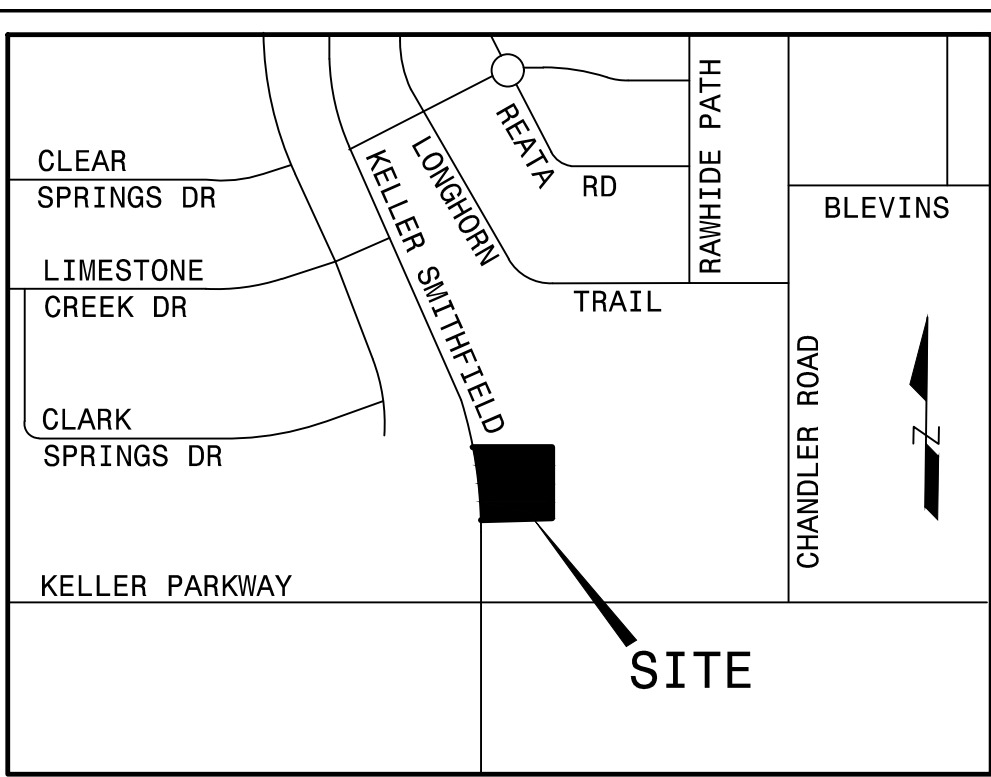
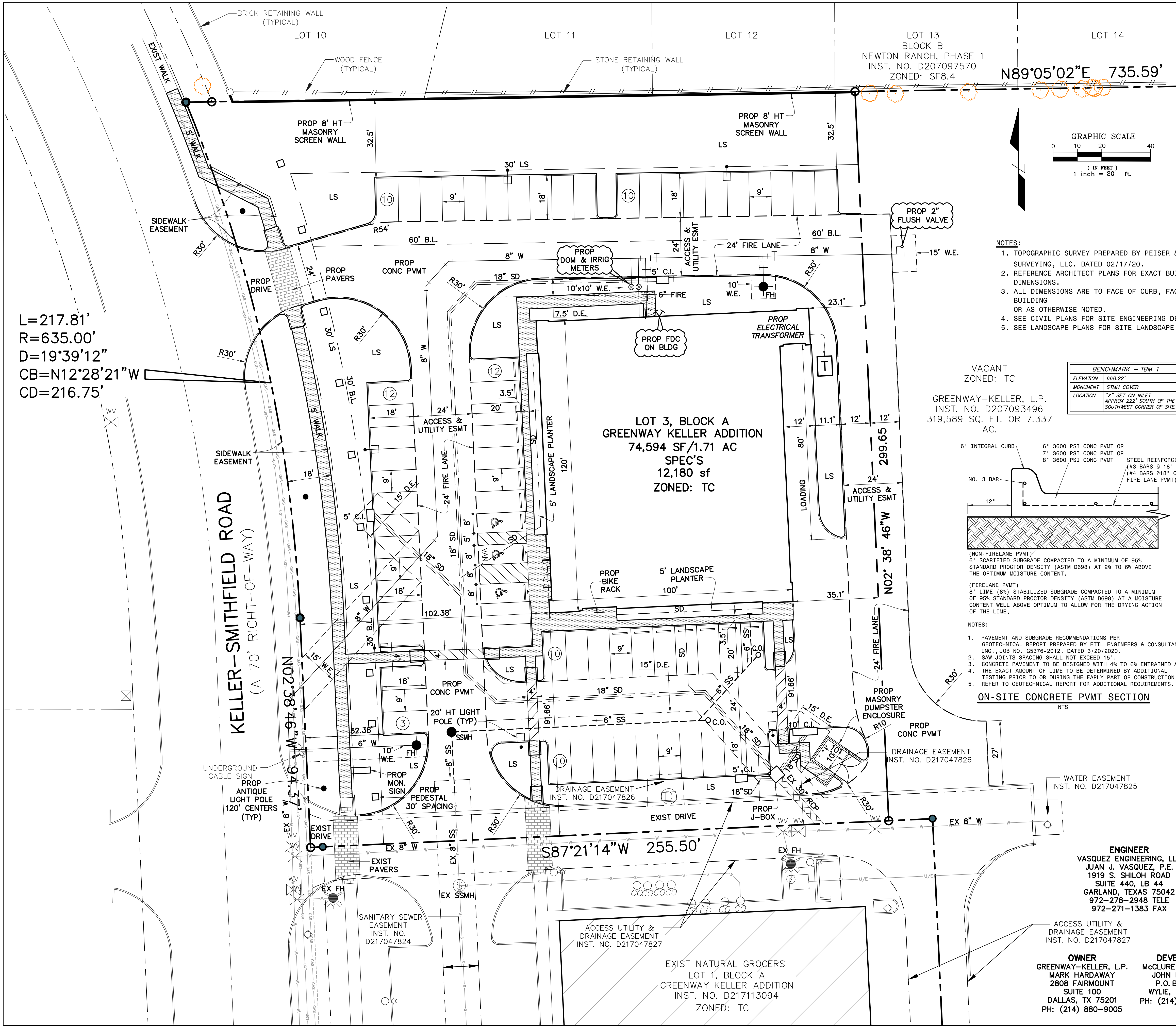




SITE SUMMARY TABLE	
Site Address	KELLER SMITHFIELD ROAD, KELLER, TX
County	TARRANT
Project Name	SPEC'S
Zoning District	TC - TOWN CENTER
Proposed use	RETAIL
Site Area:	1.71 Acres 74,594 S.F.
Building Area	12,180 S.F.
Building Height:	1 Story
Lot Coverage:	12,180 SF / 74,594 SF = 16.3%
Floor Area Ratio:	12,180 SF S.F. / 74,594 SF = 1:16.3
Parking Required:	12,180 SF S.F. / 74,594 SF = 1:16.3
Parking Provided:	Regular = 61 SPACES Handicap = 3 SPACES Total = 67 SPACES
Impervious Area:	52,168 S.F.
Impervious Area Ratio:	52,168 S.F. / 74,594 = 69.9%
Pervious Area Ratio:	22,426 S.F. / 74,594 = 30.1%

LEGEND	
EXISTING	PROPOSED
---	PROPERTY LINE
---	PAVEMENT
---	PARKING COUNT
---	SIDEWALK
---	WATER LINE
---	SANITARY SEWER
---	GAS LINE
---	STORM
---	WOOD FENCE
---	SCREEN WALL
---	TREE
---	WATER METER
---	FIRE HYDRANT
---	WATER VALVE
---	STORM SEWER M.H.
---	SANITARY SEWER M.H.
---	TRANSFORMER
---	LIGHT POLE
---	LANDSCAPE
---	PEDESTAL
---	ANTIQUE LIGHT POLE
---	LIGHT POLE

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SITE PLAN
SPEC'S
LOT 3, BLOCK A
GREENWAY KELLER ADDITION
CITY OF KELLER, TEXAS

Scale: 1" = 20'
Designed by: JUV
Drawn by: DRS
Checked by: JUV
608-244kg/SPT SITE PLAN.dwg
Date: 05/15/2020

