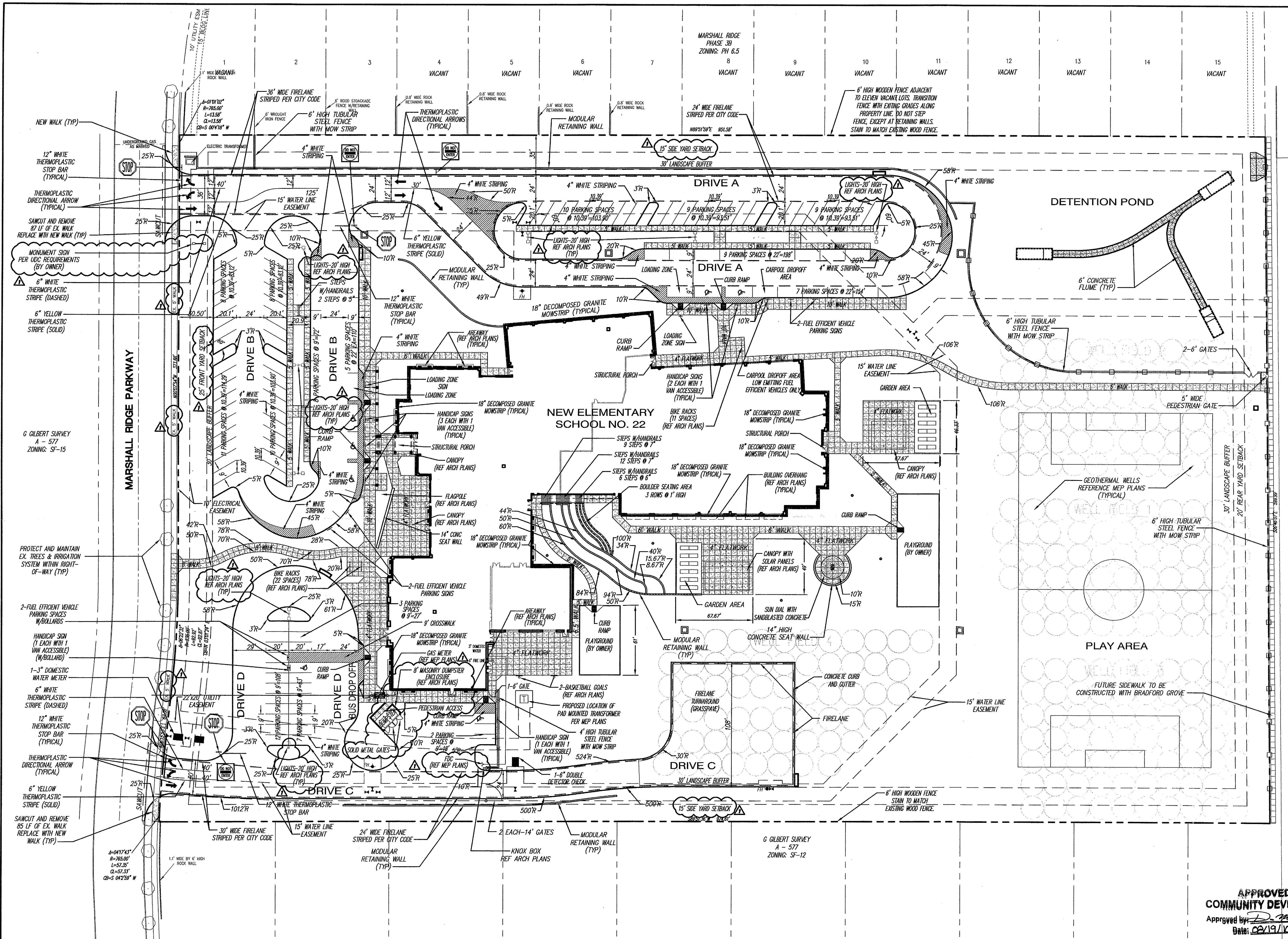
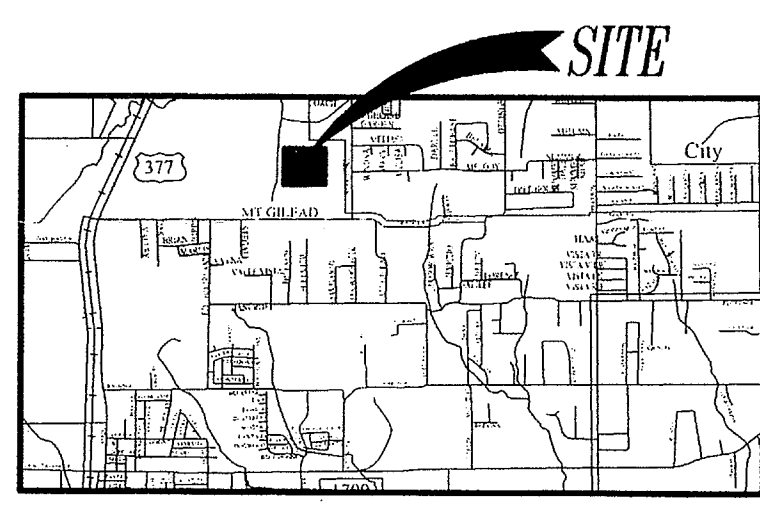




SITE PLAN
FOR
K.I.S.D. ELEMENTARY SCHOOL NO. 22
KELLER, TEXAS
LOT 1, BLOCK A
TOTAL ACREAGE: 13.189 ACRES

ZONING	
ZONED: PH 6.5	
FRONT YARD REQUIRES:	
25' BLDG SETBACK	30' LANDSCAPE BUFFER
REAR YARD REQUIRES:	
20' BLDG SETBACK	30' LANDSCAPE BUFFER
SIDE YARD REQUIRES:	
15' BLDG SETBACK	30' LANDSCAPE BUFFER
SIGNS MEET UDC REQUIREMENTS	

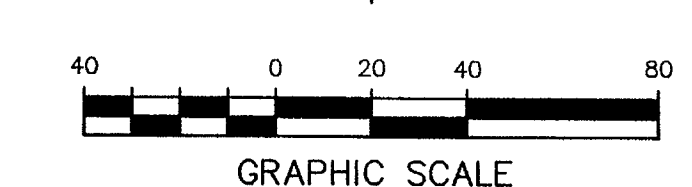
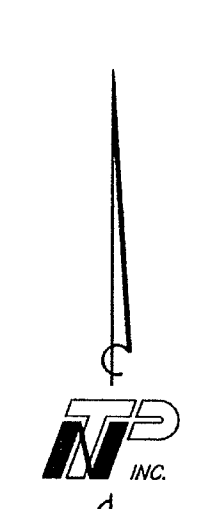
BUILDING/PARKING DATA	
TOTAL BUILDING AREA: Elementary School:	82,414 SF
PARKING SPACES: 1 SPACE PER 15 STUDENTS 750 STUDENTS/15 =	50 REQUIRED
TOTAL STANDARD PARKING:	120
TOTAL HANDICAP PARKING:	7
TOTAL PARKING:	127
TOTAL LOADING SPACES: FUEL EFFICIENT VEHICLE- PREFERRED PARKING (5%)	6



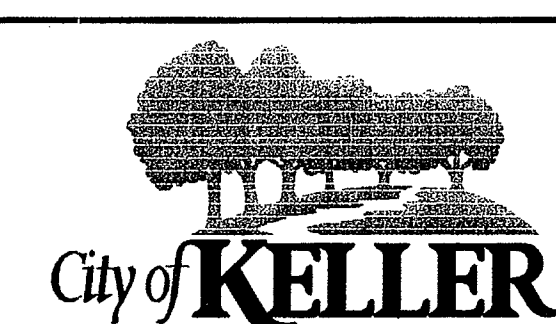
VICINITY MAP
SCALE: 1"=1000'

