







(A) LOT AREA (ENTIRE SITE)	170,989 S.F. / 3,925 AC.
(B) SETBACK REQUIRED BY ZONING	
FRONT BUILDING LINE	25' FRONT B.L.
SIDE BUILDING LINE	35' SIDE B.L.
REAR BUILDING LINE	35' REAR B.L.
(C) ZONING	
CURRENT	O-1
PROPOSED	O-1
(D) PARKING SUMMARY	
OFFICE SPACE (1 SPACE / 250 SF : 0.000 SF)	X SPACES
MEDICAL SPACE (1 SPACE / 200 SF : 0.000 SF)	X SPACES
(E) OPEN SPACE (DEVELOPED AREA)	
LANDSCAPE AREA REQUIRED	25,648 S.F. (15%)
LANDSCAPE AREA PROVIDED	70,613 S.F. (41%)
IMPERVIOUS COV. EX. BLDG.	65,132 S.F. (39%)
IMPERVIOUS COV. INC. BLDG.	100,376 S.F. (59%)
BUILDING TOTAL COVERAGE	35,244 S.F. (20%)
(F) BUILDING HEIGHT - BLDG 1	23'-11"
(G) PROPOSED USE	
BUILDING 1	TBD
BUILDING 2	TBD
BUILDING 3	TBD
BUILDING 4	TBD
BUILDING 5	TBD
BUILDING 6	TBD

HATCH LEGEND

PROPOSED CONCRETE	
PROPOSED 24" CON. FIRELANE	
PROPOSED LANDSCAPE	
PROPOSED BUILDING AREA	

SITE PLAN NOTES

1. ALL DEBRIS AND MATERIALS TO BE REMOVED ON A REGULAR BASIS
2. PROTECT EXISTING LANDSCAPING AND ITEMS TO REMAIN AND REQUIRED DURING CONSTRUCTION
3. REFER TO GENERAL NOTES AND BALANCE OF DRAWINGS FOR ADDITIONAL INFORMATION.
4. REFER TO CIVIL DRAWINGS FOR CONCRETE SIDEWALK.
5. REFER TO ELECTRICAL DRAWINGS FOR SITE LIGHTING LOCATIONS.
6. REFER TO CIVIL DRAWINGS FOR NEW CURB CUTS FOR NEW DRIVEWAY.
7. THE EXTERIOR LIGHTING DEPICTED ON THE SITE PLAN MUST COMPLY WITH THE REQUIREMENTS OF THE CITY OF NORTH RICHLAND HILLS ZONING ORDINANCE.

PARKING & PASSENGER LOADING ZONES

1. ACCESSIBLE PARKING SPACE SHALL BE AT LEAST 96" WIDE
2. PARKING ACCESS AISLES SHALL BE PART OF AN ACCESSIBLE ROUTE TO THE BUILDING OR FACILITY ENTRANCE AND SHALL COMPLY WITH T.A.S.
3. TWO ACCESSIBLE PARKING SPACE MAY SHARE A COMMON ACCESS AISLE TO COMPLY WITH T.A.S.
4. PARKED VEHICLE OVERHANGS SHALL NOT REDUCE THE CLEAR WIDTH OF AN ACCESSIBLE ROUTE.
5. PARKING SPACES AND ACCESS AISLES SHALL BE LEVEL WITH SURFACES SLOPES NOT EXCEEDING 1:48.

ACCESSIBLE ROUTES SLOPES

1. AN ACCESSIBLE ROUTE WITH A RUNNING SLOPE GREATER THAN 1:20
2. NOWHERE SHALL ANY SLOPE EXCEED 1:48 AND SHALL COMPLY WITH T.A.S.

