

SD SITE PLAN  
SCALE 1/8" = 1'-0"

01-04-2024

SITE

OWNER'S NAME

PROJECT NAME

DATE WHEN THIS PLAN WAS PREPARED

DATE WHEN THIS PLAN WAS APPROVED

NO.	REVISION	DATE

**CEC**  
8250 NE LOOP 820  
NORTH RICHLAND HILLS, TX 76180  
817-281-1879  
INFO@CECHOPE.ORG  
BRYAN  
817-313-6444 CELL  
NICK POWELL  
817-663-3841 CELL

**CEC**

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**DCG ENGINEERING**  
1068 Keller Parkway, Suite 100  
Keller, TX 76248  
Phone: (817) 674-2941 or (817) 201-4477  
www.dcgengineering.com  
Engineering Firm Registration Number F-21947

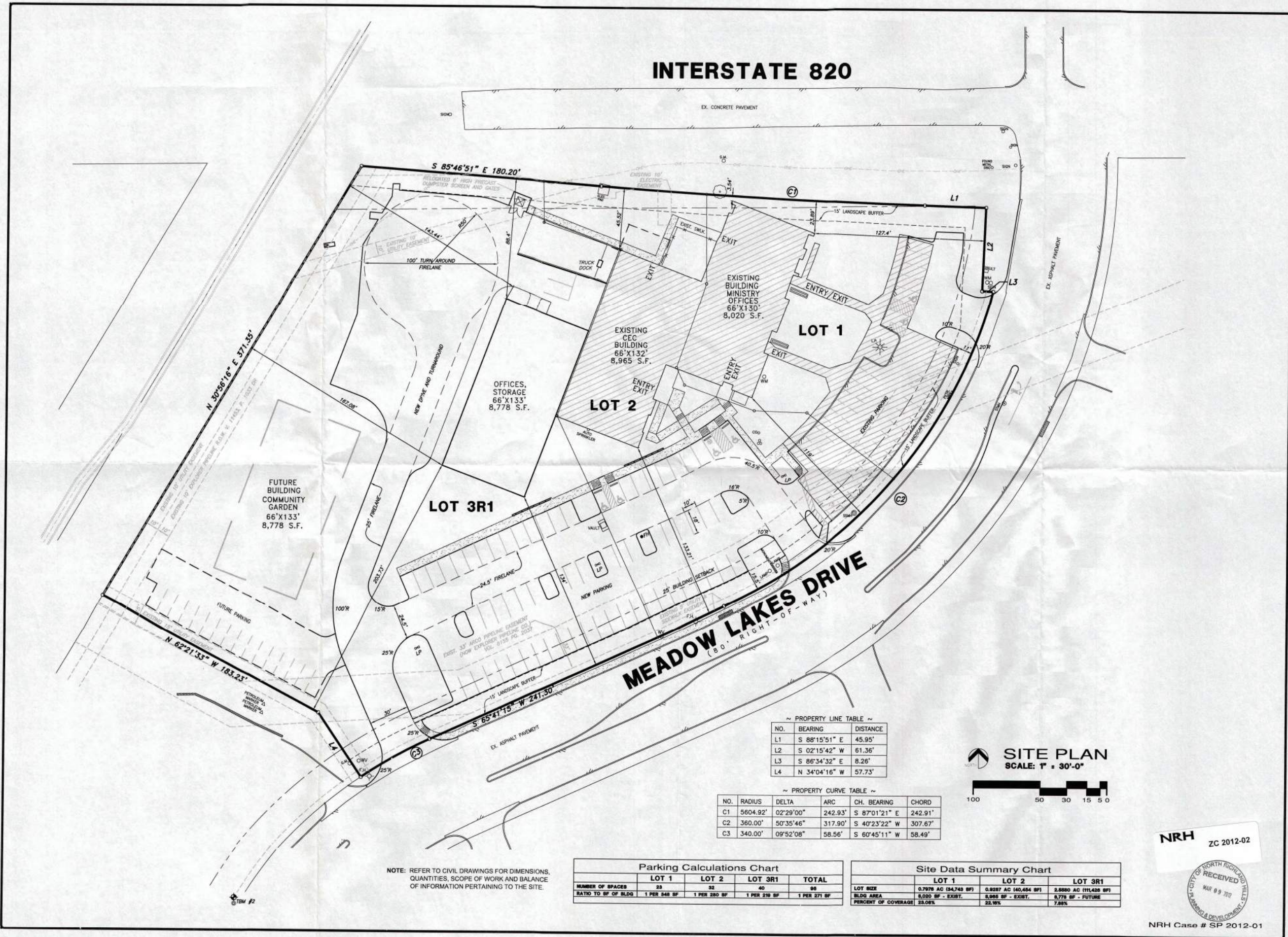


OUTDOOR STORAGE AREA

SCOPE OF WORK AREA

Fence with sider gate on east side





**INTERSTATE 820**

**MEADOW LAKES DRIVE**  
(80' RIGHT-OF-WAY)

~ PROPERTY LINE TABLE ~

NO.	BEARING	DISTANCE
L1	S 88°15'51" E	45.95'
L2	S 02°15'42" W	61.36'
L3	S 86°34'32" E	8.26'
L4	N 34°04'16" W	57.73'

