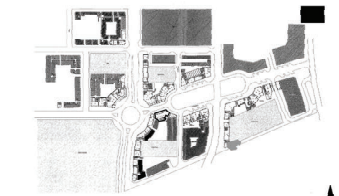
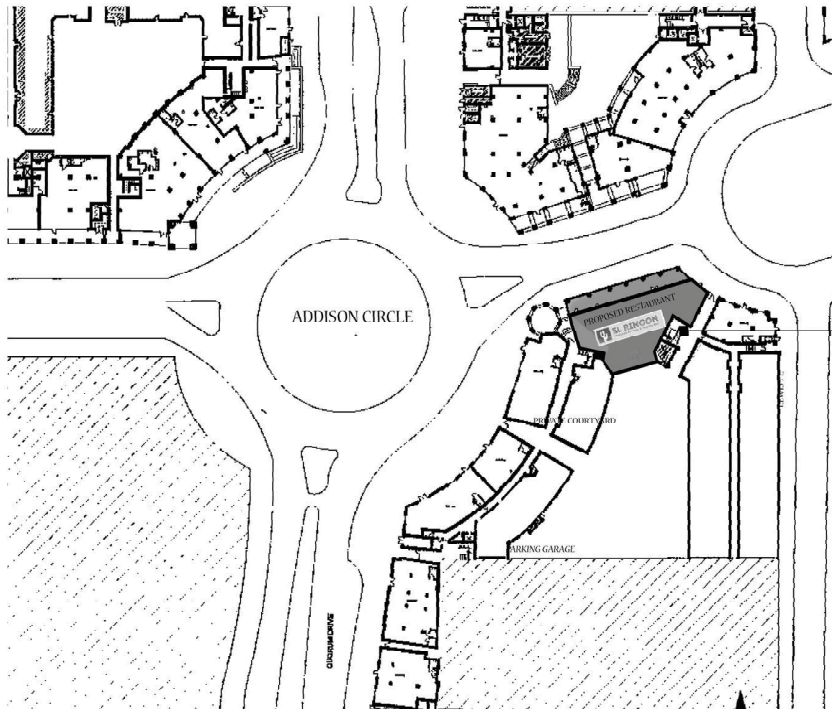




VICINITY MAP



2 DEVELOPMENT PLAN



1 SITE PLAN

SCALE: 1"=60'-0"

TOWN OF ADDISON 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 BE 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.

ADDISON CIRCLE PHASE 2

AMENDED BLOCK A, LOT 1

EXISTING ZONING: UC

TOTAL LOT AREA: 2.74 ACRES

TOTAL BUILDING SIZE:

SUP AREA: SUP AREA: 3,826 S.F.

PROJECT NUMBER: 1804-SUP

OCCUPANCY TYPE: GROUP A-2 (ASSEMBLY RESTAURANT)

SPRINKLER SYSTEM: EXISTING

PARKING TABLE:

PARKING REQUIRED: (1/70): 55 SPACES

PARKING PROVIDED ON SITE: 495 PARKING SPACES

SUP AREA 3,826 S.F.

ACTION	
APPROVED	DENIED
STAFF	Date Initials
P&Z	Date Initials
Neighborhood #	

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

OWNER:
EL RINCON MEXICAN
TEQUILA AND TEQUILA BAR
104 ADDISON CIRCLE
ADDISON, TX 75001
PHONE: (972) 415-5301
A/E: RICK@ELRINCONTX.COM

PREPARED BY:
RICHARD CALVERT
CALVERT & CO./ARCHITECTS, INC.
1001 W. MAIN STREET
CARROLLTON, TX 75006
PHONE: (972) 446-0493
FAX: (972) 242-9252
EMAIL: CALVCO@AOL.COM

