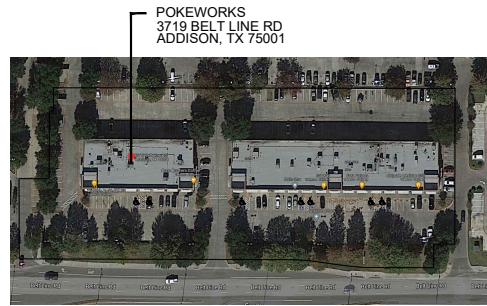


PROXIMITY MAP



VICINITY MAP

PROJECT INFORMATION

ZONING: EXISTING PD- PLANNED DEVELOPMENT DISTRICT
 PROPOSED USE: RESTAURANT- W/ DINE IN NO DRIVE THROUGH
 LOT AREA: PART OF LOT D, 66,361
 INTERIOR AREA: 1,239
 PATIO AREA: 78
 TOTAL SEATING: 32, INCLUSIVE OF 2 ADA SEAT & 4 PATIO SEATING

PROJECT INFORMATION

NOTE: "HANDICAP PARKING IS PROVIDED IN ACCORDANCE WITH ADA STANDARDS"
 TOTAL PARKING PROVIDED FOR PART OF LOT 3 & LOT 4: 226
 TOTAL HC PARKING PROVIDED FOR PART OF LOT 3 & LOT 4: 7
 TOTAL PARKING REQ: 13

KEYNOTES

1. EXISTING HANDICAP ACCESSIBLE PARKING STALL TYPICAL OF TEXAS ACCESSIBILITY STANDARDS. MIN 96" WIDE WITH ACCESSIBLE PARKING SIGNAGE.
2. EXISTING 60" WIDE AISLE WITH ACCESSIBLE CURB RAMP.
3. EXISTING 36" WIDE STRIPED CROSSWALK.
4. EXISTING ACCESSIBLE CURB RAMP
5. EXISTING PUBLIC SIDE WALK.
6. EXISTING OFF STREET LOADING.
7. EXISTING TRASH ENCLOSURE: 8'-0" HIGH CONSTRUCTED OF BRICK MATCH THE MAIN BUILDING WITH WHITE METAL GATES.

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. ALL SIGNAGE IS SUBJECT TO TOWN APPROVAL.
3. ALL FENCES AND RETAINING WALLS SHALL BE SHOWN ON THE SITE PLAN AND ARE SUBJECT TO BUILDING INSPECTIONS DIVISION APPROVAL.

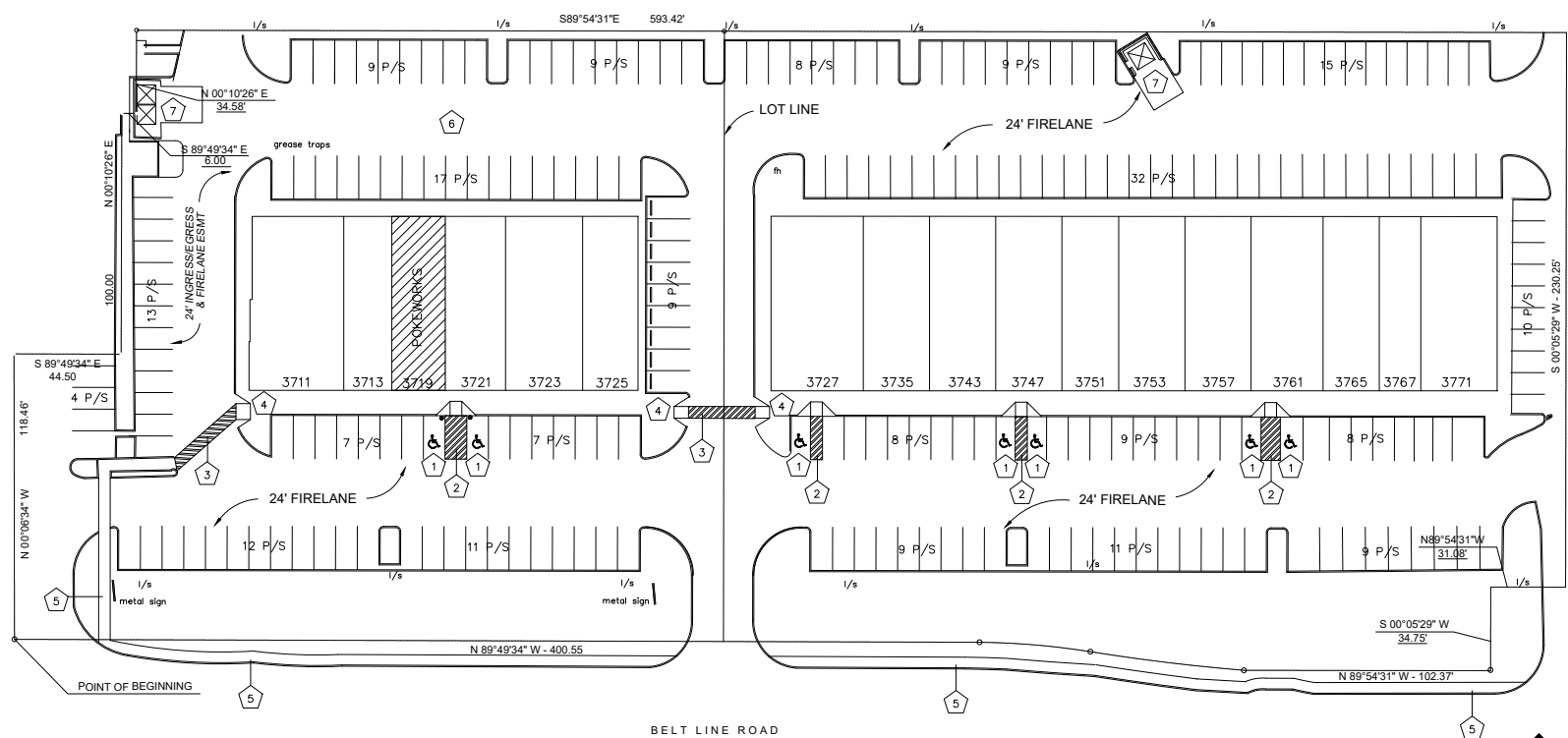
1823 S AKARD ST
 DALLAS, TX 75215
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 (DBA POKEWORKS)
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 713-269-9612
 aghandour@pokeworks.com
 CONTACT: ALI GHANDOUR