OWNER/APPLICANT:
KELLER INDEPENDENT SCHOOL DISTRICT
350 KELLER PARKWAY
KELLER, TEXAS 76248
CONTACT: HUDSON HUFF

DATE PREPARED:
JULY 23, 2010
AUGUST 6, 2010



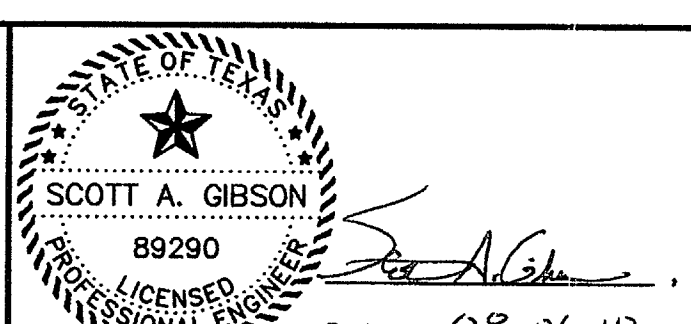
NO.	REVISION	BY	DATE



SCALE	HORIZ	1"=40'
VERT	N/A	
DATE		
AUG. 2010		

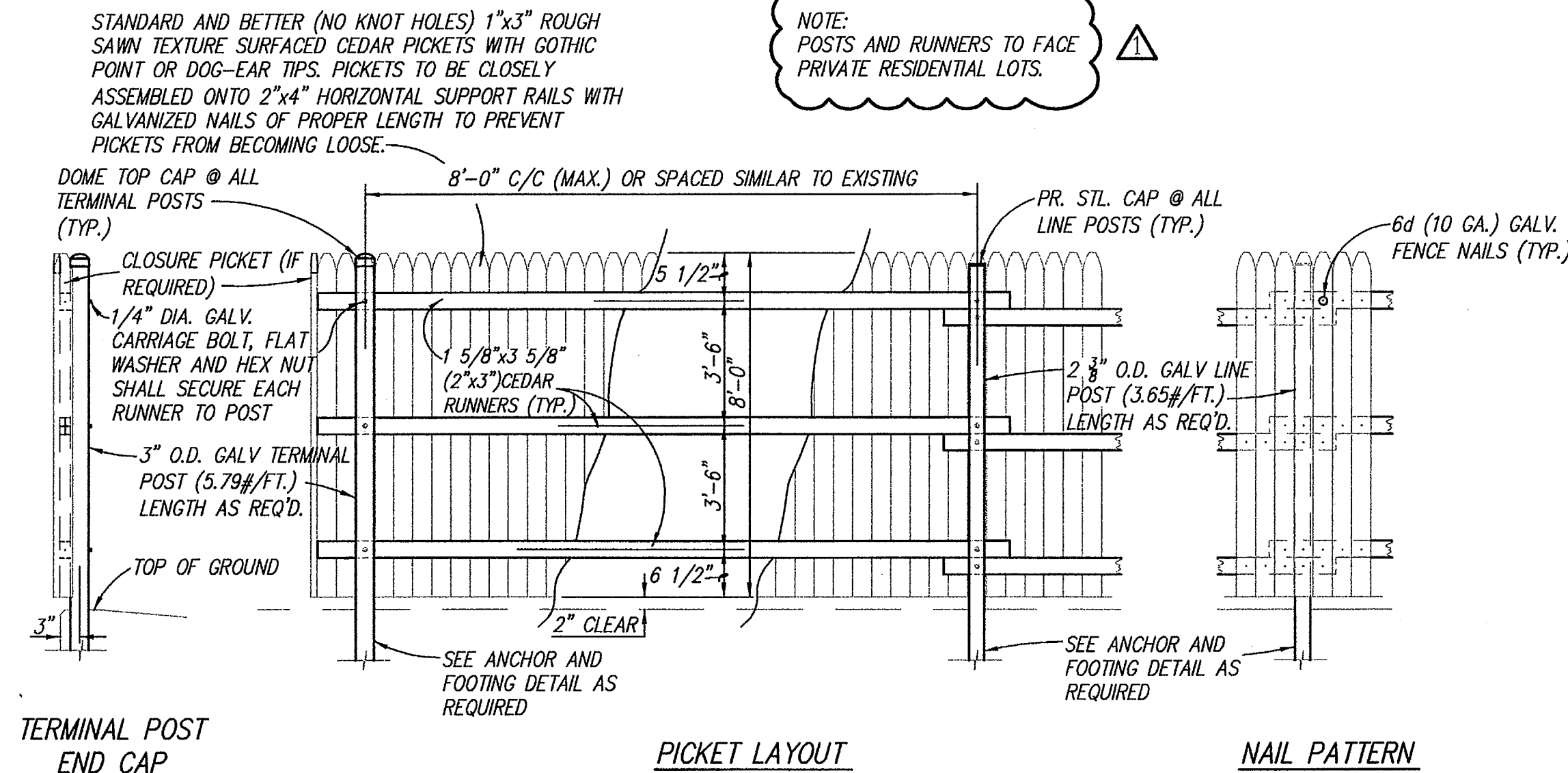


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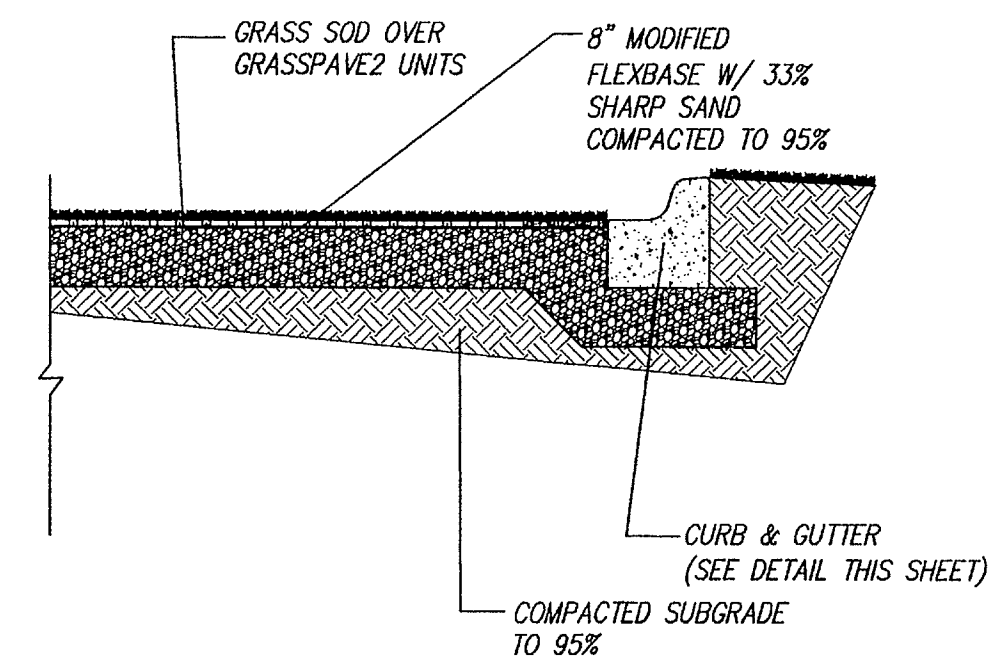
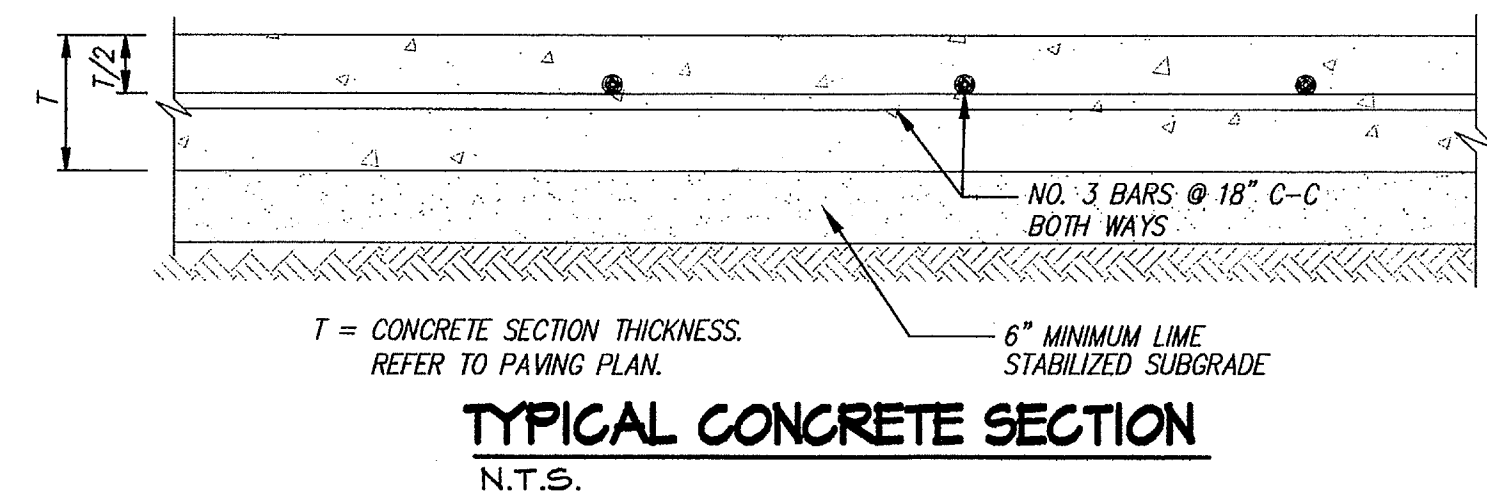


APPROVED BY
COMMUNITY DEVELOPMENT
Approved by: *[Signature]* SP-10-0006
Date: 08/19/10

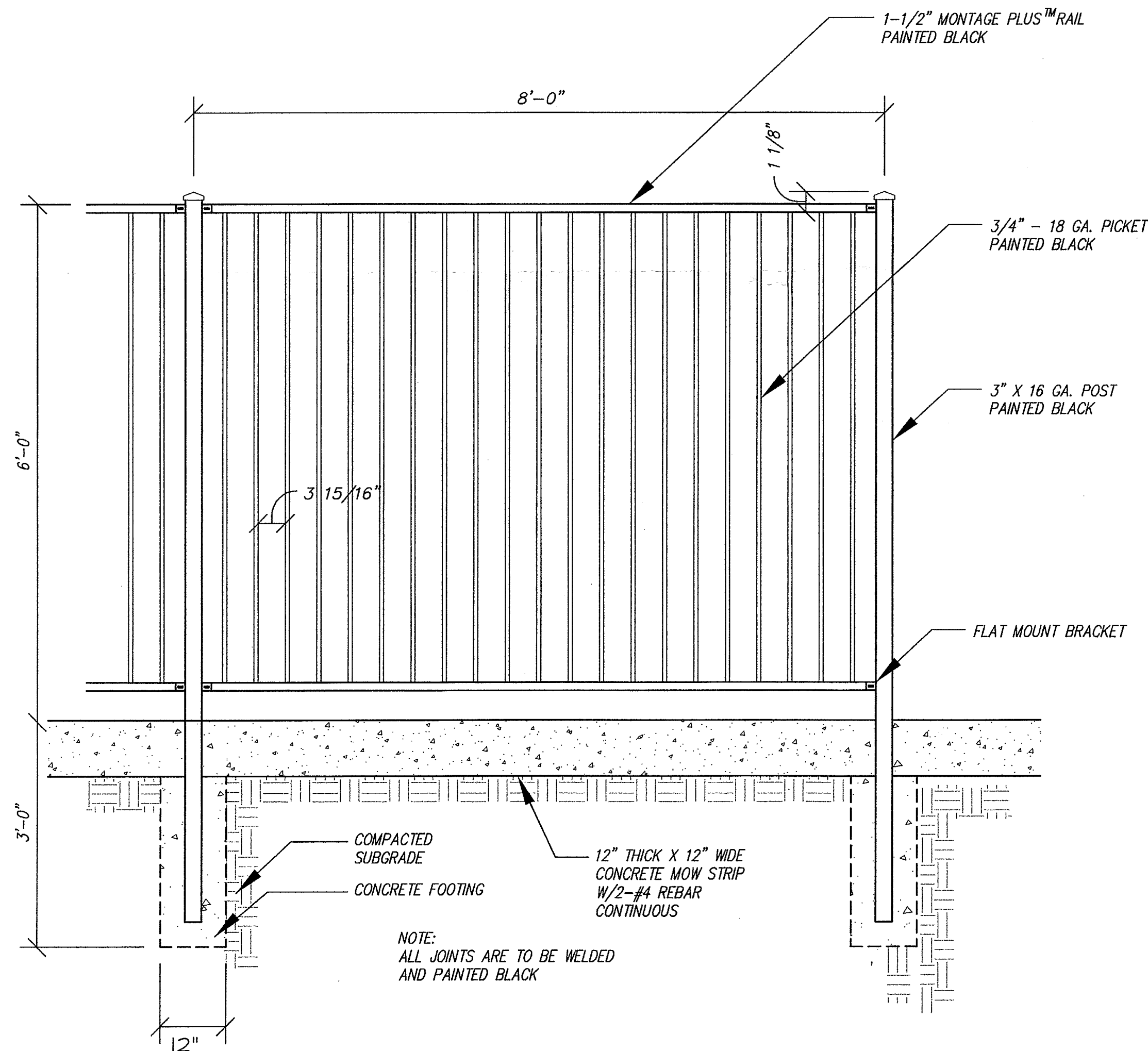
CITY OF KELLER, TEXAS	TNP PROJECT
SITE PLAN SUBMITTAL FOR	VLK10122
K.I.S.D. ELEMENTARY SCHOOL NO. 22	SHEET
SITE PLAN	1
	OF
	5



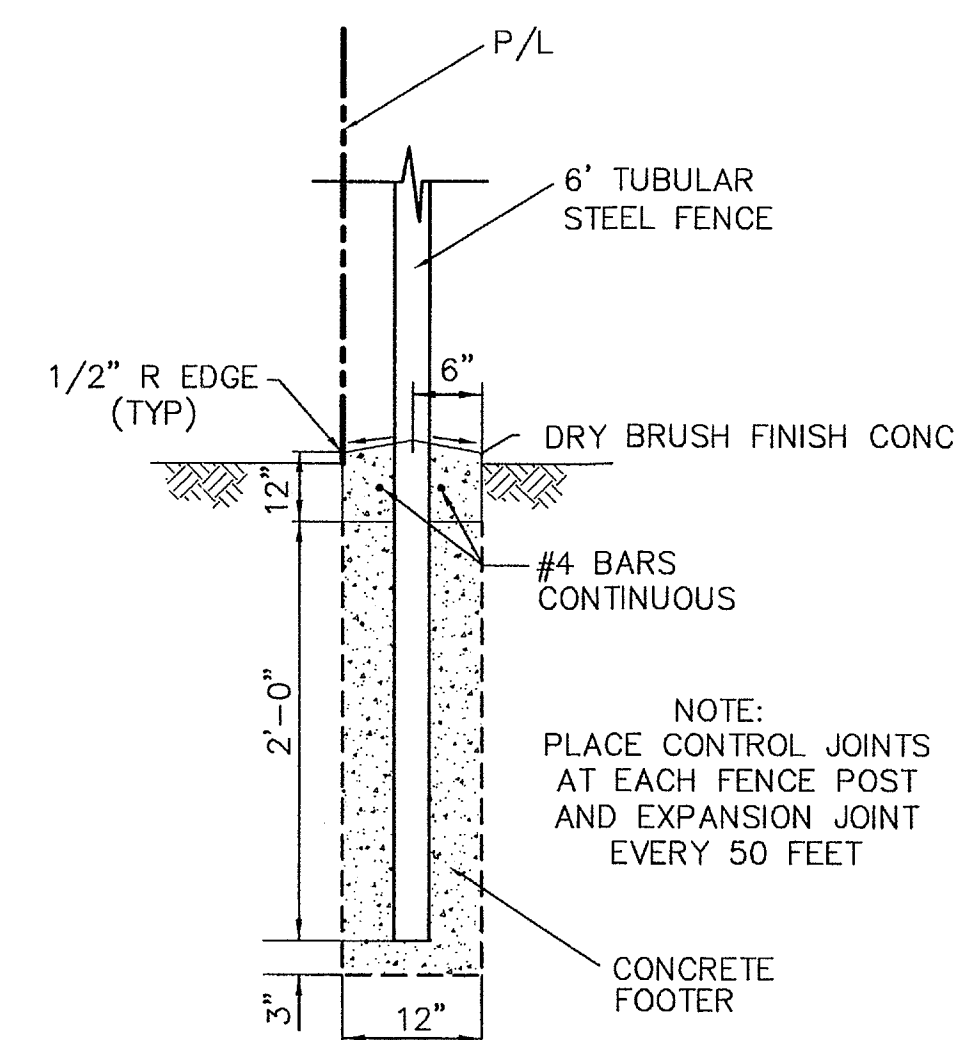
TYPICAL WOOD PICKET FENCE DETAILS
N.T.S.



