



**NOTE:**  
CURBS TO DOVETAIL INTO DRAINAGE ON 311 PER TxDOT REQUIREMENT

- GENERAL NOTES**
- ALL DIMENSIONS TO BE VERIFIED BEFORE CONSTRUCTION. ALL DISCREPANCIES FOUND ARE TO BE BROUGHT TO THE ATTENTION OF THE OWNER.
  - CONTRACTOR TO CLEAN UP SITE AT THE END OF EACH DAY AND REMOVE DEBRIS TO AN ACCEPTABLE LOCATION. TRASH IS NOT TO BE BURNED ON SITE.
  - FIRE LANE IS TO MEET CITY CODES AND HAVE A 4" WIDE RED STRIPE MARKED "FIRE LANE - NO PARKING - TOW AWAY ZONE"
  - PARKING AND H/C ACCESS AREA TO HAVE 4" WIDE PAINT STRIPES.
  - CONTROL JOINTS IN CONCRETE WALK AND BUILDING SLAB TO BE AT 20'-0" O.C.E.W. EXPANSION JOINTS TO BE AT 60'-0" O.C.E.W.
  - LOCATION OF ALL UNDER GROUND UTILITIES TO BE VERIFIED BEFORE ANY DIGGING, TRENCHING OR DEMOLITION IS DONE.
  - ACCESSIBLE ROUTE FROM H/C PARKING TO CURB RAMP NOT TO EXCEED 1/20 OR 5% SLOPE IN EITHER DIRECTION.
  - EXISTING TREES TO BE PROTECTED DURING CONSTRUCTION. TREES TO BE ENCLOSED WITH CONC. AND PAVING MAY DIE AND WILL BE REPLACED PER CITY REQUIREMENTS.
  - PROVIDE PARKING LOT LIGHTING TO MEET CITY REQUIREMENTS.
  - REQUIRED TO BE SPRINKLED.
  - PROVIDE 80% MASONRY MINIMUM.

**S.F. CALCS.**

TOTAL LOT SF. SIZE	54,372 SF.
TOTAL BUILDING SIZE	12,464 SF. 23% OF TOTAL LOT SF.
TOTAL PORCH SIZE	2,024 SF.
TOTAL LANDSCAPE REQ.	6,074 SF. REQUIRED
TOTAL GREEN/LANDSCAPING PROPOSED	10,931 SF. + 20% OF TOTAL SF.
TOTAL LANDSCAPE REQ. IN FRONT	5,113 SF. IN FRONT + 40%
15 - 3" CALIFER MIN. REQUIRED	
12 - ORNAMENTALS REQUIRED	TO BE FROM APPROVED LIST
36 - SHRUBS REQUIRED	
TOTAL PARKING 4 DRIVE OFFICE / PROFESSIONAL BUSINESS	28,948 SF. = 53% OF TOTAL SF.
1 / 250 SQFT.	
TOTAL BLDG. SQFT. 12,464 / 250 = 50	
50 SPACES PROVIDED	

**PRO CAD +**  
Construction Drawings  
Custom Home Design

*Barry and Marcy Silbreath*  
1301 CRAWFORD AVE  
GRANBURY, TX 76048  
817-579-8920

These architectural drawings have been prepared for use by the client and are for architectural design only. Civil, structural, mechanical, and other related engineering design and specifications are the responsibility of the engineer. The drawings will be the responsibility of the owner or his appointed general contractor. Local building codes should be conformed to. All measurements shall be verified by the contractor performing the respective work.

**STONE HILL**  
**OFFICE LEASE SPACE BUILDING**  
2441 EAST HWY 377  
Granbury, Texas

SCALE: 1" = 20'-0"

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DRAWN BY: BKG  
DATE: 11/09/05

SHEET NO. S-1