SHEET
SP1

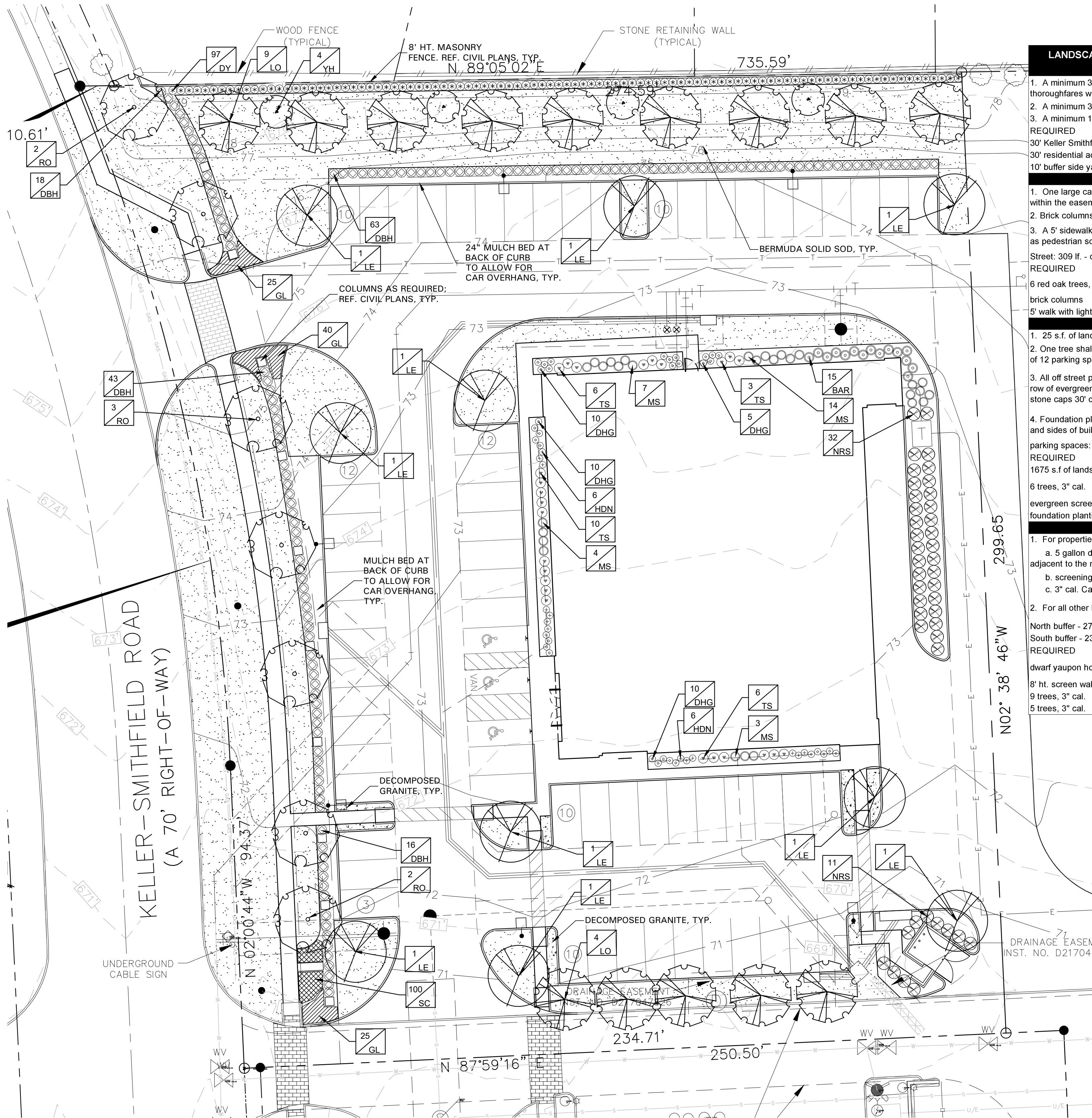
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TX Registration # F-12266

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SITE PLAN
SPEC'S
LOT 3, BLOCK A
GREENWAY KELLER ADDITION
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SHEET
SP1



LANDSCAPE TABULATIONS for KELLER TOWN CENTER

Buffers	
1. A minimum 30' landscape buffer shall be provided adjacent to all thoroughfares with 4 or more lanes.	
2. A minimum 30' buffer shall be provided with residential adjacency.	
3. A minimum 10' buffer shall be provided in all other rear and side.	
REQUIRED	PROVIDED
30' Keller Smithfield Road	30' Keller Smithfield Road
30' residential adjacency	30' residential adjacency
10' buffer side yard	10' buffer side yard

Right-of-ways	
1. One large canopy tree (4" caliper) Red Oaks spaced 30' on center planted within the easement.	
2. Brick columns and evergreen shrubs are required along all off street parking.	
3. A 5' sidewalk shall be constructed in the locatio approved by the city as well as pedestrian scaled light fixtures at 1 per 120' o.c.	
Street: 309 lf. - drives (35+18)	PROVIDED
REQUIRED	PROVIDED
6 red oak trees, 4" cal. spaced 40' o.c.	7 red oak trees, 4" cal.
brick columns	brick columns, ref. civil drawings
5' walk with lights	5' walk with lights, ref. civil drawings

Parking Lot Layout	
1. 25 s.f. of landscape area shall be provided for each parking space.	
2. One tree shall be provided for every 12 parkig spaces. (3" cal) A maximum of 12 parking spaces are permitted between trees.	
3. All off street parking areas adjacent to streets shall be screened by a solid row of evergreen shrubs to create a 3' evergreen hedge and brick columns with stone caps 30' o.c in accordance with specifications by the City.	
4. Foundation planting a minimum of 5' in width shall be provided at the fronts and sides of buildings.	

parking spaces: 67	PROVIDED
REQUIRED	3,141 s.f of landscape
1675 s.f of landscape	10 trees, 3" cal.
6 trees, 3" cal.	
evergreen screening/brick columns	evergreen screening/brick columns
foundation planting	foundation planting

Buffer Planting Req.	
1. For properties abutting single family residential zoning districts	
a. 5 gallon dwarf yaupon holly evergreen shrubs shall be planted at 5' o.c. adjacent to the required screening walls.	
b. screening walls shall be provided 8' in height.	
c. 3" cal. Canopy tree provided every 30' o.c.	
2. For all other buffers, (1) canopy tree 3" in cal. shall be provided 30' o.c.	

North buffer - 275 l.f.	
South buffer - 234 l.f. - 70' drives	
REQUIRED	PROVIDED
dwarf yaupon hollies (5 gallon) 36" o.c.	dwarf yaupon hollies, 5 gallon, 30" o.c.
8' ht. screen wall	8' ht. screen wall
9 trees, 3" cal.	9 trees, 3" cal.
5 trees, 3" cal.	5 trees, 3" cal.

GENERAL LAWN NOTES

1. CONTRACTOR SHALL COORDINATE OPERATIONS AND AVAILABILITY OF EXISTING TOPSOIL WITH ON-SITE CONSTRUCTION MANAGER
2. LAWN AREAS SHALL BE LEFT 1" BELOW FINAL FINISHED GRADE PRIOR TO TOPSOIL INSTALLATION.
3. CONTRACTOR TO FIND GRADE AREAS TO ACHIEVE FINAL CONTOURS AS SHOWN ON CIVIL DRAWINGS. POSITIVE DRAINAGE SHALL BE PROVIDED AWAY FROM ALL BUILDINGS. ROUNDING AT TOP AND BOTTOM OF SLOPES SHALL BE PROVIDED AND IN OTHER BREAKS IN GRADE. CORRECT AREAS WHERE STANDING WATER MAY OCCUR.
4. ALL LAWN AREAS SHALL BE FINE GRADED. IRRIGATION TRENCHES COMPLETELY SETTLED AND FINISH GRADE APPROVED BY THE OWNER'S CONSTRUCTION MANAGER OR LANDSCAPE ARCHITECT PRIOR TO LAWN INSTALLATION.
5. CONTRACTOR SHALL REMOVE ALL ROCKS 3/4" IN DIAMETER AND LARGER. REMOVE ALL DIRT CLOUDS, STICKS, CONCRETE SPILLS, TRASH ETC PRIOR TO PLACING TOPSOIL AND GRASS INSTALLATION.
6. CONTRACTOR SHALL MAINTAIN ALL LAWN AREAS UNTIL FINAL ACCEPTANCE.
7. CONTRACTOR SHALL GUARANTEE ESTABLISHMENT OF ACCEPTABLE TURF AREA AND SHALL PROVIDE REPLACEMENT IF NECESSARY.

SOLID SOD:

1. SOLID SOD SHALL BE PLACED ALONG ALL IMPERVIOUS EDGES, AT A MINIMUM. THIS SHALL INCLUDE CURBS, WALKS, INLETS, MANHOLES AND PLANTING BED AREAS. SOD SHALL COVER OTHER AREAS COMPLETELY AS NOTED ON PLANS.
2. SOD SHALL BE STRONGLY ROOTED DROUGHT RESISTANT SOD, NOT LESS THAN 2 YEARS OLD. FREE OF WEEDS AND UNDESIRABLE NATIVE GRASS AND MACHINE CUT TO PAD THICKNESS OF 3/4" (+/-1/4"). EXCLUDING TOP GROWTH AND THATCH.
3. LAY SOD BY HAND TO COVER INDICATED AREAS COMPLETELY. ENSURING EDGES ARE TOUCHING WITH TIGHTLY FITTING JOINTS. NO OVERLAPS WITH STAGGERED STRIPS TO OFFSET JOINTS.
4. TOP DRESS JOINTS IN SOD BY HAND WITH TOPSOIL TO FILL VOIDS IF NECESSARY
5. SOD SHALL BE ROLLED TO CREATE A SMOOTH EVEN SURFACE. SOD SHOULD BE WATERED THOROUGHLY DURING INSTALLATION PROCESS.
6. SHOULD INSTALLATION OCCUR BETWEEN OCTOBER 1ST AND MARCH 1ST, OVERSEED BERMUDAGRASS SOD WITH WINTER RYEGRASS AT A RATE OF 4 POUNDS PER 1000 S.F.

