



## AGENDA

### PLANNING AND ZONING COMMISSION SPECIAL MEETING

July 13, 2020

BARTONVILLE TOWN HALL

6:00 P.M.

In accordance with order of the Office of the Governor issued March 31, 2020, and in accordance with subsequent orders issued by Office of the Governor issued after that date, the Bartonville Board of Adjustment will conduct a special meeting at Town Hall, 1941 E. Jeter Road, Bartonville, Texas 76226 AND by video conference in order to advance the public health goal of limiting face-to-face meetings (also called “social distancing”) to slow the spread of the Coronavirus (COVID-19).

The link to the video conference is [www.townofbartonville.com/videomeeting](http://www.townofbartonville.com/videomeeting) Please note there is an approximate 30 second delay.

The public will be permitted to offer public comment via teleconference/video as provided by the agenda and as permitted by the presiding officer during the meeting by joining the meeting at [www.zoom.com](http://www.zoom.com) or by calling the toll-free dial-in number at 877 853 5257. The **meeting ID number is 824 5978 6724** and the **passcode is 224491**. To request to speak at the appropriate time, raise your hand via video or enter \*9 on your phone. The identity of each speaker must be clearly stated prior to speaking.

#### A. CALL TO ORDER

#### B. PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### C. PUBLIC PARTICIPATION

#### D. REGULAR ITEM

1. Consider recommendation to the Town Council regarding a Site Plan for First Church Nazarene/Lantana Community Church/Harvest Christian Academy being all of a tract of land being described as Kincade Lot 2R, Block A, Town of Bartonville, Denton County, Texas. The property is generally described as a 10.09-acre tract of land located on the north side of East Jeter Road, more commonly known as 2200 E. Jeter Road, Bartonville, Texas. ***(The Planning and Zoning Commission, after closing the public hearing, moved on July 1, 2020, to postpone consideration and action on their recommendation until a special meeting on July 13, 2020.)***

**E. ADJOURNMENT**

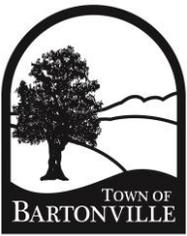
I do hereby certify that the Notice of Meeting was posted on the bulletin board at Town Hall of the Town of Bartonville, Texas, a place convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time: July 10, 2020 at 2:55 p.m. at least 72 hours prior to the time of said meeting.



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Sylvia Ordeman, Town Administrator

***The Planning and Zoning Commission reserves the right to adjourn into a closed meeting or executive session as authorized by Texas Government Code, Sections 551.001, et seq. (the Texas Open Meetings Act) on any item on its open meeting agenda in accordance with the Texas Open Meetings Act, including, without limitation Sections 551.071-551.088 of the Texas Open Meetings Act. Any final action, decision, or vote on a matter deliberated in a closed meeting will only be taken in an open meeting that is held in compliance with Texas Government Code, Chapter 551.***



## Planning and Zoning Special Meeting

### Item #1

**DATE:** July 13, 2020

**FROM:** Sylvia Ordeman, Town Administrator

**ITEM:** Consider recommendations to the Town Council regarding a Site Plan for First Church Nazarene/Lantana Community Church/Harvest Christian Academy being all of a tract of land being described as Kincade Lot 2R, Block A, Town of Bartonville, Denton County, Texas. The property is generally described as a 10.09-acre tract of land located on the north side of East Jeter Road, more commonly known as 2200 E. Jeter Road, Bartonville, Texas. ***(The Planning and Zoning Commission, after closing the public hearing, moved on July 1, 2020, to postpone consideration and action on their recommendation until a special meeting on July 13, 2020.)***

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#### **Summary:**

The Planning and Zoning Commission moved on July 1, 2020, to postpone their recommendation until a special meeting on July 13, 2020. The postponement was to allow the applicant additional time to address two main outstanding issues:

- Septic system: The OSSF designer, Jay Pinkston, has provided an update and the Town's Sanitarian concurs with the designer's assessment. The required alterations will need to be permitted.
- Fire code/sprinkler system: Chief Lugo has provided clarification to the occupancy and updated the requirements in the attached memo.

#### **ATTACHMENTS:**

- Septic Contractor Letter dated July 6, 2020
- Fire Code Requirements from Assistant Chief Lugo
- Copy Agenda Item July 1, 2020 meeting

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July 6, 2020

To: Town of Bartonville Env. Health / OSSF review

Re: Lantana Community Church, 2200 E. Jeter Rd., Bartonville, Tx.

The Church has asked me to review design of the current ossf serving their facility to determine if it is properly sized to handle domestic waste from a proposed 100 student school (maximum). There will be no food preparation and the school is expected to operate 5 days per week. Using the 100 students x 12 gpd each, it is anticipated that an addition maximum of 1200 gallons might be added to the system.

Current worship services are 2 x week with 150 in attendance on Sunday and 50 on Wednesday night. Using 4 gal/person that is 600 gallons on Sunday and 200 on Wednesday night.

Current ossf has the treatment capacity of 3000 gpd according to original installation design and drawing. I am attaching water usages for the last year, however irrigation water is included in the totals and what is actually treated by the ossf is unknown.

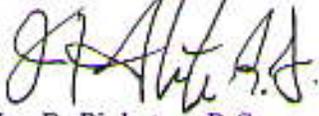
The original system inspection shows the spray heads broadensing a 40 ft. radius. This is not realistic even with new pump pressure. At new pump and head specs, the heads will do a 30' radius throw. Based in above calculations, the spray/disposal field will need to be a minim of 28,125 sq. ft. or 10 heads. I recommend 12 heads or 3 zones of 4 heads per zone. This will insure adequate disposal as well as allow for some increase in water consumption as long as it does not exceed 3000 GPD.

Depending on how water lines enter the existing building and how water is run to school area, it is recommended that the church, school, and irrigation water be individually metered so that water usage can be accurately verified.

Permit conditions will require periodic BOD, TSS, and pH testing and monitoring of treated waste to insure that surface discharged water meets minimum standards.

If for any reason the system fail or water usage exceed design treatment capacity, it will be the responsibility of the owner to bring the ossf into compliance immediately.

Please let me know if you have questions.



Jay R. Pinkston, R.S.  
Texas Registered Sanitarian #1293





# ARGYLE FIRE DISTRICT

Proudly Serving Argyle, Bartonville, Copper Canyon, Draper, Lantana, and Northlake



Mike Lugo  
Assistant Chief

## Fire Code Requirements

July 6, 2020

**TO:** Tammy Dixon - Town Secretary, Bartonville, Texas  
**FROM:** Michael Lugo, Assistant Fire Chief *ML*  
**SUBJECT:** 2200 E Jeter Rd

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Hi Tammy,

Below you will find updated information that was requested from the P&Z meeting for 2200 E Jeter rd., Bartonville, Texas. The facility is looking to operate with two different occupancy type classifications. The primary existing occupancy is listed as an Assembly occupancy for the church. The new applicant is wanting to open an educational type occupancy to the building.