ACCESSIBLE ROUTE LOCATION

1. AT LEAST ONE ACCESSIBLE ROUTE WITHIN THE BOUNDARY OF THE SITE SHALL BE PROVIDED FROM PUBLIC TRANSPORTATION STOPS, ACCESSIBLE PARKING AND ACCESSIBLE PASSENGER LOADING ZONES, AND PUBLIC STREETS OR SIDEWALKS TO THE ACCESSIBLE BUILDING ENTRANCE THEY SERVE. THE ACCESSIBLE ROUTE SHALL, TO THE MAXIMUM EXTENT FEASIBLE, COINCIDE WITH THE ROUTE FOR THE GENERAL PUBLIC.
2. ALL LOCATIONS OF ACCESSIBLE ROUTES SHALL COMPLY WITH T.A.S.

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THE HILLS AT DAVIS PARK
SHELL BUILDING 1
8310 & 8320 DAVIS BLVD.
N. RICHLAND HILLS, TX 76111

LEGACY
A-D-P-R

FOR INTERIM
NOT FOR REGULATORY
PERMIT OR CONSTRUCTION

ARCHITECT FER
TX. REGISTRATION #26463
DATE 02/14/25

DRAWN: W.V.
CHECKED BY: F.E.R.

DATE | ISSUED FOR

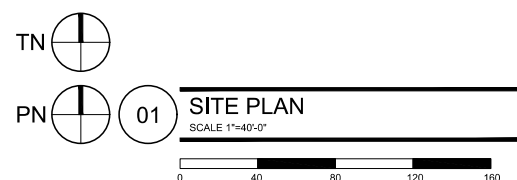
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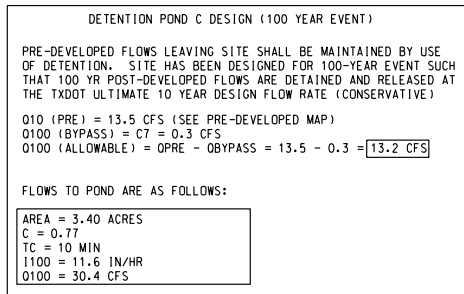
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SHEET

A1.0

24053PLT





DETENTION POND ELEVATION VS. VOLUME	
ELEVATION ABOVE DATUM (FT.)	VOLUME CU FT
644.50 (POND BOTTOM)	0
645	553
646	3299
647	7253
648	12620
649	19545
$\frac{649-648}{19545-12620} = \frac{x-648}{14839-12620}$ $x = 648.32$	
<p>HEAD IN POND</p> <p>648.32 - 644.50 = 3.82'</p>	

MAX RELEASE RATE = 13.2 CFS
STORAGE REQUIRED = 14839 CF

OUTFALL STRUCTURE IS A 16" DIA. ORIFICE BUILT INTO
A 4' Y-INLET (WEIR OPENING) (SEE CALCS):

Q = CA $\sqrt{2GH}$
C = 0.60
A = 1.39 SQ. FT.
G = 32.2
H = (3.82') - 0.5(1.33') = 3.16'

Q = 11.9 CFS

$$Q_{100} = 11.9 + 0 = 11.9 \text{ CFS} < 13.2 \text{ CFS (OK)}$$

STORMWATER DETENTION WORKSHEET

HAMILTON HILLS, PC

PROJECT NAME: THE HILLS AT DAVIS PARK - NRH
SUB AREAS TOTAL AREA COMBINED FLOW

TOTAL VOLUME CALCULATIONS

EXISTING CONDITIONS: (100 YR)

RUNOFF COEFFICIENT (c)

TIME OF CONCENTRATION (hrs)

RAINFALL INTENSITY (i)

AREA (A acres)

DISCHARGE (Q)

0.5

1.0 hrs

7.9 n/hr

3.41 acres

13.5 cfs

PROPOSED CONDITIONS: (100 YR)

RUNOFF COEFFICIENT (c)

TIME OF CONCENTRATION (hrs)

RAINFALL INTENSITY (i)

AREA (A acres)

DISCHARGE (Q)

0.77

1.0 hrs

11.6 n/hr

3.4 acres

30.4 cfs

MAXIMUM PERMISSIBLE RELEASE RATE: (Qip = Q existing - MAX RUNOFF RATE LESS FREE RELEASE (IF APPLICABLE))