HYDROMULCH:

1. SCARIFY AND LOOSEN ALL AREAS TO BE HYDROMULCHED TO A MINIMUM DEPTH OF 4" PRIOR TO TOPSOIL AND HYDROMULCH INSTALLATION.
2. BERMUDA GRASS SEED SHALL BE EXTRA HULLED, TREATED LAWN TYPE. SEED SHALL BE DELIVERED TO THE SITE IN ITS ORIGINAL UNOPENED CONTAINER AND SHALL MEET ALL STATE/LOCAL LAWN REQUIREMENTS.
3. FIBER SHALL BE 100% WOOD CELLULOSE FIBER, DELIVERED TO THE SITE IN ITS ORIGINAL UNOPENED CONTAINER AS MANUFACTURED BY 'CONVEE' OR EQUAL.
4. FIBER TACK SHALL BE DELIVERED TO THE SITE IN ITS UNOPENED CONTAINER AND SHALL BE 'TERRO-TACK ONE', AS MANUFACTURED BY GROVERS, INC OR APPROVED EQUAL.
5. HYDROMULCH WITH BERMUDA GRASS SEET AT A RATE OF 2 POUNDS PER 1000 S.F.
6. USE A BATTER BOARD AGAINST ALL BED AREAS TO PREVENT OVER SPRAY.
7. IF INADEQUATE MOISTURE IS PRESENT IN SOIL, APPLY WATER AS NECESSARY FOR OPTIMUM MOISTURE FOR SEED APPLICATION.
8. IF INSTALLATION OCCURS BETWEEN SEPTEMBER 1ST AND MAY 1ST, ALL HYDROMULCH AREAS SHALL BE OVER-SEED WITH WINTER RYE GRASS AT A RATE OF FOUR POUNDS PER ONE THOUSAND SQUARE FEET. CONTRACTOR SHALL BE REQUIRED TO RE-HYDROMULCH WITH BERMUDA GRASS THE FOLLOWING GROWING SEASON AS PART OF THIS CONTRACT
9. AFTER APPLICATION, NO EQUIPMENT SHALL OPERATE OVER APPLIED AREAS. WATER SEEDED AREAS IMMEDIATELY AFTER INSTALLATION TO SATURATION.
10. ALL LAWN AREAS TO BE HYDROMULCHED SHALL ACHIEVE 100% COVERAGE PRIOR TO FINAL ACCEPTANCE.

LANDSCAPE NOTES

1. CONTRACTOR TO VERIFY AND LOCATE ALL PROPOSED AND EXISTING ELEMENTS. NOTIFY LANDSCAPE ARCHITECT OR DESIGNATED REPRESENTATIVE FOR ANY LAYOUT DISCREPANCIES OR ANY CONDITION THAT WOULD PROHIBIT THE INSTALLATION AS SHOWN. SURVEY DATA OF EXISTING CONDITIONS WAS SUPPLIED BY OTHERS
2. CONTRACTOR SHALL CALL 811 TO VERIFY AND LOCATE ANY AND ALL UTILITIES ON SITE PRIOR TO COMMENCING WORK. LANDSCAPE ARCHITECT SHOULD BE NOTIFIED OF ANY CONFLICTS. CONTRACTOR TO EXERCISE EXTREME CAUTION WHEN WORKING NEAR UNDERGROUND UTILITIES
3. A MINIMUM OF 2% SLOPE SHALL BE PROVIDED AWAY FROM ALL STRUCTURES.
4. CONTRACTOR SHALL FINE GRADE AREAS TO ACHIEVE FINAL CONTOURS AS INDICATED. LEAVE AREAS TO RECEIVE TOPSOIL 3" BELOW FINAL FINISHED GRADE IN PLANTING AREAS AND 1" BELOW FINAL FINISHED GRADE IN LAWN AREAS.
5. LANDSCAPE ISLANDS SHALL BE CROWNED, AND UNIFORM THROUGHOUT THE SITE.
6. PLANTING AREAS AND SOD TO BE SEPARATED BY STEEL EDGING. NO STEEL EDGING SHALL BE INSTALLED ADJACENT TO BUILDINGS, WALKS OR CURBS. EDGING NOT TO BE MORE THAN 1/2" ABOVE FINISHED GRADE. EDGING SHALL BE CUT 45 DEGREE ANGLE WHERE IT INTERSECTS WALKS AND/OR CURBS.
8. MULCH SHALL BE INSTALLED AT 1/2" BELOW THE TOPS OF SIDEWALKS AND CURBING.
9. QUANTITIES ON THESE PLANS ARE FOR REFERENCE ONLY. THE SPACING OF PLANTS SHOULD BE AS INDICATED ON PLANS OR OTHERWISE NOTED. ALL TREES AND SHRUBS SHALL BE PLANTED PER DETAILS.
10. CONTAINER GROWN PLANT MATERIAL IS PREFERRED HOWEVER BALL AND BURLAP PLANT MATERIAL CAN BE SUBSTITUTED IF NEEDED AND IS APPROPRIATE TO THE SIZE AND QUALITY INDICATED ON THE PLANT MATERIAL LIST.
11. TREES SHALL BE PLANTED AT A MINIMUM OF 5' FROM ANY UTILITY LINE, SIDEWALK OR CURB. TREES SHALL ALSO BE 10' CLEAR FROM FIRE HYDRANTS.
12. 4" OF SHREDDED HARDWOOD MULCH (2" SETTLED THICKNESS) SHALL BE PLACED OVER WEED BARRIER FABRIC. MULCH SHALL BE SHREDDED HARDWOOD MULCH OR APPROVED EQUAL. PINE STRAW MULCH IS PROHIBITED.
13. WEED BARRIER FABRIC SHALL BE USED IN PLANT BEDS AND AROUND ALL TREES AND SHALL BE MIRAFI 1405 WEED BARRIER OR APPROVED EQUAL. CONTRACTOR TO PROVIDE UNIT PRICING OF LANDSCAPE MATERIALS AND BE RESPONSIBLE FOR OBTAINING ALL LANDSCAPE AND IRRIGATION PERMITS.

IRRIGATION:

1. ALL REQUIRED LANDSCAPE AREAS SHALL HAVE AN AUTOMATIC IRRIGATION SYSTEM WITH A FREEZE/RAIN SENSOR. SYSTEM SHALL ALSO HAVE AN ET WEATHER BASED CONTROLLER AND BE DESIGNED AND INSTALLED BY A LICENSED IRRIGATOR. PLAN SHALL BE SUBMITTED WITH CONSTRUCTION DOCUMENTS.

MAINTENANCE REQUIREMENTS:

1. ALL PLANT MATERIAL SHALL BE KEPT IN ACCORDANCE WITH ALL CITY REGULATIONS
2. PLANTATION SHOULD BE INSPECTED REGULARLY TO ENSURE THAT PLANT MATERIAL IS ESTABLISHING PROPERLY AND REMAINS IN A HEALTHY GROWING CONDITION APPROPRIATE FOR THE SEASON. IF DAMAGED OR REMOVED, PLANTS MUST BE REPLACED BY A SIMILAR VARIETY AND SIZE.
3. MOWING, TRIMMING, EDGING AND SUPERVISION OF WATER APPLICATIONS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR UNTIL THE OWNER OR OWNER'S REPRESENTATIVE ACCEPTS AND ASSUMES REGULAR MAINTENANCE.
4. ALL LANDSCAPE AREAS SHOULD BE CLEANED AND KEPT FREE OF TRASH, DEBRIS, WEEDS AND OTHER MATERIAL.

MISCELLANEOUS MATERIALS:

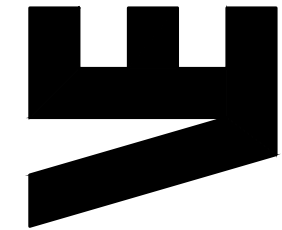
1. STEEL EDGING SHALL BE 3/16" X 4 X 16' DARK GREEN DURAEDGE STEEL LANDSCAPE EDGING UNLESS NOTED OTHERWISE ON PLANS/DETAILS
2. DECOMPOSED GRANITE SHALL CONSIST OF A NATURAL MIX OF GRANITE AGGREGATE NOT TO EXCEED 1/8" IN DIAMETER AND COMPOSED OF VARIOUS STAGES OF DECOMPOSED EARTH BASE. DG SHALL BE PLACED OVER FILTER FABRIC AT A MINIMUM OF 3" DEPTH.

