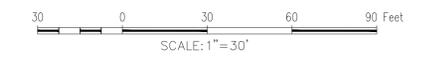
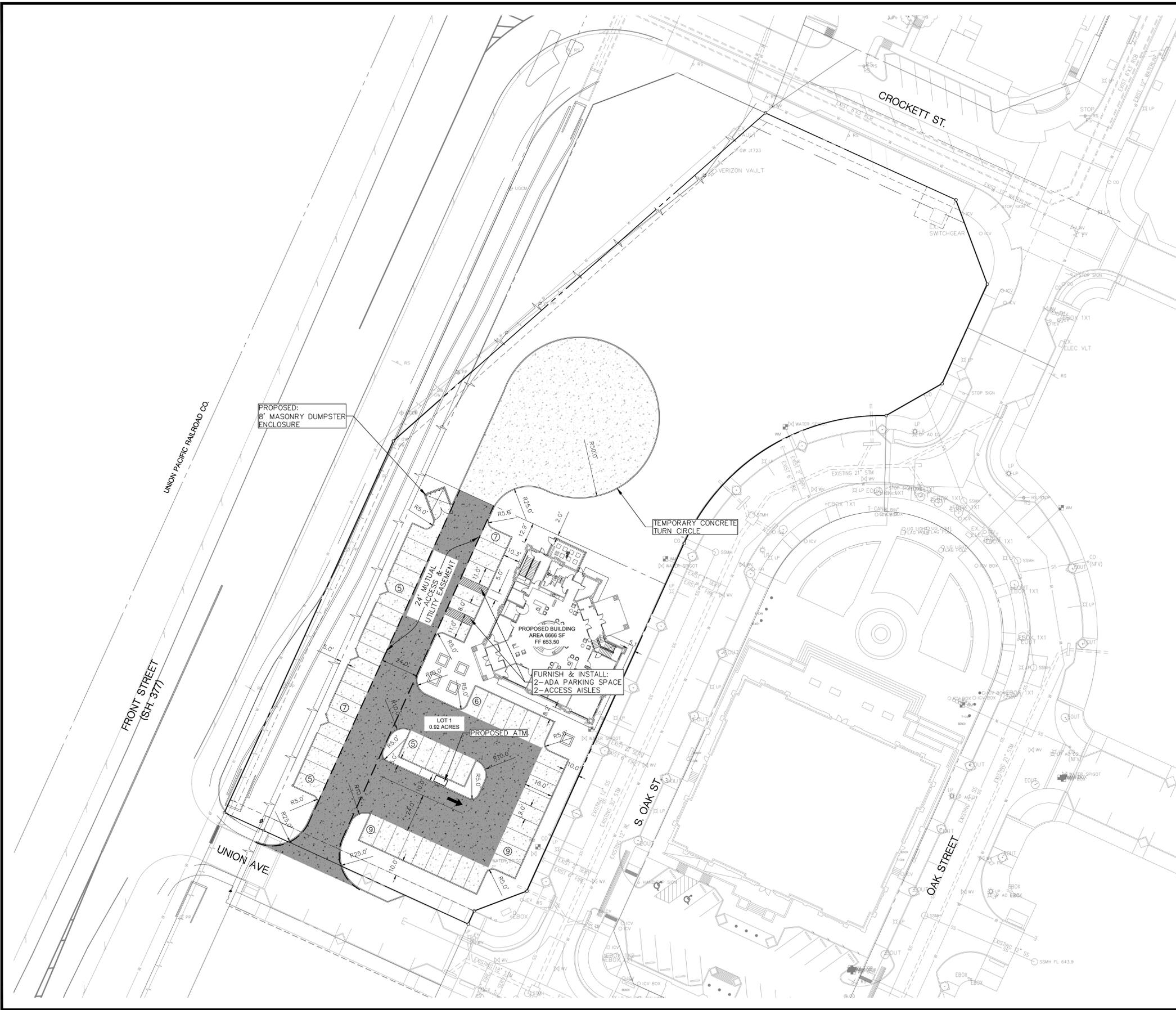


File: 2:\09\18363\Drawings\PP & Cont Plans\18363\18363 SITE  
 Plotted: 9/12/2022 3:15 PM, by: jdoe, Sheet: 9/12/2022 3:15 PM, by: jdoe



TBM #1: "X" CUT IN HEADWALL AT SOUTHEAST CORNER OF PARISH LANE AND HWY 377 INTERSECTION ELEV. 650.05  
 TBM #2: BOX CUT IN EAST CURB APPROXIMATELY 289 LF NORTH OF PARISH LANE AND OAK STREET INTERSECTION ELEV. 650.89

**GENERAL NOTES**  
 1. ANY IMPROVEMENTS OR CONSTRUCTION PERFORMED WITHIN TxDOT RIGHT OF WAY MUST BE COORDINATED AND PERMITTED THROUGH TxDOT.  
 2. BUILDING MASSING, ORIENTATION, & WALL LIMITS ARE SUBJECT TO FINAL ARCHITECTURAL DESIGN. OVERALL SQUARE FOOTAGE AS TABULATED IN THE SITE DATA SUMMARY CHART WILL REMAIN.  
 3. ALL SURROUNDING ARE PART OF OAK STREET CIVIC MIXED USE.