The new applicant is seeking to occupy the same building for grades K-12 with a max occupancy of 150 students per our last meeting. With the increase in occupants with the new applicant, there is an increased life safety risk due to the occupant type and load of a non-sprinkled building. After further research, the occupant load from the church does affect the new applicant's total occupants for their CO. What this means is if the church has 8 administrative staff working in the same building it counts towards the school's max occupancy numbers. If the school exceeds more than 100 occupants that includes church staff, the building shall be sprinkled.

There is also a concern that if the school stays below the 100 max occupant load to have an occupancy type classification as A-3 and they wish to have plays, invite family to the school or events for the school on-site that they will exceed the 100 max occupant load for their certificate of occupancy. If a CO is approved for the new occupant and it is listed as an A-3 occupancy, anytime the occupancy exceeds 100 occupants the CO shall be revoked until a fire sprinkler system is installed.

The maximum time allowed to bring the building up to code that includes a fire sprinkler system is 12 months. The entire building will need to be sprinkled not just the educational side of the structure.

Below are areas for the 2012 IFC that the town has adopted.

PO Box 984 • 511 S Gibbons Rd • Argyle, TX 76226 • 940-464-7102 • (Fax) 940-464-3612  
[www.argylefire.com](http://www.argylefire.com)



# ARGYLE FIRE DISTRICT

Proudly Serving Argyle, Bartonville, Copper Canyon, Draper, Lantana, and Northlake



Mike Lugo  
Assistant Chief

## 102.3 Change of use or occupancy.

No change shall be made in the use or occupancy of any structure that would place the structure in a different division of the same group or occupancy or a different group of occupancies, unless such structure is made to comply with the requirements of this code and the *International Building Code*. Subject to the approval of the *fire code official*, the use or occupancy of an existing structure shall be allowed to be changed and the structure is allowed to be occupied for purposes in other groups without conforming to all the requirements of this code and the *International Building Code* for those groups, provided the new or proposed use is less hazardous, based on the life and fire risk than the existing use.

## 105.1.3 Permits for the same location.

When more than one permit is required for the same location, the *fire code official* is authorized to consolidate such permits into a single permit provided that each provision is listed in the permit.

## Chapter 2 Definitions

### [B] Educational Group E.

Educational Group E occupancy includes, among others, the use of a building or structure, or a portion thereof, by six or more *persons* at any one time for educational purposes through the 12th grade. Religious educational rooms and religious auditoriums, which are accessory to places of religious worship in accordance with Section 508.3.1 of the *International Building Code* and have *occupant loads* of less than 100, shall be classified as Group A-3 occupancies.

**A-3** Assembly uses intended for worship, recreation or amusement and other assembly uses not classified elsewhere in Group A, including, but not limited to:

- Amusement arcades
- Art galleries
- Bowling alleys
- Community halls
- Courtrooms
- Dance halls (not including food or drink consumption)
- Exhibition halls
- Funeral parlors
- Gymnasiums (without spectator seating)
- Indoor swimming pools (without spectator seating)
- Indoor tennis courts (without spectator seating)
- Lecture halls

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www.argylefire.com



# ARGYLE FIRE DISTRICT

Proudly Serving Argyle, Bartonville, Copper Canyon, Draper, Lantana, and Northlake



Mike Lugo  
Assistant Chief

Libraries  
Museums  
Places of religious worship  
Pool and billiard parlors  
Waiting areas in transportation terminals

## KEY BOXES

**506.1 Where required.** All buildings, built, moved into or where a new certificate of occupancy is required, must purchase and install a "Knox Box"™ key vault and install in a location approved by the fire code official. All required keys necessary to obtain access into the building and secured areas inside, access cards, or codes must be placed inside the Knox Box™ before a Certificate of Occupancy being issued. Office buildings and other common use areas of multi-family facilities will be required to be equipped with a Knox Box™.

## Fire Sprinkler requirements

**903.2.1.3 Group A-3.** An automatic sprinkler system shall be provided for Group A-3 occupancies where one of the following conditions exists:

1. The fire area meets or exceeds 5,000 square feet
2. The fire area has an occupant load of 300 or more; or
3. The fire area is located on a floor other than a level of exit discharge serving such occupancies;

**903.2.2 Group E.** An automatic sprinkler system shall be provided for Group E occupancies as follows:

1. Throughout all Group E fire areas that meets or exceeds 5,000 square feet (464.5 m<sup>2</sup>)
2. Throughout every portion of educational buildings below the level of exit discharge.

## 903.2.2 Exception Deleted.

## Section 907.2.3; change to read as follows

**907.2.3 Group E.** A manual and automatic fire alarm system that activates the occupant notification system in accordance with new Section 907.6 shall be installed in Group E educational occupancies. When automatic sprinkler systems or smoke detectors are installed, such systems or detectors shall be connected to the building fire alarm system. An approved smoke detection system shall be installed in Group E day care occupancies. Unless separated by a minimum of 100' open space, all buildings, whether portable buildings or the main building, will be considered one building for alarm occupant load consideration and interconnection of alarm systems.

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## Planning and Zoning Commission Meeting

### Item #5

**DATE:** July 1, 2020

**FROM:** Sylvia Ordeman, Town Administrator

**ITEM:** Public hearing to hear public comment and consider recommendations to the Town Council regarding a Site Plan for First Church Nazarene/Lantana Community Church/Harvest Christian Academy being all of a tract of land being described as Kincade Lot 2R, Block A, Town of Bartonville, Denton County, Texas. The property is generally described as a 10.09-acre tract of land located on the north side of East Jeter Road, more commonly known as 2200 E. Jeter Road, Bartonville, Texas.

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**Summary:**  
See Attachments

**ATTACHMENTS:**

- Summary from Dunaway
- Application and backup from applicant
- Private Sanitarian Comments
- Location Map
- Letter mailed to property owners within 200'
- Published Legal Notice



June 26, 2020

Ms. Tammy Dixon, Town Secretary  
Town of Bartonville  
1941 E. Jeter Road  
Bartonville, Texas 76226

**RE: Site Plan Application**

**Lantana Community Church / Harvest Christian Academy / First Church of the Nazarene (Kincade Addition, Lot 2R)**

**Owner:** First Church of the Nazarene

**Developer:** Lantana Community Church / Harvest Christian Academy

**PROPERTY INFORMATION**

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The approximately 10-acre lot is located at 220 Jeter Road E, Bartonville, TX and is currently used as a church, known as Lantana Community Church. The property is zoned AG, Agricultural. Both the use as a church and the proposed K5-12 grade school\* are permitted uses in accordance with Appendix C of Chapter 14, Zoning, of the Bartonville Code of Ordinances. (\* Pending approval by Town Council of an update to Chapter 2, Definitions of the Zoning Ordinance. Definition of Private and Public Schools)

The applicant has submitted site plan information three times to respond to minimum site plan requirements and comments from the consulting planner and town staff. A Development Review Committee (DRC) meeting was held at the Town Hall at 1:00 PM, Wednesday, June 24, 2020. The applicant presented information about the addition of a Christian school use to the existing church facilities. Representatives from the town staff, consulting planner, consulting engineer, town sanitarian, fire department, Planning & Zoning Commission and Town Council attended the DRC in person or via Zoom to discuss the site plan and the proposed school use on the church property.

