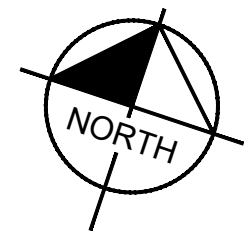




Know what's **below**.
Call before you dig.



GRAPHIC SCALE IN FEET

0 10 20 40

LEGEND	
	PROPERTY LINE
	PARKING COUNT
	CURB RAMP NOT IN PUBLIC ROW
	ACCESSIBILITY SPACE
	PROPOSED RETAINING WALL
PAVING MATERIAL LEGEND	
	PROPOSED PAVEMENT
	PROPOSED SIDEWALK
	PROPOSED LANDSCAPE AREA
	ROW DEDICATION AREA

SITE LOCATION	FM 518 (DEKE SLAYTON HWY) AND LAWRENCE ROAD
LEGAL DESCRIPTION	ABST 18 M MULDOON PT OF LOTS 1 & 2 (1-0) BLK 2 JARBOE ADDN
TOTAL SITE AREA	±1.93 AC (±84,000 SF)
SITE ZONING	GENERAL COMMERCIAL
EXISTING USE	VACANT LOT
PROPOSED USE	7-ELEVEN ESTABLISHMENT & FUEL STATION
PROPOSED BUILDING AREA	4,842 SQ. FT.
MAXIMUM BUILDING HEIGHT	25'
BUILDING SETBACKS	
FRONT	20'-0"
SIDE	15'-0"
REAR	20'-0"
LANDSCAPE REQUIREMENTS	
REQUIRED LANDSCAPE AREA	12,639 SF 15.0%
PROVIDED LANDSCAPE AREA	20,726 SF 24%
TYPE OF PLANTINGS USED	TREES AND SOD
LOT COVERAGE	±1.44 AC (±62,726 SF) 74.6%
LANDSCAPE BUFFER	10'-0"
PARKING REQUIREMENTS	
VEHICLE FUELING PARKING STALLS REQUIRED	1 STALL PER 250 GFA = 18
LIMITED SERVICE EATING ESTABLISHMENT PARKING STALLS REQUIRED	1 STALL PER 125 GFA = 5
TOTAL PARKING STALLS REQUIRED	23
PARKING STALLS PROVIDED	36

CAUTION!!

EXISTING UNDERGROUND UTILITIES IN THE AREA. CONTRACTOR IS RESPONSIBLE FOR DETERMINING THE HORIZONTAL AND VERTICAL LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY REPAIRS TO EXISTING UTILITIES DUE TO DAMAGE INCURRED DURING CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES ON THE PLANS.

Kimley»»Horn

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THE WOODLANDS, TX 77380
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TBPE FIRM REGISTRATION F-928
WWW.KIMLEY-HORN.COM

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TBPE FIRM REGISTRATION F-928
WWW.KIMLEY-HORN.COM

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DATE
09/25/2020

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DESIGNED BY S

DRAWN BY	DATE
CHECKED BY	DATE

SUP SITE PLAN

7-ELEVEN
FM 518 & Lawrence
PREPARED FOR
LASCO DEVELOPMENT CORP.

SHEET NUMBER
C0.0

CITY OF LEAGUE CITY

REVISIONS

No	REVISIONS	DATE	BY
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