GRASS PAVE DETAIL
N.T.S.



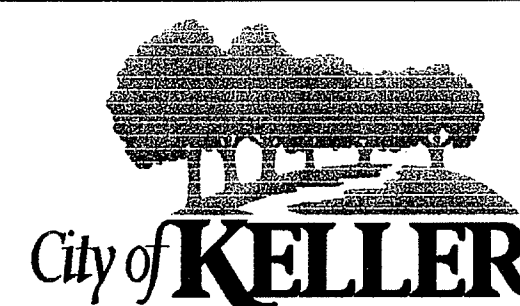
TUBE STEEL FENCE
N.T.S.



**6' HIGH TUBULAR STEEL FENCE
W/ MOW STRIP ALONG PROPERTY LINE**
N.T.S.

The SITE PLAN shall NOT be modified without the approval of The Community Development Department

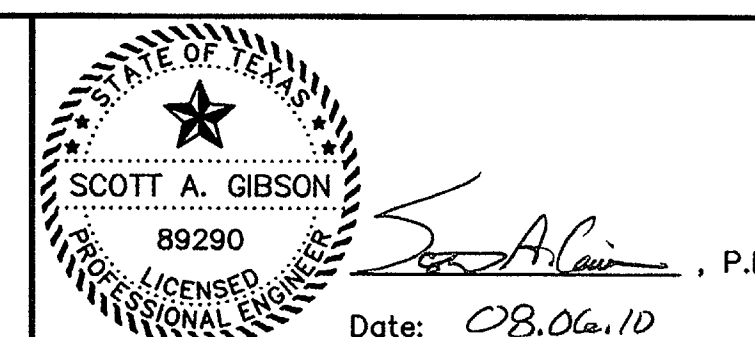
NO.	CITY COMMENTS	SAG	08.06.10
	REVISION	BY	DATE



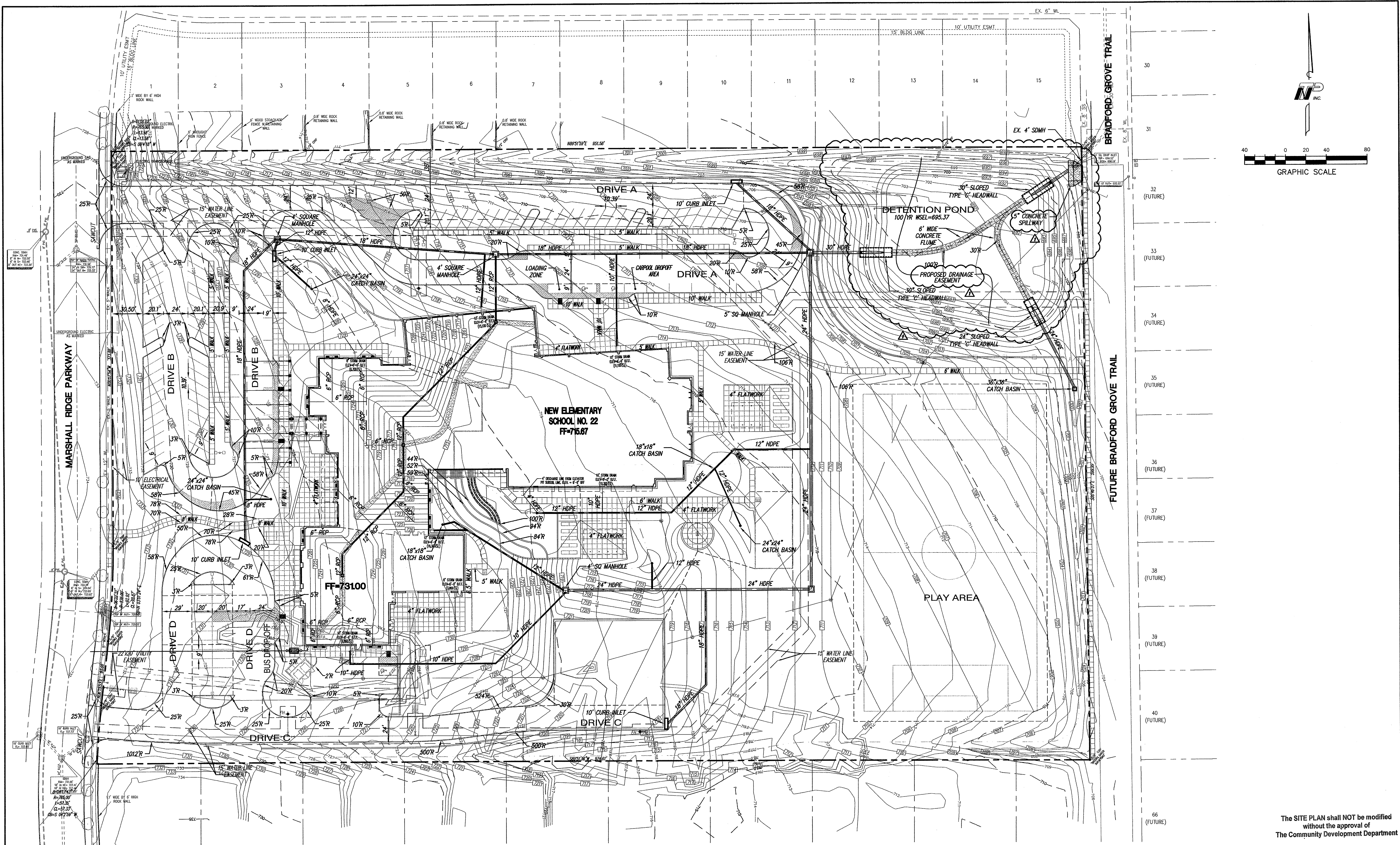
SCALE
HORIZ 1"=40'
VERT N/A
DATE
AUG. 2010



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CITY OF KELLER, TEXAS	TNP PROJECT VLK10122
SITE PLAN SUBMITTAL FOR K.I.S.D. ELEMENTARY SCHOOL NO. 22	SHEET 2
SITE PLAN DETAILS	OF 5



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without the approval of
The Community Development Department

NO.	REVISION	BY	DATE

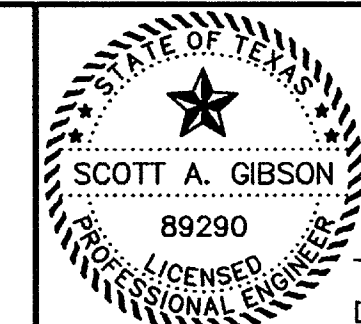


SCALE
HORIZ
1"=40'
VERT
N/A
DATE
AUG. 2010



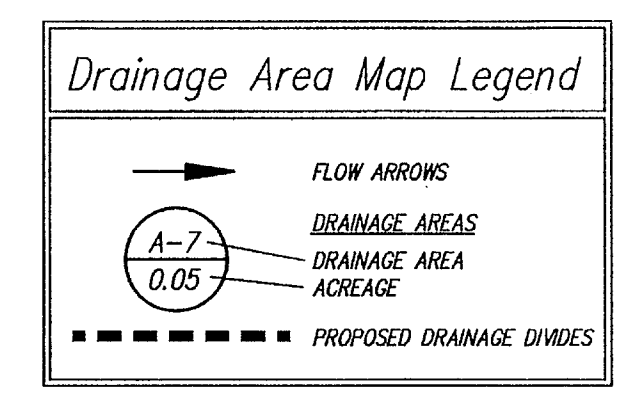
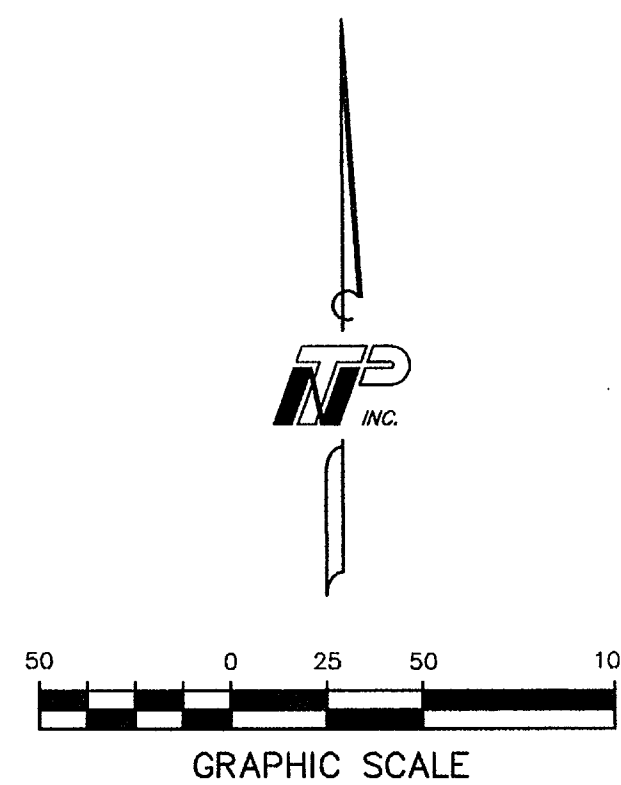
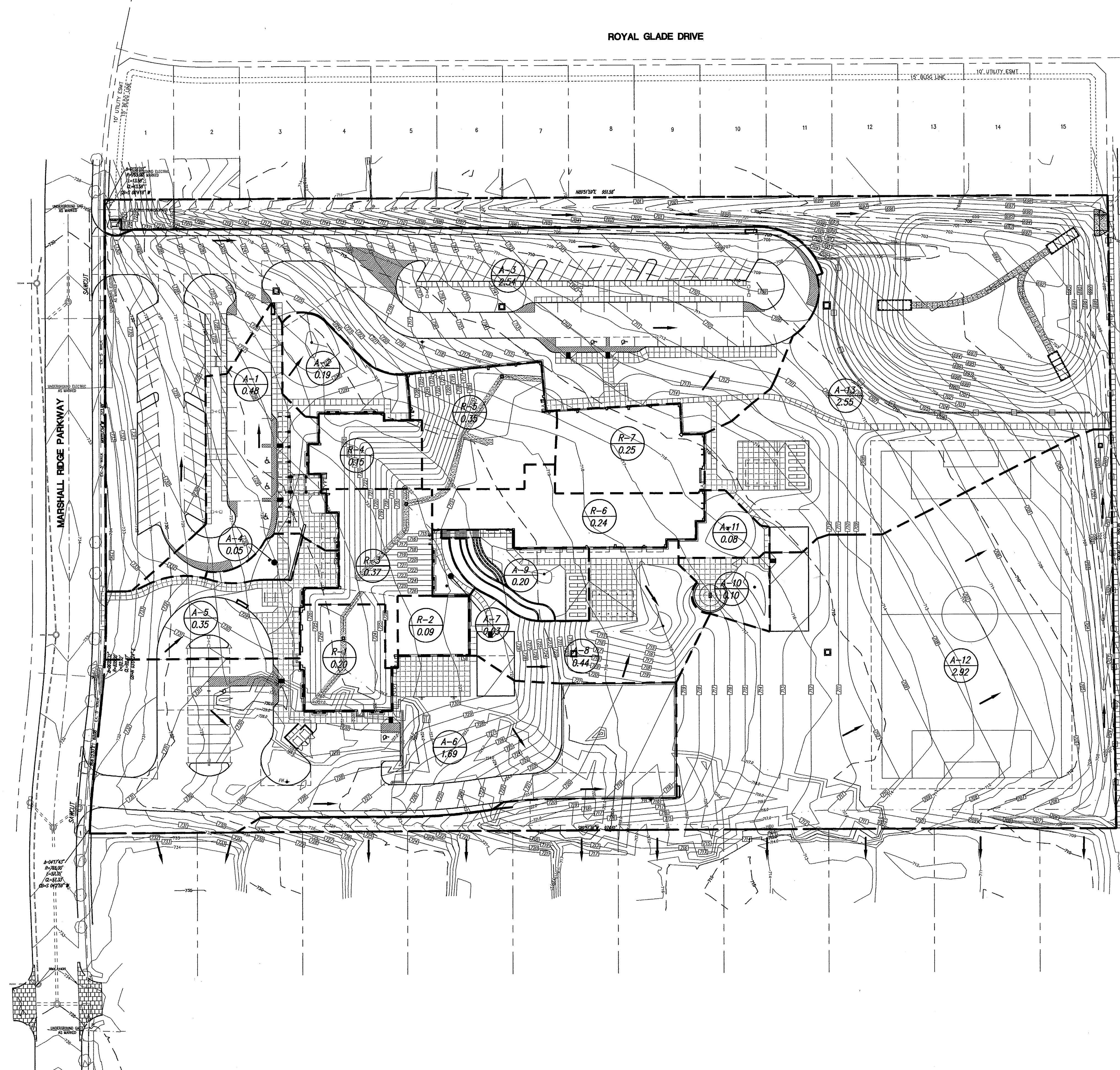
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SCOTT A. GIBSON
89290
Date: 08.06.10

