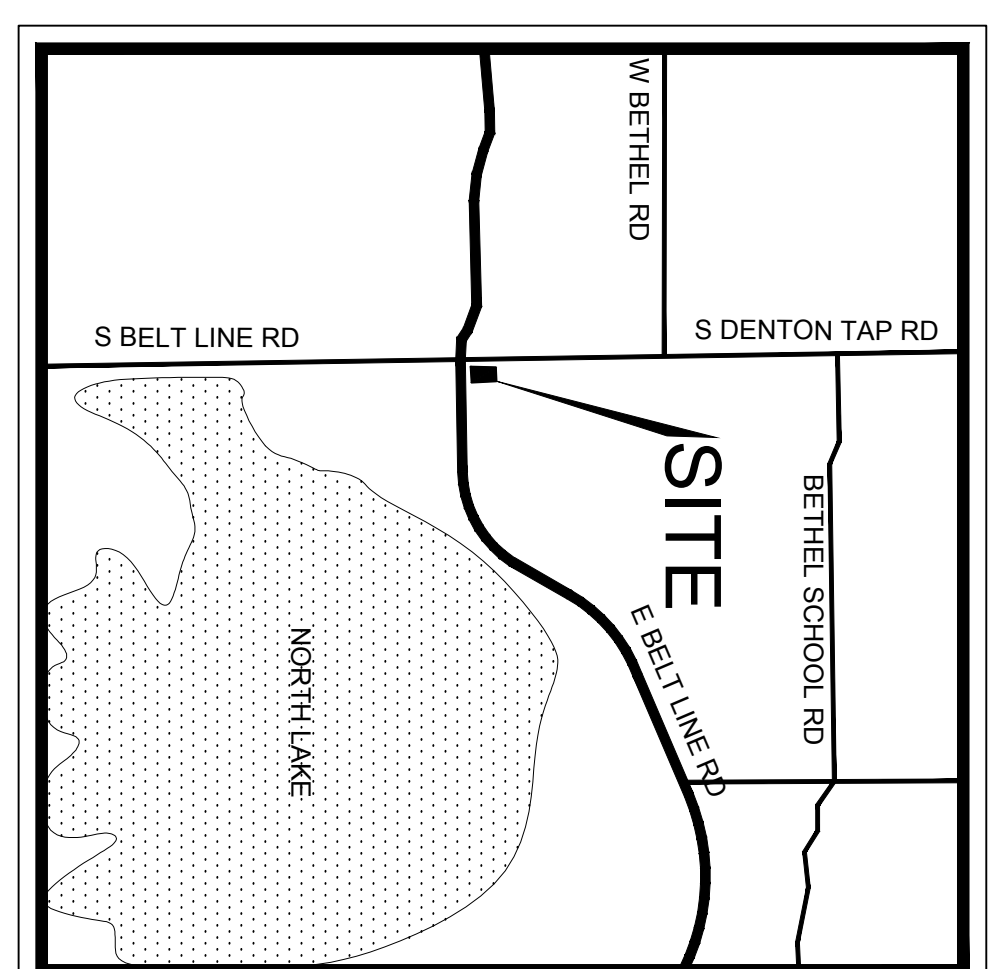
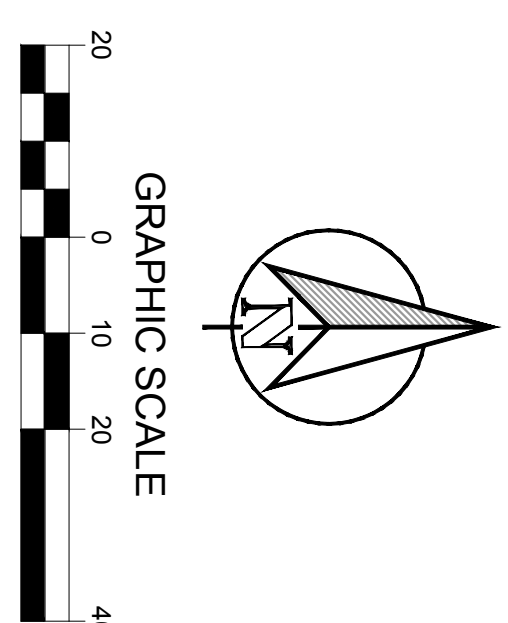


LOT 1, BLOCK 1  
 THE HERCULES ADDITION  
 VOL. 84110, PG. 2833  
 ZONING (COMMERCIAL)



