

PLANNING AND ZONING COMMISSION AGENDA

Tuesday, June 18, 2019 6:00 p.m. Council Chambers, Addison Town Hall 5300 Belt Line Road, Dallas, Texas 75254

Pledge of Allegiance

- 1. Discuss and take action regarding approval of the minutes of the May 21, 2019 Planning and Zoning Commission meeting.
- 2. AMENDING PLAT/QUORUM NORTH, BLOCK 3. Presentation, discussion and consideration of an amendment to an existing plat for one lot totaling 4.9798 acres located generally at 5015 Spectrum Drive.
- 3. **PUBLIC HEARING** Case 1801-Z/Holiday Inn. Public hearing, discussion, and take action on a recommendation regarding an ordinance changing the zoning on property located at 4355 Beltway Drive, which property is currently zoned Planned Development (PD) through Ordinance O95-007, by amending the permitted uses to allow for the sale of alcoholic beverages for on-premises consumption only upon approval of a Special Use Permit, and by approving such Special Use Permit.

Adjourn Meeting

NOTE: The Planning & Zoning Commission reserves the right to meet in Executive Session closed to the public at any time in the course of this meeting to discuss matters listed on the agenda, as authorized by the Texas Open Meetings Act, Texas Government Code, Chapter 551, including §551.071 (private consultation with the attorney for the City). Any decision held on such matters will be taken or conducted in Open Session following the conclusion of the Executive Session.

Posted: _		
	Irma Parker, City Secretary	

Date: Friday, June 14, 2019

Time: 5:00 pm

THE TOWN OF ADDISON IS ACCESSIBLE TO PERSONS WITH DISABILITIES. PLEASE CALL (972) 450-7017 AT LEAST 48 HOURS IN ADVANCE IF YOU NEED ASSISTANCE.

Planning & Zoning Commission

Meeting Date: 06/18/2019

Agenda Caption:

Discuss and take action regarding approval of the minutes of the May 21, 2019 Planning and Zoning Commission meeting.

Attachments

May 21, 2019 P&Z Minutes DRAFT

DRAFT

OFFICIAL ACTIONS OF THE ADDISON PLANNING AND ZONING COMMISSION

May 21, 2019 6:00 P.M. - Council Chambers Addison Town Hall, 5300 Belt Line Road

Present: Chair Kathryn Wheeler; Vice Chair Linda Groce; Commissioner Jerry

Dougan; Commissioner John Meleky; Commissioner Eileen Resnik;

Commissioner Tom Souers

Absent: Commissioner Robert Catalani

Pledge of Allegiance

1. Discuss and take action regarding approval of the minutes of the April 16, 2019 Planning and Zoning Commission meeting.

Motion: Approval of the minutes as presented.

Moved by Commissioner Eileen Resnik, Seconded by Vice Chair Linda Groce

AYE: Chair Kathryn Wheeler, Vice Chair Linda Groce, Commissioner

Jerry Dougan, Commissioner John Meleky, Commissioner Eileen

Resnik, Commissioner Tom Souers

Other: Commissioner Robert Catalani (ABSENT)

Passed

 PUBLIC HEARING Case 1797-SUP/Zero Latency. Public hearing, discussion, and take action on a recommendation regarding an ordinance changing the zoning on property located at 5100 Belt Line Road Suite 510, which property is currently zoned PD, Planned Development, through Ordinance 012-001, by approving a Special Use Permit for commercial amusement. Discussion:

Charles Goff, Director of Development Services, presented the Staff Report.

Jason Wright with Zero Latency answered questions from the Commission regarding the flow and functionality of the space, parking demand, and details of the gaming experience.

Chair Kathryn Wheeler opened the meeting as a public hearing.

Public Hearing: There were no speakers on this item.

Chair Kathryn Wheeler closed the public hearing.

Motion: Recommend approval of the request as presented.

Moved by Commissioner Eileen Resnik, Seconded by Vice Chair Linda Groce

AYE: Chair Kathryn Wheeler, Vice Chair Linda Groce, Commissioner

Jerry Dougan, Commissioner John Meleky, Commissioner Eileen

Resnik, Commissioner Tom Souers

Other: Commissioner Robert Catalani (ABSENT)

Passed

3. **PUBLIC HEARING** Case 1798-SUP/Stirr. Public hearing, discussion, and take action on a recommendation regarding an ordinance changing the zoning on property located at 5100 Belt Line Road Suite 540, which property is currently zoned PD, Planned Development, through Ordinance 012-001, by approving a Special Use Permit for a two-story restaurant with the sale of alcoholic beverages for on-premises consumption only.

Discussion:

Charles Goff, Director of Development Services, presented the Staff Report.

Maxwell Fisher representing Milkshake Concepts answered questions from the Commission regarding the business operation, purpose of the proposed DJ booth, the volume of the music on the second floor, build out time, and potential impacts of the exterior remodel on the surrounding businesses as well as pedestrians. The applicant stated that the proposed DJ booth is solely for the purpose of providing background music and that the space will be used as a restaurant so there will not be a dance floor.

Chair Kathryn Wheeler opened the meeting as a public hearing.

Public Hearing: There were no speakers on this item.

Chair Kathryn Wheeler closed the public hearing.

Motion: Recommend approval of the request with the following condition:

• The applicant shall not use any terms or graphic depictions that relate to alcoholic beverages in any exterior signage.

Moved by Vice Chair Linda Groce, Seconded by Commissioner Eileen Resnik

AYE: Chair Kathryn Wheeler, Vice Chair Linda Groce, Commissioner Jerry Dougan, Commissioner John Meleky, Commissioner Eileen Resnik, Commissioner Tom Souers

Other: Commissioner Robert Catalani (ABSENT)

Passed

4. **PUBLIC HEARING** Case 1795-Z/BGO Architects. Public hearing, discussion, and take action on a recommendation regarding an ordinance changing the zoning on property located at 4595 Excel Parkway, which property is currently zoned Planned Development (PD) through Ordinance 595, as amended by Ordinance 004-043, by approving a new PD district.

Discussion:

Charles Goff, Director of Development Services, presented the Staff Report.

Erik Earnshaw, CEO of BGO Architects answered questions from the Commission regarding business operation and company focus.

Chair Kathryn Wheeler opened the meeting as a public hearing.

Public Hearing: There were no speakers on this item.

Chair Kathryn Wheeler closed the public hearing.

Motion: Recommend approval of the request as presented.

Moved by Commissioner Eileen Resnik, Seconded by Commissioner John Meleky

AYE: Chair Kathryn Wheeler, Vice Chair Linda Groce, Commissioner

Jerry Dougan, Commissioner John Meleky, Commissioner Eileen

Resnik, Commissioner Tom Souers

Other: Commissioner Robert Catalani (ABSENT)

Passed

5. PUBLIC HEARING <u>Case 1796-Z/3820 Belt Line Road</u>. Public hearing, discussion, and take action on a recommendation regarding an ordinance changing the zoning on property located at 3820 Belt Line Road, which property is currently zoned Planned Development (PD) through Ordinance 093-018, as amended by Ordinance O15-030, by approving a new PD district.

Discussion:

Charles Goff, Director of Development Services, presented the Staff Report.

Commissioner Souers inquired whether staff had discussed the conditions of the case with the applicant. Charles Goff responded that the applicant is aware of these conditions but is respectfully requesting to consider the plans as submitted.

Mathias Haubert, with Bohler Engineering, answered questions from the Commission regarding relocation of the handicapped parking space, relocating the sidewalk and landscape buffer per the master transportation plan requirements, façade glazing requirement, two-story height requirement, site access, circulation and safety, and the costs associated with meeting the Belt Line district requirements. Additional information was provided with regard to the drive through uses, circulation, peak hours, vehicle queuing, and proposed noise mitigation.

Commissioner Dougan commented that the some of the community voiced concerns about the proposed drive through uses.

Chair Kathryn Wheeler inquired about the feasibility of adding glazing on the facades where the interior is utilized for back of house service. Charles Goff responded that there are several ways to address this requirement by exploring different locations and glazing transparency.

Chair Kathryn Wheeler opened the meeting as a public hearing.