CITY OF KELLER, TEXAS	TNP PROJECT VLK10122
SITE PLAN SUBMITTAL FOR K.I.S.D. ELEMENTARY SCHOOL NO. 22	SHEET 3
GRADING AND DRAINAGE PLAN	OF 5

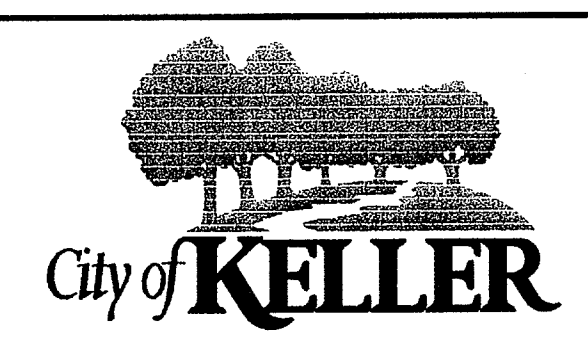


PROPOSED DRAINAGE AREA DATA									
AREA	ACRES	'C'	T _c	I _s	Q _s	I ₁₀₀	Q ₁₀₀	DESCRIPTION	
A-1	0.48	0.70	10	6.7	2.25	11.60	3.90	Overland flow to 10' Curb Inlet	
A-2	0.19	0.70	10	6.7	0.89	11.60	1.54	Overland Flow to Catch Basin	
A-3	2.54	0.70	10	6.7	11.91	11.60	20.62	Overland Flow to 10' Curb Inlet	
A-4	0.05	0.70	10	6.7	0.23	11.60	0.41	Overland Flow to Catch Basin	
A-5	0.35	0.70	10	6.7	1.64	11.60	2.84	Overland flow to 10' Curb Inlet	
A-6	1.69	0.70	10	6.7	7.93	11.60	13.72	Overland flow to 10' Curb Inlet	
A-7	0.03	0.70	10	6.7	0.14	11.60	0.24	Overland Flow to Catch Basin	
A-8	0.44	0.70	10	6.7	2.06	11.60	3.57	Overland Flow to Catch Basin	
A-9	0.20	0.70	10	6.7	0.94	11.60	1.62	Overland Flow to Catch Basin	
A-10	0.10	0.70	10	6.7	0.47	11.60	0.81	Overland flow to Catch Basin	
A-11	0.08	0.70	10	6.7	0.38	11.60	0.65	Overland flow to Catch Basin	
A-12	2.92	0.70	10	6.7	13.69	11.60	23.71	Overland flow to Catch Basin	
A-13	2.55	0.70	10	6.7	11.96	11.60	20.71	Overland Flow to Detention Pond	
R-1	0.20	0.95	10	6.7	1.27	11.60	2.20	Roof Drain to SD Line 'B'	
R-2	0.09	0.95	10	6.7	0.57	11.60	0.99	Roof Drain to SD Lat 'B-5'	
R-3	0.37	0.95	10	6.7	2.36	11.60	4.08	Roof Drain to SD Lat 'B-4'	
R-4	0.15	0.95	10	6.7	0.95	11.60	1.65	Roof Drain to SD Lat 'A-5'	
R-5	0.35	0.95	10	6.7	2.23	11.60	3.86	Roof Drain to SD Lat 'A-4'	
R-6	0.25	0.95	10	6.7	1.59	11.60	2.76	Roof Drain to SD Lat 'B-1b'	
R-7	0.24	0.95	10	6.7	1.53	11.60	2.64	Roof Drain to SD Lat 'A-2'	

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NO.	REVISION	BY	DATE

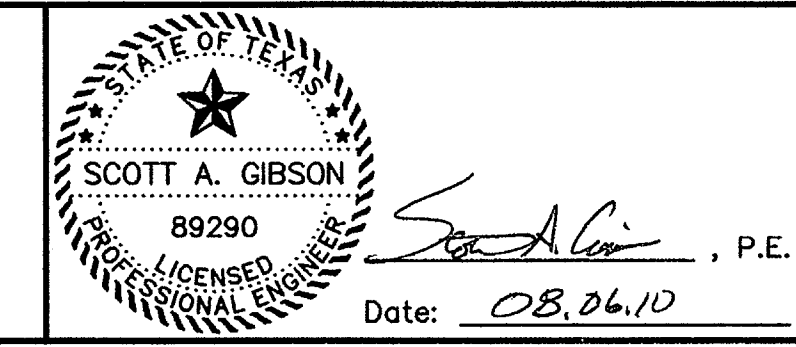
CITY COMMENTS	SAG 08.06.10



SCALE
HORIZ
1"=40'
VERT
N/A
DATE
AUG. 2010

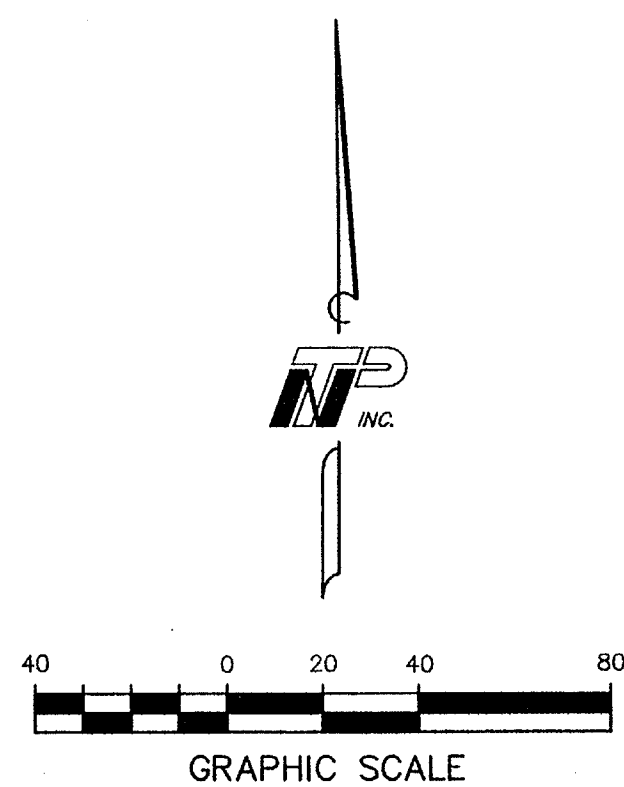
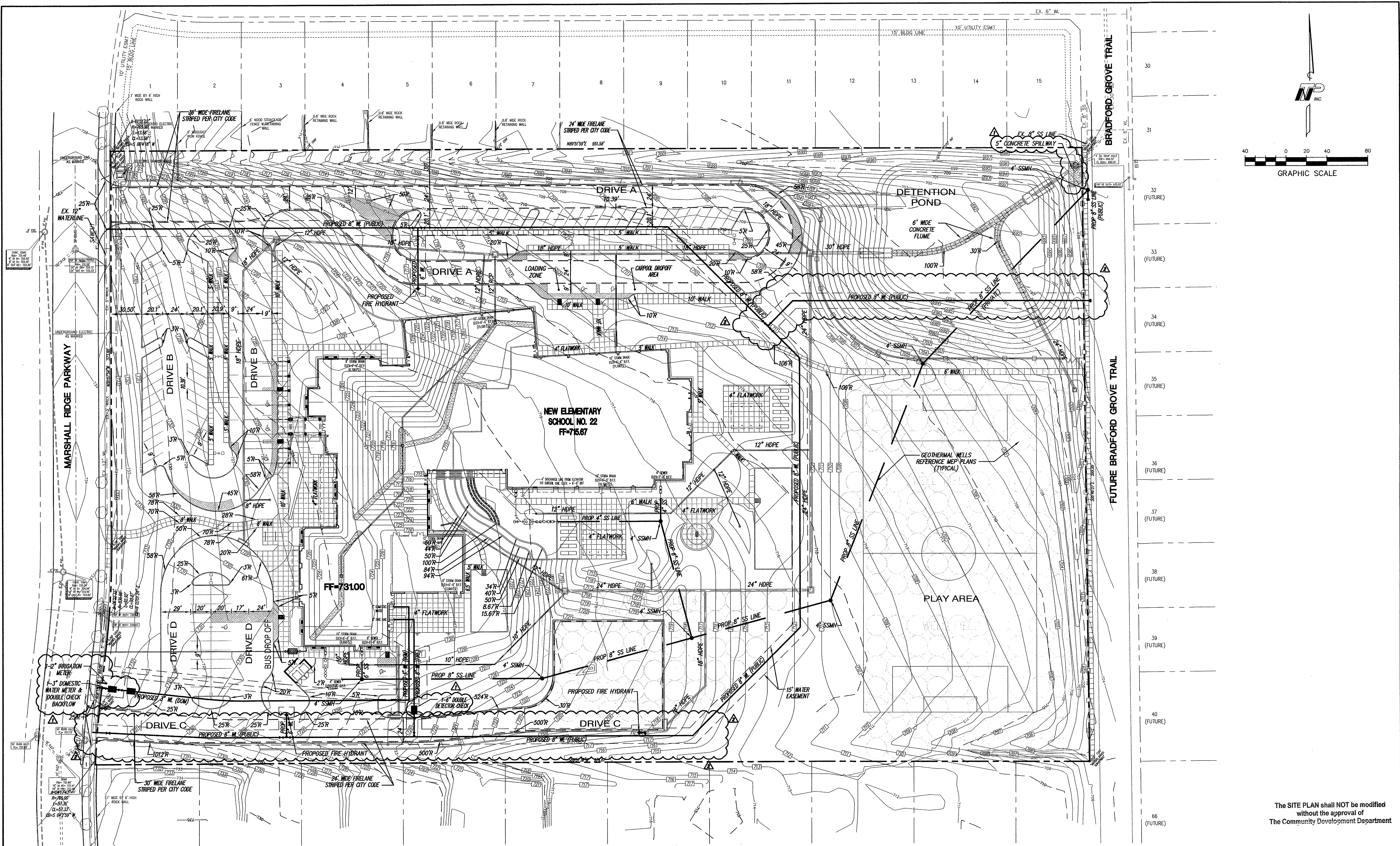


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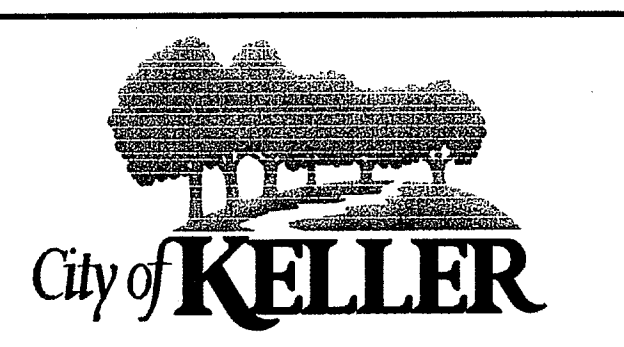
CITY OF KELLER, TEXAS
SITE PLAN SUBMITTAL FOR
K.I.S.D. ELEMENTARY SCHOOL NO. 22
DRAINAGE AREA MAP