The DRC discussion focused on three main outstanding issues:

- 1. Traffic circulation**
- 2. Sanitary sewer/septic system**
- 3. Fire code/sprinkler system**

All three issues related back to the number of students, teachers and staff which would be occupying the building daily during the week, versus the church assembly use which is primarily on Sunday. The applicant stated that 70 students are pre-enrolled for the fall (tentatively starting in August, with a goal of having 100 students. A future maximum capacity of 150 students was also discussed. The number of teachers and staff on-site during school days was not stated.

## Traffic Circulation

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The traffic circulation diagram submitted by the applicant indicates a simple “U” circulation with the Jeter (west) driveway being the designated entry and the Wolf Run Road (east) driveway being the designated exit from the parking area. Additional information requested by the DRC:

1. Estimated number of daily vehicles during AM drop-off (8:00-8:30)
2. Number of stacking spaces for vehicles dropping off within the property
3. Additional/alternate drop-off stacking area, if needed
4. Logistics for a “double loaded” drop-off option
5. Consideration of limiting the site entry to only eastbound traffic on Jeter Road. This would require parents to from the east on FM 407 to continue north to the signal light at McMakin Road, travel south to Jeter and then have a right turn into the church parking lot. This “make the block” traffic pattern would reduce turning movements into the parking lot and eliminate possible concerns about stacking on Jeter Road to the east towards FM 407.

## Sanitary Sewer/Septic System

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Leslie Freeman, the Bartonville sanitarian, has reviewed the original commercial septic system permit issued for the church and raised concerns. The original permit was based on 40’ radius sprinkler head coverage for the effluent and current approved heads only provide 36’ radius coverage. With the addition of the school and the students, additional sprinkler heads will need to be added to the system. This new design must be prepared by a qualified engineer, reviewed and approved by the Town. Key to the septic system design will be a projected timeline for the church and school occupancy during the entire week. The required septic system will need to be calculated on the maximum number of students, teachers, clergy and staff. These calculations will also be impacted on whether hot lunches are prepared on site daily. The enlargement of the septic system will need to be designed and permitted for the new school use.

## Fire Code/Sprinkler System

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The addition of the school use to the existing church facility requires a new Certificate of Occupancy (CO). Since the building is over 5,000 square feet the current Fire Code will require an automated fire suppression system (sprinkler system) for the building. At the DRC there was discussion about the total number of students, teachers and staff for the school type of occupancy, and the timing of the sprinkler system permitting and improvements.

If you have any questions, please contact me at [bhudson@dunawayassociates.com](mailto:bhudson@dunawayassociates.com) or call me on my cell phone at 817-995-9703.

Submitted for your consideration,



Barry Hudson, AICP, CNU-A

Planning Consultant to the Town of Bartonville



# TOWN OF BARTONVILLE DEVELOPMENT APPLICATION

Application Type (check all applicable):

- |                                      |                                     |  |   |
|--------------------------------------|-------------------------------------|--|---|
| <input type="checkbox"/> Sketch Plat | <input type="checkbox"/> Land Study | <input type="checkbox"/> Preliminary   | <input type="checkbox"/> Final                |
| <input type="checkbox"/> Development | <input type="checkbox"/> Replat     | <input type="checkbox"/> Amending Plat | <input checked="" type="checkbox"/> Site Plan |

Current Legal Description: Kincade Lot 2R

Proposed Subdivision Name: \_\_\_\_\_  In Town Limits  In ETJ

Current Zoning: Agriculture Concurrent Zoning Change Req.?  Yes (zoning change request attached)  No

Proposed Zoning (if applicable): \_\_\_\_\_ No. Proposed Lots: 1 Total Acres: 10.009

Seeking Waiver/Suspension:  Yes  No If yes, please submit required information pursuant to Sec. 1.11 of Ordinance No. 336-03

Owner: First Church of the Nazarene

Address: 2200 Jeter Road E, Bartonville, Tx 76226-8439 Phone: 817-224-9200  
 Fax: \_\_\_\_\_

Applicant: First Church of the Nazarene Phone: 817-224-9200

Address: 2200 Jeter Road E, Bartonville, TX 76226-8439 Fax: \_\_\_\_\_

**Please Note: If applicant is different from current owner a notarized statement, authorizing the applicant to act as owner's agent, must accompany this application along with submittal fees in accordance with the Town's adopted Fee Schedule.**

I understand that it is unlawful for any person to knowingly or willfully misrepresent, or fail to include, any information required by the Development Ordinance on this application. I further understand that misrepresentation, or deliberate omission, of facts pertaining to the land study or plat shall constitute grounds for denial of the land study or plat.

Applicant Signature: *Howard Colby Bell* Date: 5-14-20

|  |  |  |  |
|--|--|--|--|
| Office Use Only:   | Fee Pd: _____  | Check # _____                          | Date: _____                                  |
| Schedule:  | DRC: _____   | P&Z: _____                             | TC: _____                                    |
| Zoning Change? <input type="checkbox"/> Y <input type="checkbox"/> N | From _____ to _____  | Publish Date: _____                    | Hearing Date: _____                          |
| <input type="checkbox"/> Street Construction                         | <input type="checkbox"/> Public Improvements                           | <input type="checkbox"/> Easements     | <input type="checkbox"/> Simultaneous Submit |
| Hearing Req? <input type="checkbox"/> Y <input type="checkbox"/> N   | Tax Certificate? <input type="checkbox"/> Y <input type="checkbox"/> N |  |  |
| Disbursement: <input type="checkbox"/> Gas Co.                       | <input type="checkbox"/> Town Engineer/Planner                         | <input type="checkbox"/> Town Attorney | <input type="checkbox"/> DRC Members         |
| <input type="checkbox"/> Elec Co.                                    | <input type="checkbox"/> Cable Co.                                     | <input type="checkbox"/> Fire Chief    | <input type="checkbox"/> Water Supply        |