PLANT SCHEDULE

QTY	LABEL	COMMON NAME	SCIENTIFIC NAME	SIZE	NOTES
SHADE TREES					
10	LE	Lacebark Elm	<i>Ulmus parvifolia</i> 'Sempervirens'	3" cal.	12' ht., 4' spread
14	LO	Escarpment Live Oak	<i>Quercus fusiformis</i>	3" cal.	12' ht., 4' spread, matching
7	RO	Texas Red Oak	<i>Quercus texana</i>	4" cal.	15' ht., 4' spread, matching
ORNAMENTAL TREES					
4	YH	Yaupon Holly (Tree Form)	<i>Ilex vomitoria</i>	6' ht.	4' spread min. matching
SHRUBS					
15	BAR	Crimson Pygmy Barberry	<i>Berberis thunbergii</i> 'Crimson Pygmy'	5 gal.	full, 24" sprd, 30" o.c.
140	DBH	Dwarf Burford Holly	<i>Ilex cornuta</i> 'Burford Nana'	5 gal.	full, 20" spread, 36" o.c.
35	DHG	Dwarf Hamlin Grass	<i>Pennisetum alopecuroides</i> 'Hameln'	5 gal.	full, 18" sprd, 20" ht., 24" o.c.
97	DY	Dwarf Yaupon Holly	<i>Ilex vomitoria</i> 'Nana'	5 gal.	full, 24" sprd, 30" o.c.
12	HDN	Harbor Dwarf Nandina	<i>Nandina domestica</i> 'Harbor Dwarf'	5 gal.	full, 18" sprd, 20" ht., 24" o.c.
28	MS	Morning Light Miscanthus	<i>Miscanthus sinensis</i> 'Morning Light'	5 gal.	full, 20" spread, 36" o.c.
43	NRS	Nellie R Stevens Holly	<i>Ilex x 'Nellie R. Stevens'</i>	6' ht.	full, 40" o.c.
25	TS	Texas Sage 'Thundercloud'	<i>Leucophyllum frutescens</i> 'Thundercloud'	5 gal.	full, 24" sprd, 30" o.c.
GROUND COVER/VINES/GRASS					
90	GL	Giant Liriope	<i>Liriope gigantea</i>	1 gal.	full, 18" o.c.
100	SC	Seasonal Color		4" pots	full, 12" o.c.
		Bermuda Solid Sod	<i>Cynodon dactylon</i>		
		Decomposed Granite			

Plant list is an aid to bidders only. Contractor shall verify all quantities on plan. All heights and spreads are minimums. Trees shall have a strong central leader and be of matching specimens. All plant material shall meet or exceed remarks as indicated.

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05/01/2020

DEVELOPER:

McCLURE PARTNERS
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WYLIE, TX 75098

LANDSCAPE PLAN

SPECS
LOT 3, BLOCK A
GREENWAY KELLER ADDITION
CITY OF KELLER, TEXAS

Scale: 1" = 20'

Designed by: AWR/CSR

Drawn by: AWR/CSR

Checked by: AWR

688-2446wsp1 SITE PLAN.dwg

Date: 05/01/2020

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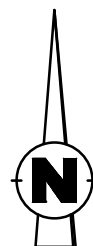
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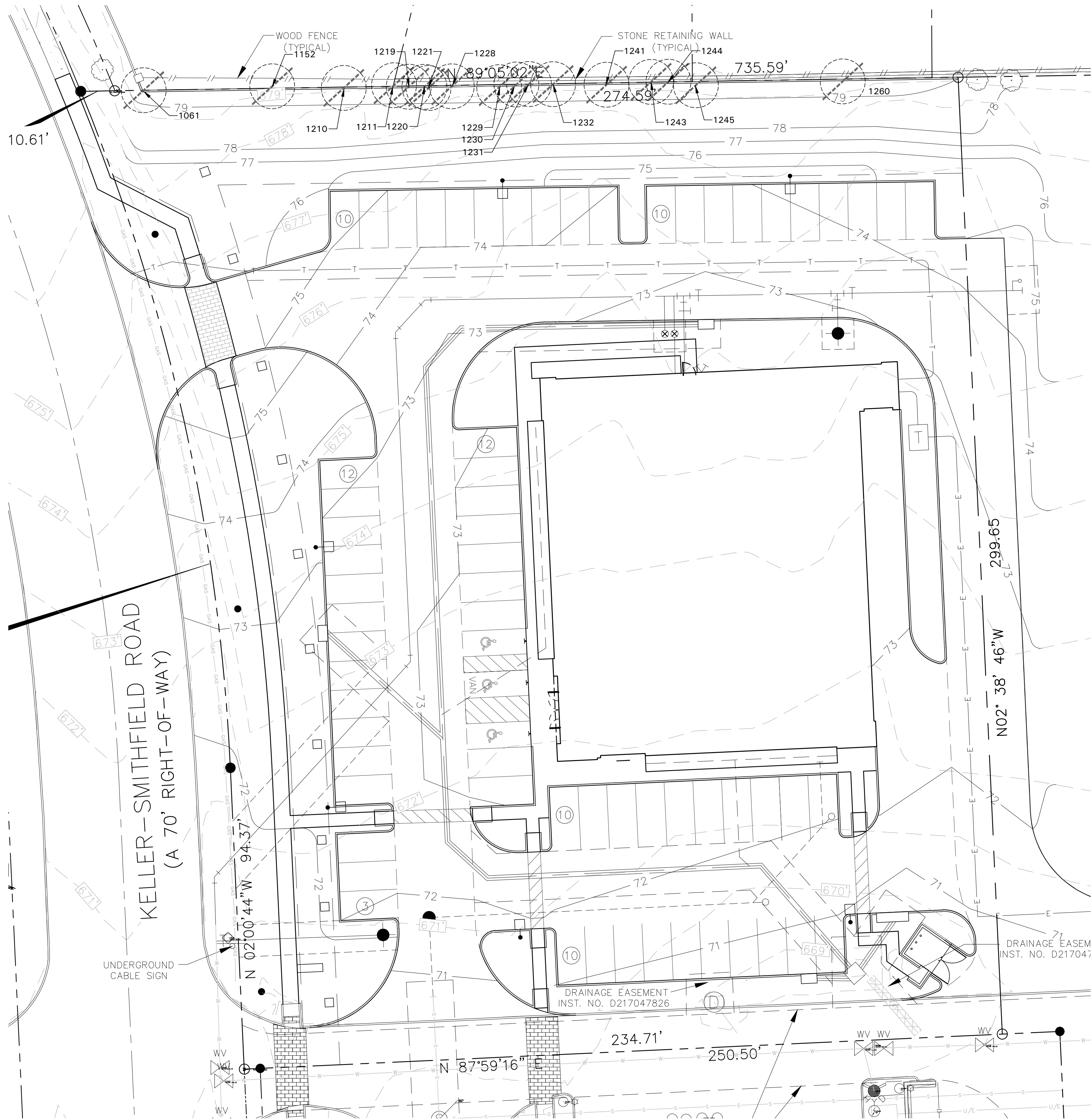
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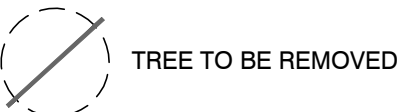
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0 20 40 FEET

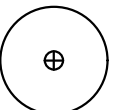
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TREE PRESERVATION LEGEND



TREE TO BE REMOVED



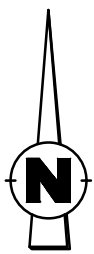
TREE TO REMAIN



TREE PRESERVATION FENCING

EXISTING TREE				
NO.	CALIPER	TREE SPECIES	REMAIN/REMOVE	NOTES
1061	17.5	HACKBERRY	TO BE REMOVED	CLUSTER, NOT PROTECTED
1152	23	HACKBERRY	TO BE REMOVED	CLUSTER, NOT PROTECTED
1210	12	HACKBERRY	TO BE REMOVED	NOT PROTECTED
1211	7	HACKBERRY	TO BE REMOVED	NOT PROTECTED
1219	14	HACKBERRY	TO BE REMOVED	CLUSTER, NOT PROTECTED
1220	8	HACKBERRY	TO BE REMOVED	NOT PROTECTED
1221	10	HACKBERRY	TO BE REMOVED	NOT PROTECTED
1228	11	HACKBERRY	TO BE REMOVED	NOT PROTECTED
1229	11	HACKBERRY	TO BE REMOVED	NOT PROTECTED
1230	13	HACKBERRY	TO BE REMOVED	CLUSTER, NOT PROTECTED
1231	14.5	HACKBERRY	TO BE REMOVED	CLUSTER, NOT PROTECTED
1232	6	HACKBERRY	TO BE REMOVED	NOT PROTECTED
1241	18	HACKBERRY	TO BE REMOVED	CLUSTER, NOT PROTECTED
1243	14.5	HACKBERRY	TO BE REMOVED	CLUSTER, NOT PROTECTED
1244	7	HACKBERRY	TO BE REMOVED	NOT PROTECTED
1245	16	HACKBERRY	TO BE REMOVED	CLUSTER, NOT PROTECTED
1260	16	HACKBERRY	TO BE REMOVED	CLUSTER, NOT PROTECTED

TOTAL ON SITE	218.5
TOTAL TO BE REMOVED	218.5



GRAPHIC SCALE



Scale 1"=20' - 0"

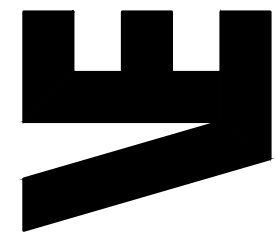


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05/01/2020

DEVELOPER:

