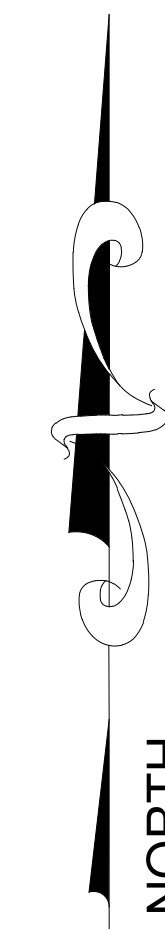
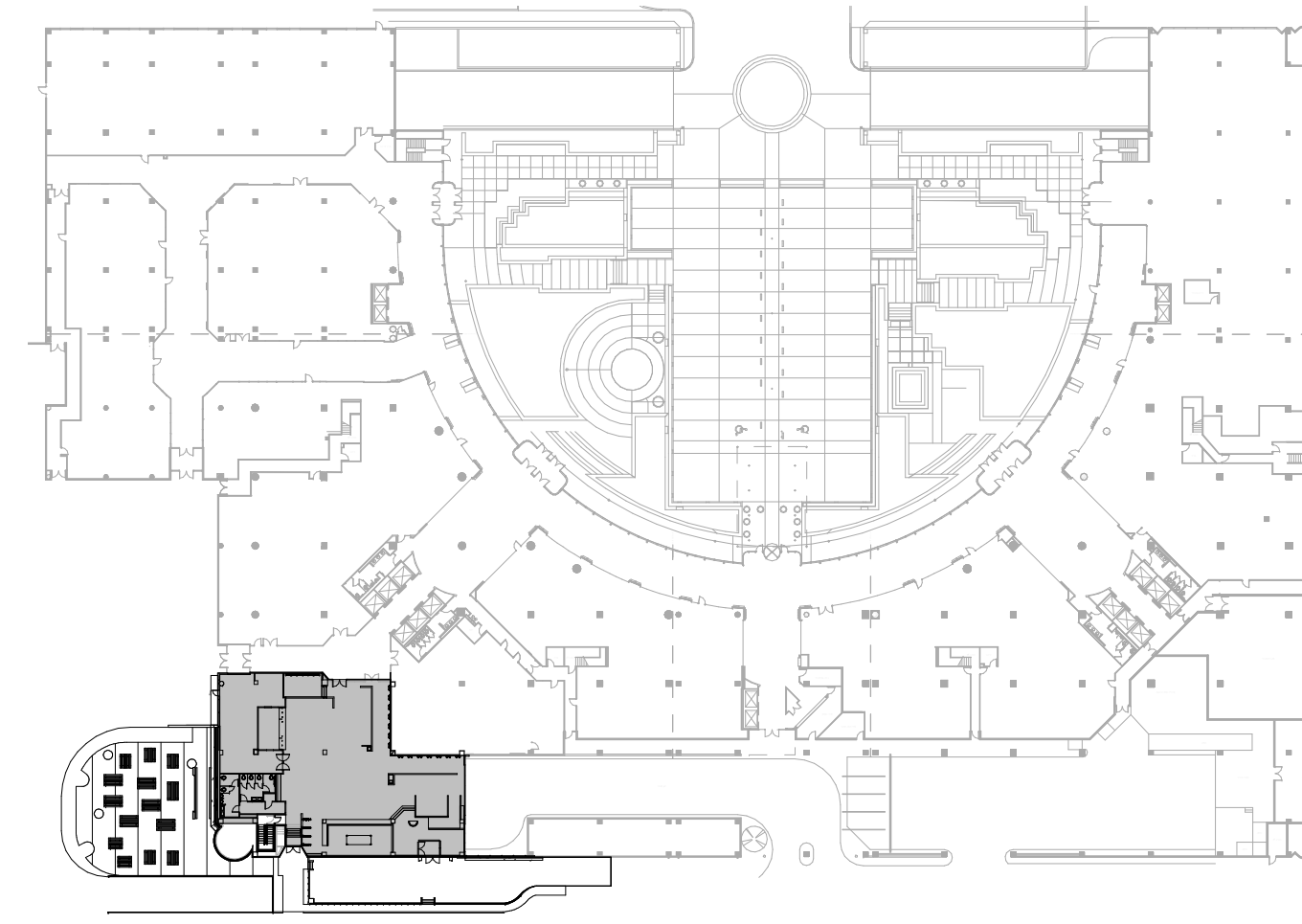




Gross Building = 598,250 SF
 Office Space = 511,235 SF
 Lot Size = 7.256 acres
 Restaurant = 12,293 SF