Public Hearing:

There were three speakers. Two speakers spoke in opposition: Jane Lenz, residing at 3942 Asbury Lane, and Harsha Puttaswamy, residing at 3881

Asbury Lane. One speaker spoke on the item: Mary Reed, residing at 3778 Vitruvian Way.

Chair Kathryn Wheeler closed the public hearing.

Commissioner Resnik inquired whether staff had discussed bus stop improvements with the applicant. Charles Goff responded that the Belt Line 1.5 project calls for a number of enhancements along the corridor, inclusive of bus stops, however, those designs have not yet been finalized. The property was able to comply with the landscape requirements; therefore, staff was not able to request that the developer provide the bus stop improvements per the Belt Line 1.5 standards. Since the proposed plans did not comply with the master transportation plan and no changes were being proposed along Belt Line Rd, conversations about bus stop improvements did not take place. If the plans move forward as proposed by the applicant, without implementation of the Master Transportation Plan, the existing bus stop would remain in the same location, but no bus shelter would be provided.

Commissioner Dougan inquired about the Town providing sidewalk improvements along Commercial Drive. Charles Goff responded that at the moment there is nothing in the works to provide sidewalk improvements by the Town, but that is something that would be addressed at the time of that particular parcel's redevelopment.

The Commission had a discussion on the conditions of staff's recommendation.

Motion: Table the item until the Jun 18th, 2019 Planning and Zoning Commission meeting.

Moved by Vice Chair Linda Groce, Seconded by Commissioner Eileen Resnik

NAY: Chair Kathryn Wheeler, Vice Chair Linda Groce, Commissioner Jerry Dougan, Commissioner John Meleky, Commissioner Eileen Resnik, Commissioner Tom Souers

Other: Commissioner Robert Catalani (ABSENT)

Failed

Motion: Recommend approval of the request with the following conditions:

- The minimum lot size for this Planned Development shall be 2.034 acres.
- The east and west facades of the standalone restaurant building shall be revised to meet the 30% glazing requirement of the Belt Line District
- The site plan and landscape plan shall be amended to comply with the Belt Line District and Master Transportation Plan requirements to include a 14-foot sidewalk directly in front of the front building façades, an 18-foot row of parking, a 24-foot drive aisle, another 18-foot row of parking, then a 4-foot landscape buffer, and an 8-foot sidewalk protected by a 8-foot parkway buffer from Belt Line Road.
- The parking space encroaching into the pedestrian walkway between the two buildings shall be relocated.
- The wood screen fence between the stand-alone restaurant drive through and the private drive facing the townhomes shall be increased to 8 feet in height.

Moved by Commissioner Eileen Resnik, Seconded by Vice Chair Linda Groce

AYE: Chair Kathryn Wheeler, Vice Chair Linda Groce, Commissioner Jerry Dougan, Commissioner John Meleky, Commissioner Eileen Resnik, Commissioner Tom Souers

Other: Commissioner Robert Catalani (ABSENT)

Passed

6. **PUBLIC HEARING** Case 1799-SUP/Smoothie King. Public hearing, discussion, and take action on a recommendation regarding an ordinance changing the zoning on property located at 3820 Belt Line Road, which property is currently zoned Planned Development (PD) through Ordinance 093-018, as amended by Ordinance O15-030, by approving a restaurant with a drive-through.

Discussion:

Charles Goff, Director of Development Services, presented the Staff Report.

Commissioner Resnik requested that the 8-foot fence be added as a condition to this item based on the previous item conditions.

Commissioner Dougan inquired about the proximity of the adjacent residential neighborhood. Charles Goff clarified that this property is approximately 120 feet from the Asbury Circle neighborhood, if measured

property line to property line.

Chair Kathryn Wheeler opened the meeting as a public hearing.

Public Hearing: There were no speakers on this item.

Chair Kathryn Wheeler closed the public hearing.

Motion: Recommend approval of the request with the following conditions:

- Any drive-up or drive through speaker system shall emit no more than fifty (50) decibels and at no time shall any speaker system be audible from the residential properties in the Asbury Circle neighborhood.
- The east and west facades of the standalone restaurant building shall be revised to meet the 30% glazing requirement of the Belt Line District.
- The wood screen fence between the stand-alone restaurant drive through and the private drive facing the townhomes shall be increased to 8 feet in height.

Moved by Vice Chair Linda Groce, Seconded by Commissioner Eileen Resnik

AYE: Chair Kathryn Wheeler, Vice Chair Linda Groce, Commissioner Jerry Dougan, Commissioner John Meleky, Commissioner Eileen Resnik, Commissioner Tom Souers

Other: Commissioner Robert Catalani (ABSENT)

Passed

7. **PUBLIC HEARING** Case 1800-SUP/Dunkin Donuts. Public hearing, discussion, and take action on a recommendation regarding an ordinance changing the zoning on property located at 3820 Belt Line Road, which property is currently zoned Planned Development (PD) through Ordinance O93-018, as amended by Ordinance O15-030, by approving a restaurant with a drive-through.

Discussion:

Charles Goff, Director of Development Services, presented the Staff Report.

Chair Kathryn Wheeler opened the meeting as a public hearing.

Public Hearing: There were no speakers on this item.

Chair Kathryn Wheeler closed the public hearing.

Motion: Recommend approval of the request with the following condition:

• Any drive-up or drive through speaker system shall emit no more than fifty (50) decibels and at no time shall any speaker system be audible from the residential properties in the Asbury Circle neighborhood.

Moved by Commissioner John Meleky, Seconded by Commissioner Eileen Resnik

AYE: Chair Kathryn Wheeler, Vice Chair Linda Groce, Commissioner Jerry Dougan, Commissioner John Meleky, Commissioner Eileen

Resnik, Commissioner Tom Souers

Other: Commissioner Robert Catalani (ABSENT)

Passed

8. **PUBLIC HEARING** Case 1794-Z/Prestonwood Place. Public hearing, discussion, and take action on a recommendation regarding an ordinance changing the zoning on property located at 5290 Belt Line Road, which property is currently zoned Local Retail (LR), by approving a new Planned Development (PD) district.

Discussion:

Charles Goff, Director of Development Services, presented the Staff Report.

Commissioner Souers inquired as to whether staff's condition for the improved pedestrian path through the parking lot was calculated in the 10% landscape coverage. Charles Goff responded that this would be an addition to the proposed 10% landscape coverage.

Commissioner Meleky inquired about the height of the officer/retail building. Charles Goff responded that the building is two full stories with higher than usual ceiling heights, make the building over the required Local Retail district maximum height of 29 feet. The proposed Planned Development (PD) district would allow the current height of the building. Bringing it into conformance with zoning.

Sandy Spurgin, with Northwood Retail, answered question from the Commission regarding the cost and feasibility of the proposed pedestrian path improvements, proposed landscaping improvement throughout the site, impacts on the existing tenants, bus stop and shelter improvements, the proposed Nichiha product, the consistency of design and color schemes throughout the center, driveway closures, developer experience in the area, timeframe for project completion,

Chair Kathryn Wheeler opened the meeting as a public hearing.

Public Hearing: There was one speaker on this item, Jack Shisler, residing at 14917 Oaks North Drive.

Chair Kathryn Wheeler closed the public hearing.

The Commission had a discussion regarding staff's condition for improvements to the pedestrian connection across the parking lot.

Motion: Recommend approval of the request with the following condition:

• The proposed east to west pedestrian connection across the parking lot should be improved to provide an 8-foot wide sidewalk.

Moved by Vice Chair Linda Groce, Seconded by Commissioner Jerry Dougan

AYE: Chair Kathryn Wheeler, Vice Chair Linda Groce, Commissioner Jerry Dougan, Commissioner John Meleky, Commissioner Eileen Resnik, Commissioner Tom Souers

Other: Commissioner Robert Catalani (ABSENT)

Passed

There being no further business before the Commission, the meeting was adjourned.

Planning & Zoning Commission

Meeting Date: 06/18/2019

Agenda Caption:

AMENDING PLAT/QUORUM NORTH, BLOCK 3. Presentation, discussion and consideration of an amendment to an existing plat for one lot totaling 4.9798 acres located generally at 5015 Spectrum Drive.