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WYLIE, TX 75098

TREE PRESERVATION PLAN

SPECS
LOT 3, BLOCK A
GREENWAY KELLER ADDITION
CITY OF KELLER, TEXAS

Scale: 1" = 20'

Designed by: AWR/CSR

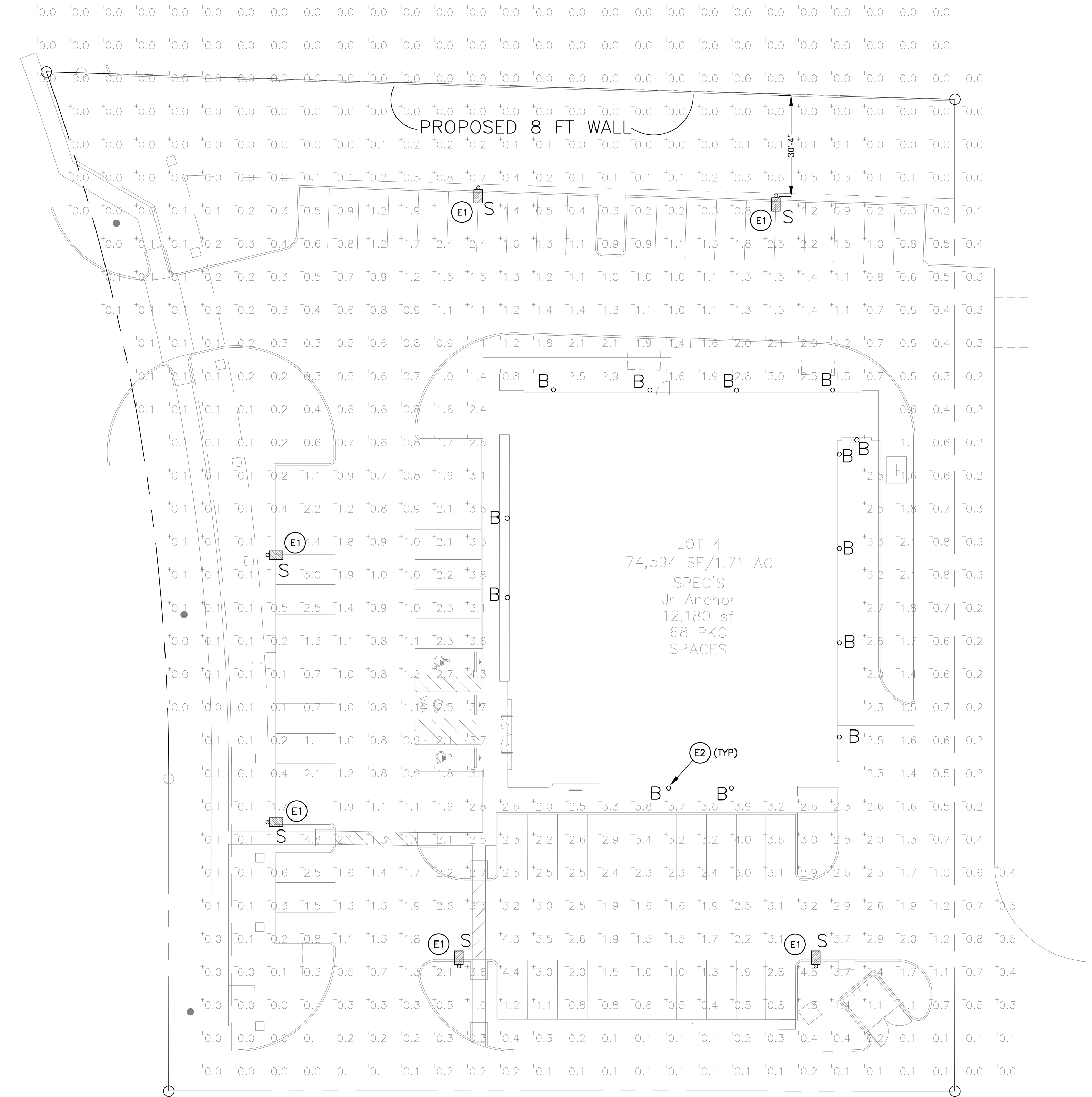
Drawn by: AWR/CSR

Checked by: AWR
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Date: 05/01/2020

SHEET

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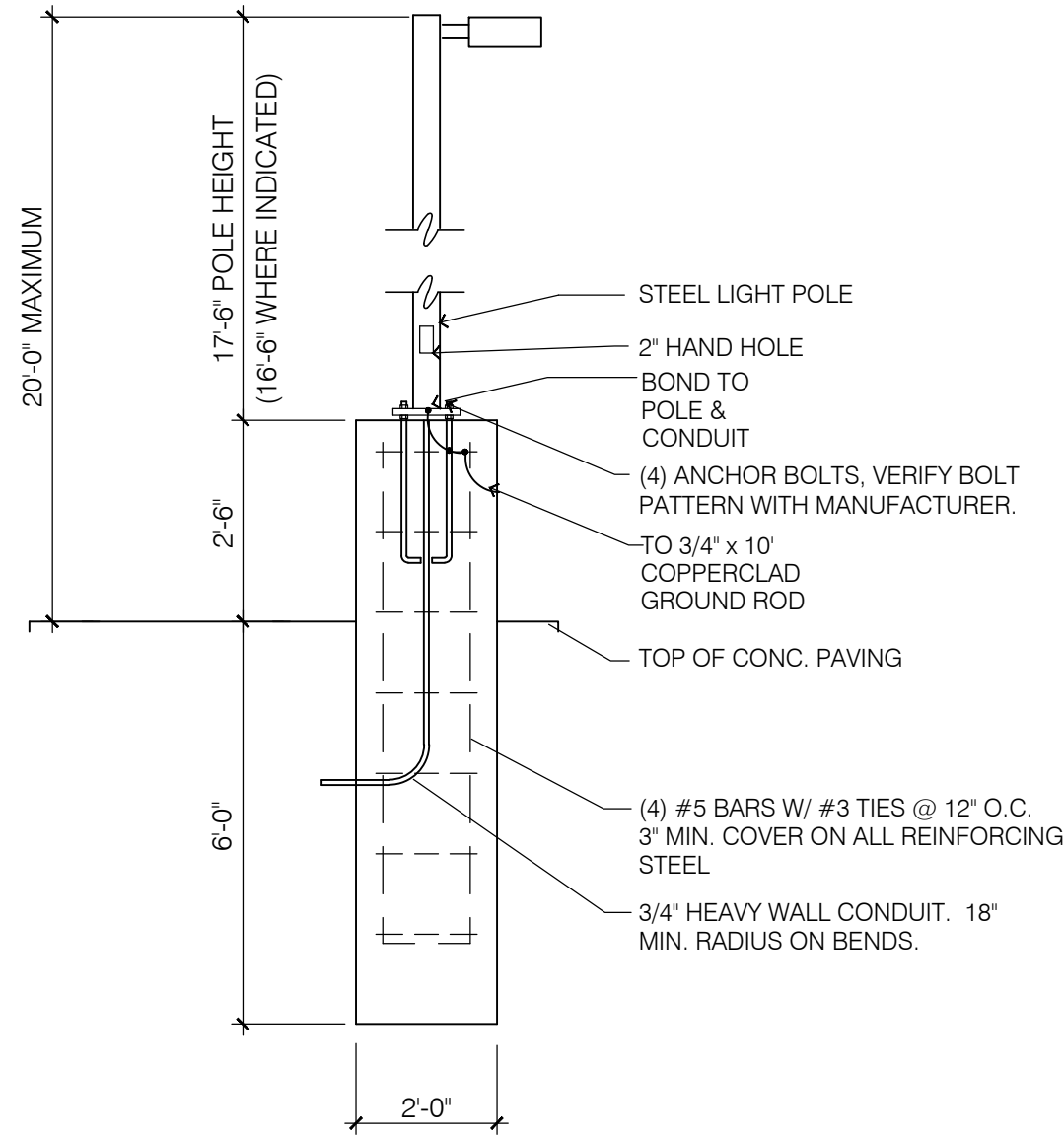


1 PHOTOMETRIC SITE PLAN
SCALE: 1"=20'-0"

Schedule											
Symbol	Label	Quantity	Manufacturer	Catalog Number	Description	Lamp	Number Lamps	Filename	Lumens Per Lamp	Light Loss Factor	Wattage
	B	13	Architectural Lighting	UCS SR-STR 12LED-WW BLT-FCO STS-WST	16IN DIA,3000K, 1080LM, 80CRI, CLEAR, SPECULAR REFLECTOR	LED	1	LDN6_35_25_L06AR_LS.ies	1085	1	12
	S	6	Lithonia Lighting	DSX1 LED P4 30K T4M MVOLT HS	DSX1 LED P4 30K T4M MVOLT with houseside shield	LED	1	DSX1_LED_P4_30K_T4M_MVOLT_HS.ies	10217	1	125

Statistics						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Calc Zone #1	+	0.9 fc	5.0 fc	0.0 fc	N/A	N/A

- ELECTRICAL SITE NOTES:
- E1 TYPE "S" POLE MOUNTED LED LIGHT FIXTURE . PROVIDE WITH 17.5 FT. SQUARE STEEL POLE . SEE LIGHT FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION. MAXIMUM TOTAL MOUNTING HEIGHT IS 20'-0" AFF.
- E2 BUILDING MOUNTED TYPE "B" DECORATIVE LIGHTING FIXTURE AT 12'-0" AFF. (TYPICAL OF 13)



2 POLE BASE DETAIL
SCALE: NO SCALE



Specifications	
EPA:	1.01 ft ² (0.09m ²)
Length:	23" (603mm)
Width:	13" (330mm)
Height H1:	7-1/2" (190mm)
Height H2:	3-1/2" (90mm)
Weight (max):	27 lbs (12.2kg)

Catalog Number	DSX1LED400KMOVLT HS
Notes	
Type	S

Introduction

The modern styling of the D-Series is striking yet unobtrusive - making a bold, progressive statement even as it blends seamlessly with its environment. The D-Series distills the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire.