FREE RELEASE CALCULATION = 0.3 cfs

13.5 - 3.0 = 10.5 cfs

REQUIRED STORMWATER VOLUME

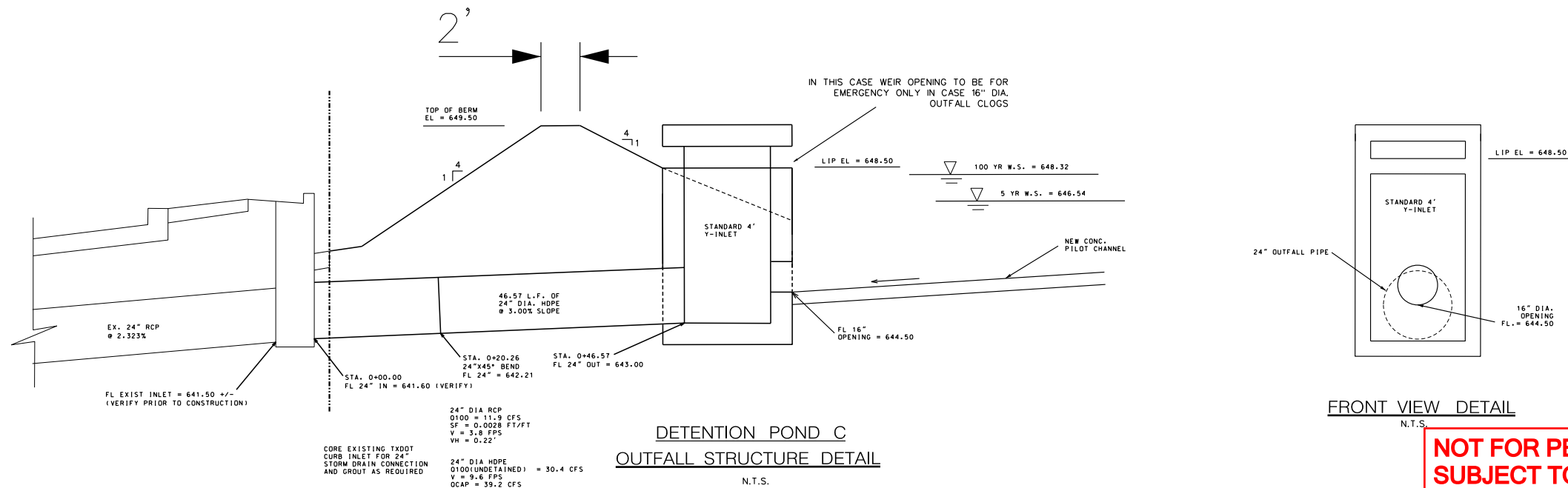
Rainfall Duration T	Rainfall Intensity I	Peak Runoff Rate Qp	Storm Runoff Volume Vs	Release Rate Qr	Storage Volume Sv
5	14.70	38.5	11445	5926	5619
10	11.60	30.4	18221	7992	10320
15	9.60	25.1	22820	9877	12742
20	8.20	21.5	25361	11853	13809
25	7.30	19.1	28627	13828	14839
30	6.50	16.9	30571	15603	14827
40	5.40	14.1	33529	19754	14175
50	4.70	12.4	36170	23705	13209
60	4.20	11.0	38584	27656	11928
120	2.60	6.8	48009	53061	-2352
180	1.90	5.0	53121	71569	-21345
240	1.60	3.9	56940	90771	-42626
300	1.30	3.4	61121	122476	-61215
360	1.10	2.9	62204	146181	-83978

REQUIRED STORAGE VOLUME (MAX. SV) Rav = Max

14839 Cu. Ft.

HEAD AT POND ELEV. - 649.32 - 1' ABOVE 100 YEAR
POND SURFACE (STILL BELOW BERM)

Q = 3.0 (1)^{1.5} (16)
Q = 48 CFS (PASSES 100 YEAR UN-DETAINED EVENT)



**NOT FOR PERMITTING.
SUBJECT TO APPROVAL
BY CITY ENGINEER.**

[illegible]