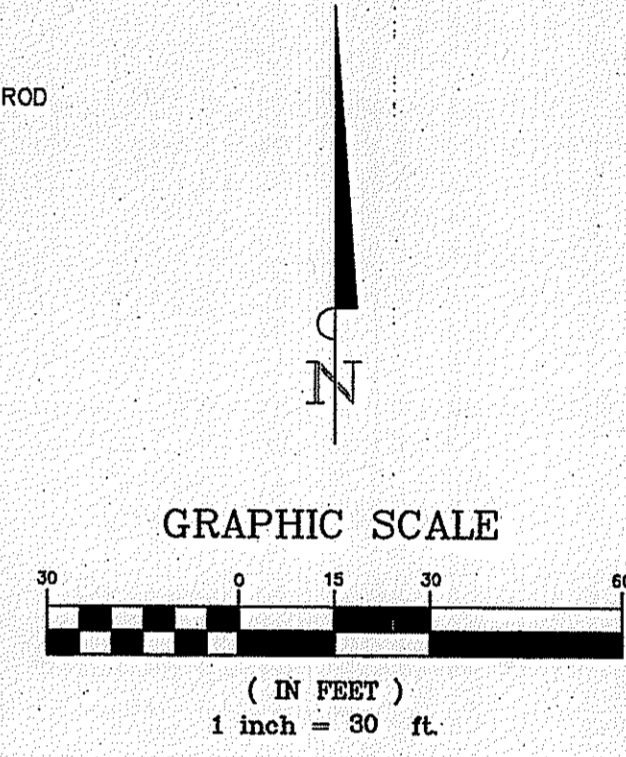


- GENERAL NOTES**
- ACCORDING FEDERAL EMERGENCY MANAGEMENT AGENCY FIRM MAP NO. 48014C0201 D, REVISED FEBRUARY 9, 2000, THIS LAND IS NOT IN THE 100 YEAR FLOOD PLAIN.
 - BEARING SYSTEM SHOWN HEREON IS BASED ON GRID NORTH AS ESTABLISHED FROM GPS OBSERVATION.
 - P.U.E. - PUBLIC UTILITY EASEMENT.
 - BUILDING SETBACK LINES PER CITY OF COLLEGE STATION U.D.O.
 - SUBJECT PROPERTY IS CURRENTLY ZONED C-3 AND A-0.
 - IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE EXACT LOCATION OF ALL EXISTING UTILITIES, EITHER UNDERGROUND OR AERIAL, PRIOR TO CONSTRUCTION. CONSTRUCT ALL PARKING AND DRIVES AS PER DETAIL ST1-07 OF THE LATEST B-C-S STANDARD STREET DETAILS.
 - ALL MECHANICAL EQUIPMENT SHALL BE SCREENED FROM VIEW OR ISOLATED SO AS NOT TO BE VISIBLE FROM ANY PUBLIC RIGHT-OF-WAY OR RESIDENTIAL DISTRICT WITHIN 150 FEET OF THE PERIMETER BOUNDARY OF THE SUBJECT LOT OR TRACT, MEASURED FROM A POINT FIVE (5) FEET ABOVE GRADE. SUCH SCREENING SHALL BE COORDINATED WITH THE BUILDING ARCHITECTURE, MATERIALS, COLORS AND SCALE TO MAINTAIN A UNIFIED APPEARANCE.
 - FIRE LANE MARKINGS SHALL CONFORM TO ORDINANCE NO. 2529, CHAPTER 6, SECTION 1 (B) (10) SUBSECTION 503.3 OF THE CITY OF COLLEGE STATION CODE OF ORDINANCES.
 - 100% COVERAGE OF GROUND COVER, DECORATIVE PAVING DECORATIVE ROCK, OR A PERENNIAL GRASS IS REQUIRED IN PARKING LOT ISLANDS, SWALES AND DRAINAGE AREAS. THE PARKING LOT SETBACK, RIGHTS-OF-WAY, AND ADJACENT PROPERTY DISTURBED DURING CONSTRUCTION.
 - IRRIGATION SYSTEM WILL BE PROTECTED BY EITHER A PRESSURE VACUUM BREAKER, A REDUCED PRESSURE PRINCIPLE BACK FLOW DEVICE, OR A DOUBLE-CHECK BACK FLOW DEVICE, AND INSTALLED AS PER CITY ORDINANCE 2394.
 - ALL BACK FLOW DEVICES WILL BE INSTALLED AND TESTED UPON INSTALLATION AS PER CITY ORDINANCE 2394.
 - FIRE LANE MARKINGS SHALL CONFORM TO ORDINANCE NO. 2529, CHAPTER 6, SECTION 1 (B) (10) SUBSECTION 503.3 OF THE CITY OF COLLEGE STATION CODE OF ORDINANCES.
 - ALL SOLID WASTE CONTAINERS ARE REQUIRED TO BE SCREENED FROM THE RIGHT-OF-WAY AND ALL ADJACENT PROPERTIES BY A SIX FOOT HIGH OPAQUE SCREEN. ALL SIGNS ARE PERMITTED SEPARATELY.