# **Lantana Community Church**

**2200 Jeter Road East**

**Bartonville, Texas 76226**

Lantana Community Church / First Church of the Nazarene

Calvary Calendar, Pastor

Harvest Christian Academy, a church school ministry

Terry Caywood, Head of Schools

## SITE PLAN INFORMATION FOR EXISTING PROPERTY & EXISTING BUILDING CHURCH OF THE NAZARENE AKA LANTANA COMMUNITY CHURCH

1. A title block within the lower right-hand corner of the concept plan with the proposed name of the project/subdivision;

- a. The property currently owned and identified as  
Lantana Community Church 2200 Jeter Road E, Bartonville, TX

The legal property owner name is  
First Church of the Nazarene 2200 Jeter Road E, Bartonville, Tx

Item 1.a Property Owner Documentation

- b. The name of the private school is  
Harvest Christian Academy – Lantana  
2200 Jeter Road E, Bartonville, Tx

HCA-L is a satellite campus of the private school  
Harvest Christian Academy (Main Campus)  
7200 Denton Hwy, Watauga, Tx 76148  
Generally located at 377 & Hightower Drive in Watauga, Tx

Expected enrollment for Harvest Christian Academy:  
Preschool Students 20-40  
K-12<sup>th</sup> Grade Students 75-100

# Item 1a: Property Ownership

Denton CAD Webmap | Denton Central Appraisal District

dentoncad.com/home/details?search=277887&year=2020

PRINT | QUESTION ABOUT THIS PROPERTY? | FIND SIMILAR PROPERTIES

**Denton**  
Central Appraisal District

- Search
- Protest Information
- Exemptions
- GIS Map
- Forms and Downloads
- General Information
- Employment and Education
- Need Help?
- Contact Us

### General Information

220 E JETER RD TX 76226-8437 \$760,317.00

Protest Deadline: 2020-05-29

|                       |   |
|-----------------------|---|
| Owner Name            | FIRST CHURCH NAZARENE - 100%  |
| Owner ID              | 404448  |
| Owner Mailing Address | 2200 E JETER RD<br>BARTONVILLE, TX 76226-8439   |
| Property Type         | Real Property   |
| Area                  | 15,277ft <sup>2</sup>   |
| Class                 | 15E   |
| Legal Description     | KINCADE LOT 2R  |
| Geographic ID         | SD3351A-000000-0000-0002-000R   |
| Subdivision           | KINCADE - SD3351A   |
| Neighborhood          | Exemption 11.20 Religous - EX11.20REL   |
| Taxing Jurisdictions  | C31 (BARTONVILLE TOWN OF)<br>ESD1 (DENTON CO EMERGENCY SERVICE DI)<br>G01 (DENTON COUNTY)<br>S05 (DENTON ISD) |

Denton Central Appraisal District

dentoncad.com/home/details?search=277887&year=2020

PRINT | QUESTION ABOUT THIS PROPERTY? | FIND SIMILAR PROPERTIES

**Denton**  
Central Appraisal District

- Search
- Protest Information
- Exemptions
- GIS Map
- Forms and Downloads
- General Information
- Employment and Education
- Need Help?
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### Improvements

| Class             | Description | Square Feet | Number Of Units | Effective Year Built | Year Built | 2020 Improvement Value |
|-------------------|-------------|-------------|-----------------|----------------------|------------|------------------------|
| 15E               | MAIN AREA   | 15277       |                 | 1985                 | 1985       |                        |
| Improvement Total |             | 15277       | N/A             |                      |            | \$0.00                 |

### Land Segments

| Type           | Acres  | Area                      |
|----------------|--------|---------------------------|
| 6 - COMMERCIAL | 10.009 | 435992.04 ft <sup>2</sup> |

## Site Plans

Original Site Plans (2 pages) from Crossroads Bible Church for use as a church & school: Site Plan 1a  
Site Plans (4 additional pages) from plans drawn for Excel Christian Academy: Site Plan 1b

Harvest Christian Academy will be using the building exactly as Excel and Crossroads Bible Church were using it. Rooms noted as "Adult" will be used for middle and high school age children.

2. The name and address of the owner/developer and the land planner, engineer architect or surveyor responsible for the design or survey;

The building is an existing building. No interior space will be remodeled. No modifications to the building are proposed. Site Plan is attached of building and parking area. Site Plan 1a & 1b. Second Floor follows

3. The scale of the drawing (both written and graphic scale) and north arrow;

Information on the existing building is attached

Item Site Plan of existing building

Item 3.a graphic Site Map Denton County Appraisal District

Item 3.b. written Improvement Information Denton County Appraisal District

Item 3.c historical land survey with north arrow,

4. The date the drawing was prepared;

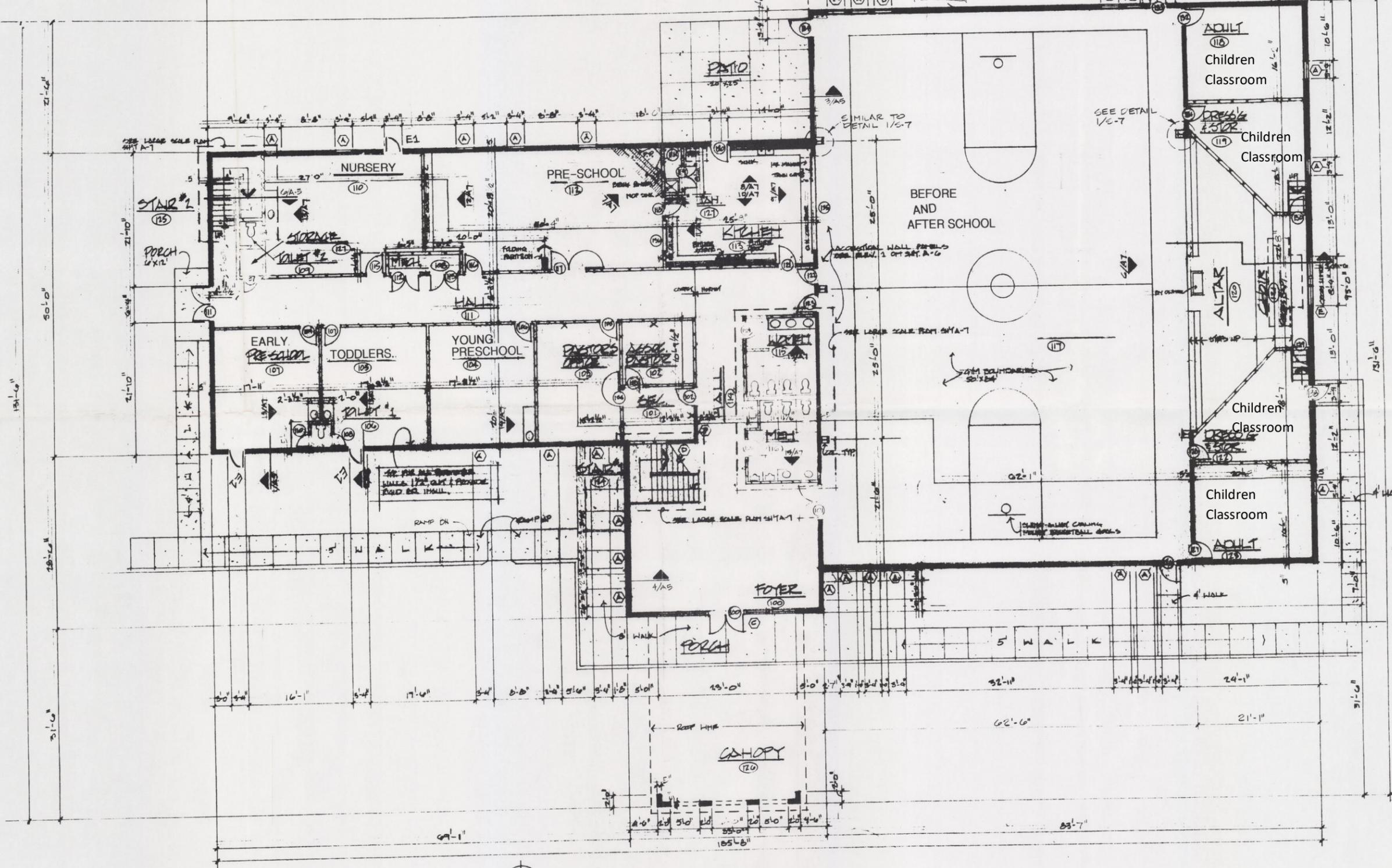
Item A. Site Map: Original build plans by Robert E. Myers Architect, Ft. Worth

