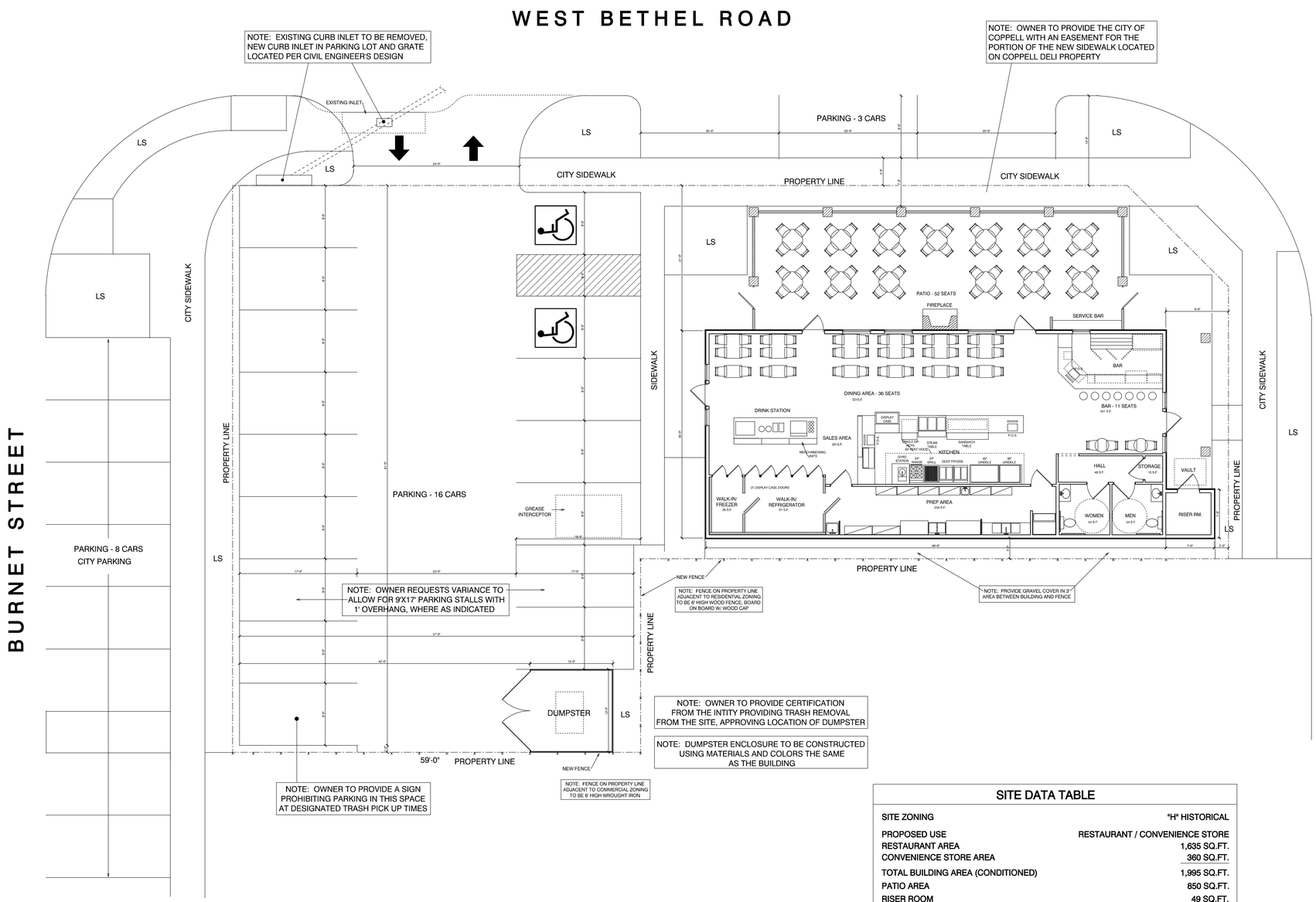

SITE PLAN

0 5 FT 10 FT 25 FT

BUILDING AREA - 1,995 SQ.FT.

SITE DATA TABLE

SITE ZONING	"H" HISTORICAL
PROPOSED USE	RESTAURANT / CONVENIENCE STORE
RESTAURANT AREA	1,635 SQ.FT.
CONVENIENCE STORE AREA	360 SQ.FT.
TOTAL BUILDING AREA (CONDITIONED)	1,995 SQ.FT.
PATIO AREA	850 SQ.FT.
RISER ROOM	49 SQ.FT.
GROSS AREA	2,948 SQ.FT.
LOT AREA	9,481 SQ.FT.
LOT COVERAGE	2,948 / 9,481 = 31.00%
PARKING REQ'D FOR RESTAURANT	25 SPACES
PARKING REQ'D FOR CONVENIENCE STORE	2 SPACES
TOTAL PARKING REQUIRED	27 SPACES
PARKING PROVIDED*	27 SPACES
FIRE SPRINKLER SYSTEM PROVIDED FOR BUILDING AND PATIO	

*NOTE: 8 CITY PARKING SPACES ON BURNET STREET ARE INCLUDED TO MEET PARKING REQUIREMENTS

HOURS OF OPERATION:
SUN. THRU THUR. - 6:00AM TO 10:00PM
FRI. AND SAT. - 6:00AM TO 12:00PM

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NEW COPPELL DELI
449 BETHEL ROAD
COPPELL, TEXAS
LOT 1, BLOCK A, OLD TOWN COPPELL DELI

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MAY 4, 2013
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SP-1