TNP PROJECT
VLK10122
SHEET
4
OF
5

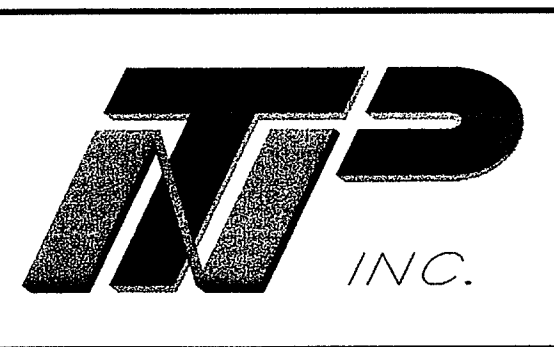


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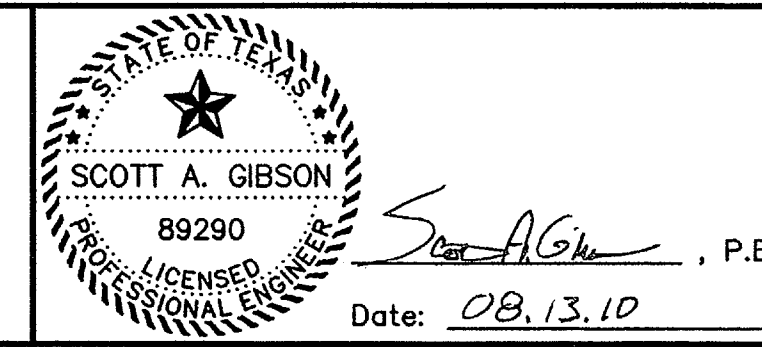
NO.	REVISION	BY	DATE
1	CITY COMMENTS	SAG	08.06.10
2	CITY COMMENTS	SAG	08.13.10



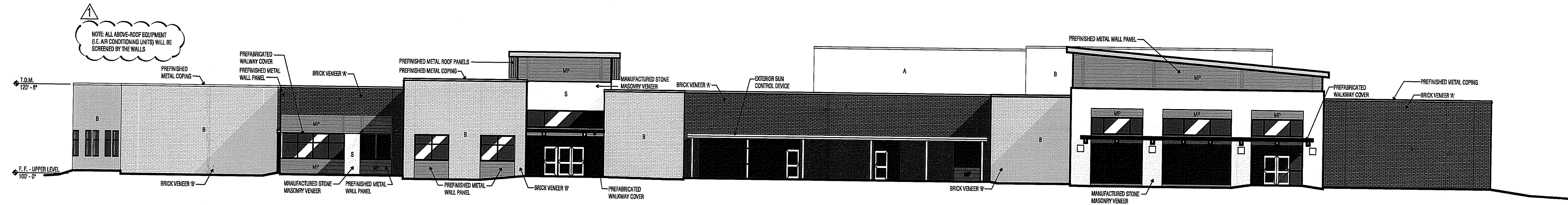
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DATE
AUG. 2010



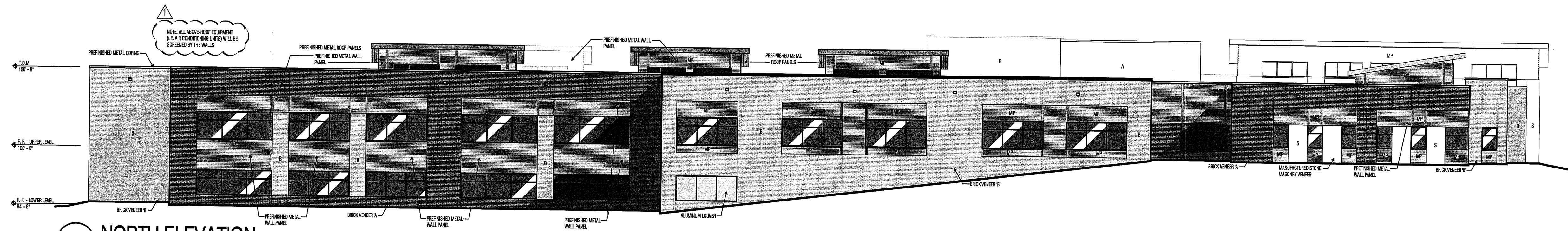
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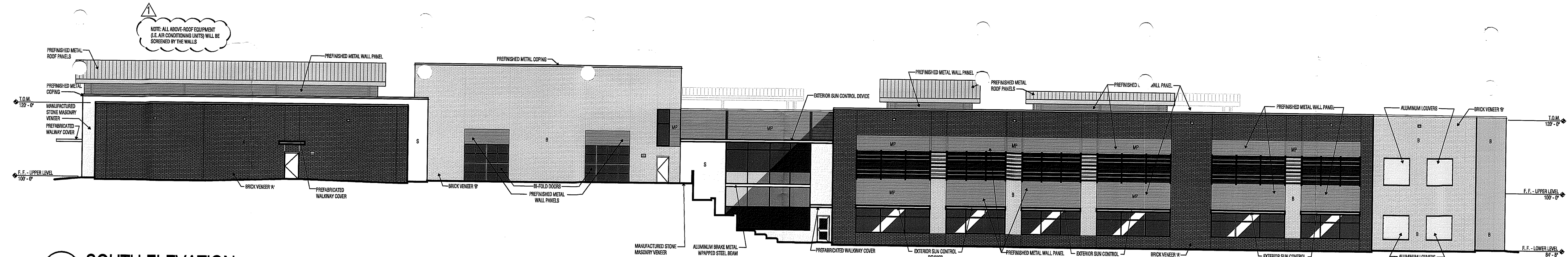
CITY OF KELLER, TEXAS	TNP PROJECT VLK10122
SITE PLAN SUBMITTAL FOR K.I.S.D. ELEMENTARY SCHOOL NO. 22	SHEET 5 OF 5
UTILITY PLAN	



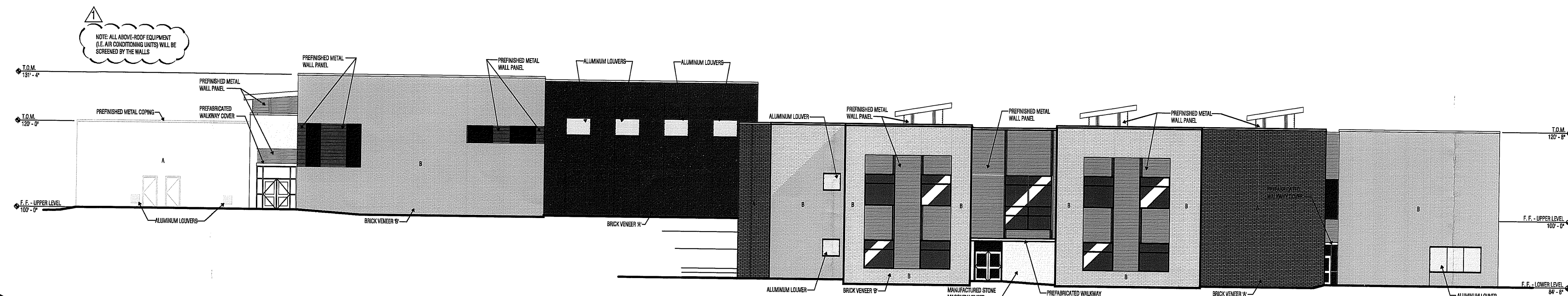
1 WEST ELEVATION
SCALE: 1/16" = 1'-0"



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



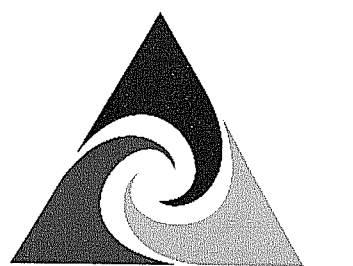
3 SOUTH ELEVATION
SCALE: 1/16" = 1'-0"



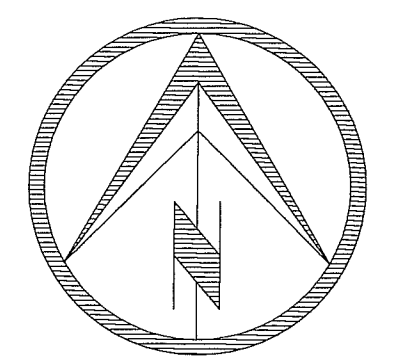
4 EAST ELEVATION
SCALE: 1/16" = 1'-0"

KISD Elementary School No. 22
KELLER INDEPENDENT SCHOOL DISTRICT

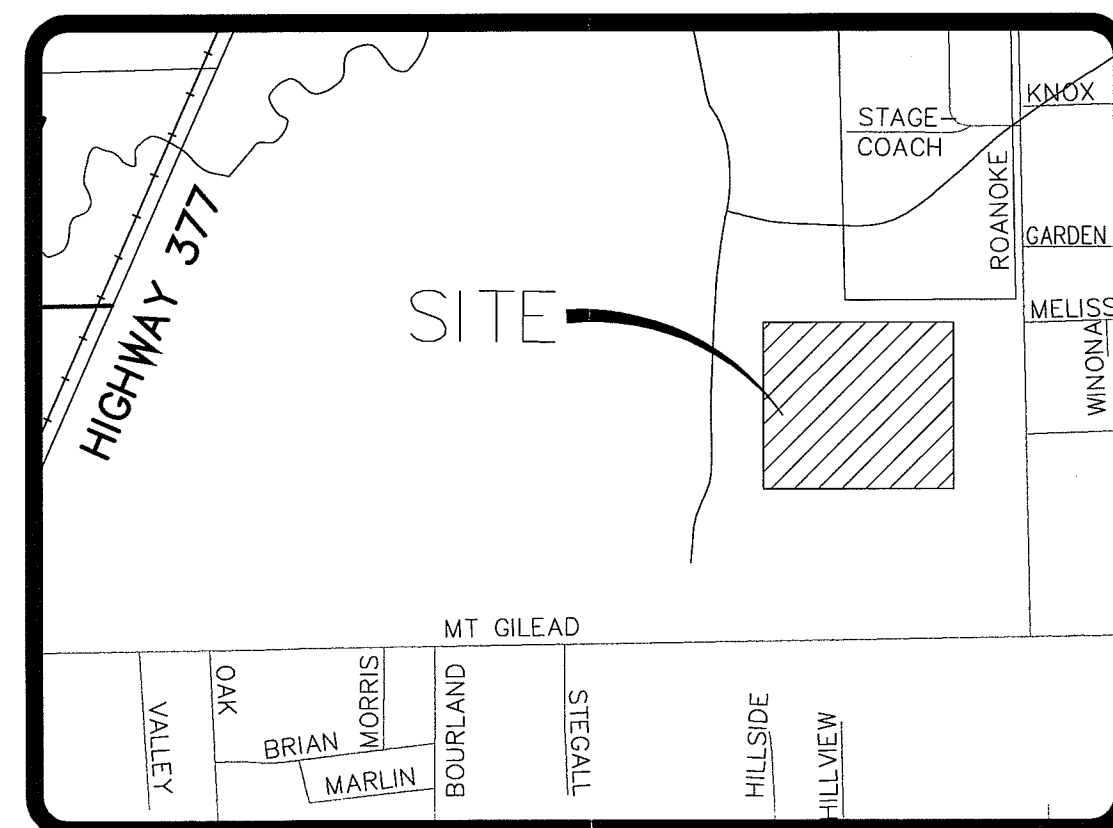
REVISIONS: CITY COMMENTS 08-06-10



V L K | ARCHITECTS



0 20 40 80
Scale : 1" = 40'
Graphic Scale in Feet



VICINITY MAP
SCALE: 1=1,000'

Landscape Ordinance Requirements:
1 Tree Per 30' Bufferyard Along North, East & South Boundaries.