5004 ADDISON CIRCLE
ADDISON, TEXAS

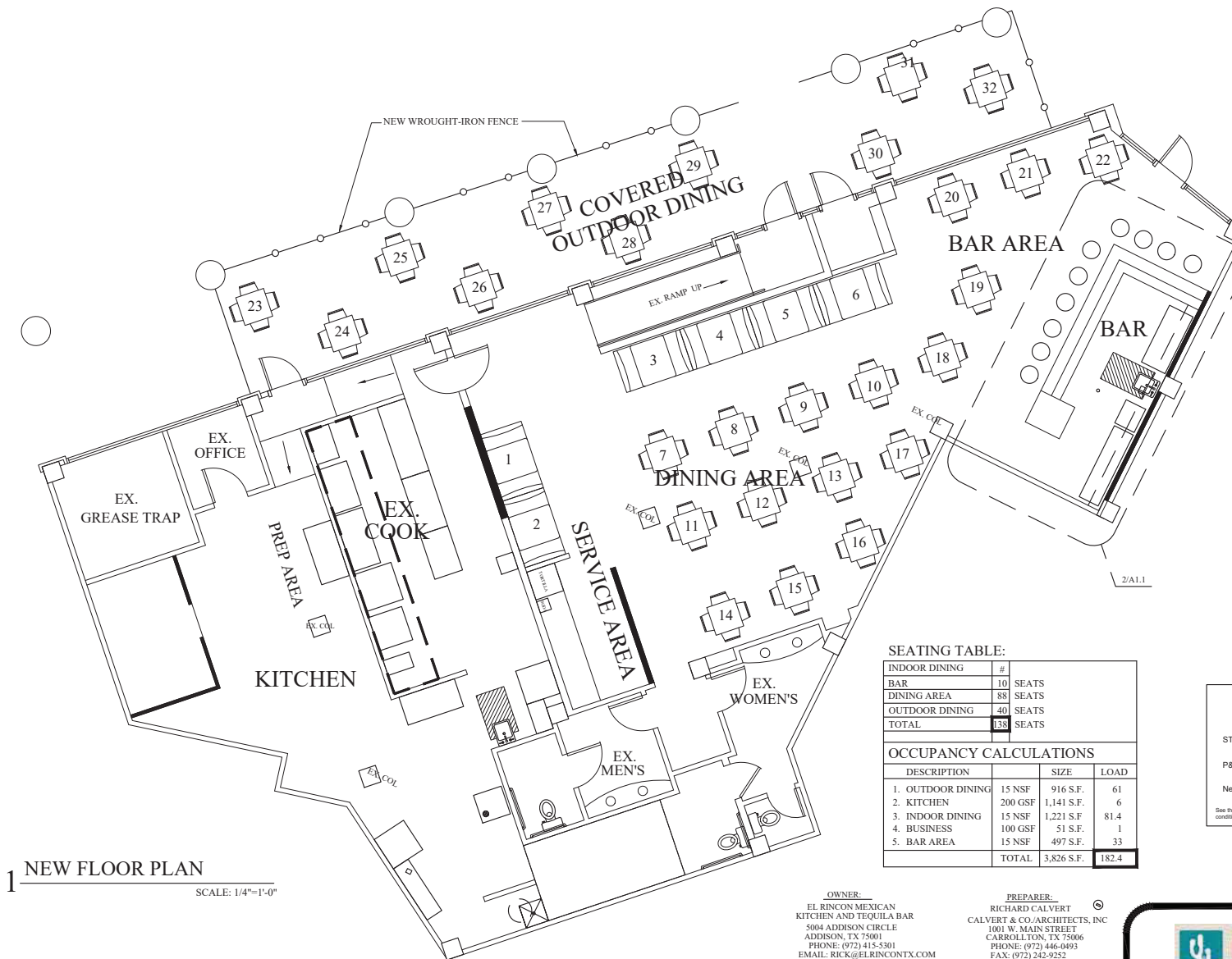


ISSUE DATE
OCT. 22, 2019

REGISTERED ARCHITECT
STATE OF TEXAS

calvert & co./architects, inc.
1001 w. main street
carrollton, tx. 75006
(972) 446-0493

SHEET
A0.1



SEATING TABLE:

INDOOR DINING	#	
BAR	10	SEATS
DINING AREA	88	SEATS
OUTDOOR DINING	40	SEATS
TOTAL	138	SEATS

OCCUPANCY CALCULATIONS

DESCRIPTION	SIZE	LOAD
1. OUTDOOR DINING	15 NSF	916 S.F. 61
2. KITCHEN	200 GSF	1,141 S.F. 6
3. INDOOR DINING	15 NSF	1,221 S.F. 81.4
4. BUSINESS	100 GSF	51 S.F. 1
5. BAR AREA	15 NSF	497 S.F. 33
TOTAL		3,826 S.F. 182.4

ACTION		
APPROVED	DATE	INITIALS
STAFF	_____	_____
P&Z	_____	_____
Neighborhood # _____		

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

5004 ADDISON CIRCLE
ADDISON, TEXAS

OWNER:
EL RINCON MEXICAN
KITCHEN AND TEQUILA BAR
5004 ADDISON CIRCLE
ADDISON, TX 75001
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ISSUE DATE
SEPT. 20, 2019
OCT. 15, 2019
NOV. 13, 2019



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REVIEW
A1.0



1 EXISTING NORTH ELEVATION

SCALE: 3/32"=1'-0"

FACADE PLAN NOTES:

1. THIS FACADE PLAN FOR CONCEPTUAL PURPOSES ONLY. ALL BUILDING PLANS REQUIRE REVIEW AND APPROVAL BY DEVELOPMENT SERVICES.
2. ALL MECHANICAL UNITS SHALL BE SCREENED FROM PUBLIC VIEW AS REQUIRED BY THE ZONING ORDINANCE.
3. WHEN PERMITTED, EXPOSED UTILITY BOXES AND CONDUITS SHALL BE PAINTED TO MATCH THE BUILDING. ALL SIGNAGE AREAS AND LOCATIONS ARE SUBJECT APPROVAL BY DEVELOPMENT SERVICES.
4. ROOF ACCESS SHALL BE PROVIDED INTERNALLY, UNLESS OTHERWISE PERMITTED BY THE CHIEF BUILDING OFFICIAL.

NOTE:
NO EXTERIOR CHANGES ARE BEING PROPOSED.



2 EXISTING NORTHEAST ELEVATION

SCALE: 3/32"=1'-0"

ACTION	
APPROVED	DENIED
STAFF _____	_____
Date _____	Initials _____
P&Z _____	_____
Date _____	Initials _____
Neighborhood # _____	

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

OWNER:
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5004 ADDISON CIRCLE
ADDISON, TEXAS



ISSUE DATE
OCT. 17, 2019
NOV. 12, 2019



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