METER TYPE	MIN	AVG	MAX	WATER METER SIZE
DOM.	0.5	10.2	19.5	1"
IRR.	1	11.75	16	1"

NOTE: SANITARY SERVICE PROVIDED VIA ON SITE SEPTIC SYSTEM.



- LEGEND**
- EXISTING WATER LINE
 - EXISTING GAS LINE
 - EXISTING OVERHEAD POWER LINE
 - EXISTING EASEMENT
 - EXISTING WATER VALVE
 - EXISTING FIRE HYDRANT
 - EXISTING WATER METER
 - PROPOSED DOMESTIC WATER METER
 - PROPOSED IRRIGATION METER
 - PROPOSED FIRE HYDRANT

SITE DATA SUMMARY TABLE

ZONING	C-3 & A-0
PROPOSED USE	MINI-STORAGE
GROSS ACREAGE	5.005 AC. (218,017.80 Sq. Ft.)
TOTAL DEVELOPED ACREAGE	5.005 TOTAL ACREAGE -0.312 AC. R.O.W. DEDICATION =4.693 AC. A-0 4.528 AC.
	4.528 AC. (197,239 Sq. Ft.) DEVELOPED
PARKING RATIO:	1 PER 250 SQ. FT.
PARKING REQ.:	(1,250 SQ. FT. OFFICE/250) = 5
PARKING PROVIDED:	6 SPACES (INCL. 1 HANDICAP)
BUILDING AREA:	BUILDING A: 33,914 SQ. FT. TOTAL (1,250 SQ. FT. OFFICE) BUILDING B: 19,410 SQ. FT. TOTAL
BUILDING CONSTRUCTION:	TYPE IIB WITH FIRE SPRINKLER SYSTEM

SITE PLAN
 7103 ROCK PRAIRIE RD
 ADT SELF STORAGE
 5.005 ACRES
 CITY OF COLLEGE STATION
 BRAZOS, TEXAS

OWNER/APPLICANT
 CUTTING EDGE SELF STORAGE, ADT, L.C.
 5630 S. WATERBURY WAY, SUITE B-101
 MURRAY, UT 84121
 CONTACT: STEPHAN ROSS
 TEL. NO. (866) 970-3343
 FAX NO. (801) 273-1634

DEVELOPER
 DCB CONSTRUCTION
 909 E. 62ND AVE.
 DENVER, CO 80216
 CONTACT: MARK DELGADO
 TEL. NO. (303) 287-5525
 FAX NO. (303) 287-5985

