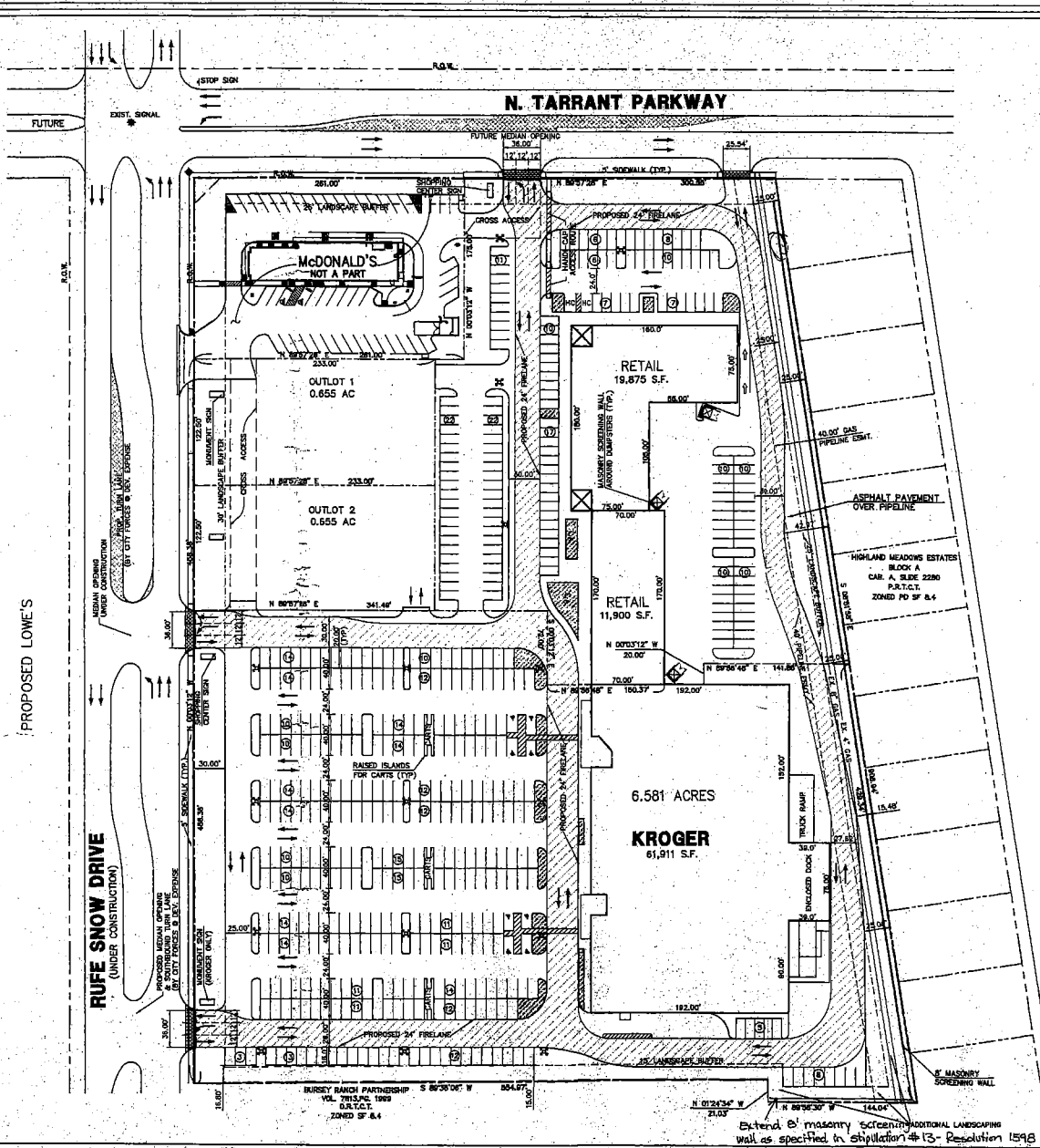
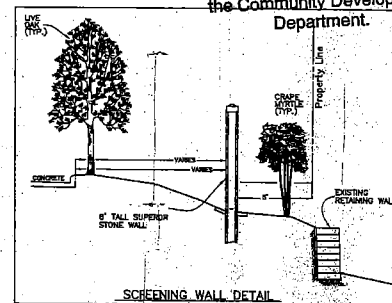


SITE DATA	
LAND AREA	
KROGER	6.581 ACRES
RETAIL	3.786 ACRES
TOTAL	10.367 ACRES
BUILDING AREA	
KROGER	61,911 S.F.
RETAIL	31,775 S.F.
PARKING SUMMARY	
REQUIRED: 1 per 200 s.f. of bldg. area	
KROGER	310 SPACES
RETAIL	158 SPACES
TOTAL REQUIRED	468 SPACES
PROVIDED:	
KROGER	337 SPACES
RETAIL	166 SPACES
TOTAL PROVIDED	503 SPACES

- NOTES:
1. THERE ARE NO "NATURAL TREES" ON SITE.
 2. UTILITY CABINETS TO SEWER THE BUILDINGS SHALL BE LOCATED @ THE REAR OF THE BUILDING.

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



- REQUESTED VARIANCES
1. 20' LIGHT POLE HEIGHT W/DOORWARD SHIELD.
 2. VARIABLE WIDTH LANDSCAPE BUFFER ALONG REAR PROPERTY LINE.
 3. REQUEST TO DELETE 8' MASONRY SCREENING WALL REQUIREMENT ALONG SOUTH PROPERTY LINE.

APPROVED BY CITY COUNCIL ACTION

DATE: 2-20-01 + 5-1-01

RESOLUTION NO. 1598 + 1640

Please see additional requirements stipulated in Res. 1598.

REV.	DATE	BY	CHK.	COMMENTS
1	1/26/01	W	W	REVISED
2	1/27/01	W	W	REVISED
3	1/27/01	W	W	REVISED
4	1/27/01	W	W	REVISED

Winkelmann & Associates, Inc.

10000 W. TARRANT PARKWAY
SUITE 200
FORT WORTH, TEXAS 76102
(817) 340-8800

JOHN EDWARDS, CIVIL ENGINEER, LICENSE NO. 497
TARRANT COUNTY, TEXAS
10000 W. TARRANT PARKWAY
SUITE 200
FORT WORTH, TEXAS 76102
(817) 340-8800

CITY SITE PLAN
KELLER PLACE
N. TARRANT PKWY. @ RUFÉ SNOW
KELLER, TEXAS

Scale	Date	Drawn By	Checked By	Project No.
1"=30'	03/24/01	S.H.B.	W.A.L.	1598 + 1640