SITE SUMMARY TABLE	
Site Address	TBD
County	Denton
Project Name	American National Bank & Trust
Zoning District	Oak Street
Proposed Use	Bank
Site Area (Acres)	0.92
Total Building Area	6,666 SF
Building Height	48'-2"
Lot Coverage %	17%
Impervious Area (Acres)	0.8
Impervious %	87%
Ratio	Lot 1
Area (SF)	1/350
Parking Required	6,666
Proposed Parking on site	19
Proposed Parking on Street	56
Parking on Street	0
Total Parking	10
	66

**PARKING PAVING:**  
 5" 3,600 PSI CONC. PAVEMENT W/ #3 BARS @ 18" O.C.E.W. ON SCARIFIED MINIMUM DEPTH 6" SUB-BASE COMPACTED TO 95% STD. PROCTOR DENSITY (REFER TO GEOTECHNICAL REPORT FOR ADDITIONAL SPECIFICATIONS)

**FIRELANE PAVING:**  
 6" 3,600 PSI CONC. PAVEMENT W/ #3 BARS @ 18" O.C.E.W. ON SUB-BASE TREATED W/ 7% HYDRATED LIME COMPACTED TO 95% STD. PROCTOR DENSITY (REFER TO GEOTECHNICAL REPORT FOR ADDITIONAL SPECIFICATIONS)

The John R. McAdams Company, Inc.  
 111 Hillside Drive  
 Lewisville, Texas 75057  
 972-456-8712  
 9300 University Blvd  
 Roanoke, Texas 75282  
 940-240-1012  
 TBPE: 19762 TBPLS: 10164440  
 www.mcadamsco.com



**AMERICAN NATIONAL BANK & TRUST**  
**ROANOKE CITY CENTER**  
 Lot 1, Block E, 2.347 Acres  
 MEP & P. RR. CO. SURVEY, ABSTRACT NO. 923  
 CITY OF ROANOKE, COUNTY, TEXAS

**OVERALL SITE PLAN**

**PRELIMINARY PLANS**  
 THIS DOCUMENT IS FOR INTERIM REVIEW AND IS NOT INTENDED FOR CONSTRUCTION, BIDDING, OR PERMIT PURPOSES.  
 G&A I MCADAMS, TBPE: 19762  
 JUSTIN L. LANSLOWNE, P.E. #121990  
 DATE: 9/12/2022

Drawn By: JAR  
 Date: 08/26/2022  
 Scale: 1"=30'  
 Revisions:

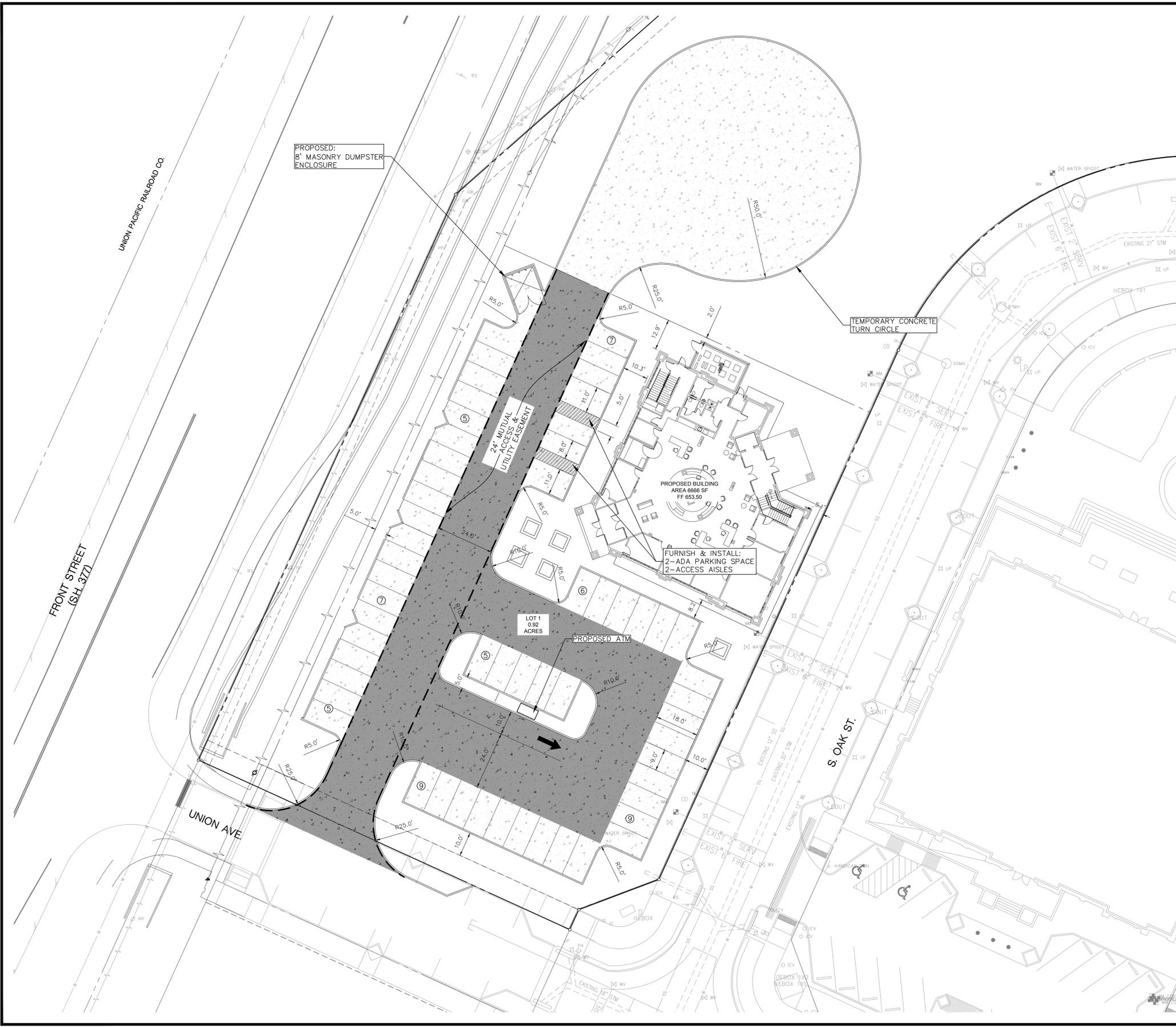
**18363**

**C6**

**OWNER/DEVELOPER**  
**INTEGRITY GROUP**  
 361 W BYRON NELSON BLVD  
 ROANOKE, TEXAS 76262  
 Ph. 8074303318  
 Contact: JOHN DELIN

AMERICAN NATIONAL BANK & TRUST

File: 2:\00\18363\Drawings\PP & Cost Plans\18363\18363 SITE  
 Plotted: 9/12/2022 3:15 PM, by: julo Ricc, Sheet: 9/12/2022 3:15 PM, by: julo



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**GENERAL NOTES**

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	Lot 1
Ratio	1/350
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Parking Required	19
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Proposed Parking on Street	0
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Total Parking	66

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- FIRELANE PAVING:**  
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**AMERICAN NATIONAL BANK & TRUST**  
**ROANOKE CITY CENTER**  
 Lot 1, Block E, 2.347 Acres  
 MEP & P. RR. CO. SURVEY, ABSTRACT NO. 923  
 CITY OF ROANOKE, COUNTY, TEXAS

**SITE PLAN**

**PRELIMINARY PLANS**  
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 G&A I MCADAMS,  
 JUSTIN L. LANSDOWNE,  
 P.E. #121990  
 DATE 9/12/2022

Drawn By: JAR  
 Date: 08/26/2022  
 Scale: 1"=20'  
 Revisions:

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**C7**

**OWNER/DEVELOPER**  
**INTEGRITY GROUP**  
 361 W BYRON NELSON BLVD  
 ROANOKE, TEXAS 76262  
 Ph. 8074303318  
 Contact: JOHN DELIN

**AMERICAN NATIONAL BANK & TRUST**



TX:15174 EXP. 12/31/2022

NEW PLANS FOR:  
**AMERICAN NATIONAL BANK AND TRUST**  
ROANOKE, TEXAS



**Mark M. Martin, Architect**  
**Michael A. Bates, Architect**  
100 West Oak St. - Suite 201  
Denton, Texas 76201  
(940) 565-0260  
(940) 387-4881



**2 WEST ELEVATION**  
SCALE 1/8" = 1'-0"

MATERIALS	SQ. FT.	PERCENT
MASONRY FINISHES (1ST FLOOR)	847	62%
TRANSPARENCY (1ST FLOOR)	506	37%
MASONRY FINISHES (2ND FLOOR)	459	55%
TRANSPARENCY (2ND FLOOR)	375	45%



**1 SOUTH ELEVATION**  
SCALE 1/8" = 1'-0"

MATERIALS	SQ. FT.	PERCENT
MASONRY FINISHES (1ST FLOOR)	847	62%
TRANSPARENCY (1ST FLOOR)	506	37%
MASONRY FINISHES (2ND FLOOR)	459	55%
TRANSPARENCY FINISHES (2ND FLOOR)	375	45%



**4 EAST ELEVATION**  
SCALE 1/8" = 1'-0"

MATERIALS	SQ. FT.	PERCENT
MASONRY FINISHES (1ST FLOOR)	694	63%
TRANSPARENCY (1ST FLOOR)	411	37%
MASONRY FINISHES (2ND FLOOR)	407	55%
TRANSPARENCY (2ND FLOOR)	335	45%



**3 NORTH ELEVATION**  
SCALE 1/8" = 1'-0"

MATERIALS	SQ. FT.	PERCENT
MASONRY FINISHES (1ST FLOOR)	958	84%
TRANSPARENCY (1ST FLOOR)	185	16%
MASONRY FINISHES (2ND FLOOR)	511	68%
TRANSPARENCY (2ND FLOOR)	243	32%