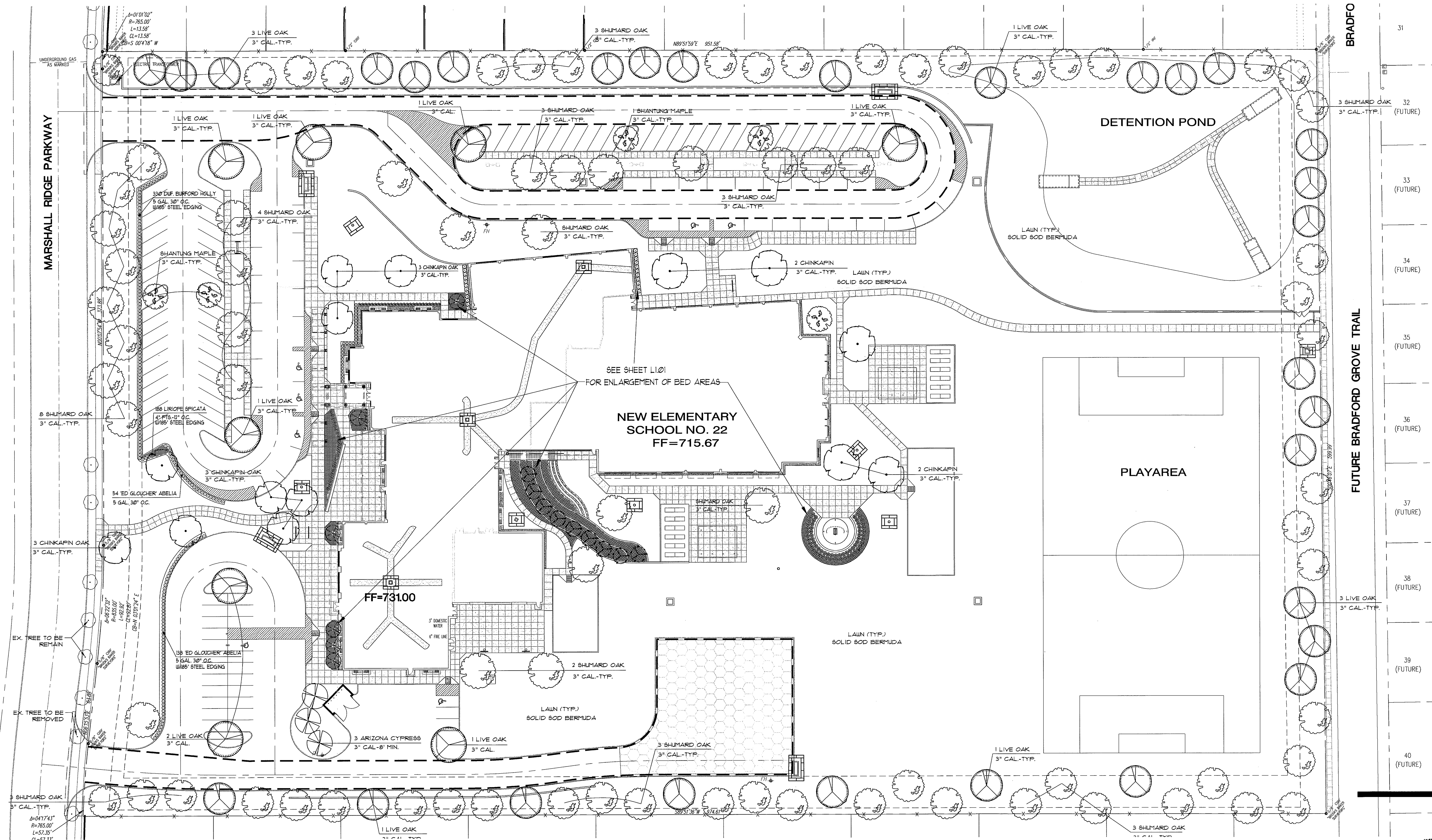
1 Tree Per 30' In 30 Ft. Bufferyard Along West Boundary. 6 Existing Street Trees To Remain And Are Augmented With 8 Trees To North. 6 Trees Are Added To Internal Site.

Parking Areas Are Screened From Adjacent Streets.

Trees Are Provided In Wide Elongated Islands To Achieve A 1/40' Requirement. Four Additional Trees Are Provided In Individual Space-sized Islands.

Overparking:
Parking requirement for the project is 50 spaces. 127 spaces are provided for an overage of 77 spaces.
Ordinance requires 50 sq.ft. of landscape for each added space over the requirement plus 10%.
127-55 = 72 spaces; 72 spaces x 50sq.ft. = 3,600 sf.
Parking islands contain over 14,000 sq.ft., base requirement is 3100 sq.ft. plus 3600 sq.ft. for overage equals 6700 sq.ft.

Landscape				
Trees				
Qty	Symbol	Common Name	Botanical Name	Plant Size
80		Oak, Shumard	Quercus shumardii	3" Cal.
5		Maple, Shantung	Acer truncatum	3" Cal.
14		Oak, Chinkapin	Quercus muhlenbergii	3" Cal.
30		Oak, Southern Live	Quercus virginiana	3" Cal.
6		Yucca	Ilex vomitoria	8'-10'
3		Cypress, Arizona	Cupressus arizonica	3" Cal.
9		Crape myrtle, Natchez	Lagerstroemia indica 'Natchez'	10'-12'
Shrubs Under 4 Feet				
Qty	Symbol	Common Name	Botanical Name	Plant Size
217		Holly, Dwarf Burford	Ilex cornuta 'Burfordi Nana'	5 Gallon
192		Abelia, Glossy Edward Goucher	Abelia x grandiflora 'Edward Goucher'	5 Gallon
85		Red Yucca	Hesperaloe parviflora	5 Gallon
29		Holly, Dwarf Yaupon	Ilex vomitoria nana	5 Gallon
55		Holly, Carissa	Ilex cornuta Carissa	5 Gallon
Ground Cover-Vines				
Qty	Symbol	Common Name	Botanical Name	Plant Size
3927		Liriope, Creeping	Liriope spicata	4" Pts.



LANDSCAPE IMPROVEMENTS TO
KELLER I.S.D.
KISD ELEMENTARY SCHOOL NO. 22
KELLER, TEXAS

DIRECTOR
GPK
DESIGNER
GPK
PROJ. ARCH.
GPK
DRAWN BY
LDL

SHEET TITLE
LANDSCAPE PLAN
ISSUE DATE
23 JULY 2010

REVISIONS
City Comments - 8/6/10

PROJECT NO.
10-006
SHEET NO.

L1.00

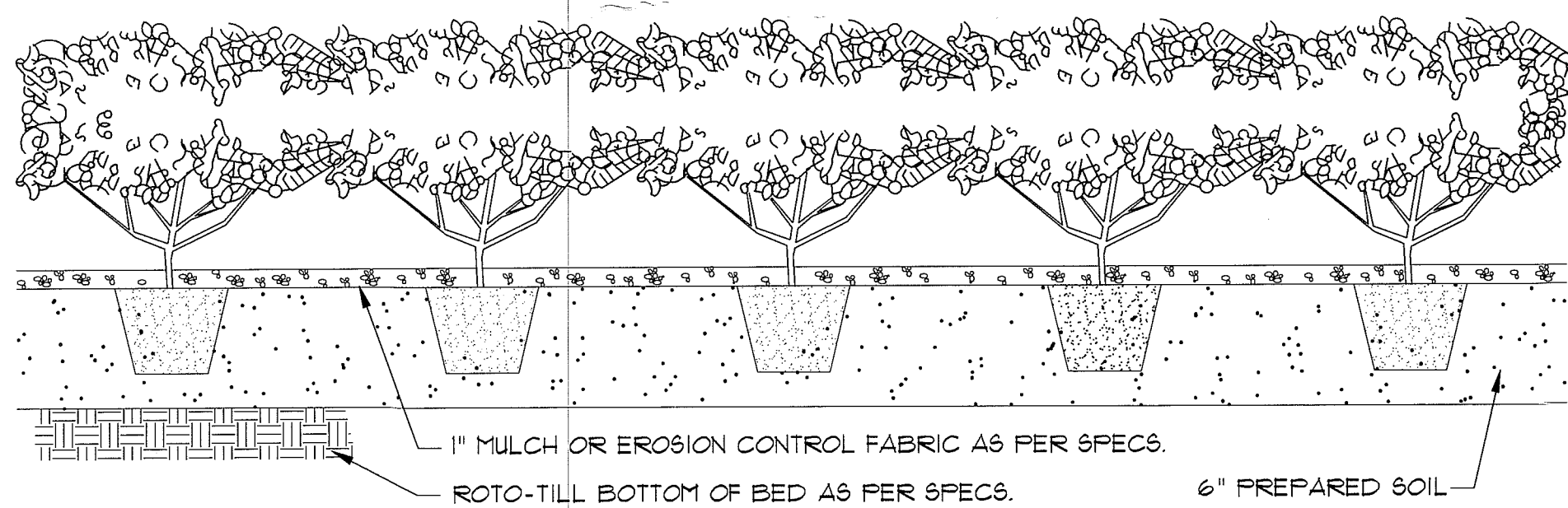
The SITE PLAN shall NOT be modified
without the approval of
The Community Development Department

GENERAL SPECIFICATIONS:

1. IRRIGATION: INSTALLATION SHALL BE CONSISTENT WITH LANDSCAPE IRRIGATION PLAN. AVOID PIPING CONFLICTS WITH EXISTING AND PROPOSED PLANT MATERIALS. PLACE LAWN AREAS ON SEPARATE ZONES FROM GROUNDCOVER/SHRUB BEDS. INSTALL RAIN/FREEZE GUARD ON SYSTEM AND SET AT 38 DEGREES. THE DESIGN AND TRENCHING FOR IRRIGATION SYSTEMS SHALL NOT CROSS THE CRITICAL ROOT ZONES OF PRESERVED TREES. THE IRRIGATION TRENCHES SHOULD BE LOCATED OUTSIDE OF THE CRITICAL ROOT ZONE AND DESIGNED TO THROW TOWARD THE AREA WITHIN THE DRIP LINE OF THE TREE. ANY TRENCHING WHICH MUST BE DONE WITHIN THE CRITICAL ROOT ZONE SHALL BE DUG BY HAND AND ENTER THE AREA IN A RADIAL MANNER SUCH AS IN BICYCLE SPOKE CONFIGURATION.
2. PLANT MATERIALS: PLANTS SHALL BE NURSERY GROWN, HEALTHY, VIGOROUS, WELL BRANCHED, OF NORMAL HABIT OF GROWTH FOR THE SPECIES AND SHALL BE FREE FROM DEFECTS, INJURIES, DISEASES OR STATIONS. PROVIDE STOCK TRUE TO BOTANICAL NAME AND LEGIBLY TAGGED BY GROWER. ALL SUBSTITUTIONS MUST BE APPROVED BY LANDSCAPE ARCHITECT. PERFORM ALL WORK REQUIRED TO COMPLETE THE LANDSCAPING INDICATED BY THE DRAWING AND FURNISH ALL SUPPLEMENTARY ITEMS NECESSARY FOR ITS PROPER INSTALLATION. WARRANTY ALL PLANT MATERIALS FOR ONE YEAR UPON FINAL ACCEPTANCE. REMOVE EXCESS SOIL AND OTHER MATERIALS AND LEAVE SITE IN A CLEAN AND ORDERLY CONDITION.
3. LAWN: ALL LAWN AREAS OR DISTURBED AREAS OF THE SITE NOT OTHERWISE DESIGNATED SHALL RECEIVE COMMON BERMUDA SOD. CONTRACTORS SHALL MAINTAIN LAWN AREAS UNTIL AN ACCEPTABLE STAND IS ACHIEVED.
4. MAINTENANCE: THE OWNER, TENANT AND THEIR AGENT, IF ANY SHALL BE JOINTLY AND SEVERALLY RESPONSIBLE FOR THE MAINTENANCE OF ALL LANDSCAPING AND IRRIGATION. ALL REQUIRED LANDSCAPING 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 THE MAINTENANCE OF LANDSCAPING. LANDSCAPED AREAS SHALL BE KEPT FREE OF TRASH, LITTER, WEEDS AND OTHER SUCH MATERIAL OR PLANTS NOT A PART OF THE LANDSCAPING. ALL PLANT MATERIALS SHALL BE MAINTAINED IN A HEALTHY AND GROWING CONDITION AS IS APPROPRIATE FOR THE SEASON OF THE YEAR. ALL IRRIGATIONS HEADS OR LINES WHICH ARE BROKEN AND FLOW WATER SHALL BE REPLACED OR REPAIRED WITHIN 48 HOURS AFTER NOTICE BY THE CITY, TO PREVENT WASTE OF WATER. IF THE NECESSARY REPAIRS ARE NOT MADE WITHIN 14 DAYS THE CITY, IN ADDITION TO ALL OTHER LEGAL REMEDIES MAY TERMINATE THE WATER SERVICE TO THE PROPERTY.
5. STEEL EDGING: INSTALL 3/16" X 4" STEEL EDGING (PRO-STEEL OR EQUAL) WHERE NOTED ON PLAN.