Attachments

AMENDING PLAT Quorum North Block 3 Staff Report Plat Document

AMENDING PLAT/QUORUM NORTH, BLOCK 3

<u>AMENDING PLAT/QUORUM NORTH, BLOCK 3.</u> Presentation, discussion and consideration of an amendment to an existing plat for one lot totaling 4.9798 acres located generally at 5015 Spectrum Drive

LOCATION MAP





June 14, 2019

STAFF REPORT

RE: AMENDING PLAT/Quorum North, Block 3

LOCATION: One Lot totaling 4.9798 acres located generally

at 5015 Spectrum Drive

REQUEST: Approval of an amendment to an existing plat

APPLICANT: Kimley-Horn and Associates, represented by

Mr. Ryan Safford.

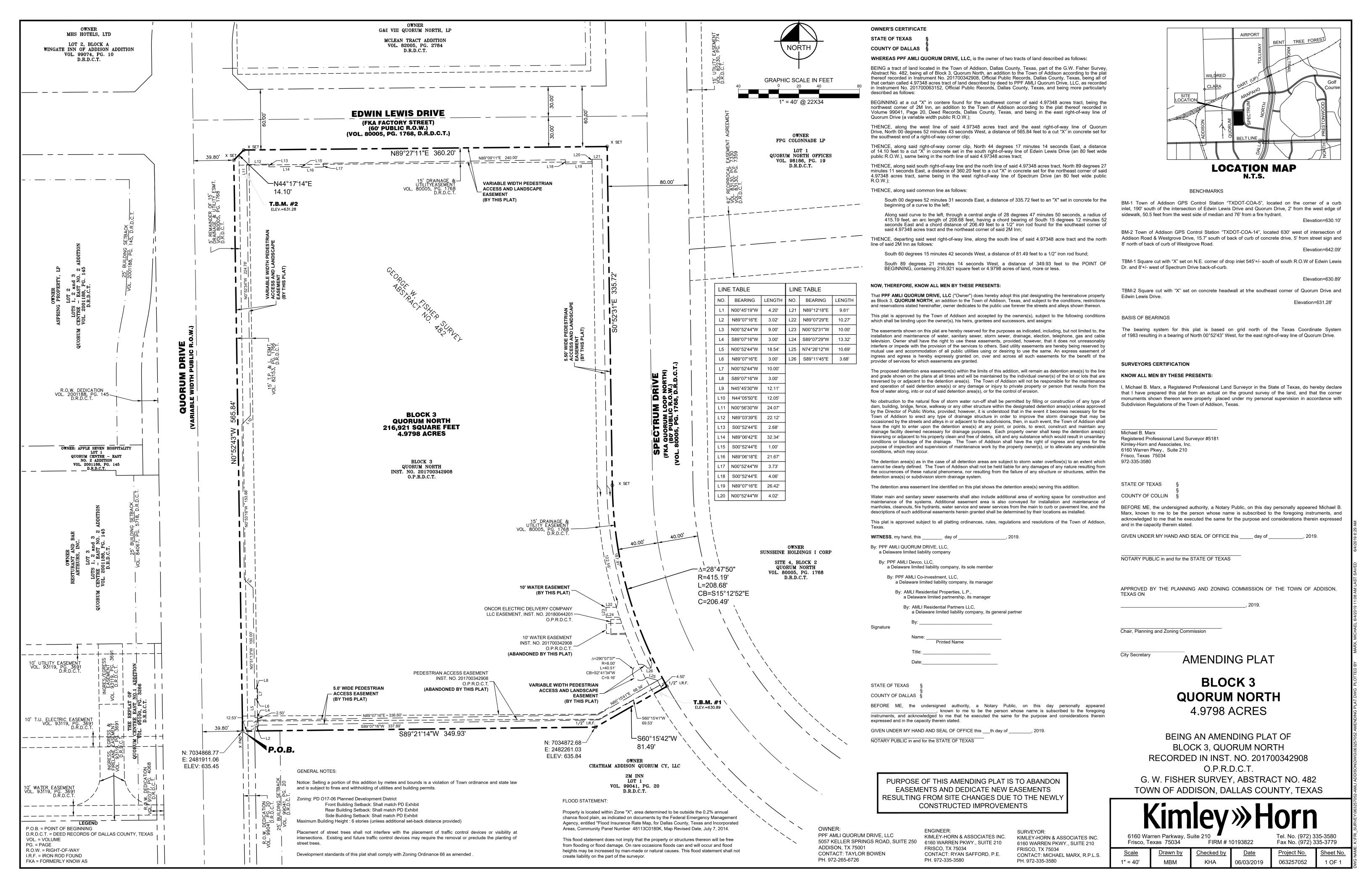
DISCUSSION:

Background. The purpose of this plat is to record the amendments to the existing plat associated with the AMLI multi-family development at 5015 Spectrum Drive, by adding pedestrian and landscape easements along eastern and northern portions of the property, and moving the water easement to match as-built conditions in the field along the eastern portion of the property.

The plat has been reviewed by Town staff and found to be in Engineering Review. compliance with all requirements.

RECOMMENDATION:

Staff recommends approval of the proposed plat subject to no conditions.



Planning & Zoning Commission

Meeting Date: 06/18/2019

Agenda Caption:

PUBLIC HEARING Case 1801-Z/Holiday Inn. Public hearing, discussion, and take action on a recommendation regarding an ordinance changing the zoning on property located at 4355 Beltway Drive, which property is currently zoned Planned Development (PD) through Ordinance O95-007, by amending the permitted uses to allow for the sale of alcoholic beverages for on-premises consumption only upon approval of a Special Use Permit, and by approving such Special Use Permit.

Attachments

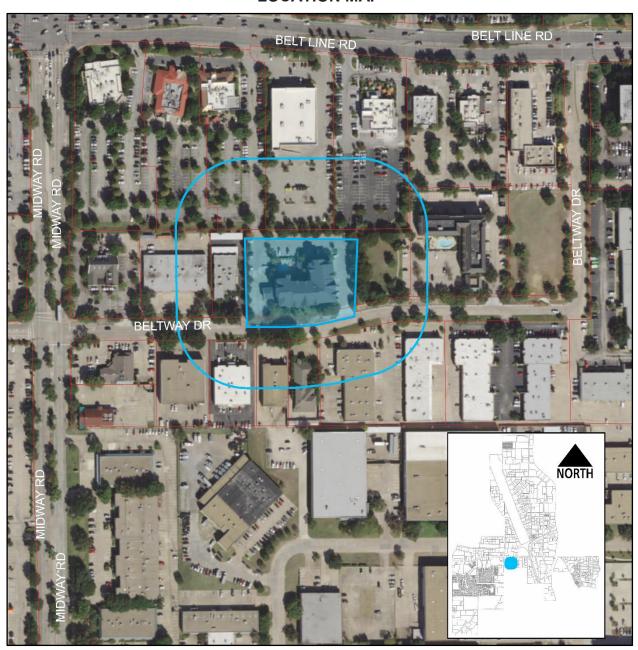
1801-Z P&Z Packet

1801-Z Plans

1801-Z

PUBLIC HEARING <u>Case 1801-Z/Holiday Inn.</u> Public hearing, discussion, and take action on a recommendation regarding an ordinance changing the zoning on property located at 4355 Beltway Drive, which property is currently zoned Planned Development (PD) through Ordinance O95-007, by amending the permitted uses to allow for the sale of alcoholic beverages for on-premises consumption only upon approval of a Special Use Permit, and by approving such Special Use Permit.

LOCATION MAP





June 14, 2019

STAFF REPORT

REQUEST:

RE: Case 1801-Z/Holiday Inn

LOCATION: 4355 Beltway Drive

> Approval of an amendment to the existing Planned Development District zoning to allow for the sale of alcoholic beverages for on-premises consumption only with approval of a Special Use Permit, and for approval of such Special Use Permit, in order to permit Holiday Inn to sell alcoholic beverages to their customers for on-premises consumption only, within the hotel's dining

area

APPLICANT: Michael Stubbs, Mayse & Associates

DISCUSSION:

Background: The 1.671-acre property located at 4355 Beltway Drive has been operating as a hotel since 1995, through Ordinance O95-007. Currently operating under the Holiday Inn brand, the hotel underwent extensive renovations in the last two years, transitioning the hotel from a Holiday Inn Express & Suites to Holiday Inn & Suites, which included the expansion of the kitchen, dining area, and creation of a bar area.

