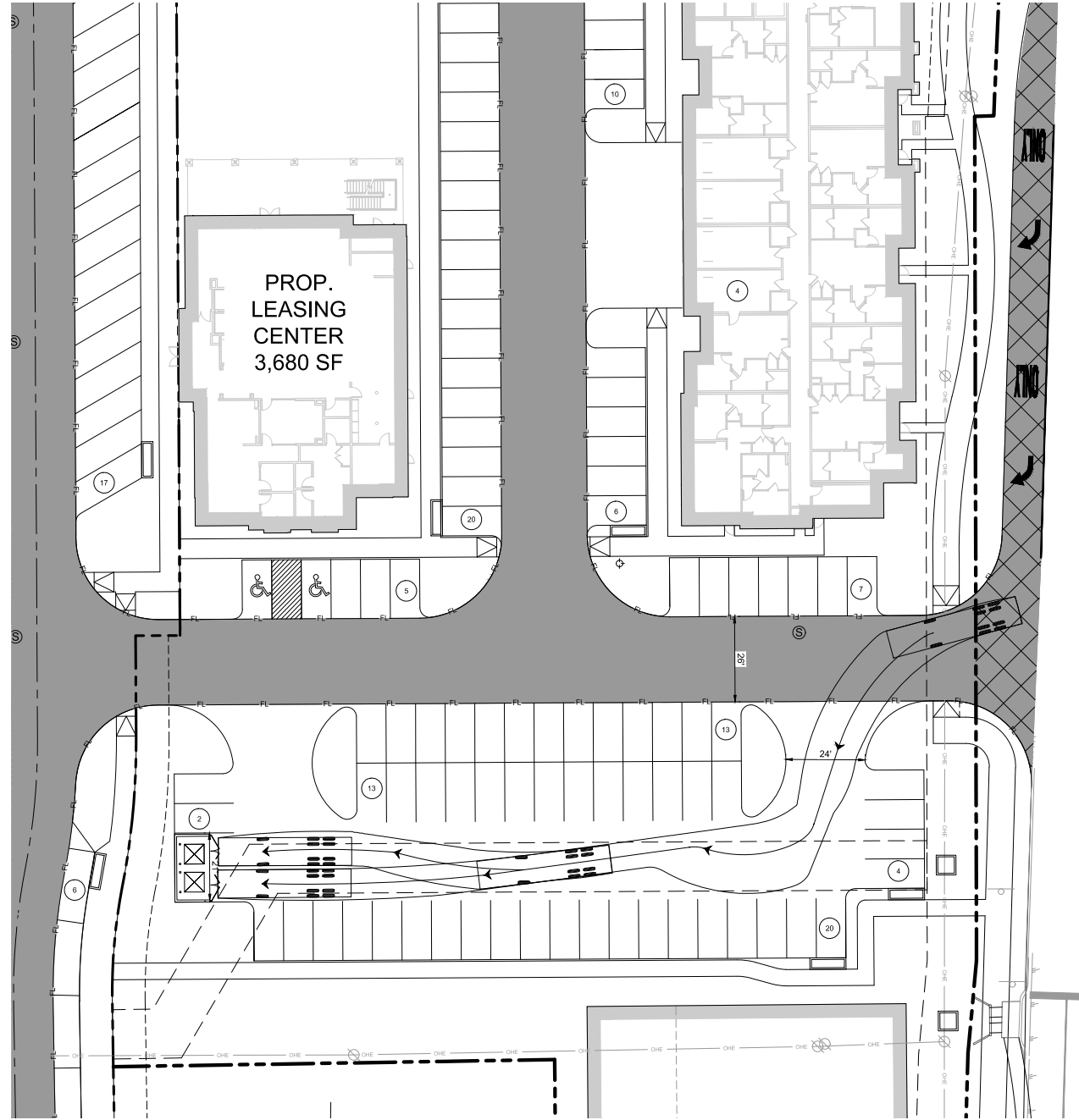
PRESIDIUM NRH
 NORTH RICHLAND HILLS, TEXAS

TRASH COLLECTION
 EXHIBIT

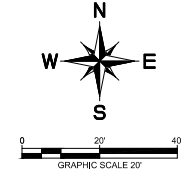
SHEET NUMBER
 EXH

WAZER
 LARS BAIRD
 CIVIL ENGINEER
 13465 INCEL RD., SUITE 700
 DALLAS, TEXAS 75240
 WWW.KIMLEY-HORN.COM

This document, together with the concepts and designs presented herein, is an instrument of service, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Review of and reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



FRONT LOADING COLLECTION TRUCK



SHEET NUMBER EXH	TRASH COLLECTION EXHIBIT	PRESIDIUM NRH NORTH RICHLAND HILLS, TEXAS	<p>© 2023 KIMLEY-HORN AND ASSOCIATES, INC. 13465 INCEL RD., TWO GALLERIA OFFICE TOWER, SUITE 700 DALLAS, TEXAS 75240 WWW.KIMLEY-HORN.COM TX F-928</p>	KHA PROJECT 06253116	DATE MAY 2023	SCALE AS SHOWN	DESIGNED BY LMW	DRAWN BY LMW	CHECKED BY JACK
				REVISIONS	DATE	BY			