~ PROPERTY CURVE TABLE ~

NO.	RADIUS	DELTA	ARC	CH. BEARING	CHORD
C1	5604.92'	02°29'00"	242.93'	S 87°01'21" E	242.91'
C2	360.00'	50°35'46"	317.90'	S 40°23'22" W	307.67'
C3	340.00'	09°52'08"	58.56'	S 60°45'11" W	58.49'

**Parking Calculations Chart**

	LOT 1	LOT 2	LOT 3R1	TOTAL
NUMBER OF SPACES	23	32	40	95
RATIO TO SF OF BLDG	1 PER 348 SF	1 PER 280 SF	1 PER 219 SF	1 PER 271 SF

**Site Data Summary Chart**

	LOT 1	LOT 2	LOT 3R1
LOT SIZE	0.7978 AC (34,743 SF)	0.9287 AC (40,454 SF)	2.8890 AC (124,268 SF)
BLDG AREA	8,020 SF - EXIST.	8,965 SF - EXIST.	8,778 SF - FUTURE
PERCENT OF COVERAGE	23.06%	22.96%	7.88%

NOTE: REFER TO CIVIL DRAWINGS FOR DIMENSIONS, QUANTITIES, SCOPE OF WORK AND BALANCE OF INFORMATION PERTAINING TO THE SITE.

**SITE PLAN**  
SCALE: 1" = 30'-0"

**NRH** ZC 2012-02



NRH Case # SP 2012-01

ARCHITECTURAL SERVICES GROUP

ARCHITECTURE PLANNING

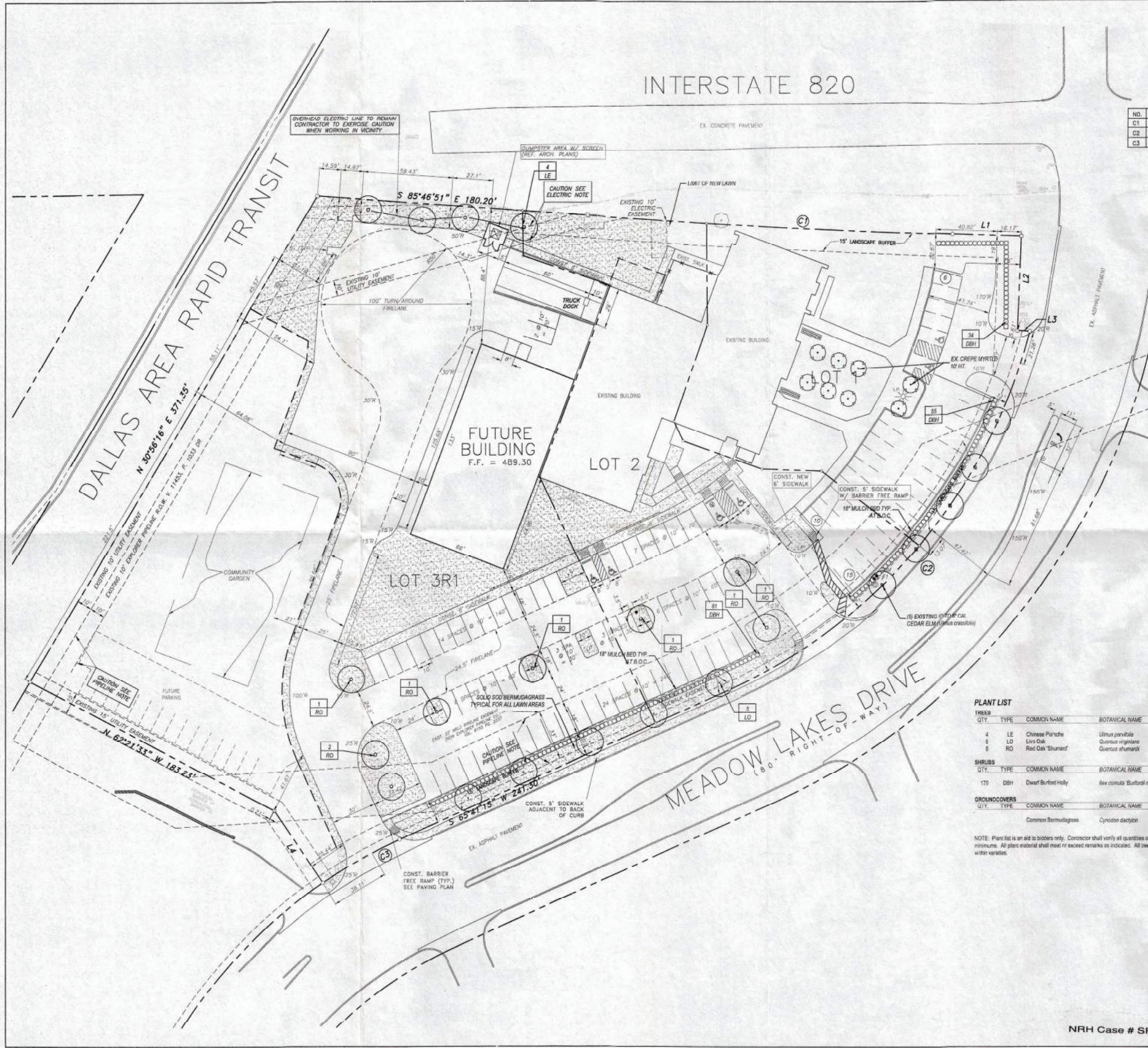
2902 CREEKWOOD DR.  
GRAPEVINE, TEXAS 76051  
214-682-8131