At the time of the renovation, the intent was to utilize the bar area for non-alcoholic beverages, however, the Holiday Inn brand standards require all Holiday Inn & Suites to provide alcohol service. Ordinance O95-007 provides for a hotel use, but not alcohol sale. In order to allow alcohol sales on premises, the permitted uses of Ordinance O95-007 have to be amended and a Special Use Permit obtained. Therefore, in order to maintain operations under the Holiday Inn brand, the applicant is requesting to amend the existing ordinance and to approve a Special Use Permit to allow the sale of alcohol beverages for on premises consumption only, within the newly renovated dining area.

The site was developed in 1995 and was required to abide by the zoning requirements in place at that time. The current landscaping regulations were approved in 2008, meaning that this site, as it is today, is exempted from these regulations. However, they become applicable at such time a property is rezoned, including an application for a Special Use Permit.

<u>Proposed Plan</u>: The applicant is requesting approval of an amendment to the permitted uses in existing Ordinance O95-007 to allow for the sale of alcoholic beverages for on-premises consumption only with approval of a Special Use Permit, and approval of such Special Use Permit to allow alcohol service within a total of 1,690 square feet. The Special Use permit area is inclusive of the of dining, bar, and kitchen, located on the ground floor of the hotel, just off the lobby and entrance area. The space will seat a total of 48 people, 40 seats in the dining area and eight seats at the bar.

<u>Parking</u>: Hotels are required to be parked at a ratio of 1 parking space per room. The hotel has 100 rooms and provides 102 parking spaces on site. Since the dining area is meant for guests only and will not be advertised for the use of the general public, no additional parking is required.

<u>Landscaping</u>: The proposed Landscape Plan has been reviewed by the Parks Department to ensure compliance with the Town's Landscape Ordinance. The applicant will be removing some of the hedges along the northern property line, where parking lot access is provided to the adjacent property, in order to comply with visibility triangle regulations. The applicant will also plant additional shrubs along the west, north, and east property lines in order to comply with parking lot screening and replace dead/missing shrubs and groundcover throughout the property.

RECOMMENDATION: APPROVAL WITH CONDITIONS

In 2015, the Town amended the definition of a hotel by requiring certain amenities for hotels including 5,000 square feet of meeting space. This was intended to encourage more full-service concepts. By doing so, this property was made non-conforming because, while it has two meeting rooms, it does not provide enough meeting space to meet the revised requirements. The hotel has made significant efforts to upgrade and renovate the property to provide higher quality accommodations under the Holiday Inn & Suites brand. In order to be able to maintain the brand, the hotel is required to provide alcohol service to its customers for on premises consumption. Staff believes the changes that have been made move the property closer to the intent of the revised definition.

Staff recommends approval of the request, subject to the following condition:

• The applicant shall not use any terms or graphic depictions that relate to alcoholic beverages in any exterior signage.

16801 Westgrove Drive

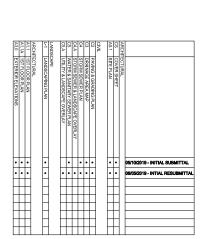
Addison, TX 75001

INITIAL SUBMITTAL

Side 800 Delbs, Rosen Dt. Side 800 Phone (972) 365-0318 Fax (972) 365-029 www.hispathisociste.com

MAYSE & ASSOCIATES, INC.





HOLIDAY INN BY IHG

4355 BELTWAY DRIVE ADDISON, TEXAS 75001

Lodging Host

LODGING HOST HOTEL CORP AS AGENT FOR SMD HOSPITALITY LLC

OS.10.2019 INITIAL SUBMITTAL TO CITY OF ADDISON FOR SUP APPLICATION

06.10.2019 FINAL SUBMITTAL TO CITY OF ADDISON FOR SUP APPLICATION Ø No

HOLIDAY INN BY IHG

OWNER

LODGING HOST HOTEL CORP CONTACT: PATRICK HILCHEY DIRECTOR OF OPERATIONS

PO BOX 8931 LONGVIEW, TX 75607 PHONE: 903.643.9171 X211

EMAIL: PATRICKH@LODGINGHOST.COM

EXISTING BUILDING CURRENTLY IN OPERATION. RECEIVED CERTIFICATE OF OCCUPANCY AT ORIGINAL OPENING.

ARCHITECT

MAYSE & ASSOCIATES
CONTACT: RONALD K. SMITH AIA, P.E.
14850 QUORUM DRIVE, SUITE 201 DALLAS, TX 75254

EMAIL: RSMITH@MAYSEASSOCIATES.COM

LANDSCAPE ARCHITECT

STUDIO GREEN SPOT CONTACT: CHRIS TRONZANO RLA 1784 W. MCDERMOTT DR. SUITE 110 ALLEN, TX 75013

EMAIL: CHRIS@STUDIOGREENSPOT.COM 469 369 4448

LOT 5
BELTWAY OFFICE PARK 3-R
VOL. 97213, PG. 2290
72,808 SQ.FT. OR 1.671 AC.

MITIAL SUBMITTAL FOR A SPECIAL USE PERMIT FOR A LIQUOR LICENSE IN THE CITY OF ADDISON FOR EXISTING HOTEL AT 4355 BELTWAY DRIVE ADDISON, TX 75001

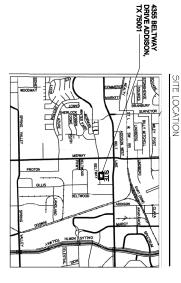
THESE PLANS CONFORMS WITH DESIGN STANDARDS INCLIDED IN THE TOWN OF ADDISON TRANSPORTATION PLAN, WATER SYSTEM REQUIREMENTS, WASTE WATER SYSTEM REQUIREMENTS, AND DRAINAGE CRITERIA MANUAL.