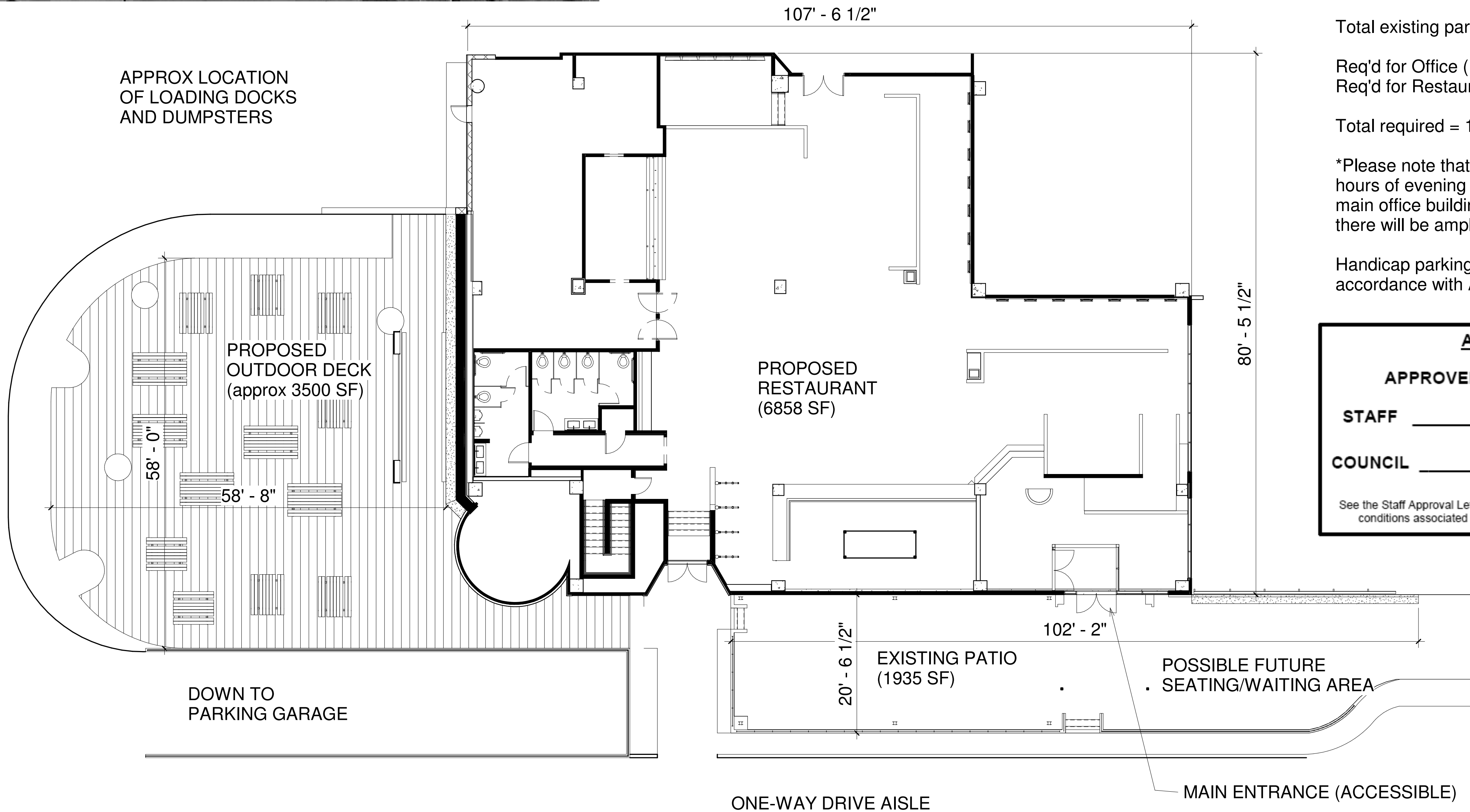


PROPOSED RESTAURANT

APPROX LOCATION OF LOADING DOCKS AND DUMPSTERS

SITE PLAN NOTES

1. Any revision to this plan will require Town approval and will require revisions to any corresponding plans to avoid conflicts between plans.
2. Open storage, where permitted, shall be screened in accordance with the Zoning Ordinance.
3. Buildings with an aggregate sum of 5,000 square feet or greater on a lot shall have automatic fire sprinklers installed throughout all structures. Alternative fire protection measures may be approved by the Fire Department.
4. All signage is subject to Town approval.
5. All fences and retaining walls shall be shown on the site plan and are subject to Building Inspection Division approval.



