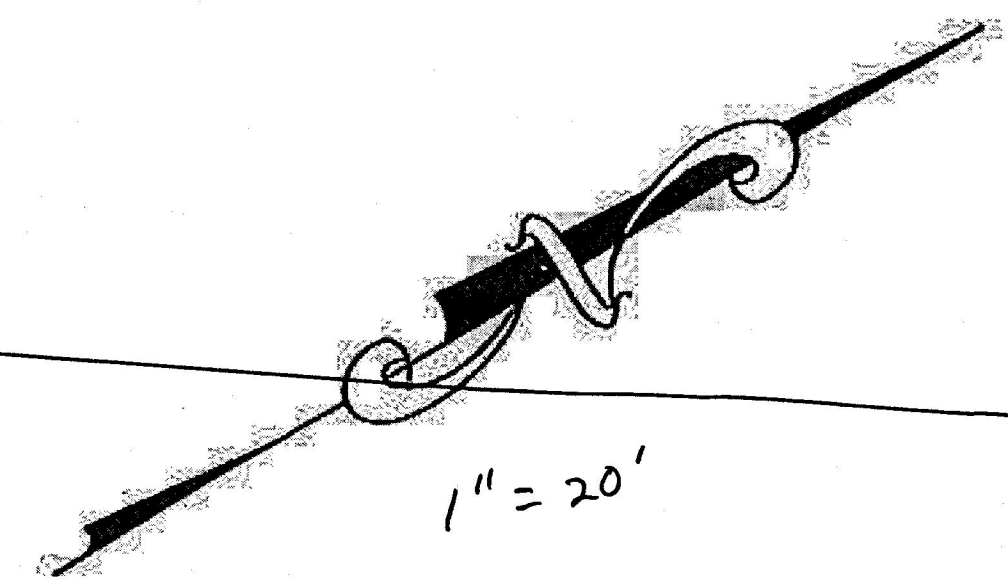


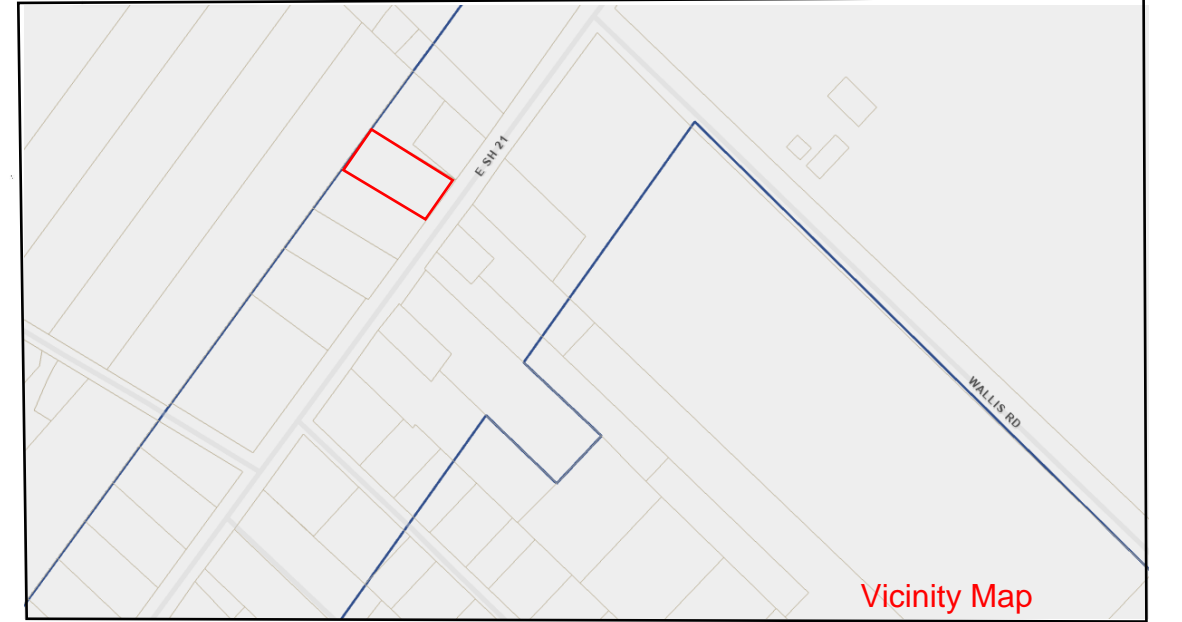
Douglas H Garrett
MARINO Estates
9.43 Acres
Lot 1 Block 2
Vol 1237 Page 512

182.63'
N 34°10'51" E



1" = 20'

Australian Shepherd club of Amer.