The outstanding photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. It is ideal for replacing up to 750W metal halide in pedestrian and area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.

A4 Capable options indicated by this colored background.
This table requires a 48V power source.

Ordering Information

EXAMPLE: DSX1 LED P7 40K T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX1 LED														
Series		LEDs		Color temperature		Distribution		Voltage	Mounting					
DSX1 LED	Forward optics		30K 40K 50K	3000K 4000K 5000K	T1S	Type I short (Automotive)	T5VS	Type V very short ¹	MVOLT ¹	Shipped included				
					T2S	Type II short	T5S	Type V short ¹	120 ¹	SPA	Square pole mounting			
	P1	P4	P7	T3M	Type III medium	T5M	Type V medium ¹	208 ¹	RPA	Round pole mounting				
	P5	P8	P9	T4M	Type IV medium	T5W	Type V wide ¹	240 ¹	WBA	Wall bracket				
	P6	P6	P9	T5M	Type II short	RIC	Right/Left corner ¹	277 ¹	SPHMA	Square pole universal mounting adaptor ⁴				
	Rotated optics				T3M	Type III medium	LCO	Left corner corner ¹	347 ¹	RPHMA	Round pole universal mounting adaptor ⁴			
	P10	P12	T4M	Type IV medium	RCO	Right corner corner ¹	480 ¹		Shipped separately					
	P11	P13	ITFM	Forward throw medium				KMAH DDBXD	Must arm mounting bracket adaptor (specify "fixed") ⁵					
Control options										Other options		Finish		
Shipped installed										Shipped installed		Shipped separately		
NLTAIR2	16" light AIR generation 2 enabled ¹					PIR	High/Low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 5K ²			HS	House-side-to-side ³		DDBXD	Dark bronze
PIRHN	Network high/Low motion/ambient sensor ³					PIRHN	High/Low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 5K ²			SF	Single face (120, 277, 347V) ¹		DDBXD	Black
PER	Network high/Low motion/ambient sensor ³					PER	High/Low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 5K ²			DF	Double face (120, 240, 480V) ¹		DDBXD	Natural aluminum
PERC	Five-pin receptacle only (controls ordered separately) ^{4,5}					PERC	High/Low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 5K ²			LDO	Unidirectional optics ⁶		DDBXD	White
PERC	Seven-pin receptacle only (controls ordered separately) ^{4,5,6}					PERCFCV	Bi-level, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 1K ^{2,3}			R90	Right/centered optics ⁷		DDBXD	Textured dark bronze
DMS	0-10V dimming wires pulled outside fixture (for use with an external control, ordered separately) ⁷					FAO	Field adjustable output ⁸			SHIPPED SEPARATELY			DDBXD	Textured black
DS	Dual switching ^{8,9,10}									B5	Bridges ^{9,10}		DDBXD	Textured natural aluminum
										EGS	External (glass shield)		DDBXD	Textured white


COMMERCIAL OUTDOOR

One Lithonia Way • Conyers, Georgia 30013 • Phone: 1-800-775-REX (7378) • www.lithonia.com
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DSX1 LED
Rev. 02/25/2019
Page 6

Universe® - UCS

Small Scale

TYPE

FEATURES

- Modular system offers five luminous choices and five hood options for customization to complement site design
- Full cutoff option available
- Pole, wall, or pendant mounting options

- Opal glass lens, IES Type 5 distribution for soft, general lighting
- Powder coat finish in 13 standard colors with a polymer primer sealer

ORDERING CODE

1. LUMINAIRE

UCS Universe small

2. LUMINOUS /HOOD

NO LUMINOUS /HOOD

ANGLED BEL FLARED STRAIGHT SKIRTED
ANG BEL FLR STR SKB

LUMINOUS /HOOD

4 LUMINOUS SOLID VERTICAL LUMINOUS

WINDOWS RINGS SLOTS RINGS

WIND-ANG SR-ANG VSL-ANG LUM-ANG

WIND-BEL SR-BEL VSL-BEL LUM-BEL

WIND-FLR SR-FLR VSL-FLR LUM-FLR

WIND-STR SR-STR VSL-STR LUM-STR

WIND-SKB SR-SKB VSL-SKB LUM-SKB

3. LAMP/BALLAST

LED (Warmwhite (3000K), Neutralwhite (4000K), Bright white (5000K), 32 watts, 120 thru 277 volt)

12LED-WW 12LED-NW 12LED-BW

4. FIXTURE FINISH

Standard Color

- WH Arctic White
- BL Black
- BLT Matte Black
- DB Dark Bronze
- DGN Dark Green
- TT Titanium
- WDB Weathered Bronze
- MOB Bronze Metallic
- VBU Verde Blue
- CRT Corten
- MAL Matte Aluminum
- MG Medium Grey
- AGN Antique Green
- LG Light Grey

Premium Color

- SHK Shamrock
- SPP Salt and Pepper
- SFM Seafoam
- WCP Weathered Copper
- RAL 4 digit Color
- CUSTOM Custom Color

5. OPTIONS - INTERNAL

- ISC Internal shield to block light when luminous element is closed
- FCO (Full cutoff choice. Replaces luminous element)

6. OPTIONAL HOOD FINISH

- STS Stainless Steel
- COP Copper

6. MOUNTING – Must choose one

- WALL MOUNT (Integral ballast. Uses the mounting plate with a prewired ballast)
- WST (Straight arm)

POLE MOUNT

- Single arm, fits over a 3/75mm pole
- PCVS (Curved arm) PSTS (Straight arm)
- Twin arm, fits over a 47/100mm pole : (The top 67/150mm of the pole top shall have an open, clear unobstructed area for the ballast assembly)
- PCVT (Curved arm) PST (Straight arm)

PENDANT MOUNT (48"/1200mm stem)

- SFM (Swivel fits over a standard octagonal) box.
- Remote ballast required
- SBE (Surface mounted ballast enclosure)

SPECIFICATIONS

HOUSING

The fixture and ballast housing shall be one piece cast aluminum. The luminous rings shall be acrylic with an aluminum spacer and stainless steel rods. The lens shall be tempered, borosilicate opal glass. The lens shall be gasketed and screwed into the housing for lamp access. The hoods shall be heavy gauge aluminum spin with flanged edges for added rigidity.

All internal and external hardware shall be stainless steel

FULL CUTOFF

The full cutoff shield is used in place of the luminous element when the FCO option is chosen. It lowers the hood to cover the opal lens, providing IES full cutoff classification meaning there is zero light emitted at 90° horizontal or above. The O.A.H of the UCS fixture with the FCO option is 14.25/302mm with the bell hood, 14.75/356mm with the skirted bell hood, or 15.25/381mm for others.