Item B. Site Map: 5/28/13 ACS Security, Coppell

Item 3.b Improvement 1985 Per Denton Co records 15,277 square feet of interior space

Item 3.c land survey December 22, 2004.5. Total site acreage and the location of the property according to the abstract and survey records of Denton County, Texas;

# Site Plan 1a.



APPROVAL  
1.8.88

**FIRST FLOOR PLAN**  
SCALE: 1/8" = 1'-0"  
FIRST FLOOR = 13,587 S.F.  
SECOND FLOOR = 5,447 S.F.  
TOTAL = 19,034 S.F.  
\* DAYCARE USE = 9932 SF



**WALL LEGEND**  
——— = CONCRETE PANEL  
X X X = 3/8" METAL STUDS 1/2" GYP. BO.

**ROBERT E. MYERS & ASSOCIATES**  
ARCHITECT...BUILDER  
FORT WORTH, TEXAS  
817-732-1387

CROSSROADS BIBLE CHURCH  
LEWISVILLE, TEXAS

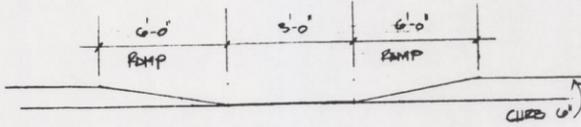
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OF  
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APPROVAL  
1 2 3 4

DATE: 11/11/11  
DRAWN BY: [Signature]

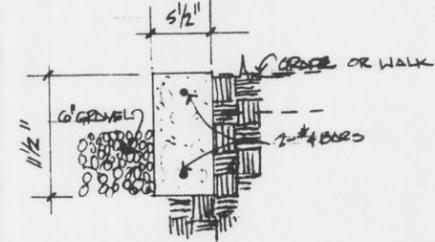
# Site Plan 1b.

ROBERT E. MYERS & ASSOCIATES, ARCHITECTS  
plans, as instruments of service, are the exclusive property of the Architect, and  
to be used in whole or part without his express written permission. Unauthorized  
use of these drawings will subject the user to legal remedy being sought by the Architect.



② HANDICAPPED RAMP ELEVATION  
NO SCALE:

SPECIAL REQUEST ITEMS:  
A. BUILDING HEIGHT VARIANCE FROM 28' TO 42' (APPROVED)  
B. BELL TOWER IN SETBACK AREA. (LIKE A BURT) (PERMITTED)



③ TYP. CURB DETAIL  
SCALE: 1/2" = 1'

## INDEX OF DRAWINGS

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  - E-3 ... FIRST FLOOR POWER
  - E-4 ... SECOND FLOOR POWER