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

Date

Initials

COUNCIL STAFF APPROVED ACTION DENIED Initials



4355 BELTWAY DRIVE

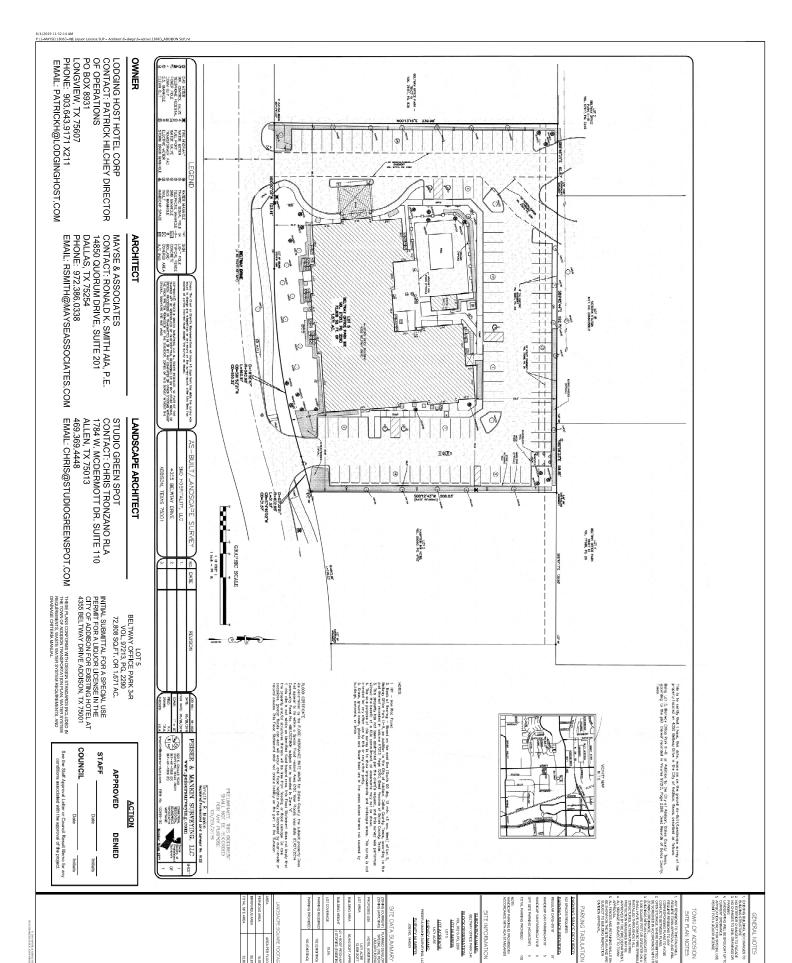
06/10/2019

COVER SHEET 18063 SUP
TOWN PROJECT NUMBER
1803-SUP

S

75001

ADDISON, TEXAS



A0 1

No No

06.10.2019 FINAL SUBMITTAL TO CITY OF ADDISON FOR SUF UPPLICATION

05.10.2019 INITIAL SUBMITTA TO CITY OF ADDISON FOR SUP APPLICATION

LODGING HOST HOTEL CORP AS AGENT FOR SMD HOSPITALITY LLC

HOLIDAY INN BY IHG

4355 BELTWAY DRIVE ADDISON, TEXAS 75001

SEASON MAN

*Addit Coorum Dr. Sele, 800 Dallos, Teas S. Sele, 800 Phone (972) 38-0338 Fax (972) 38-0578 www.hisysthipoclate.com

MAYSE & ASSOCIATES, INC.

06/10/2019

sheet title SITE PLAN

18063 SUP TOWN PROJECT NUMBER 1801-SUP

LONGVIEW, TX 75607 PHONE: 903.643.9171 X211 EMAIL: PATRICKH@LODGINGHOST.COM

LODGING HOST HOTEL CORP CONTACT: PATRICK HILCHEY DIRECTOR OF OPERATIONS

OWNER

PO BOX 8931

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

UTILITY & LANDSCAPE
OVERLAY

C5.A

06/10/2019

18063 SUP
TOWN PROJECT NUMBER
1801-SUP

COUNCIL STAFF APPROVED Date DENIED Initials Initials

ACTION

THE LISSIAK COMPANY, INC.

JOB € C5 TOWN OF ADDISON, TEXAS

COUNTRY INN SUITES

WATER & SANITARY SEWER PLAN

Ø No

INITIAL SUBMITTAL FOR A SPECIAL USE PERMIT FOR A LIQUIOR LICENSE IN THE CITY OF ADDISON FOR EXISTING HOTTEL AT 4355 BELTWAY DRIVE ADDISON, TX 75001 LOT 5 BELTWAY OFFICE PARK 3-R VOL 97213, PG. 2290 72,808 SQ.FT. OR 1.671 AC

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 APPLICATION OF A PECHAL USE
 PERMIT FOR A LUCHOR LICENSE

EMAIL: CHRIS@STUDIOGREENSPOT.COM 169 369 4448

CONTACT: CHRIS TRONZANO RLA 1784 W. MCDERMOTT DR. SUITE 110 ALLEN, TX 75013

STUDIO GREEN SPOT LANDSCAPE ARCHITECT

DALLAS, TX 75254 PHONE: 972.386.0338 EMAIL: RSMITH@MAYSEASSOCIATES.COM MAYSE & ASSOCIATES
CONTACT: RONALD K. SMITH AIA, P.E.
14850 QUORUM DRIVE, SUITE 201

ARCHITECT

OVERLAY OF WATER & SANITARY PLAN WITH LANDSCAPE DRAWING; ALL ITEMS TO BE FIELD VERIFIED TO AVOID CONFLICTS AS WATER AND SANITARY SEWERS ARE BUILT ALREADY. 4 BELTWAY DRIVE STA. D+00 8" D.I.P. LATERAL CONSTR. 4" DA. M.H. OKER ENST. 8" SS. LINE APPROX. EX. FL 8"SS = 619.00 FL 8" IN = 619.10 - STOWNEY NOSA ETHE CONTRACTOR SHALL BE RESPONSIBLE FOR REPARMS ANY DAMAGE CAUSED BY THE CONSTRUCTION QUISIED OF THE DESIGNATED WORK AREA WITH EQUAL OR BETTER QUALITY MATERIAL AT THE CONTRACTOR'S EXPENSE. 1. SET 30

MIDWAY ROAD (100" R.C.W

SAMMAY SAMDE PRE NAST BE NOT! CLEME OF BROADD CONCRETE, OR ON HIT OTHER KEDINGS RESAUTING FROM CONSTRUCTION OFFICIOLS.

ALL SAMMAY SENSE AMES DEET ON HART 1-1" AND CENTRED ON ETHER SOE OF MATER MARIS WEDE CONSISSION OCCUR. SHALL BE MANUFACTURED HROW ONE OF THE FOLLOWING MATERIALS: IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROTECT ALL PUBLIC UTLITIES IN THE CONSTRUCTION OF THIS PROJECT, ALL MANHOLES, CEMOOUTS, VALVE BOXES, FIRE HYDRANTS, SEMER LATERAL WATER SERVICE, ETC. A Polyvinyl/Chloride (PVC) ASTN D 3034 SDR 35

Diameter

COMPACTOR SHALL MARIAN ONE SET OF RECORD DRAWNGS (AS BULT ON STE WHICH WILL BE SUBMITED TO THE ENGINEER UPON COMPLETION OF THIS PROJECT.

NOTION SHALL COCRONATE WITH THE COMMEN, ENGINEER OR HIS SENTATIVE AND CITY REPRESENTATIVE REGARDING ANY DEMATIONS THESE PLANS.

THE HORZONIA AND VERTICAL JOCATIONS DI EXESSINA SUBSISSADA BITTIMES WARE SERVE DE REMAINED HOW MATA RECORDED BY CHARSES ONITRACTOR SHALL YEARY THAT HECESSARY CROSSING OLEMANCES RETITEZIN EUSTRING AND PROPOSED VILLIES EXIST PROR TO ONSTRUCTION OF ANY SUCH CROSSING.

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06.10.2019 FINAL SUBMITTAL TO CITY OF ADDISON FOR SUP NPLICATION 25.10.2019 INITIAL SUBMITTA TO CITY OF ADDISON FOR SUP UPPLICATION

ODGING HOST HOTEL CORP AS AGENT FOR MD HOSPITALITY LLC

4355 BELTWAY DRIVE ADDISON, TEXAS 75001 BY IHG

A NEW CONDUCTIVE BUSHING IS TO BE PLACE ON ANY WATER SERVICE USING CONTENT TITE.

NSTALLED BY TEXAS LICENSED SPRINKLER CONTRACTOR

SANITARY SEWER GENERAL NOTES

HOLIDAY INN

ANCHOR PITMAGS SHALL BE USED TO ATTACH FIRE HYDRAHTS.
ALL WAFER SERVICES OUTSIDE OF EASEMENTS SHALL BE INSTALLED
BY A PLUMABER.

practor to include all city water and sever fees in Bid. City impact fees for water & S.S.

UTILITY TRENCHES SHALL BE BACKFILLED WITH MATERIAL PER TOWN OF ACDISON SPECIFICATIONS.

ALL METER BOXES SHALL BE LOCATED IN NON-TRAFFIC AREAS AND PROTECTED BY A G" CURB OR BOLLARDS. ALL WATER LINES SHALL BE STERILIZED PER TOWN OF ACCISEN STANDARDS AND SPECIFICATIONS. ALL WATER LINES SHALL BE HYDROSTATIONALLY TESTED PER TOWN OF ADDRSON STANDARDS AND SPECIFICATIONS.

ALTHE CONTRACTOR SHALL MOTEY ENGINEERING INSPECTION 48 HOURS IN ADVANCE FOR ALL WATER OR WASTEWATER LOCATIONS AND FOR PERMISSION TO INTERRIPT WATER SERVICE 7.1 THE CONTRACTOR SHALL CONTACT THE TOWN OF ADDISCH WATER DIVISION AT 19721 400-2547 FOR THE OPERATION OF ALL DATE VALUES.

