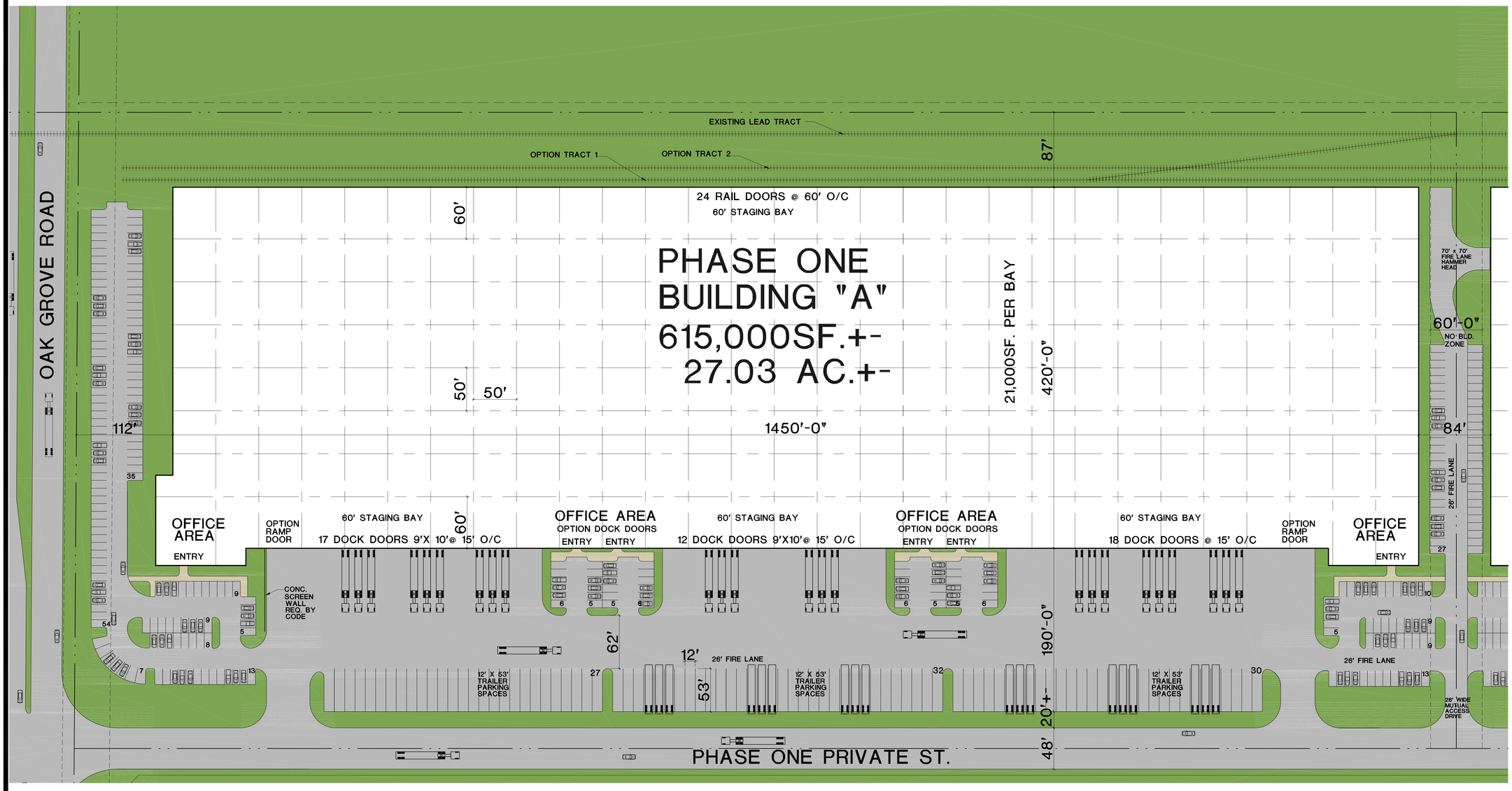

SITE DATA BUILDING "A" — PHASE ONE

LAND AREA	1,177,743 SF./27.03AC.		
SITE COVERAGE	52%		
PARKING REQUIRED BY CODE			
OFFICE AREA	1/400SF. MIN		
WAREHOUSE AREA	1 SPACE PER 4 EMPLOYEES		
PARKING PROVIDED			
9% OFFICE AREA	58,000SF.=	1/400SF =	145 CARS
WAREHOUSE AREA	560,000SF.+-=	1/5000SF.=	112 CARS
TOTAL PROVIDED			257 CARS+-
TRAILER PARKING (12' X 53')			89 TRAILERS SPACES

BUILDING DATA

BUILDING AREA	615,000SF.+- UNDER ROOF
32' CLEAR HEIGHT	
FIRE PROTECTION SYSTEM (ESFR)	
DOCK DOORS @ TRUCK COURT	47 9' X 10'
DOCK DOORS OPTIONAL	18 9' X 10'
TOTAL DOCK DOORS MAX.	65 DOORS+-
2 RAMP DOORS OPTIONAL	
24 RAIL DOORS @ 60' O/C	
TYPICAL BAY	50' X 50'
60' STAGING BAYS	TRUCK COURT / RAIL

Rob Riner Companies

HARDY McCULLAH+MLM ARCHITECTS, INC
www.hmmlmarchitects.com

PRELIMINARY MASTER PLAN

SCALE: 1" = 100'-0"

NORTH

DRAWING REVIEW
DRAFTSMAN: KBM
PROJECT ARCHITECT: NC
DESIGN ARCHITECT:
PRODUCTION MGR.:
CHIEF ARCHITECT: JM
SCALE: 1"=1"

HARDY McCULLAH / MLM-ARCHITECTS/INC.
DALLAS/ FORT WORTH
972-385-1900
817-577-1270

REVISIONS

NO.	DATE	DESCRIPTION

©Copyright 2006 by Hardy McCullah/MLM Architects, Inc.
Anyone coming into possession of this copyrighted material other than by specific written agreement with Hardy McCullah /MLM Architects, Inc. is hereby warned that use of such without the written consent of Hardy McCullah/MLM Architects is a violation of United States copyright law and user may be liable to Hardy McCullah/MLM Architects, Inc. for damages or other remedies.

PROGRESS PRINT - NOT FOR BIDDING PERMIT OR CONSTRUCTION

The record copy of this drawing is on file at the offices of Hardy McCullah / MLM Architects Inc., 12221 Merit Drive Suite 280 Dallas, Texas 75251. This document is released for the purpose of reference, coordination, and / or facility management under the authority of Hardy McCullah,Tx. reg. 4173 On 6/8/06. any modification(s) to this drawing shall be in compliance with the Texas board or Architectural Examiner's rules.

PROJECT NAME

A MASTER DEVELOPMENT PLAN FOR Rob Riner Companies

SHEET TITLE

PRELIMINARY MASTER PLAN

JOB NUMBER 1111

SHEET NUMBER A-1

OF SHEETS

DATE OF ORIGINAL ISSUE JUNE 1, 2006