Total existing parking spaces = 1715
 Req'd for Office (1/300) = 1704
 Req'd for Restaurant (1/100) = 123*
 Total required = 1827*

*Please note that peak restaurant hours of evening and night will be after main office building has closed and there will be ample parking.

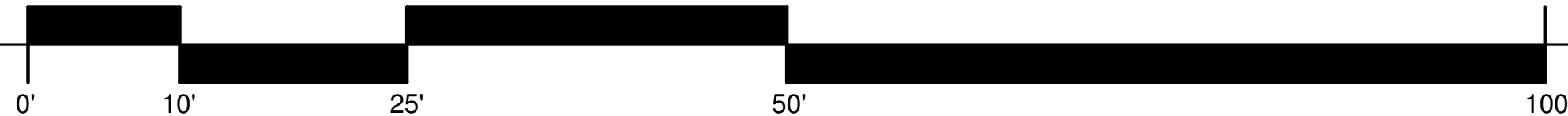
Handicap parking is provided in accordance with ADA standards.

ACTION		
APPROVED	DENIED	
STAFF	Date	Initials
COUNCIL	Date	Initials

See the Staff Approval Letter or Council Result Memo for any conditions associated with the approval of the project.

Overall Concept Plan & Location Map

Scale: 1" = 10'-0"

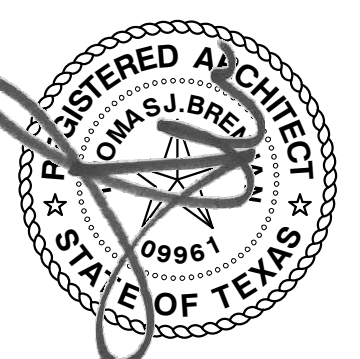


This plan conforms with design standards included in the Town of Addison Transportation Plan, Water System Requirements, Waste Water System Requirements, and Drainage Criteria Manual.

ISSUE FOR SPECIAL USE PERMIT APPLICATION 12-04-17 (REVISED 12-22-2017)