LEGEND

—	PROPOSED CONCRETE CURB AND GUTTER
⑥	PARKING COUNT
B.F.R.	BARRIER FREE RAMP
— FL —	PROPOSED FIRE LANE

PD CONDITIONS

1	THREE - 9 SQUARE FOOT, 7-ELEVEN FULL COLOR LOGO MEDALLIONS ARE PERMITTED ON THE GAS CANOPY.
2	THE CANOPY LIGHTING SHALL BE FULLY RECESSED SO THAT NO LIGHT FIXTURE EXTENDS OR IS OTHERWISE VISIBLE BELOW THE CANOPY WHEN VIEWED FROM THE ADJACENT PUBLIC RIGHT-OF-WAY.
3	THE SITE SHALL COMPLY WITH THE SIGNAGE SECTION 42 OF THE ZONING AND ORDINANCE.

SITE DATA SUMMARY

LOT	ZONING	PROPOSED USE	LOT SIZE (ACRES)	LOT SIZE (SQ. FT.)	BLDG. AREA (SQ. FT.)	BLDG. HGT. (FT)	LOT COVERAGE	FLOOR AREA RATIO		PARKING		HANDICAP SP.		LANDSCAPE		IMPERVIOUS AREA PROVIDED (SF)	PERVIOUS AREA PROVIDED (SF)	
								PROV.	REQ.	REQ.	PROV.	REQ.	PROV.	REQ.	PROV.			
MOBIL SITE PLAN	PD 273R-CC	CONVENIENCE STORE/FUEL SALES	0.96	41,843	2,991	21 - 4'	50% MAX	7.1%	1:1.25 MAX	0.07	15	20	1	2	30%	28%	30,161	11,682

BENCHMARK:  
 1 - 4' RD. NAIL SET ON NATURAL GROUND, APPROXIMATELY 13' EAST AND 4' SOUTH OF THE NORTHEAST CORNER OF THE SUBJECT PROPERTY. ELEVATION=514.4'  
 2 - APPROXIMATELY 26' EAST AND 10' SOUTH OF THE NORTHEAST CORNER OF THE SUBJECT PROPERTY. ELEVATION=513.7'

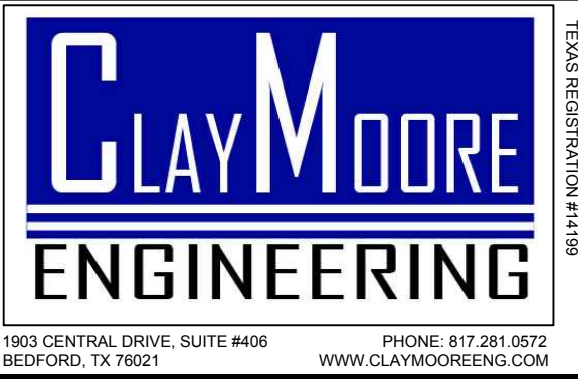
Exhibit B

**7 ELEVEN**  
**SITE PLAN**  
 LEGAL DESCRIPTION:  
 MOBIL SITE PLAN  
 VOL. 84110, PG. 2833,  
 M.R.D.C.T.  
 0.961 ACRES (41,843 SF)  
**CITY OF COPPELL**

DEVELOPER:  
 CONTRACT: SHANE PARTIDGE  
 SHAFER CONSTRUCTION  
 2801 NETWORK BLVD, SUITE 413  
 FRISCO, TEXAS 75034  
 EMAIL: SPARTIDGE@SHAFFERCON.COM  
 PH: 972.281.7851

APPLICANT:  
 CONTACT: MATT MOORE, PE  
 CLAYMOORE ENGINEERING, INC.  
 1903 CENTRAL DR., SUITE #408  
 BEDFORD, TX 76021  
 EMAIL: MATT@CLAYMOOREENG.COM  
 PH: 817.281.0572

COUNTY: DALLAS COUNTY  
 CITY: CITY OF COPPELL  
 STATE: TEXAS



**PRELIMINARY**  
 FOR REVIEW ONLY  
 Not for construction purposes.  
 CLAYMOORE ENGINEERING  
 ENGINEERING AND PLANNING  
 CONSULTANTS  
 Registered Civil Engineer  
 P.E. No. 093892 Date 11/29/2018

**7 ELEVEN**  
**890 S. DENTON TAP RD.**  
**COPPELL, TEXAS**

NO.	DATE	REVISION	BY

DESIGN: JEV  
 DRAWN: MM  
 CHECKED: MM  
 DATE: 10/31/2018  
 SHEET: SP-1  
 FILE NO. 2018-098

SITE PLAN