ELECTRICAL

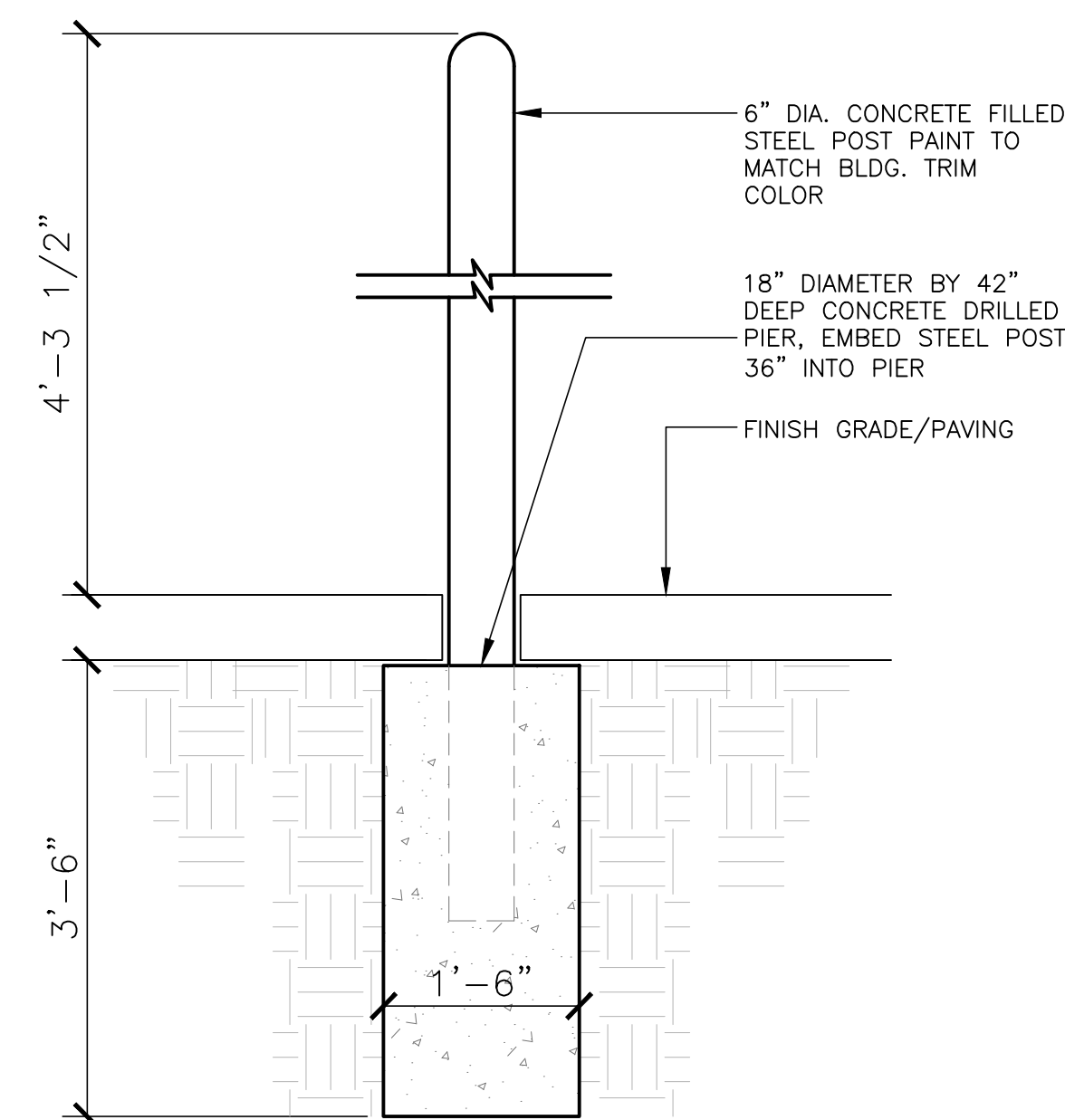
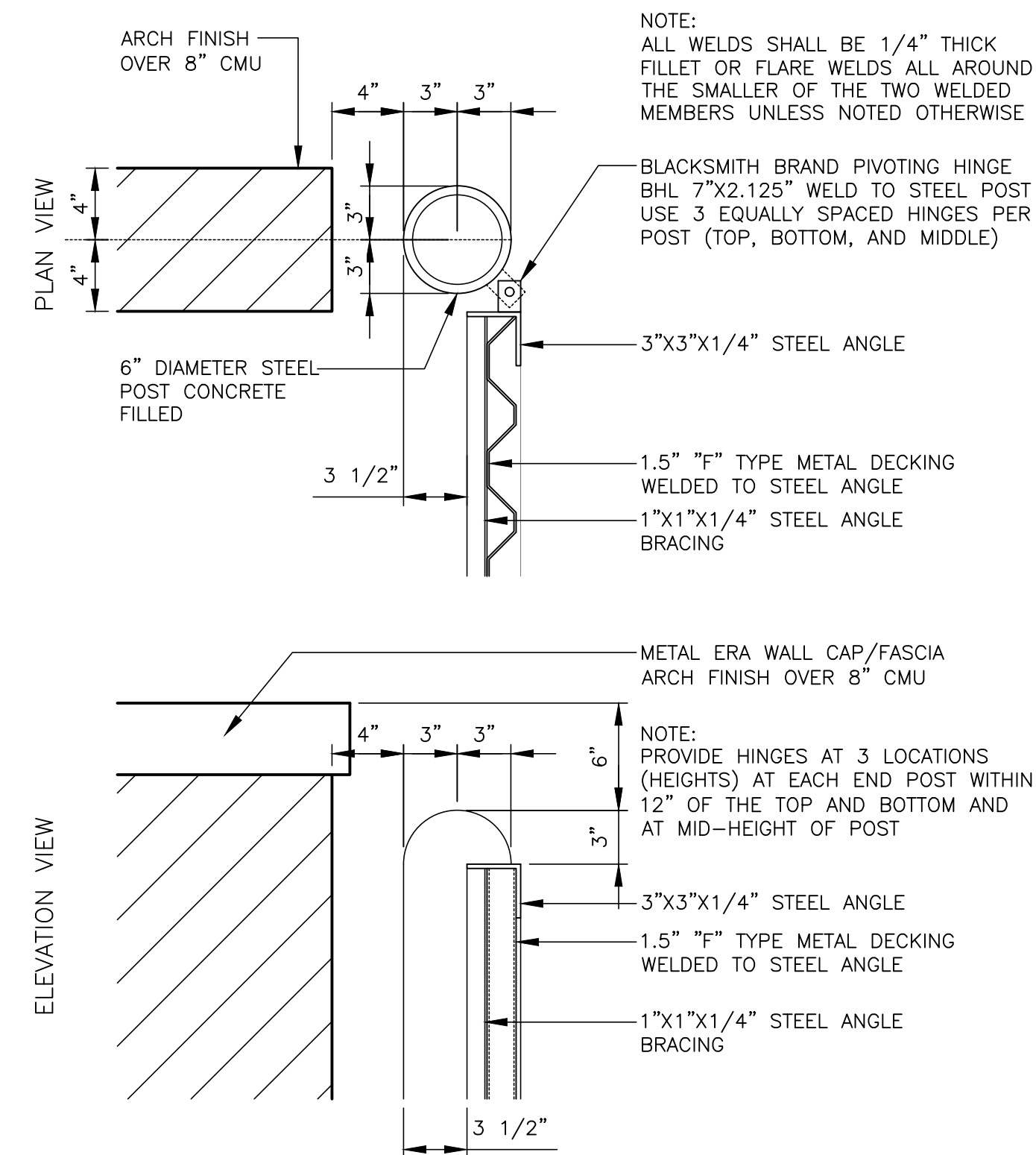
The driver assembly shall be mounted to a cast plate, prewired with a quick disconnect plug. Standard LED color temperatures are 3000K, 4000K, and 5000K. Other color temperatures available. Please contact factory. LED constant current driver operates at 700mA.

See next page

ARCHITECTURAL AREA LIGHTING
17760 Rowland Street | City of Industry | CA 91748
P 626 368 2686 | F 626 368 2686 | www.aal.net
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JOB
TYPE
NOTES

11 | 1



3	GATE HINGE DETAIL SCALE 1-1/2"=1'-0"
---	--------------------------------------

4	GATE POST DETAIL SCALE 3/4"=1'-0"
---	-----------------------------------

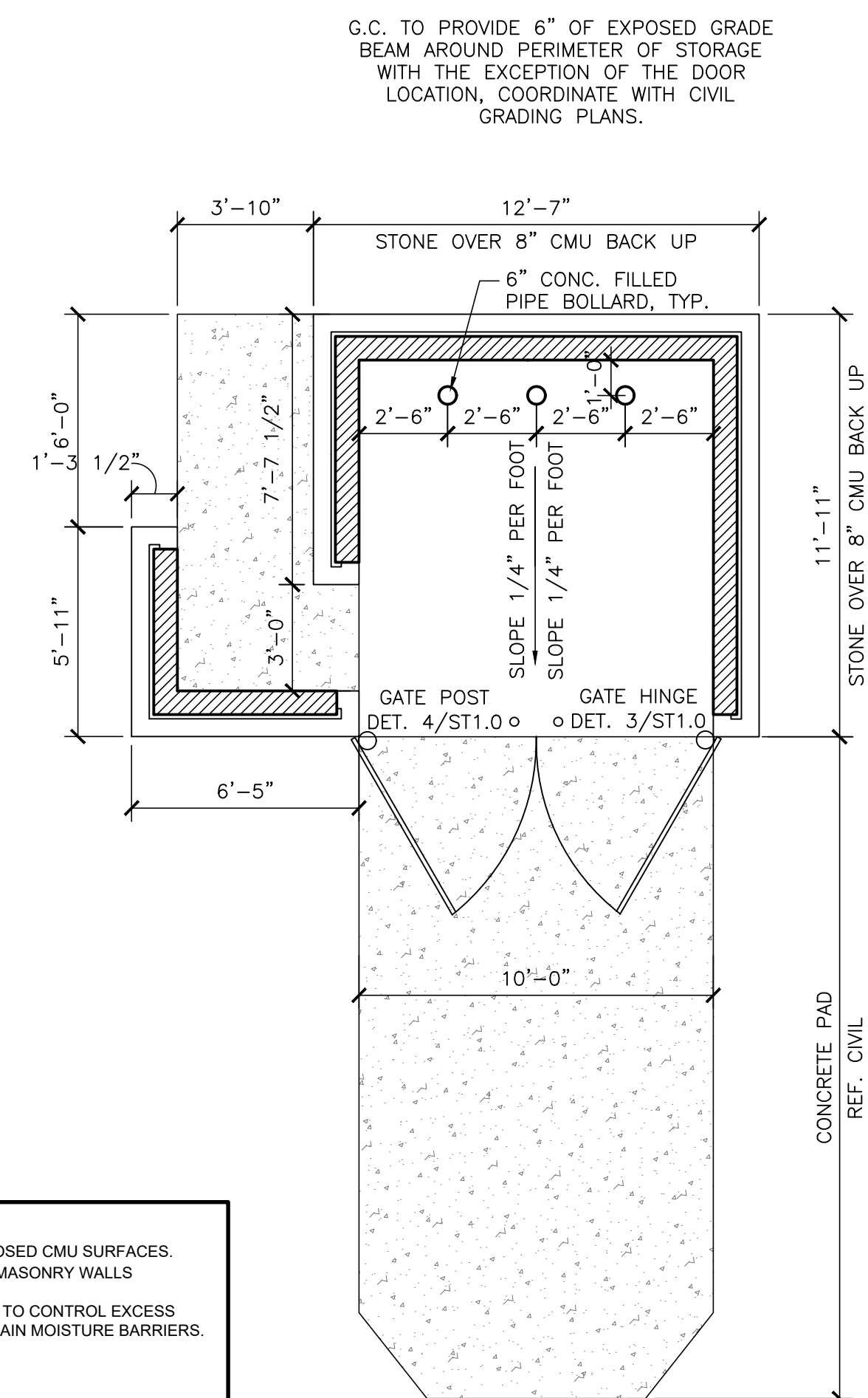
The image displays four architectural elevations of a wall, each with a height of 8'-11".