Community Enrichment Center

6500 N E Loop 820  
North Richland Hills  
Texas, 76180

DATE	ISSUED FOR
02-20-12	SITE PLAN PERMIT

PROJECT **11010**  
SHEET **A-101**  
PLOT SCALE

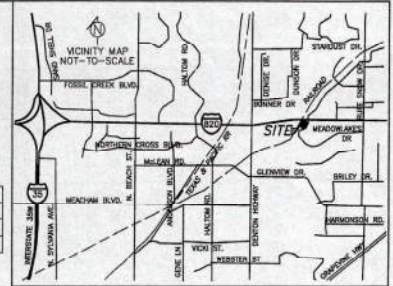


LINE TABLE

NO.	BEARING	DISTANCE
L1	S 86°15'51" E	45.85'
L2	S 02°15'42" W	61.36'
L3	S 86°34'32" E	8.26'
L4	N 34°04'16" W	67.73'

CURVE TABLE

NO.	RADIUS	DELTA	ARC	CH	BEARING	CHORD
C1	5604.92'	02°29'00"	142.93'	S 87°01'21" E	242.91'	
C2	360.00'	50°35'48"	317.90'	S 40°23'22" W	307.67'	
C3	340.00'	09°52'08"	58.56'	S 60°45'11" W	58.49'	



LANDSCAPE TABULATIONS

**SITE LANDSCAPE**  
Requirements: At least 15% of the total lot area shall be landscaped (Total Lot Area: 61,716 s.f.)

Required: 9,258 s.f. (15%)  
Provided: 28,075 s.f. (45%)

**STREET FRONTAGE**  
Requirements: There shall be a 15'-0" wide landscape setback adjacent to all public street right-of-ways. The landscape setback shall contain a minimum of one (1) tree, 3" cal., per 50 l.f. of street frontage and ten (10) shrubs, 24" ht., per 50 l.f. of street frontage. Shrubs planted for parking lot screening may be used to satisfy this requirement.

**MEADOW LAKES DRIVE (60341 L)**  
Required: (8) trees, 3" cal. (89) shrubs, 24" ht.  
Provided: (8) trees, 3" cal. (89) shrubs, 24" ht.

**PARKING LOT SCREEN**  
Requirements: There shall be a minimum 30" ht. screen adjacent to the parking lot. Shrubs shall be 24" of the back of curb, a minimum 24" ht. and 36" o.c.

**PARKING LOT LANDSCAPE (88 SPACES)**  
Requirements: One (1) tree, 3" cal., per 20 parking spaces. No parking space shall be more than 100' from a large tree. All landscaped islands shall contain at least one (1) tree, 3" cal., and groundcover. All parking lots shall be at least 5% landscape. (Parking Lot Area: 68 spaces, 32,045 s.f.)