L ETRICE, SIGHE, PROPERTY MONUMENTS, WATER AND SANITARY SEMES SENUETS OF VERT'S REMOVED OR DAMAGED DIRMY GONSTRUCTION WILL BE REPLACED OR REPARES AS GOOD A CONDITION OR BETTER THAIN THE EXISTING.

THE COMPACTOR SHALL BE RESPONDED. FOR PROVIDING "RECORD DRAWING" PLANS TO THE ENGINEER SHOWING THE LOCATION OF WINTER SERVICES AND VALVES.

THE CONTRACTOR SHALL FURNISH A MAINTENANCE BOND TO THE TOWN OF CARROLLON FOR A FESTOD OF TWO (2) YEARS FROM THE DATE OF ACCEPTANCE OF THE SYSTEM OF THE CITY. THE WANTENANCE BOND SHALL BE TURNISHED ON A FORM ACCEPTABLE TO THE TOWN OF ADDRESS.

FRE HYDRANTS SHALL BE PAINTED AS PER TOWN OF ADDISON STRADARDS AND SPECIFICATIONS AND LOCATED IN A PROTECTED AREA WITH 6" CURS OR BOLLARDS.

A NOZZLES ON FIRE HYDWAYS SMALL HE 18" ABOVE THE TOP CURB OR FINISH GRADE, AND SMALL FACE THE GRITTER OF E LAME OR STREET, THE FINIDAMIS SMALL HE LOCATED ST THAN TWO (2) FEET MOR MORE THAN SX (8) FEET BEHNI

HERCOTE AND SALES TO PRODUCT COMEST THE PRODUCT CITY.
PRODUCT CALL MEDICINARY CONTROL SHOWS A CITY.
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118, MAXAMA GELECTOR OF FIRE JUNIS SHALL NOT EXCED THAT RECOMMENDED BY THE PIE MANUFACTHERS. FIT IS MEDICESARY TO GENERAL THE PIE (MEACHER THAN THE RECOMMENDED AMOUNT THE CONTRACTOR SHALL FRONDE FITTHES OR SPECIAL DETAIL OF CONSTRUCTION.

THE CONTRACTOR SHALL REPLACE ALL DISTURBED PAYEMENT MARKERS, BUTTONS, ETC. AT THEIR OWN EXPENSE.



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) BERRICADING SHALL CONFORM TO THE "TEXAS MANUAL ON UNFORM FRAFFIC DEVICES". PEVISON NO. 4.

ALL WATER STRAIGES SHALL UTBJZE 2" TYPE "K" COPPER, INSTALL 8" \times 2" AT LATERAL LOCATION. WATER LINE GENERAL NOTES
AL WORK MAD METERALS UNICES OFFICIAL SHILL SHILL
CONFORM TO THE STRUMMEN SECTIONS THE TOWN OF MODSON.
ALL SERVICE MAS OF PAC PARE, RESAMERS OF SELL SHILL UNILLE
A TAMPRIO SOURCE.

ALL WATER MINIS SHALL BE POLITYING CHLORIDE (PMC) PIPE, AWWASTWILLIAGO COOC, 200 P.S.L. (STDR 14). (BLUE IN COLOR)

NK SHALL BE DOME W ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC CONSTRUCTION MONTH CENTRAL TEXAS, [COR] COPES MAY ME OBTAMED FROM THE CENTRAL COMNOL OF GOVERNMENTS, P.O. DREAMER COM, ARLHMOTON, TEXAS 78005-5453-3300. GENERAL UTILITY NOTES

WI THE PREPARATION OF PLANS AND SPECIFICATIONS, THE ENGINEER HAS ENGENVORED TO MAKENET HE COCKINH OF EXISTING UNDERSCOONS UTILITIES. HE IS NOT GUARANTEED THAT ALL LINES OR STRUCTURES HAVE BEET BROWN OF THE PLANS.

THE LOCATION AND DEPTH OF ALL EXISTING UTILITIES SHOWN ON THE PLANS AVE APPROXIMATE AND THESE MAY BE DIREN MANDRING UTILITIES EXISTING AND TO THE SHOWN ON THE PAULING THAT SHOULD BE CORRED AND PROTECTED BY THE CONTRACTOR PRIOR TO THE STARK OF CONTRACTOR PRIOR TO THE STARK OF CONTRACTOR THE CONTRACTOR PRIOR TO THE STARK OF CONTRACTOR TO

DEPTHS OF WATER LINES TO MEET THE CITY OF ADDIS DESIGN CRITERIA, 42" DEPTH REQ"D.

TIBLE WITH THE PIPE UTILIZED APPROVED. (MUELLER OR CLOW)

MAYSE & ASSOCIATES, INC.

OWNER

LODGING HOST HOTEL CORP
CONTACT: PATRICK HILCHEY DIRECTOR
OF OPERATIONS
PO BOX 8931
EMAIL: PATRICKH@LODGINGHOST.COM

ALL REQUIRED LANDSCAPE AREAS MUST BE FRISATION WITH A FULLY FUNCTIONING AUTOMATIC IRRIGATION SYSTEM TO MEET CITY REQUIREMENTS.

CONTRACTOR SHALL GLARANTEE ESTABLISHMENT OF AN ACCEPTABLE TURE AREA AND SHALL PROVIDE REPLACEMENT FROM LOCAL SUPPLY IF NECESSARY

SHALL MANTAIN ALL DAWN AREAS UNTIL FINAL
THIS SHALL INCLUDE, BUT NOT LIMITED TO:
BEING, MEETING, CULTIMITING, CLEMING AND
50 OR BARE AREAS TO NEEP PLANTS IN A

ROLL GRASS AREAS TO ACHIEVE A SMOOTH, EVEN SURFACE, FREE FROM UNINATURAL UNDULATIONS.

SOD BY HAND TO COVER NOTCATED AREA COMPLETELY. EEDGES OF SOD ARE TOUCHING. TOP DRESS JOINTS BY MITH TOPSOL TO FILL YOU'S.

TO COORDINATE WITH ON SITE CONSTI

. WE WANTE AREAS TO ACHEVE TIME, CONTOURS INDICATED, LEAVE, JAESS TO SECHIVE TOPSOL OF BELOW FINAL DESIRED GRACE IN PLANTING AREAS, AND T BELOW FINAL GRACE IN THE AREAS.

ALL LAWN AREAS TO RECEIVE SOUD SOD SHALL BE LEFT IN A MAXIMUM OF 17 BELLOW FINLE FINESH GRACE. CONTRACTOR TO COORDINATE GORERATIONS WITH OWSTIE CONSTRUCTION MANAGER.

ONTOURS TO ACHENE POSITIVE DRAINAGE ANWY FROM S. PROVIDE UNECRM ROUNDING AT TOP AAD BOTTOM S.AND. OTHER BREAKS WORKED, CORRECT BYTES AND AREAS WHERE WATER MAY STAND.

BELTWAY DRIVE A 60' RIGHT-OF-WAY

LODGING HOST HOTEL CORP AS AGENT FOR SMD HOSPITALITY LLC

5.10.2019 INITIAL SUBMITTAL O CITY OF ADDISON FOR SUP PPLICATION

≥ No

ARCHITECT

MAYSE & ASSOCIATES
CONTACT: RONALD K. SMITH AIA, P.E.
14850 QUORUM DRIVE, SUITE 201

EMAIL: RSMITH@MAYSEASSOCIATES.COM EMAIL: CHRIS@STUDIOGREENSPOT.COM DALLAS, TX 75254 PHONE: 972.386.0338

LANDSCAPE ARCHITECT

STUDIO GREEN SPOT CONTACT: CHRIS TRONZANO RLA 1784 W. MCDERMOTT DR. SUITE 110 ALLEN, TX 75013 169 369 4448

GENERAL NOTES

LEXISTING BILLDMA, NO CHANAGES TO
BILLDMAS STRUCTURE
2. NO EXTREMY CHANGES TO PAPADE
3. NO EXTREMY CHANGES
4. NOTE OF PAPADE
5. NOTE OF PAPADE
6. NOTE OF PAP

NUTIAL SUBMITTAL FOR A SPECIAL USE PERMIT FOR A LIQUOR LICENSE IN THE CITY OF ADDISON FOR EXISTING HOTEL AT 4355 BELTWAY DRIVE ADDISON, TX 75001 LOT 5
BELTWAY OFFICE PARK 3-R
VOL. 97213, PG. 2290
72,808 SQ.FT. OR 1.671 AC.