- PLUMBING**
- P-1 ... FIRST FLOOR PLUMBING
  - P-2 ... SECOND FLOOR PLUMBING
  - P-3 ... RISER DIAGRAM

### Parking Spaces

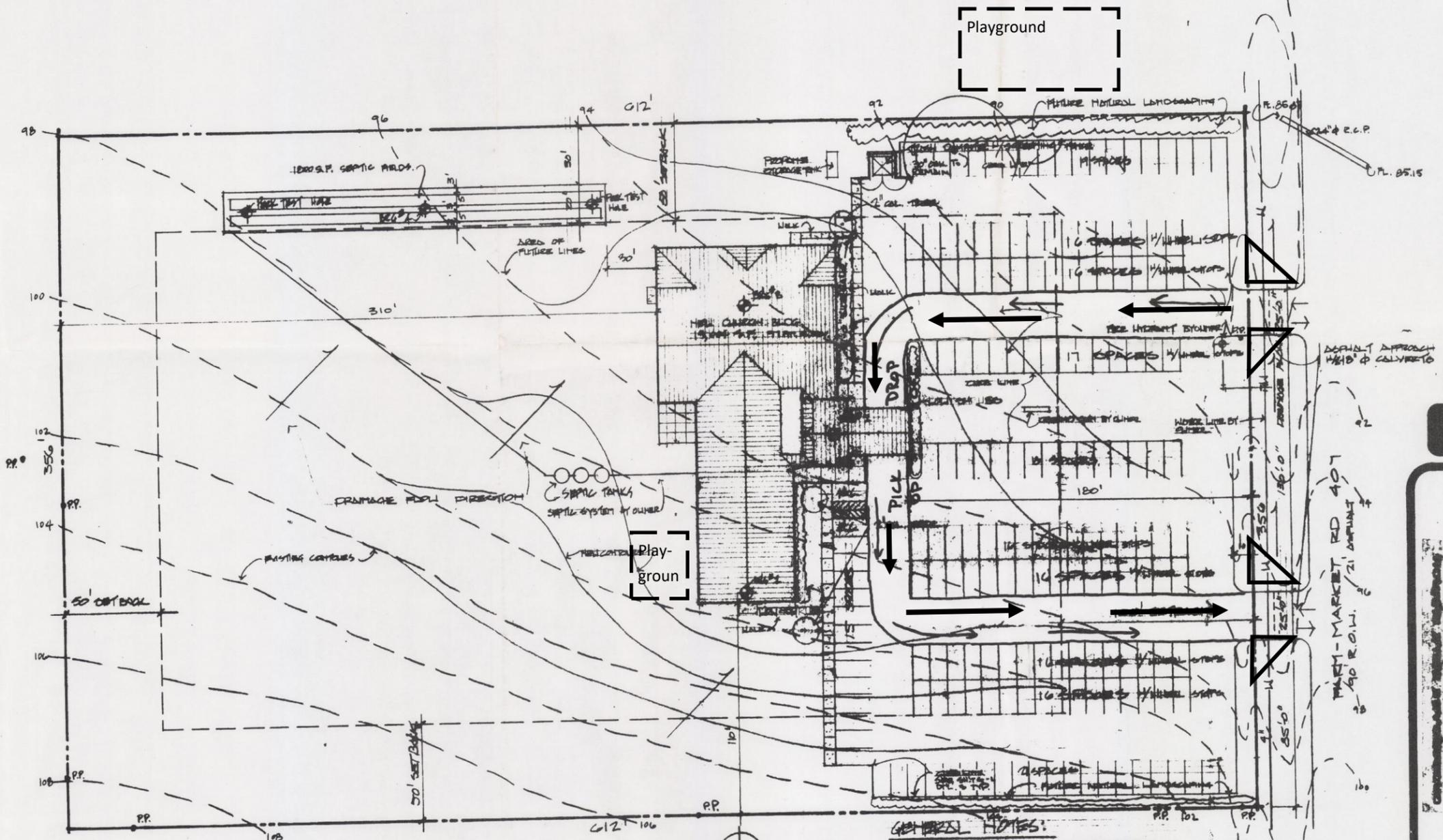
Provided: 183

Required for Church School: 36

- parking spaces are 9' x 18'
- \*\* Fire Lanes are 27' 6" wide

### Geographic Government Boundaries:

- Town of Bartonville
- Argyle Fire Department
- Denton ISD

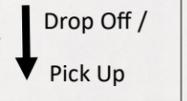


SITE PLAN  
SCALE: 1" = 30'

LEGAL  
LOT 3 OF THE KINGDOM SUBDIVISION OF  
THE BOD & CO. SURVEY, ABSTRACT 152  
CONSISTING OF 5 ACRES.

5. SEATING TICKETS WILL REMAIN WHEREVER POSSIBLE.  
6. BUILDING WILL BE USED FOR NORMAL CHURCH FUNCTIONS  
FINELY SUNDAY, BUT THROUGHOUT THE WEEKEND WOULD BE USED  
FOR SECONDARY CHURCH ACTIVITIES.

- GENERAL NOTES:**
1. ALLOTMENT SEATING 556 PEOPLE
  2. PARKING SPACES 183 ... PARKING SHOWN 183
  3. DRIVEWAY PLAN & SPEED WILL NOT CHANGE.  
THE EXISTING CONDITION WILL BE MAINTAINED WITHOUT  
CAUSING ANY ADVERSE IMPACT.
  4. PEOPLE FLOW: MAY BE USE 125 CARS PER TIME PERIOD  
DURING APPROXIMATE 10:00 AM - 12:00 PM. APPROXIMATE



**ROBERT E. MYERS & ASSOCIATES**  
ARCHITECT...BUILDER  
FORT WORTH, TEXAS 817-738-1387

- SPECIFIC DRAWING NOTES**
- CITY OF BARTONVILLE, TEXAS - AUTHORITY HAVING JURISDICTION
  - A SMOKE DETECTOR SHALL BE PROVIDED ABOVE ALL FIRE ALARM CONTROL UNITS.
  - BUILDING IS NOT SPRINKLED.

- SEQUENCE OF OPERATIONS**
- ACTIVATION OF ANY AUTOMATIC DETECTOR OR FULL STATION SHALL:
    - INDICATE AT CONTROL PANEL ORIGIN OF ALARM VIA AN L.C.D. DISPLAY.
    - ACTIVATE AN AUDIBLE SIGNAL AT THE FIRE ALARM CONTROL PANEL.
    - ACTIVATE BUILDING AUDIBLE DEVICES.
    - ACTIVATE VISUAL DEVICES.
    - REPORT A DISTINCT WATERFLOW SIGNAL TO U.L. LISTED CENTRAL STATION.
  - CLOSURE OF ANY SUPERVISED SPRINKLER SYSTEM SHUTOFF VALVE OR LOW AIR PRESSURE SUPERVISORY SIGNAL SHALL:
    - INDICATE AT CONTROL PANEL ORIGIN OF ALARM VIA AN L.C.D. DISPLAY.
    - ACTIVATE AN AUDIBLE SIGNAL AT THE FIRE ALARM CONTROL PANEL THAT SEPARATE AND DISTINCT FROM ALARM AND TROUBLE AUDIBLE SIGNAL SHALL BE SILENCEABLE BUT SHALL OPERATE IN A MANNER SIMILAR TO THAT DESCRIBED FOR TROUBLE SIGNAL SILENCING.
    - REPORT SUPERVISORY CONDITION TO U.L. LISTED CENTRAL STATION.
  - OCCURRENCE OF A FAULT IN WIRING ON ANY SUPERVISED CIRCUIT WITHIN THE SYSTEM SHALL:
    - INDICATE AT CONTROL PANEL VIA AN L.C.D. DISPLAY.
    - SOUND AN AUDIBLE SIGNAL AT FIRE ALARM CONTROL PANEL. SIGNAL SHALL BE SILENCEABLE BY MEANS OF A PUSH BUTTON. HOWEVER, A YELLOW L.E.D. SHALL CONTINUE TO IDENTIFY PRESENCE OF A TROUBLE CONDITION UNTIL IT IS CLEARED. UPON CLEARING OF ALL TROUBLE WITHIN THE SYSTEM, TROUBLE SIGNAL SHALL RESOUND NORMAL POSITION.
  - ACTIVATION OF ANY DUCT DETECTOR SHALL:
    - SHUT DOWN THE ASSOCIATED AIR HANDLER UNIT VIA RELAY IN THE DUCT DETECTOR.
    - SOUND A SUPERVISORY SIGNAL AT FIRE ALARM CONTROL PANEL. SIGNAL SHALL BE SILENCEABLE BY MEANS OF A PUSH BUTTON. HOWEVER, A SUPERVISORY L.E.D. SHALL CONTINUE TO IDENTIFY PRESENCE OF A SUPERVISORY CONDITION UNTIL IT IS RESET.
    - REPORT SUPERVISORY CONDITION TO U.L. LISTED CENTRAL STATION.