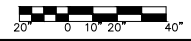
PROJECT LANDLORD:
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 klanier@graffintrests.com
 CONTACT: KELSEY LANIER

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 CONTACT: SHANNON GOULD

PROJECT DESIGNER:
 STUDIO SSMC
 917-660-0295
 denise@studiossmc.com
 CONTACT: DENISE MC LEE



SITE PLAN



SCALE : 1"=20'

PROJECT NO. : 2126
 DATE : 09/2/2021
 DRAWN BY : AS
 SOFT : AS NOTED

REVISIONS

NO.	DATE	DESCRIPTION

SUP SITE PLAN

ADDISON PROJECT
 #1840- SUP

POKEWORKS
 3719 BELT LINE ROAD
 ADDISON, TX 75001

MARSH BELT LINE SHOPPING CENTER
 PART OF LOT 3
 & ALL OF LOT 4
 3.6289 ACRES

A100



EXISTING FACADE ELEVATION



VICINITY MAP

PROJECT INFORMATION

ZONING:	EXISTING PD- PLANNED DEVELOPMENT DISTRICT
PROPOSED USE:	RESTAURANT- W/ DINE IN NO DRIVE THROUGH
LOT AREA:	PART OF LOT D 66.361
INTERIOR AREA:	1,239
PATIO AREA:	78
TOTAL SEATING:	332, INCLUSIVE OF 2 ADA SEAT & 4 PATIO SEATING

NOTE: "HANDICAP PARKING IS PROVIDED IN ACCORDANCE WITH ADA STANDARDS"

FACADE PLAN NOTES

1. ROOF ACCESS NOT LOCATED IN TENANT SPACE. IT IS ACCESSED THROUGH BUILDINGS FIRE RISER ROOM. ROOF SHALL BE ACCESSED THROUGH PROVIDED AREA UNLESS OTHERWISE PERMITTED BY THE CHIEF OF BUILDING OFFICIAL.
2. EXISTING FACADE TO REMAIN. ONLY CHANGE IS TO MODIFY EXISTING CANOPY AND NEW EXTERIOR BUILDING SIGNAGE.
3. SIGNAGE WILL BE DIFFERED AND SUBMITTED SEPARATELY.
4. SIGN MUST BE REVIEWED AND APPROVED SEPARATELY ACCORDING TO SIGN CODE.

JONESBAKER

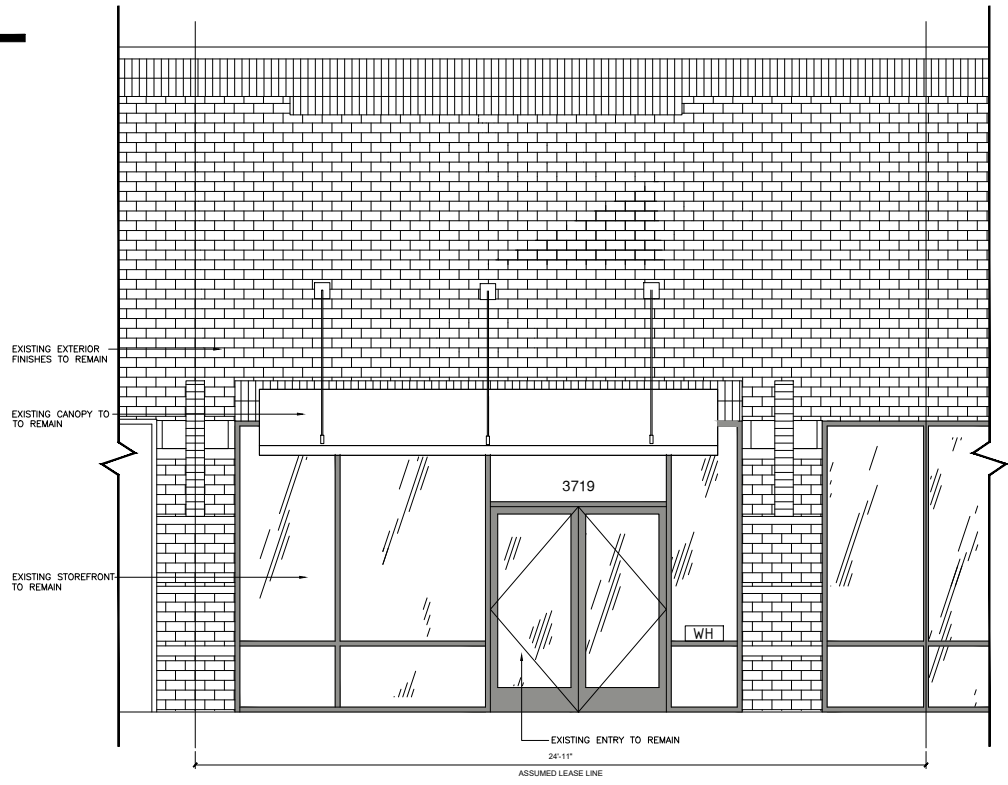
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CONTACT: DENISE MC LEE