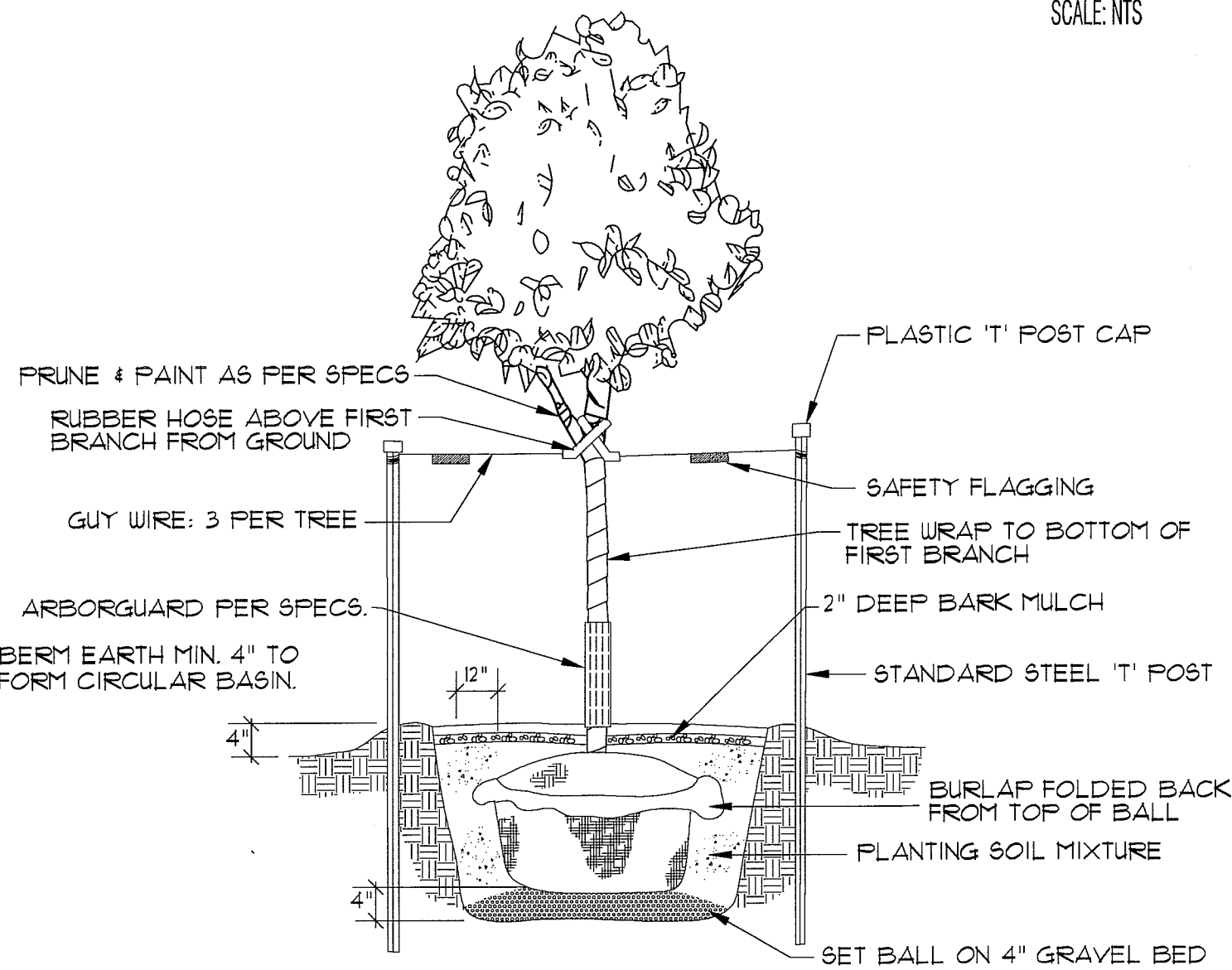
NOTES:

- PROJECT SHALL INCLUDE INSTALLATION OF AUTOMATIC IRRIGATION SYSTEM REFERENCED WITHIN PLANS AND SPECIFICATIONS.
- ALL LANDSCAPE WITHIN VISIBILITY TRIANGLES SHALL COMPLY WITH THE VISIBILITY TRIANGLE REQUIREMENTS AS STATED IN THE CITY CODE. NO TREES WILL BE PLANTED WITHIN THE VISIBILITY TRIANGLES. EXISTING TREES WITHIN VISIBILITY TRIANGLES SHALL BE PRUNED IN ACCORDANCE WITH REFERENCED REQUIREMENTS.
- ALL LANDSCAPE ISLANDS INTERNAL TO PARKING LOT ARE CURBED.
- THE PROPERTY OWNER IS RESPONSIBLE FOR REGULAR WEEDING, MOWING, FERTILIZING, PRUNING AND OTHER MAINTENANCE OF ALL PLANTINGS FOLLOWING ACCEPTANCE FROM CONTRACTOR. THE REQUIRED LANDSCAPING MUST BE MAINTAINED IN A HEALTHY, GROWING CONDITION AT ALL TIMES.
- VERIFY ALL UTILITY LOCATIONS PRIOR TO ANY EXCAVATION OR TRENCHING.
- ALL WATER METERS, FIRE HYDRANTS, VALVES, MANHOLES AND CLEANOUTS ON OR ADJACENT TO THE SUBJECT PROPERTY MUST REMAIN ACCESSIBLE FOR MAINTENANCE DURING CONSTRUCTION AND UPON THE COMPLETION OF NECESSARY GRADING AND LANDSCAPING. THE EXISTING FACILITIES SHOULD BE ADJUSTED TO FINAL GRADE, ABOVE THE FINISHED GRADE OF THE LANDSCAPING, PRIOR TO THE COMPLETION OF THE WORK.
- ALL SITE AREAS, INCLUDING ADJACENT ROWS, EASEMENTS, AND AREAS DISTURBED BY CONSTRUCTION NOT OTHERWISE DESIGNATED SHALL BE SODDED WITH COMMON BERMUDA AND ARE TO RECEIVE A MINIMUM OF 4 INCHES OF APPROVED TOPSOIL PER SPECIFICATIONS.