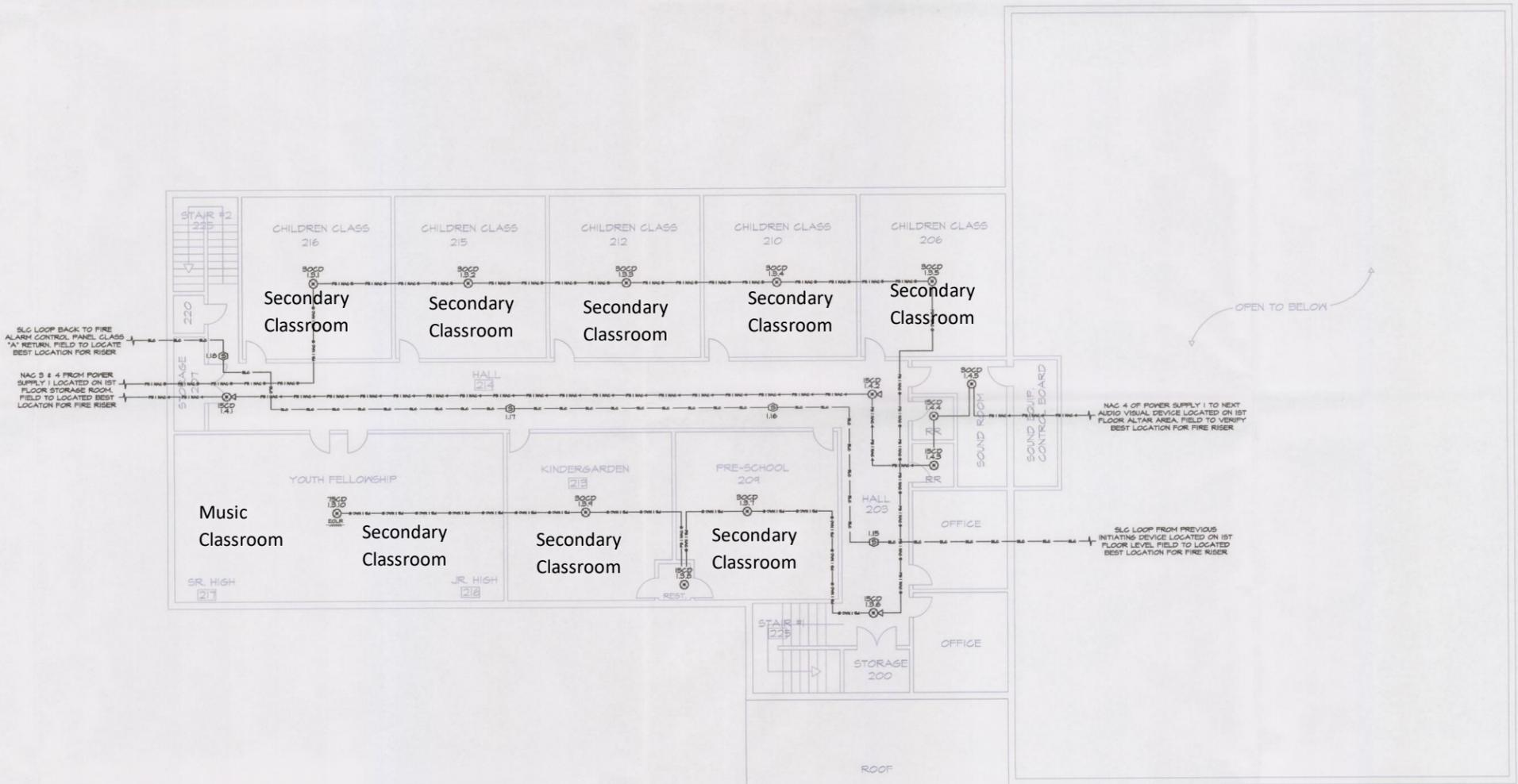
- GENERAL NOTES**
- ALL HORN STROBES AND STROBES WILL BE SYNCHRONIZED.
  - ALL HORNS SHALL SOUND 3-PULSE TEMPORAL PER CODE.
  - INSTALLATION SHALL CONFORM TO ALL REQUIREMENTS OF APPLICABLE ELECTRICAL CODES.
  - WIRING METHODS AND MATERIALS SHALL CONFORM WITH ALL APPLICABLE SECTION OF NEC 760.
  - 120 VAC @ 60HZ INPUT POWER SHALL BE INSTALLED BY LICENSE ELECTRICAL CONTRACTOR.
  - ALL SLEEVES AND PENETRATION AND FIRE CAULKING SHALL BE PROVIDED BY ELECTRICAL CONTRACTOR.
  - DEDICATED LOCKING BREAKER PROPERLY LABELED SOURCE SHALL SUPPLY FIRE ALARM CONTROL(S) PANEL.
  - 120 VAC IS NOT PERMITTED IN THE SAME RACEWAY AS LOW VOLTAGE WIRING.
  - HORN STROBES AND STROBES SHALL BE MOUNTED AT 10' A.F.F. UNLESS NOTED OTHERWISE.
  - ANY SMOKE DETECTOR HEAD INSTALLED BEFORE BUILDING IS CLEANED AND ACCEPTED SHALL BE COVERED TO PROTECT FROM DUST AND ANY FALSE ALARMS DUE TO DIRT-CONTAMINATED HEAD SHALL BE THE RESPONSIBILITY OF THE GENERAL AND/OR THE ELECTRICAL CONTRACTOR.
  - THERE SHALL BE NO RACEWAYS ENTERING THE LOWER 18" OF FIRE ALARM PANEL PRIOR PRE-TESTING.
  - MANUAL PULL STATION SHALL BE MOUNTED AT 48" ABOVE FINISHED FLOOR.
  - THE OWNER SHALL FURNISH TWO (2) WORKING TELEPHONE NUMBER AT FIRE ALARM PANEL PRIOR PRE-TESTING.
  - LOCAL FIRE MARSHALL SHALL WITNESS FINAL TEST.
  - 24 HOUR CENTRAL MONITORING WILL BE PROVIDED AND SETUP BY OWNER PRIOR PRE-TEST OF SYSTEM.
  - ALL INITIATING DEVICE CIRCUIT SHALL BE CLASS "A" WIRING WITH A MINIMUM OF SIX (6) FOOT SEPARATION.
  - MINIMUM OF .025 LUMENS/SQ.FT. AT ANY POINT WITHIN THE COVERAGE AREA (IE=1/22). (2010 EDITION OF NFPA 72 PER SECTION 13.5.1)
  - FIRE ALARM SYSTEM IS DESIGNED ON THE GUIDELINES OF THE 2009 EDITION OF INTERNATIONAL FIRE CODE AND THE 2010 EDITION OF NFPA 72.