PROPOSED FACADE ELEVATION
SCALE: 1/2"=1'-0"

PROJECT NO.: 2126
DATE: 09/2/2021
DRAWN BY: AS
SQFT: AS NOTED

REVISIONS:

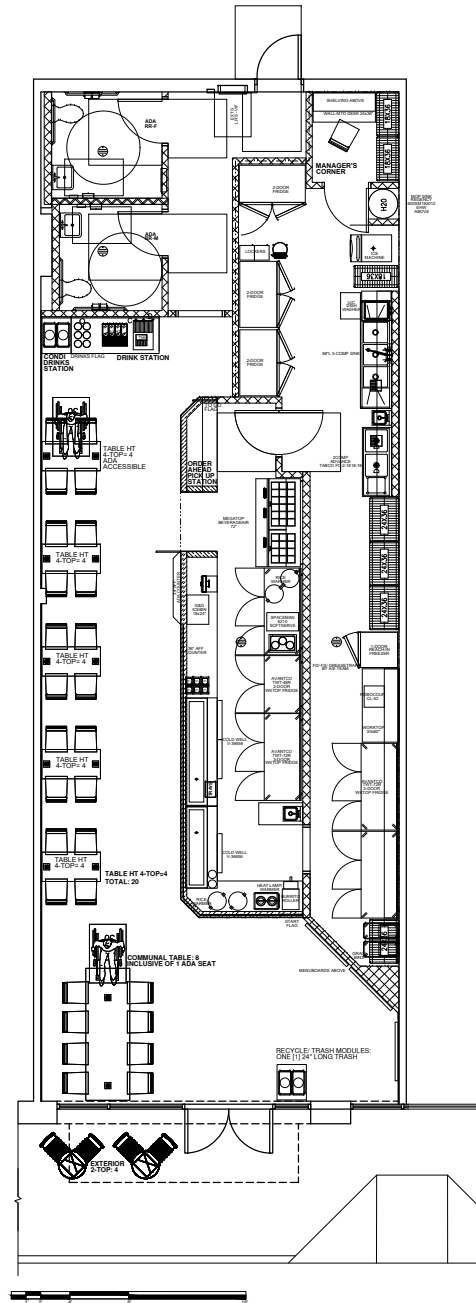
**SUP
EXTERIOR
ELEVATION**

ADDISON
PROJECT
#1840- SUP

**POKEWORKS
3719 BELT LINE ROAD
ADDISON, TX 75001**

MARSH BELT LINE
SHOPPING CENTER
PART OF LOT 3
& ALL OF LOT 4
3.6269 ACRES

A101



PROJECT INFORMATION

ZONING: EXISTING PD- PLANNED DEVELOPMENT DISTRICT
 PROPOSED USE: RESTAURANT- W/ DINE IN NO DRIVE THROUGH
 LOT AREA: PART OF LOT D 65,361
 INTERIOR AREA: 1,239
 PATIO AREA: 78
 TOTAL SEATING: 32; INCLUSIVE OF 2 ADA SEAT & 4 PATIO SEATING
 NOTE: "HANDICAP PARKING IS PROVIDED IN ACCORDANCE WITH ADA STANDARDS"

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 denise@studiossmc.com
 CONTACT: DENISE MC LEE

PROJECT NO.: 2126
 DATE: 09/2/2021
 DRAWN BY: AS
 SQFT: AS NOTED

REVISIONS

**SUP
 FLOOR PLAN**
 ADDISON
 PROJECT
 #1840- SUP

POKEWORKS
 3719 BELT LINE ROAD
 ADDISON, TX 75001

MARSH BELT LINE
 SHOPPING CENTER
 PART OF LOT 3
 & ALL OF LOT 4
 3.6289 ACRES

A102

FLOOR PLAN
 SCALE : 1/4"=1'-0"