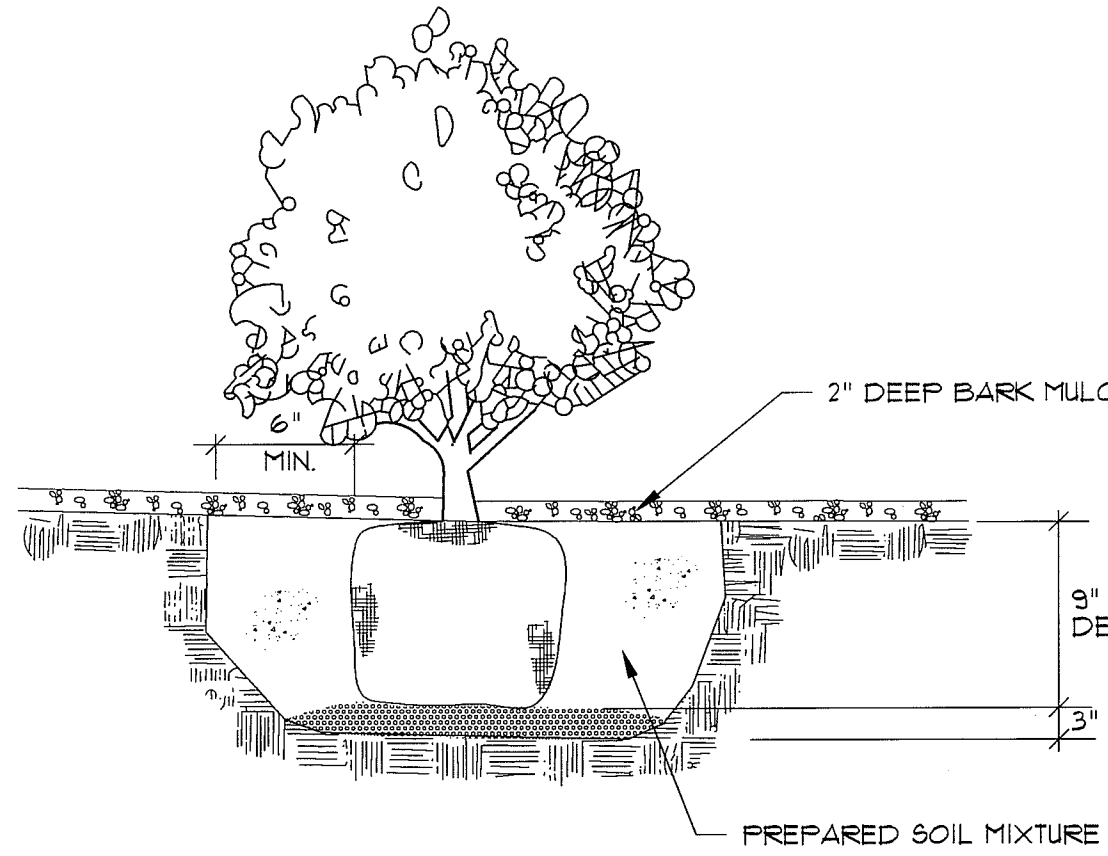
GROUNDCOVER PLANTING DETAIL

SCALE: NTS



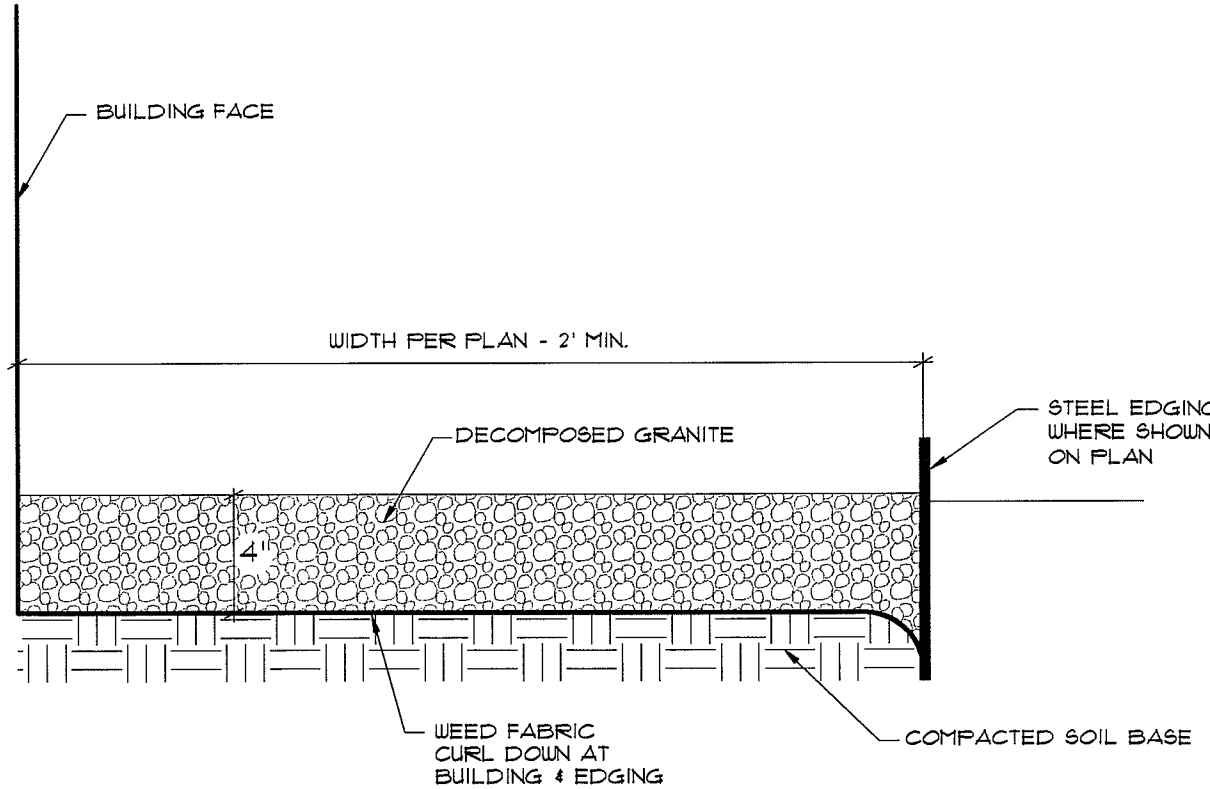
TREE PLANTING DETAIL

SCALE: NTS



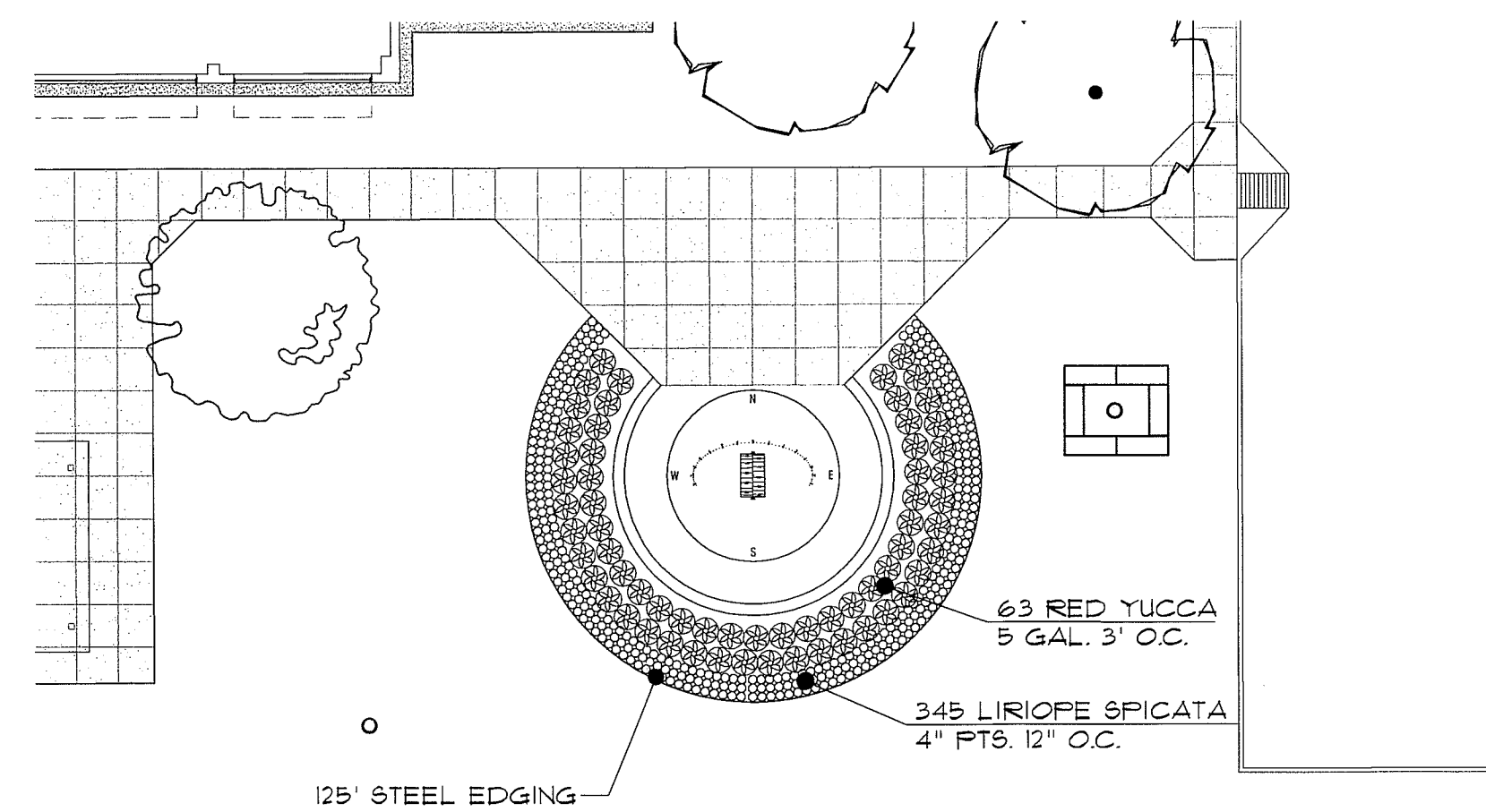
SHRUB PLANTING DETAIL

SCALE: NTS



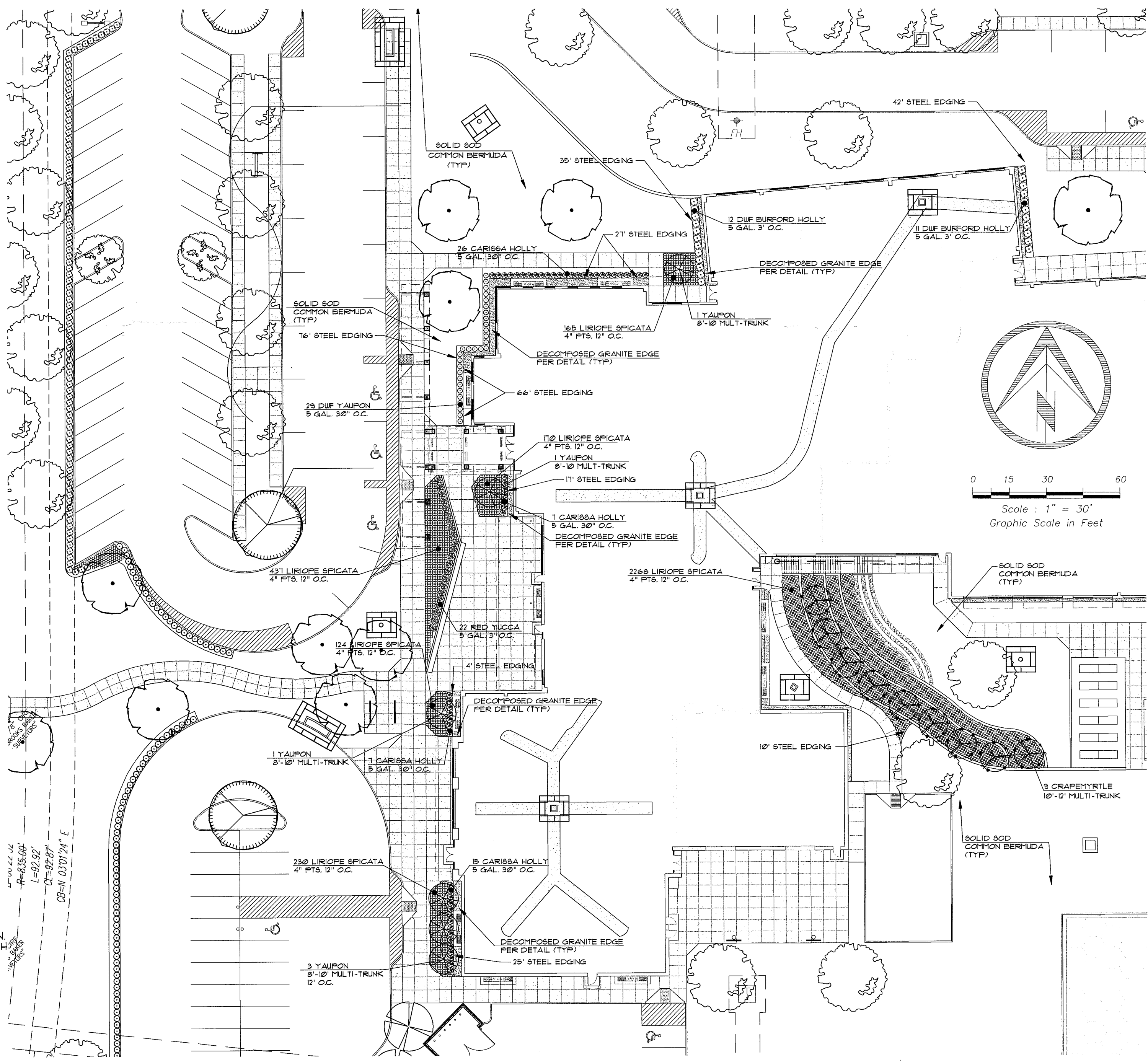
DECOMPOSED GRANITE EDGE

SCALE: NTS



BED ENLARGEMENT AT SITE FEATURE

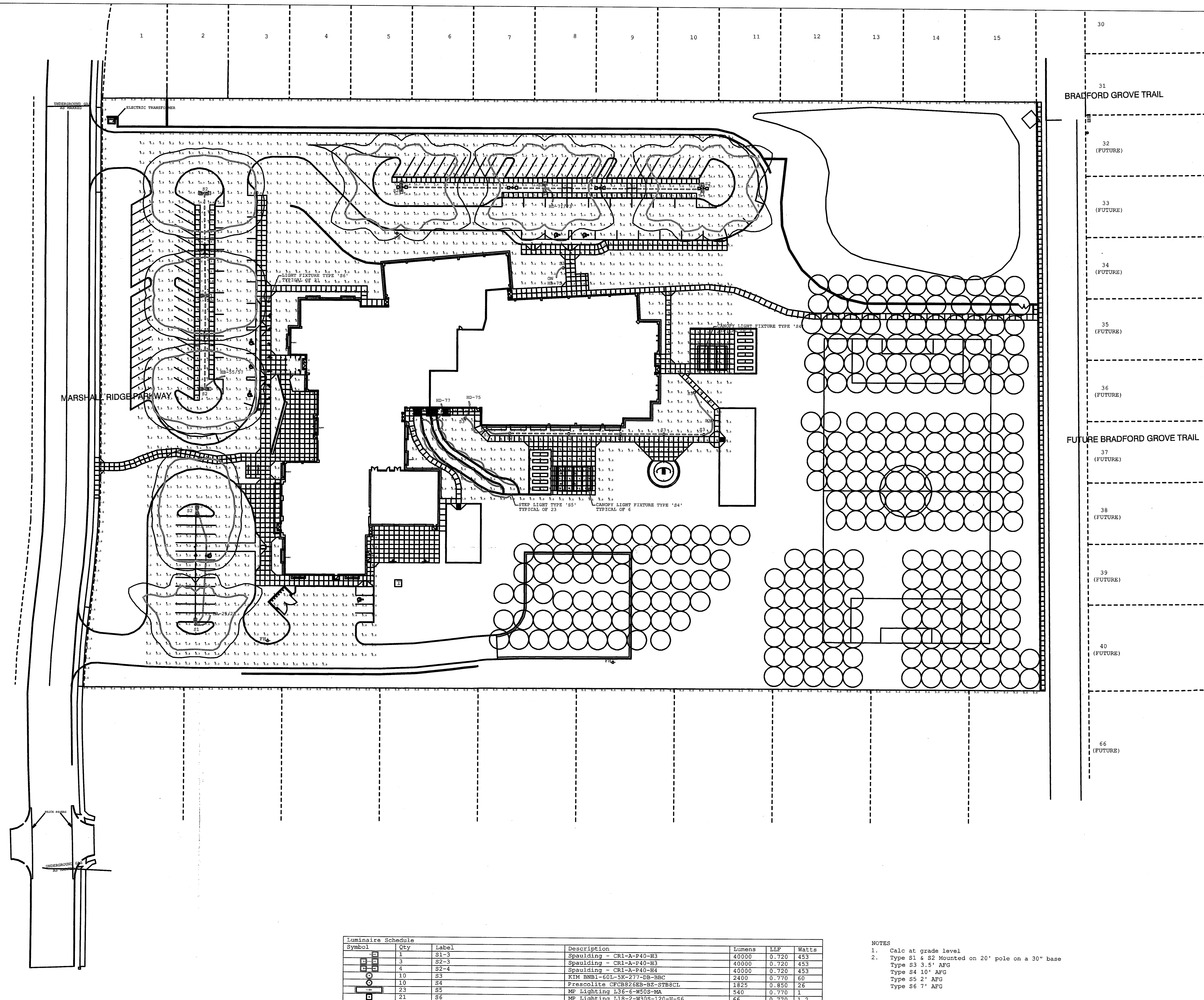
SCALE: 1" = 20'-0"



BED ENLARGEMENTS AT BUILDING

SCALE: 1" = 30'-0"

The SITE PLAN shall NOT be modified without the approval of The Community Development Department



Luminaire Schedule						
Symbol	Qty	Label	Description	Lumens	LLF	Watts
	1	S1-3	Spaulding - CR1-A-P40-H3	40000	0.720	453
	3	S2-3	Spaulding - CR1-A-P40-H3	40000	0.720	453
	4	S2-4	Spaulding - CR1-A-P40-H4	40000	0.720	453
	10	S3	KIM BMB1-60L-5K-277-DB-BBC	2400	0.770	60
	10	S4	Prescolite CFCB26ES-B2-SPB8CL	1825	0.850	26
	23	S5	MP Lighting L36-6-W50S-WA	540	0.770	1
	21	S6	MP Lighting L18-2-W30S-120-H-S6	66	0.770	1.2

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
Site	Illuminance	Fc	1.57	23.6	0.0	N.A.	N.A.
Property Line	Illuminance	Fc	0.01	0.1	0.0	N.A.	N.A.

- NOTES
1. Calc at grade level
 2. Type S1 & S2 Mounted on 20' pole on a 30" base
Type S3 3.5' AFG
Type S4 10' AFG
Type S5 2' AFG
Type S6 7' AFG

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