- LEFT ELEVATION:** Shows a stone masonry pattern. Callouts MC and ST are on the left. A vertical dimension line on the right indicates 8'-11".
- FRONT ELEVATION:** Shows a stone masonry pattern on the left and a metal mesh or screen on the right. Callouts MC and ST are on the left. A vertical dimension line on the right indicates 8'-11".
- RIGHT ELEVATION:** Shows a stone masonry pattern. Callouts MC and ST are on the left. A vertical dimension line on the right indicates 8'-11".
- BACK ELEVATION:** Shows a stone masonry pattern. Callouts MC and ST are on the left. A vertical dimension line on the right indicates 8'-11". A label "CMU BACK UP" points to the right side of the wall.

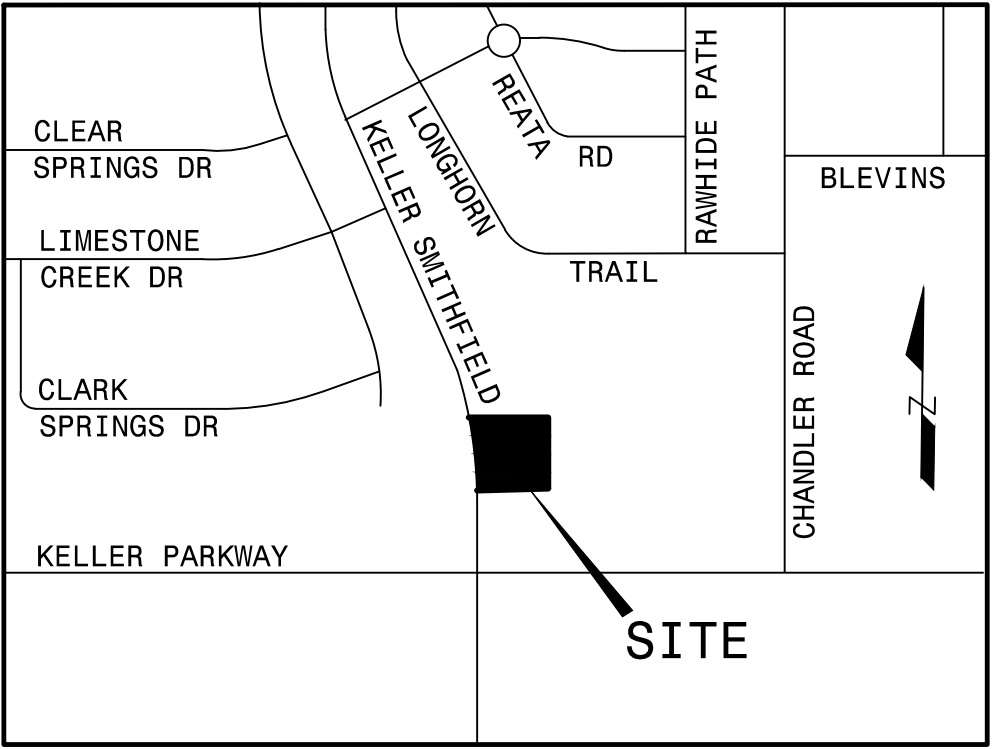
D HOLLOW METAL DOOR - PAINT TO MATCH
BASE BUILDING

NOTE:
G.C. TO APPLY BLOCK SEALANT AND PAINT TO ALL EXPOSED CMU SURFACES.

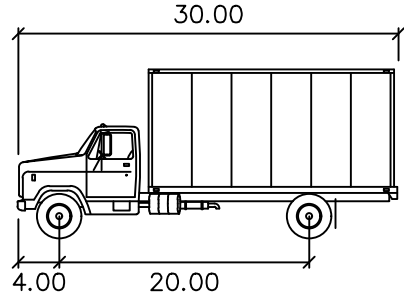
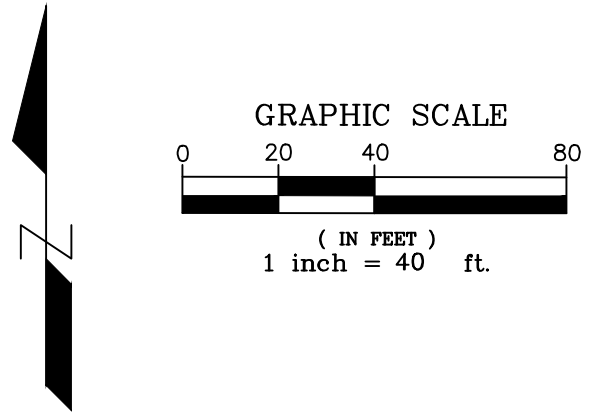
1. PROVIDE CLOSELY SPACED CONTROL JOINTS IN ALL MASONRY WALLS (MINIMUM ONE PER WALL FACE).
2. PROVIDE TECHNIQUES MENTIONED IN SOILS REPORT TO CONTROL EXCESS POST CONSTRUCTION MOISTURE TO SUBGRADE. MAINTAIN MOISTURE BARRIERS
3. SEE SITE PLAN FOR LOCATION.



1 TRASH ENCLOSURE PLAN AND ELEVATIONS SCALE 1/4"=1'-0"



LOCATION MAP
N.T.S.



	feet
Width	: 8.00
Track	: 8.00
Lock to Lock Time	: 6.0
Steering Angle	: 31.8

NOTE:
AUTOTURN DOES NOT HAVE A FRONT
LOADING REFUSE TRUCK OPTION WHICH ARE
TYPICALLY 29' LONG. BEING A SIMILAR
LENGTH (30') SU-30 WAS USED IN ITS PLACE

OWNER	DEVELOPER	ENGINEER
GREENWAY-KELLER, L.P. MARK HARDAWAY 2808 FAIRMOUNT SUITE 100 DALLAS, TX 75201 PH: (214) 880-9005	McCLURE PARTNERS JOHN McCLURE P.O. BOX 2935 WYLIE, TX 75098 PH: (214) 384-3470	VASQUEZ ENGINEERING, LLC JUAN J. VASQUEZ, P.E. 1919 S. SHILOH ROAD SUITE 440, LB 44 GARLAND, TEXAS 75042 972-278-2948 TELE 972-271-1383 FAX

REFUSE TRUCK PATH EXHIBIT
SPEC'S
LOT 3, BLOCK A
GREENWAY KELLER ADDITION
74,594 SF, 1.71 ACRES
CITY OF KELLER,
TARRANT COUNTY, TEXAS
MAY 15, 2020

VASQUEZ ENGINEERING L.L.C.
1919 S. SHILOH RD
Suite 440, LB44
Garland, Texas 75042
Ph: 972-278-2948
TX Registration # F-12266

THIS DOCUMENT IS FOR
INTERIM REVIEW AND IS
NOT FOR CONSTRUCTION
OR BIDDING PURPOSES
JUAN J. VASQUEZ, P.E.
DATE: 05/15/2020
VASQUEZ ENGINEERING, L.L.C.
TX REG. F-12266

DEVELOPER:
McCLURE PARTNERS
P.O. BOX 2935
WYLIE, TX 75098

TRUCK PATH EXHIBIT
SPECS
LOT 3, BLOCK A
GREENWAY KELLER ADDITION
CITY OF KELLER, TEXAS

Scale: 1" = 40'	Designed by: JJV	Drawn by: JNM	Checked by: JJV	Date: 05/15/2020
			908-241dwg/SP1 SITE PLAN.dwg	

SHEET

EX1