Note: Front Load dumpster container shall meet the minimum requirement of a concrete containment area 12-foot wide and 10-foot deep.

Note: Dumpster containment area shall use 8" concrete, reinforced with #5 bars at 12" O.C.W. and the pad shall extend an additional 10' in front of the containment area.

Solid waste in privacy wood enclosure with gate. Waste Pkt By the City

352'

T Hugh Thompson
Charles Marino Land
Partition Remainder of Lot 15
.923 Acres Vol 1142, Page 371

7926 SF Building x 15% = 1169 Required Pts
8 Trees x 225 Pts = 1800 Pts Provided = 631 Pts Over Req

Parking Provided 4326 SF office / 300 SF = 14.42 = 19
3600 SF warehouse / 1000 SF = 3.6 = 4

19 spaces Required 34 spaces provided

Note: The contractor shall be responsible for the containment and proper disposal of all liquid and solid waste associated with the project. The contractor shall use all means necessary to prevent the occurrence of wind blown litter from the project.

Note: Demolition/Construction waste: site is required to provide containment for waste prior to and during Demolition/Construction. Solid waste roll off boxes and/or metal dumpsters to be provided by city or approved vendor.

NOTES: Parking Lot to be striped according to standards set forth in the city of Bryan code of ordinance

SUBJECT PROPERTY ZONED C-3

ACCORDING TO SCALING FROM THE CURRENT F.E.M.A. FLOOD INSURANCE RATE MAP NO. 48041C0205F, DATED APRIL 2, 2014, THIS TRACT DOES NOT LIE WITHIN 100-YR FLOOD HAZARD AREA.

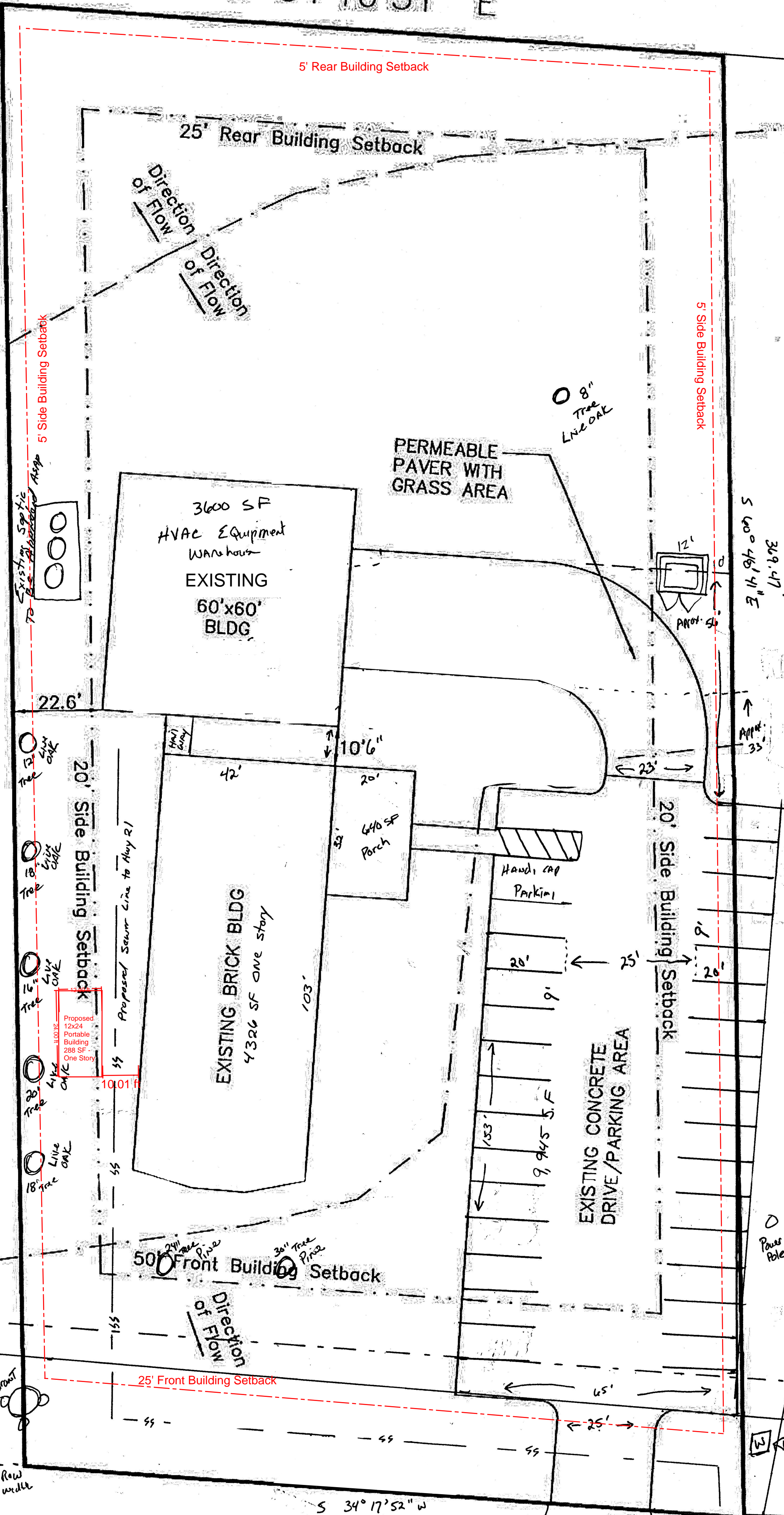
TOPOGRAPHY CONTOUR LINES AND TRIBUTARY BREAK LINE TAKEN FROM COB GIS.