Required: (4) trees, 3" cal. 1,802 s.f. (5%)  
Provided: (4) trees, 3" cal. 3,485 s.f. (10.9%)

LANDSCAPE NOTES

- Contractor shall verify all existing and proposed site elements and notify Architect of any discrepancies. Survey data of existing conditions are supplied by others.
- Contractor shall locate all existing underground utilities and notify Architect of any conflicts. Contractor shall exercise caution when working in the vicinity of underground utilities.
- Contractor is responsible for obtaining all required landscape and irrigation permits.
- Contractor to provide a minimum 2% slope away from all structures.
- All planting beds and lawn areas to be separated by steel edging. No steel to be installed adjacent to sidewalks or curbs.
- All landscape areas to be 100% irrigated with an underground automatic irrigation system and shall include rain and freeze sensors.
- All lawn areas to be Solid Sod Bermudagrass, unless otherwise noted on the drawings.

MAINTENANCE NOTES

- The Owner, tenant and their agent, if any, shall be jointly and severally responsible for the maintenance of all landscapes.
- All landscape shall be maintained in a neat and orderly manner at all times. This shall include mowing, edging, pruning, fertilizing, watering, weeding and other such activities common to landscape maintenance.
- All landscape areas shall be kept free of trash, litter, weeds and other such material or plants not part of this plan.
- All plant material shall be maintained in a healthy and growing condition as is appropriate for the season of the year.
- All plant material which dies shall be replaced with plant material of equal or better value.
- Contractor shall provide separate bid proposal for one year's maintenance to begin after final acceptance.

SOLID SOD NOTES

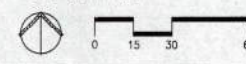
- Final grade areas to achieve final contours indicated. Leave areas to receive sod 3" below final grade in planting areas and 1" below final grade in turf areas.
- Adjust contours to achieve positive drainage away from buildings. Provide uniform rounding at top and bottom of slopes and other levels in grade. Correct irregularities and areas where water may stand.
- All lawn areas to receive solid sod shall be left in a minimum of 1" below final finish grade. Contractor to coordinate operations with on-site Construction Manager.
- Contractor to coordinate with on-site Construction Manager for availability of existing topsoil.
- Plant sod by hand to cover indicated area completely. Insure edges of sod are butting. Top dress joints by hand with topsoil to fill voids.
- Roll grass areas to achieve a smooth, even surface, free from unusual undulations.
- Water sod thoroughly as sod operation progresses.
- Contractor shall maintain all lawn areas until final acceptance. This shall include, but not limited to: mowing, weeding, watering, cultivating, cleaning and replacing dead or bare areas to keep plants in a vigorous, healthy condition.
- Contractor shall guarantee establishment of an acceptable turf area and shall provide replacement from local supply if necessary.
- If installation occurs between September 1 and March 1, all sod areas to be over-seeded with Winter Ryegrass, at a rate of (4) pounds per one thousand (1000) square feet.

PLANT LIST

TREES	QTY.	TYPE	COMMON NAME	BOTANICAL NAME	SIZE	REMARKS
	4	LE	Chinese Pistache	Ulmus parviflora	3" cal.	container grown, 13" ht., 4" spread min., 4" clear trunk
	6	LO	Liro Oak	Quercus nigra	3" cal.	container grown, 13" ht., 4" spread min., 4" clear trunk
	8	RO	Red Oak 'Summit'	Quercus shumakeri	3" cal.	container grown, 13" ht., 4" spread min., 4" clear trunk
SHRUBS	QTY.	TYPE	COMMON NAME	BOTANICAL NAME	SIZE	REMARKS
	170	DBH	Dwarf Burford Holly	Ilex cornuta 'Burford holly'	24" ht.	container, full plant, 36" o.c.
GROUNDCOVERS	QTY.	TYPE	COMMON NAME	BOTANICAL NAME	SIZE	REMARKS
			Common Bermudagrass	Cynodon dactylon		sod, refer to notes

NOTE: Plant list is an aid to bidders only. Contractor shall verify all quantities on plan. All heights and spreads are minimums. All plant material shall meet or exceed remarks as indicated. All trees to have size 3/8" trunks and be matching within varieties.

01 LANDSCAPE PLAN



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REV.	DATE	DESCRIPTION
1	12.05.11	ISSUE FOR PERMITS
2	12.05.11	ISSUE FOR PERMITS

LANDSCAPE PLAN  
COMMUNITY ENRICHMENT CENTER  
LOT 1, 2 & 3R1, BLOCK 7-MEADOW LAKES ADDTN.  
THE CITY OF NORTH RICHLAND HILLS, TEXAS  
Cates-Clark & Associates, LLP  
Consulting Engineers

DESIGN	DRAWN	DATE	SCALE	NOTES	FILE	NO.
BDA	BDA	12.05.11	1"=30'	D.P.	080-001 SITE	L1.1

NRH Case # SP 2012-01