THESE PLANS CONFORMS WITH DESIGN STANDARDS INCLUDED IN THE TOWN OF ADDISON TRANSPORTATION PLAN, WATER SYSTEM REQUIREMENTS, WASTE WATER SYSTEM REQUIREMENTS, AND DRAINAGE CRITERIA MANUAL.

COUNCIL

PLANT	MATER	PLANT MATERIAL SCHEDULE			
TREES					
3dA.1	OTY	COMMON NAME	SWW TVOWYOR	3218	REMARKS
5	۵	Live Oak	Quartus virginians	4" cal.	container, 14" ht., 6" apread, 5" clear straight brunk
SHRUBS					
3dAL	017	BINN NOWINCO	SPEN TYSHALOR	3218	REMARKS
E B	8 g	Dwarf Burford Holly	Aur consta Bhankinterio indica intra '	5 92	container, 30" height, 30" spread
Ī	90	Indian Hawthorn Clark	water soon solution	0 986	container, zur height, zur spread
GROUN	GROUNDCOVERS				
BdAL	OTY	SWAN NOWWOO	SWW TYDWYLOG	3215	REMARKS
82	360	Asian Jaamina Seasonal Color	Trachalgorrum saisticum	4 pots	container, 3-12" runners min., 12" o.c. to be selected by owner
8	130	'419' Bermudagrass	Cyreador declylon 4197	4" poss	Solid Sod refer to notes
mater may r	: Plant la ial shall m ot include	t is an eld to biddens only. (set or exceed remerks as in additional fill in plant materi	NOTE: Plut list is an aid to bidden only. Contractor shall verify all quantities on the . All heights and market build mad or exceed remarks as indicated. All results these straight funds and to matched the contract remarks are thousand. All results the straight funds and the matched means to be contracted to the post of the processing funds processing to be to be obtained to the contract of the	tes on plan. A thi hunks and tscape areas i	NOTE: Plant list is an eld to bidden orly. Contracte all welfy all quantities on plan. All heights and spreads are minimum. All plant moderal bull meet or assess or meets as a follows. All teas to have simple from the medicing which welfales. These quantities may not actually added in its plant assess the meads to they existing uniforce are so to the contract or in plant assess the meads to they existing uniforce are so to the contract and the second to the quantities and produce and the plant to the contract the second to the quantities and the second to the quantities and the second to the quantities are second to the plant to the second to the quantities are second to the seco



STAFF APPROVED ACTION DENIED Initials

Initials 18063 SUP

06/10/2019

LANDSCAPE PLAN

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

LANDSCAPE ARCHITECT
STUDIO GREEN SPOT; INC.
1784 W. ANCHERMOTT DR.
SUITE 110
ALLEN, TEXAS 7033
ALEN, TEXAS 7033
(489) 389-4448
CHRIS@STUDIOGREENSPOT.OF

VICINITY MAP N.T.S.



(320 s.f. Buffer Area (316 Lf. x 20) Buffer Area: Area on Property:

GENERAL LAWN NOTES

ALL LAWN AREAS TO RECEIVE SOLD SOD SHALL BE LEFT IN A MAXI OF IT BELOW FINAL FINISH GRADE. CONTRACTOR TO COORDINATE OPERATIONS WITH OW-SITE CONSTRUCTION MANAGER.

ELTWAY OFFICE PARK IIIR VOL. 97213, PG. 2290 VOL. 97213, PG. 2290 1,671, AC.

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DI TOPSKII, SHALL BE MATURAL, FRUMILE SOL FROM THE PADAM AS BOTTOM AND SOL, FREE FROM UMPS, CLAY, MISTANZES, ROOTS, DEBRIS, METTATION, STOMES, MAG NO SALT, AND BLACK TO BROWN M COLOR.

DIAMETER AND LARGER, DIRT CLODS, STICKS, ILS, ETC. SHALL BE REMOVED PRIDE TO PLACING NY LAWN INSTALLATION

9

MOW, WEED EAT, AND EDGE THE SITE. ROPERLY REMOVE DEAD WOOD FROM SHADE TREES.

ILALIE AND REMOVE ONCE DEAD PROLEYS WEEDS IN ALL PERMANENTLY REMOVE VOLUNTARY TREE SARLINGS BEDS. ATE PROLEIC WEEDS IN TURF AREAS.

BELTWAY OFFICE PARK -TRACT VI VOL. 78157, PG. 838

ALL PLANTING BEDS AND LAWN AREAS TO BE SEPARATED BY STEEL EDGING, NO STEEL TO BE INSTALLED ACLARIZATT TO SIDEWALKS OR CURBS.

AGEAS TO BE 107% NOGGATED WITH AN NUTOMATIC REPIDATION SYSTEM AND SHALL

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CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL REQUIRED AND SCAPE AND IRRIGATION PERMITS. CONTRACTOR SHULL LOCATE ALL EDISTING UNDERSECUND UTILITIES AND NOTIFY ARCH TECT OF ANY COMPLICTS. COMPRAÇTOR SHULL EXBECTSE CAUTION WHEN WOOSING IN THE VICTORY OF UNDERGROUND UTILITIES.

BELTWAY OFFICE PARK III-R1 VOL 97017, PG. 3245

WCTORIA STATION INST. NO. 20080008031

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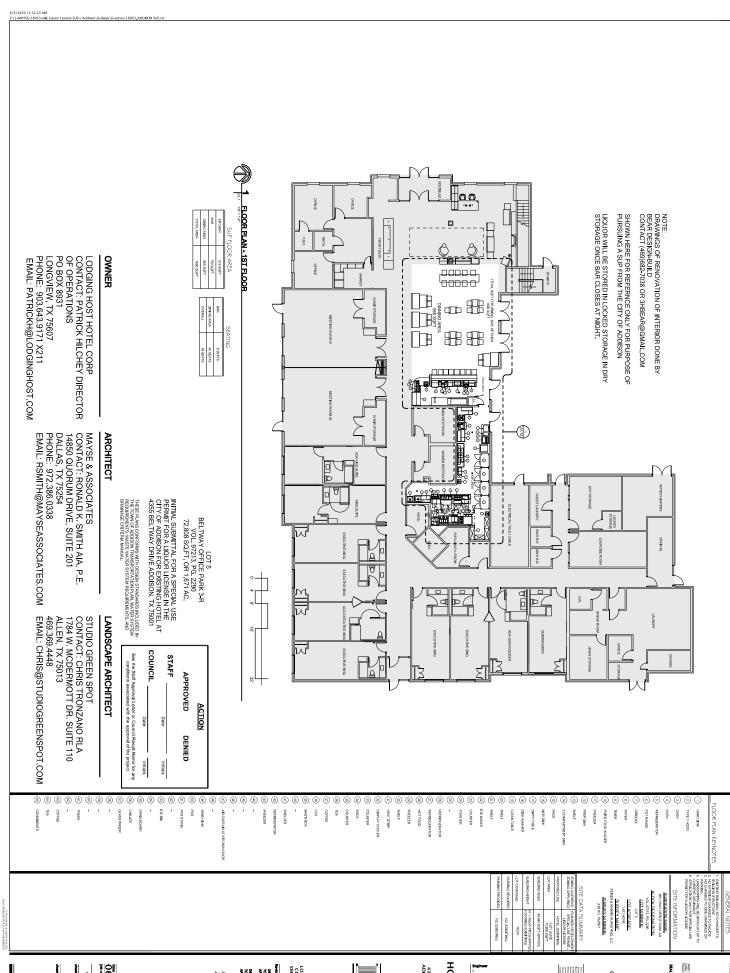
"4881 ("uorum Dr. Salte 80 Dallas, (teas 7525 Phone (972) 386-0338 Fax (972) 386-057 c www.hlayse/dociates.com

MAYSE & ASSOCIATES, INC

YER ORDINANCE, MUST BE 2" MINIMUM OF HAR WARE AREAS OF ALL BEDS. REMOVE ALL NATIVE ROCK, TRASH & DEBRIS ON THE SITE. ALL EXISTING PLANT MATERIAL TO MEET CITY REQUIREMENTS.