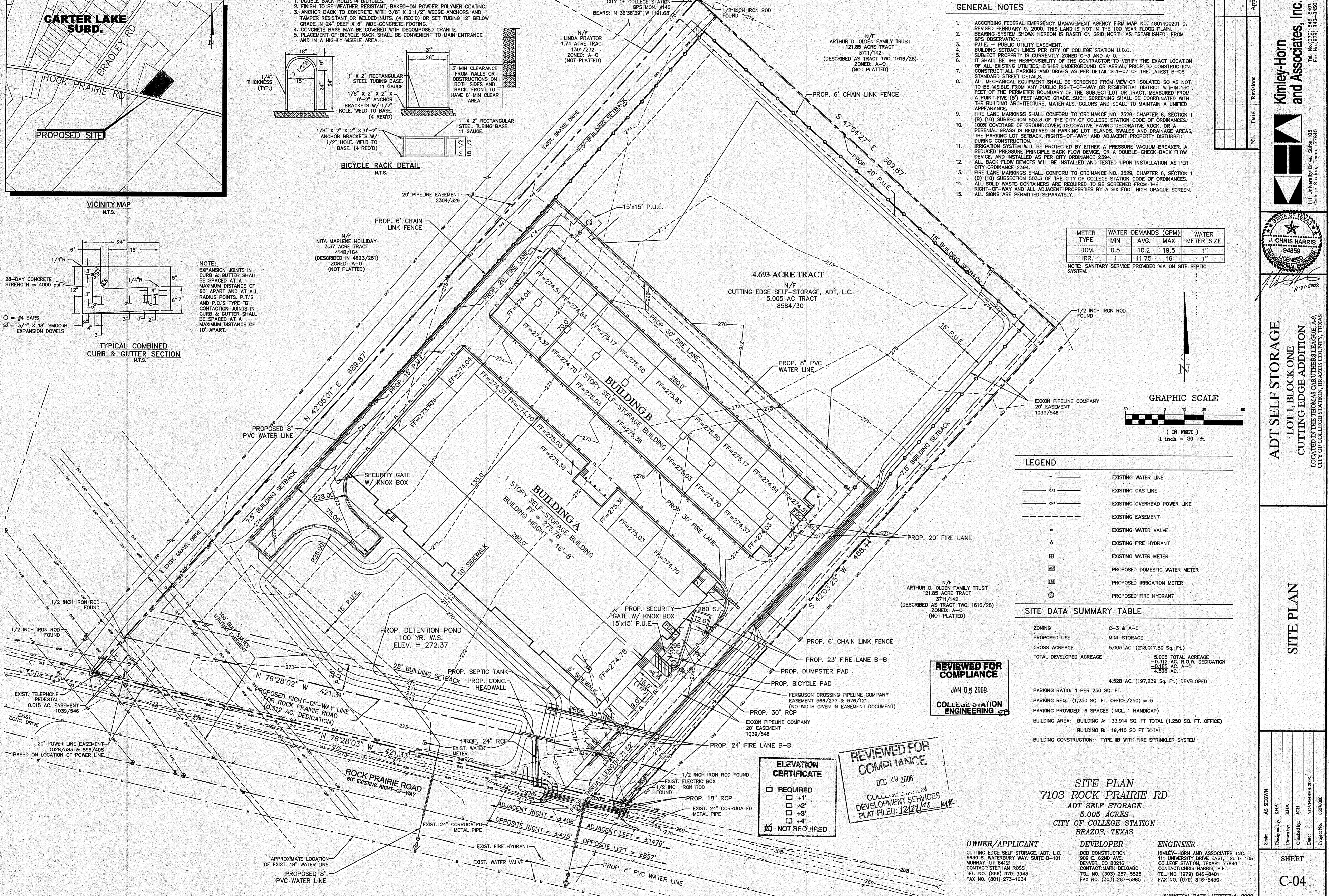
ENGINEER
 KIMLEY-HORN AND ASSOCIATES, INC.
 111 UNIVERSITY DRIVE, SUITE 105
 COLLEGE STATION, TEXAS 77840
 CONTACT: CHRIS HARRIS, P.E.
 TEL. NO. (979) 846-8401
 FAX NO. (979) 846-8450

REVIEWED FOR COMPLIANCE
 JAN 05 2009
 COLLEGE STATION ENGINEERING

REVIEWED FOR COMPLIANCE
 DEC 24 2008
 COLLEGE STATION DEVELOPMENT SERVICES
 PLAT FILED: 12/29/08 MK

ELEVATION CERTIFICATE

REQUIRED
 +1'
 +2'
 +3'
 +4'
 NOT REQUIRED



IMAGES COURTESY OF: KIMLEY-HORN AND ASSOCIATES, INC. (KHA) - XREF: 6688 - XREF: 6688
 DWG NAME: 7103 ROCK PRAIRIE RD SITE PLAN
 DWG DATE: 11/29/08
 DWG BY: KIMLEY-HORN AND ASSOCIATES, INC. (KHA)
 DWG CHECKED BY: JCH
 DWG APPROVED BY: JCH
 DWG SCALE: AS SHOWN

Kimley-Horn and Associates, Inc.
 111 University Drive, Suite 105
 College Station, Texas 77840
 Tel. No. (979) 846-8401
 Fax No. (979) 846-8450

STATE OF TEXAS
 J. CHRIS HARRIS
 94859
 LICENSED PROFESSIONAL ENGINEER

ADT SELF STORAGE
 LOT 1, BLOCK ONE
 CUTTING EDGE ADDITION
 LOCATED IN THE THOMAS CARUTHERS LEAGUE, A-9
 CITY OF COLLEGE STATION, BRAZOS COUNTY, TEXAS

SITE PLAN

AS SHOWN
 Designed by: KHA
 Drawn by: KHA
 Checked by: JCH
 Date: NOVEMBER 2008
 Project No. 6676000

SHEET
 C-04

APP.
 No. Date Revisions

SUBMITTAL DATE: AUGUST 4, 2008