TOTAL LOT ACREAGE IS 1.54 ACRES. APPROXIMATELY 1.36 ACRES FLOWS TO THE EAST OR FRONT OF THE PROPERTY AND 0.18 ACRES FLOWS TO THE WEST OR REAR OF THE PROPERTY.

Helen S Ross Trust
1.57 Acres
Lot 13 Block 2
Vol 4564 Page 25

N 60°54'20" W
369.15'

Tributary Break Line



40' Cross Access easement
30' Sewer Easement
Fire Hydrant

Hwy 21 Row varying widths

6083 E. SH 21

Hwy 21
Approx 63'

Hwy 21 Row

Hwy 21 Row

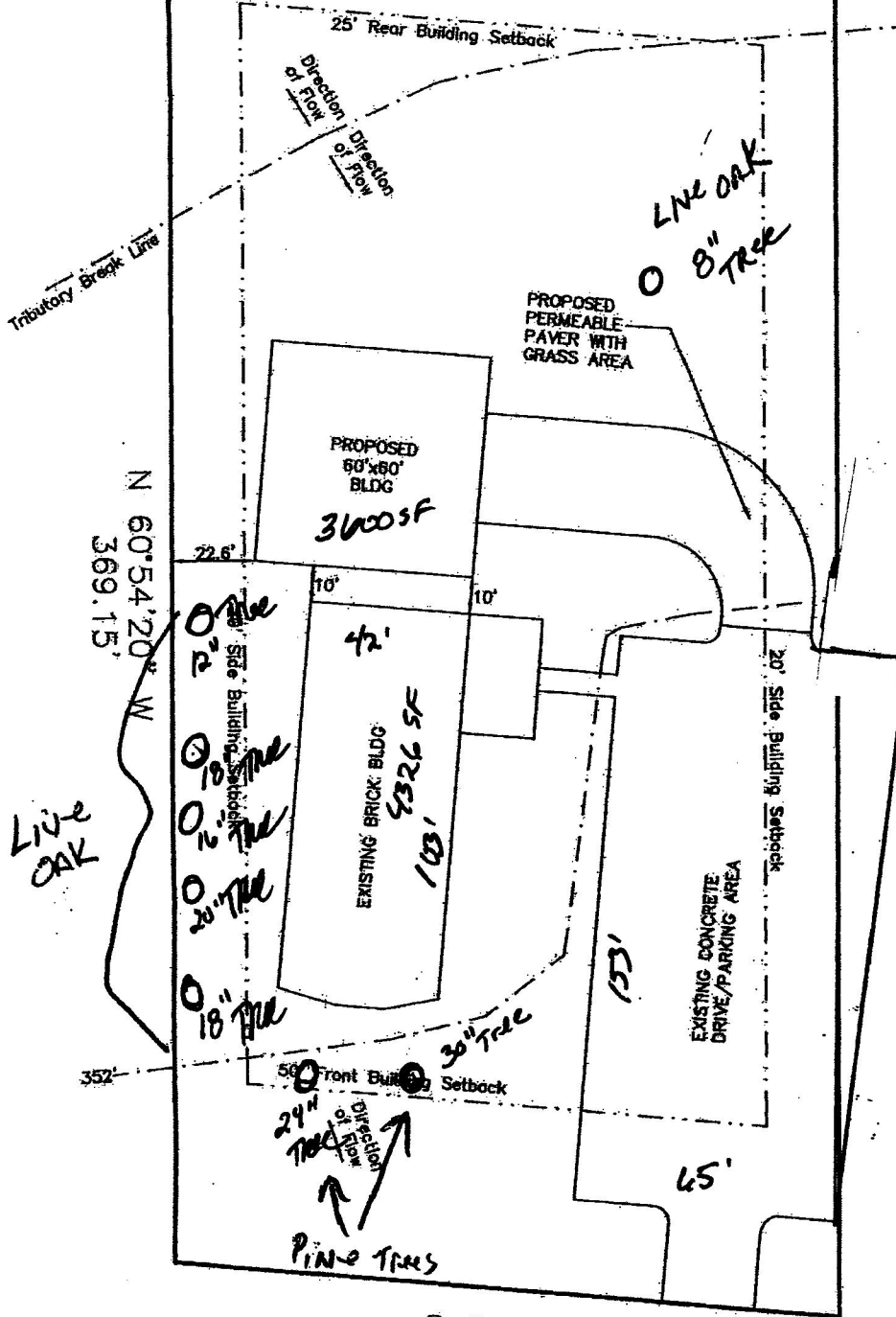
JOB NUMBER: 1172-001-16
CLIENT: CARL WALTHALL
DATE: 1/25/2016

Site Plan
Walthall Holdings LLC
1.54 Acres
Block 2 Lot 14 MARINO Estates
Sub Division

Walthall Holdings LLC
6083 E. SH 21
Bryan, TX 77808
979-218-1244

Neighbors Access
80' wide

182.63'
N 34°10'51" E



N 60°54'20" W
369.15'

Live OAK

2" Tree
19" Tree
2" Tree
20" Tree
18" Tree

24" Tree
Pine Trees

S 34°17'52" W
182.05'

6083 E. SH 21

LANDSCAPE Plan
Walthall Holdings LLC