4355 BELTWAY DRIVE ADDISON, TEXAS 75001



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sheet title 1ST FLOOR PLAN 18063 SUP TOWN PROJECT NUMBER 1801-SUP

06/10/2019

06.10.2019 FINAL SUBMITTAL TO CITY OF ADDISON FOR SUP APPLICATION No Ve

05.10.2019 INITIAL SUBMITTAL TO CITY OF ADDISON FOR SUP APPLICATION

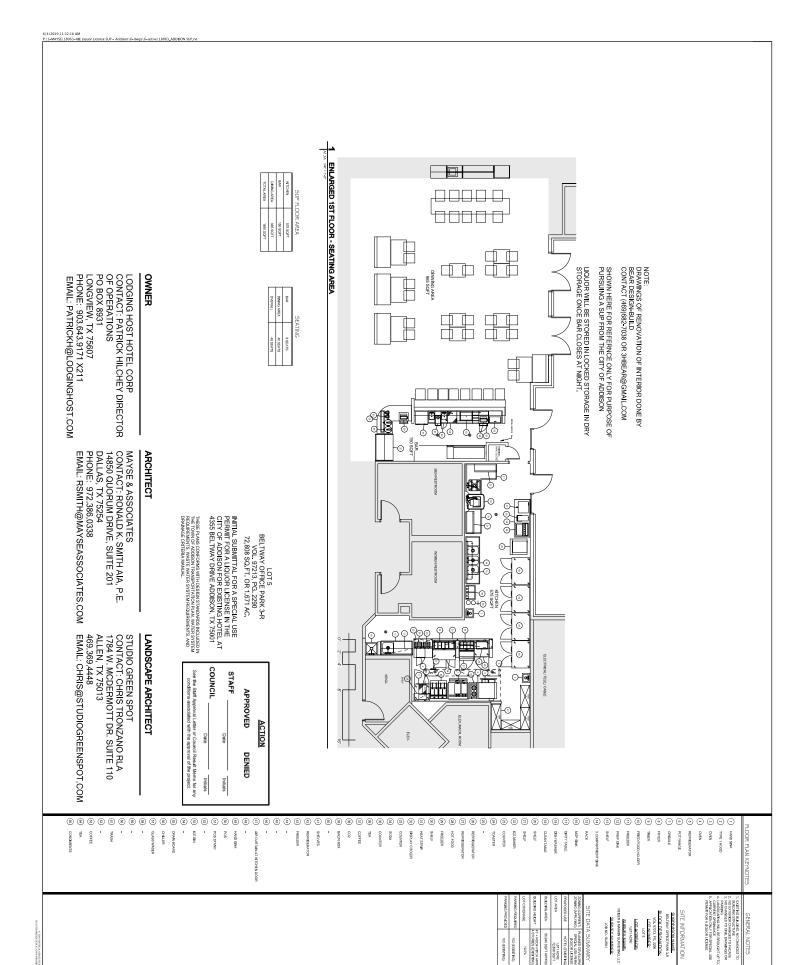
LODGING HOST HOTEL CORP AS AGENT FOR SMD HOSPITALITY LLC

HOLIDAY INN BY IHG 4355 BELTWAY DRIVE ADDISON, TEXAS 75001









HOLIDAY INN BY IHG

4355 BELTWAY DRIVE ADDISON, TEXAS 75001

Lodging Host

LODGING HOST HOTEL CORP AS AGENT FOR SMD HOSPITALITY LLC

05.10.2019 INITIAL SUBMITTAL TO CITY OF ADDISON FOR SUP APPLICATION

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TO CITY OF ADDISON FOR SUP
APPLICATION

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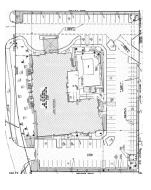
*Addit Coorum Dr. Sele, 800 Dallos, Teas S. Sele, 800 Phone (972) 38-0338 Fax (972) 38-0578 www.hisysthipoclate.com MAYSE & ASSOCIATES, INC.

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sheet title 1ST FLOOR PLAN

18063 SUP TOWN PROJECT NUMBER 1801-SUP

06/10/2019





OWNER

LODGING HOST HOTEL CORP
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LONGVIEW, TX 75607 PHONE: 903.643.9171 X211 EMAIL: PATRICKH@LODGINGHOST.COM

EMAIL: RSMITH@MAYSEASSOCIATES.COM

ARCHITECT

MAYSE & ASSOCIATES
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1480 QUORUM DRIVE, SUITE 201
DALLAS, TX 75254
PHONE: 972.386.0338

STUDIO GREEN SPOT CONTACT: CHRIS TRONZANO RLA 1784 W. MCDERMOTT DR. SUITE 110 ALLEN, TX 75013

LANDSCAPE ARCHITECT

169 369 4448

EMAIL: CHRIS@STUDIOGREENSPOT.COM

See the Staff Approval Letter or Council Result Memo for any conditions associated with the approval of the project. DENIED Initials Initials SITE INFORMATIO SETIMONISTALIAME SETIMON OFFICE MANY OFFI SETIMON OFFICE MANY OFFI LOT ADDREADE LOT 107 LOT ADDREADE SETIMON MANDE SE

COUNCIL

Date

STAFF

APPROVED

ACTION

INITIAL SUBMITTAL FOR A SPECIAL USE PERMIT FOR A LIQUOR LICENSE IN THE CITY OF ADDISON FOR EXISTING HOTEL AT 4355 BELTWAY DRIVE ADDISON, TX 75001

LOT 5 BELTWAY OFFICE PARK 3-R VOL. 97213, PG. 2290 72,808 SQ.FT. OR 1.671 AC.

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BUILDING AREA	LOT AREA	PROPOSEO USE	ZOMNG (APPLYING)	SITE
NEA 58,940 SQFT APPROX.	1,671 ACRE 72,868 SQFT	USE HOTEL (EXISTING)	PLYING) SPECIAL USE PERMIT LIQUOR LICENSE	SITE DATA SUMMARY
NO.		(0)	PMENT RMIT - SE	L`

41" + ROOF PITCH APPE 4 STORIES (EXISTING)

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	sheet title EXTERIOR ELEVATION	TOWN PROJECT NUMBER 1801-SUP	18063 SUP	00/ 10/ CO

06/10/2019

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06.10.2019 FINAL SUBMITTAL TO CITY OF ADDISON FOR SUP APPLICATION Ø No

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LODGING HOST HOTEL CORP AS AGENT FOR SMD HOSPITALITY LLC

EXISITING BUILDING

HALF

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41' APPROX.

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SOUTH ELEVATION

41' APPROX EXISITING BUILDING

FACE BRICK

COMPOSITION SHINGLE ROOF

STUCCO

ERIOR BUILDING MATER

O (SMOOTH FINISH)

36%

OLD MILL)

200

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EXISITING BUILDING

15%

SERVING STATE

20%

HOLIDAY INN BY IHG

4355 BELTWAY DRIVE ADDISON, TEXAS 75001

COMPOSITION SHINGLE ROOF

COMPOSITION SHINGLE ROOF EXISITING BUILDING

1. EXISTING BILLDING, NO CHANGES TO BILLIONS STRUCTURE
2. NO EXTERDIR CHANGES TO FACADE
3. NO CHARGES TO GAIL DRAWINGS OR PAGADE
4. LANGESTAND AND LESS BROUGHT UP TO CHANGES TO GAIL DRAWINGS OR PAGANO.
CLIREBERT CHANAME
5. APPLICATION ONLY FOR SPECIAL USE
5. APPLICATION ONLY FOR SPECIAL USE
5. APPLICATION OF LICENSE

MAYSE & ASSOCIATES, INC.

14881 Quorum Dr. Dallas, Texas Phome: (972) 385-0338 fax: (972) www.hlayse/esociates.com

TOWN OF ADDISON FACADE PLAN NOTES

STUCCO

EAST ELEVATION

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1 WEST ELEVATION - ENTRANCE