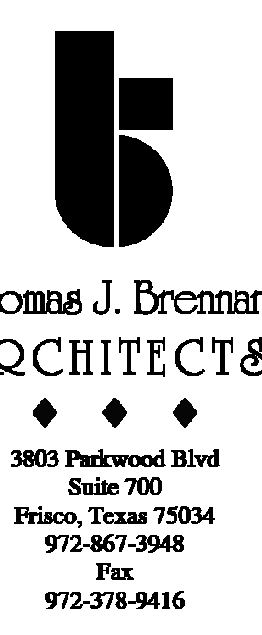
No.	Description	Date

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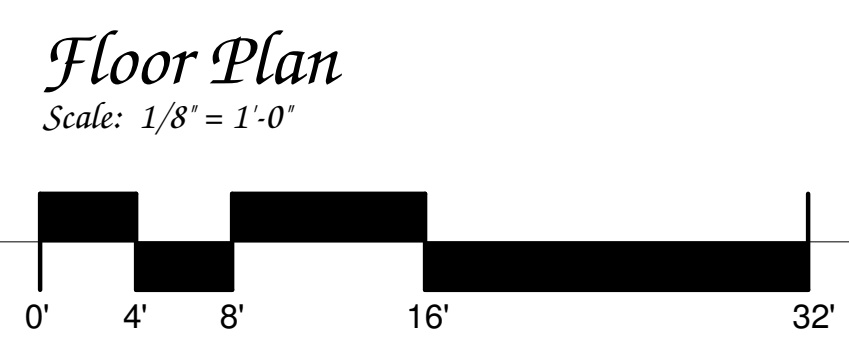
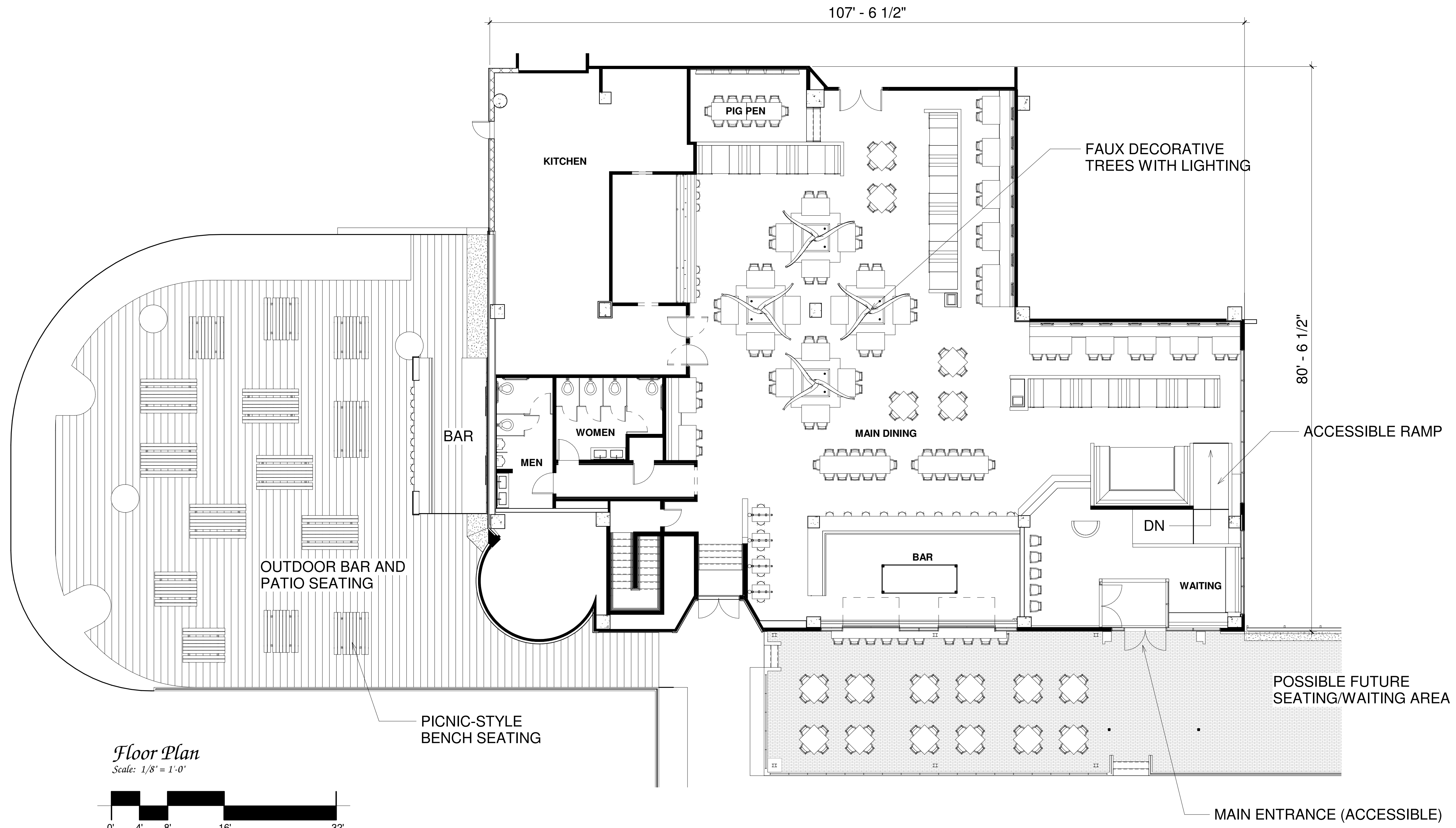
Porcino's Restaurant

Property Owner: Spectrum Center Granite | 5080 Spectrum Drive | Suite 111 West | Addison, TX 75001
 Contact: Jim Barron | 972-731-2308



Concept Plan

Sheet: **A01**



SEATING PROGRAM	
INTERIOR	236
FRONT PATIO	48
DECK/BAR	110
TOTAL	394

Restaurant Areas
 Indoor Dining = 6858 SF
 Front Patio = 1935 SF
 Deck/Bar = 3500 SF
Total = 12,293 SF

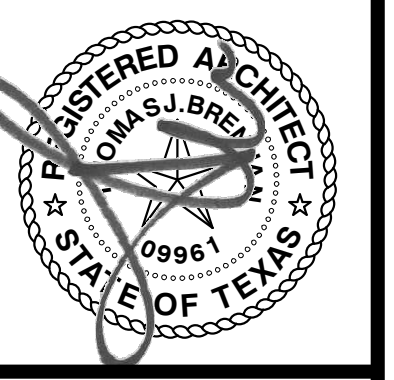
ACTION		
APPROVED	DENIED	
STAFF	_____	_____
	Date	Initials
COUNCIL	_____	_____
	Date	Initials

See the Staff Approval Letter or Council Result Memo for any conditions associated with the approval of the project.