Block 2 Lot 14 Marino Estates Sub D14

7,926 SF Building
x 150/10
= 1,189 PTS.
8 x 225 Trees
= 1800 PTS
1189 Required
611 PTS
Over Requirement

Development Services
FEB 17 2016

RECEIVED

NOTES
SUBJECT PROPERTY ZONED A-O.
ACCORDING TO SCALING FROM THE CURRENT F.E.M.A. FLOOD INSURANCE RATE MAP NO. 48041C0205F, DATED APRIL 2, 2014, THIS TRACT DOES NOT LIE WITHIN 100-YR FLOOD HAZARD AREA.
TOPOGRAPHY CONTOUR LINES AND TRIBUTARY BREAK LINE TAKEN FROM COB GIS.
TOTAL LOT ACREAGE IS 1.54 ACRES. APPROXIMATELY 1.38 ACRES FLOWS TO THE EAST OR FRONT OF THE PROPERTY AND 0.18 ACRES FLOWS TO THE WEST OR REAR OF THE PROPERTY.

PAYNE INDUSTRIES
SURVEYING - CIVIL ENGINEERING - GIS

CORPORATE OFFICE
121 W. BUCK STREET
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EMAIL: INFO@PAYNE-LLC.COM
WEBSITE: PAYNE-LLC.COM
FIRM REGISTRATION: TD125780 & F-16791

JOB NUMBER: 1172-001-18
CLIENT: CARL WALTHALL
DATE: 1/25/2016