ISSUE FOR SPECIAL USE PERMIT APPLICATION 12-04-17 (REVISED 12-22-2017)

Restaurant Floor Plan

No.	Description	Date



Porcino's Restaurant
 Spectrum Center Granite | 5080 Spectrum Drive | Suite 111 West | Addison, TX 75001
 Property Owner: Jim Barron | 972-731-2308
 Contact: Jim Barron | 972-731-2308

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 972-867-3948
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Sheet: **A04**
 17419

FOR REVIEW ONLY
 Not for regulatory approval,
 permitting or construction.
**FOR
 REVIEW
 ONLY**
 SETH ATWELL #3078

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 Austin • Dallas • Fort Lauderdale
 Fort Worth • Houston • San Antonio

Project:
Granite Spectrum

5080 Spectrum Drive

Addison, TEXAS

Project Number:
 D18036

Designed: TBG

Drawn: XY, SC

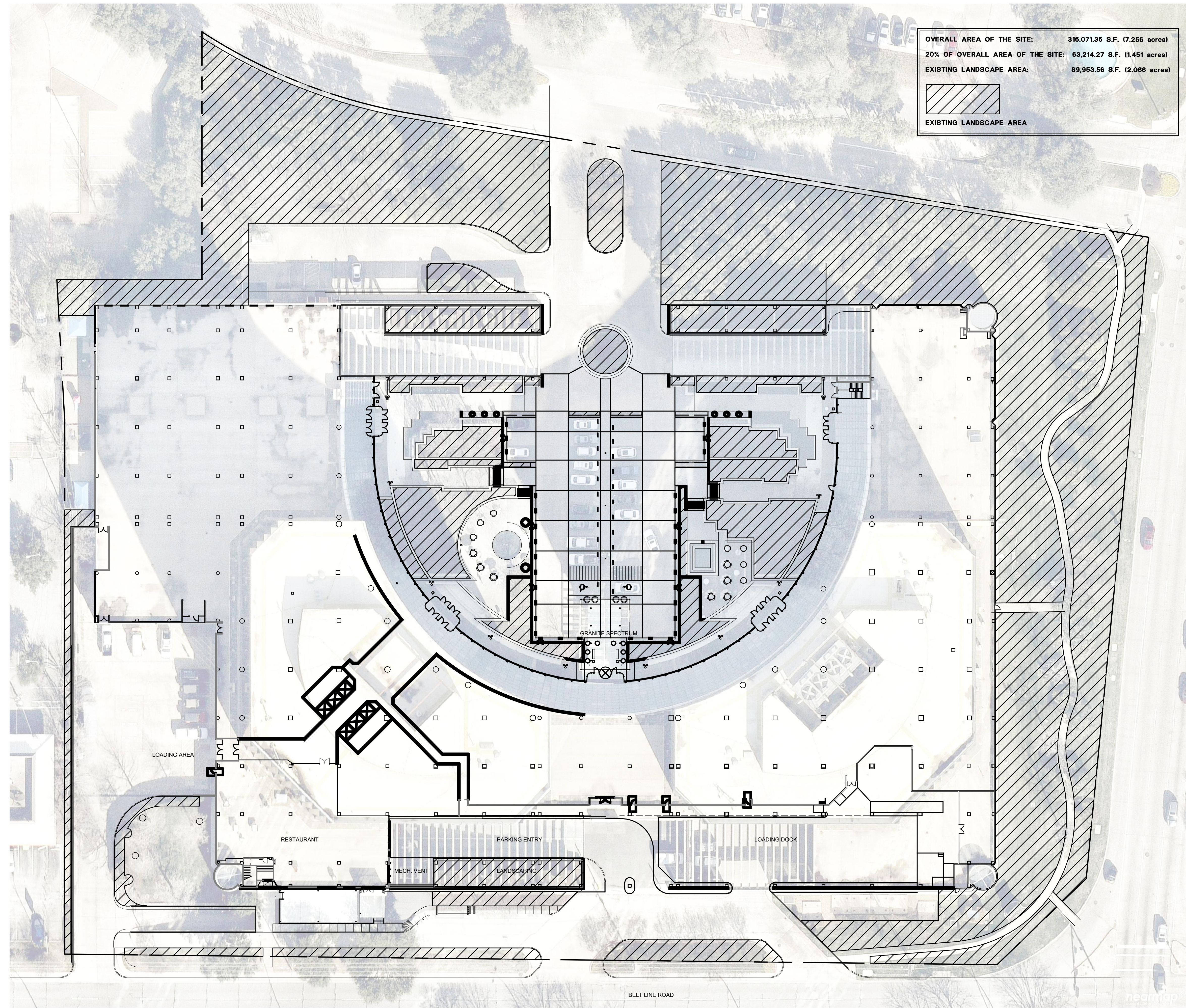
Reviewed: SA

Date Issued:

Revisions:

Sheet Title:
**LANDSCAPE
 AREA SITE
 PLAN**

Sheet Number:
L 1.01



1 LANDSCAPE AREA SITE PLAN
 PLAN