**WIRE LEGEND**

|             |             |             |             |             |  |
|-------------|-------------|-------------|-------------|-------------|--|
| ---NAC 1--- | NAC 1 NOTIFICATION CIRCUIT #142 FPLP     |
| ---NAC 2--- | NAC 2 NOTIFICATION CIRCUIT #142 FPLP     |
| ---NAC 3--- | NAC 3 NOTIFICATION CIRCUIT #142 FPLP     |
| ---NAC 4--- | NAC 4 NOTIFICATION CIRCUIT #142 FPLP     |
| ---SLC---   | ---SLC---   | ---SLC---   | ---SLC---   | ---SLC---   | SLC DATA LOOP #142 FPLP                  |
| ---STN---   | ---STN---   | ---STN---   | ---STN---   | ---STN---   | STN/TXSP CIRCUIT #142 FPLP               |
| ---RST---   | ---RST---   | ---RST---   | ---RST---   | ---RST---   | REMOTE TEST SWITCH CIRCUIT #144 FPLP     |
| ---PHE---   | ---PHE---   | ---PHE---   | ---PHE---   | ---PHE---   | FIREMAN PHONE CIRCUIT #140 SHIELD FPLP   |
| ---24V---   | ---24V---   | ---24V---   | ---24V---   | ---24V---   | 24V POWER CIRCUIT #142 FPLP              |
| ---SPE---   | ---SPE---   | ---SPE---   | ---SPE---   | ---SPE---   | SPEAKER CIRCUIT #142 FPLP                |
| ---ANN---   | ---ANN---   | ---ANN---   | ---ANN---   | ---ANN---   | ANNUNCIATOR CIRCUIT #142 FPLP, #142 FPLP |
| ---NET---   | ---NET---   | ---NET---   | ---NET---   | ---NET---   | NETWORK DATA LOOP #142 FPLP              |
| ---3/4"---  | ---3/4"---  | ---3/4"---  | ---3/4"---  | ---3/4"---  | 3/4" CONDUIT, UNLESS OTHERWISE NOTED     |

**BILL OF MATERIAL**

| SYMBOL | QTY | DESCRIPTION  | MANUFACTURE          | PART NO.  | BACK-BOX                          | HEIGHT            |
|--------|-----|--|----------------------|-----------|-----------------------------------|-------------------|
| FA-CP  | 1   | FIRE ALARM CONTROL PANEL                           | SIEMENS CENBERUS PRO | FC501     | SUPPLIED BY FIRE ALARM CONTRACTOR | 66" TOP OF PANEL  |
| PS-1   | 1   | NAC POWER SUPPLY                                   | SIEMENS              | PS-3      | SUPPLIED BY FIRE ALARM CONTRACTOR | 66" TOP OF PANEL  |
| ANN    | 1   | ANNUNCIATOR PANEL                                  | SIEMENS              | PS-RD2    | 6-GANG DEVICE BOX                 | 54" TOP OF PANEL  |
| SD     | 15  | PHOTOELECTRIC SMOKE DETECTOR                       | SIEMENS              | HFP-11    | 6" DIAMETER BASE                  | CEILING           |
| P      | 1   | MANUAL DUAL ACTION PULL STATION                    | SIEMENS              | HPS-D     | 4" X 5-1/2" X 3-1/2"              | 48" A.F.F.        |
| M      | 1   | MIN-MONITOR MODULE                                 | SIEMENS              | HTR-M     | -                                 | -                 |
| C      | 1   | CONTROL RELAY                                      | SIEMENS              | HTR-R     | -                                 | -                 |
| CM     | 2   | CONVENTIONAL ZONE MODULES                          | SIEMENS              | HZ-1      | -                                 | -                 |
| B      | 2   | BEAM DETECTOR                                      | SYSTEM SENSOR        | BEAM-1224 | -                                 | -                 |
| R      | 2   | BEAM REFLECTOR                                     | -                    | -         | -                                 | -                 |
| HD     | 2   | 180CD HIGH INTENSITY WALL MOUNT HORN STROBE (6WFE) | SIEMENS              | ZH-HC-W   | 4" X 4" X 3-1/2"                  | 88" A.F.F.        |
| O      | 7   | 180CD CEILING MOUNT STROBE (6WFE)                  | SIEMENS              | ZR-HC-CU  | 4" X 4" X 3-1/2"                  | 16" A.F.F. U.N.O. |
| O      | 15  | 360CD CEILING MOUNT STROBE (6WFE)                  | SIEMENS              | ZR-HC-CU  | 4" X 4" X 3-1/2"                  | 16" A.F.F. U.N.O. |
| O      | 2   | 180CD CEILING MOUNT STROBE (6WFE)                  | SIEMENS              | ZR-HC-CU  | 4" X 4" X 3-1/2"                  | 16" A.F.F. U.N.O. |
| O      | 5   | 180CD CEILING MOUNT HORN STROBE (6WFE)             | SIEMENS              | ZH-HC-CU  | 4" X 4" X 3-1/2"                  | 16" A.F.F. U.N.O. |
| O      | 1   | 180CD CEILING MOUNT HORN STROBE (6WFE)             | SIEMENS              | ZH-HC-CU  | 4" X 4" X 3-1/2"                  | 16" A.F.F. U.N.O. |
| TOTAL  | 63  |  |                      |           |                                   |                   |



**2ND FLOOR DEVICE LAYOUT**  
SCALE: 1/8" = 1'-0"

REVIEWED BY:  
Michael Lugo, Fire Marshal  
Argyle Fire District  
Signature: \_\_\_\_\_  
Date: 5/28/13

**BUILDING INFORMATION**

|                    |        |
|--------------------|--------|
| CONSTRUCTION       | EXIST. |
| SPRINKLED BUILDING | YES    |
| OCCUPANCY TYPE     | -      |
| OCCUPANCY LOAD     | -      |

ASG Security-ACH-2242-B  
875 West Sandy Lake Road, Suite 400  
Coppell, Texas 75019  
(469)528-6500  
APR-0242  
MAY 16, 2013

**PROJECT INFORMATION**

|              |              |
|--------------|--------------|
| PROJECT NO.  | 130 41 5315  |
| MAS NO.      | 554 7406     |
| SCALE:       | 1/8" = 1'-0" |
| DATE:        | 5/16/13      |
| DESIGNED BY: | J. GARGES    |

**GRAPHIC SCALE**

0 1' 2' 4' 8'

GRAPHIC SCALE 1/4"=1'-0

0 2' 4' 6' 10'

GRAPHIC SCALE 3/16"=1'-0

0 2' 4' 8' 16'

GRAPHIC SCALE 1/8"=1'-0

**REVISIONS**

| SYMBOL | CHANGES | DATE |
|--------|---------|------|
| Δ      | -       | -    |

**SPECIFIC DRAWING NOTES**

- CITY OF BARTONVILLE, TEXAS - AUTHORITY HAVING JURISDICTION
- ONLY 1ST FLOOR WILL BE USED FOR DAY CARE SERVICES.
- BUILDING IS NOT SPRINKLED.

**SEQUENCE OF OPERATIONS**

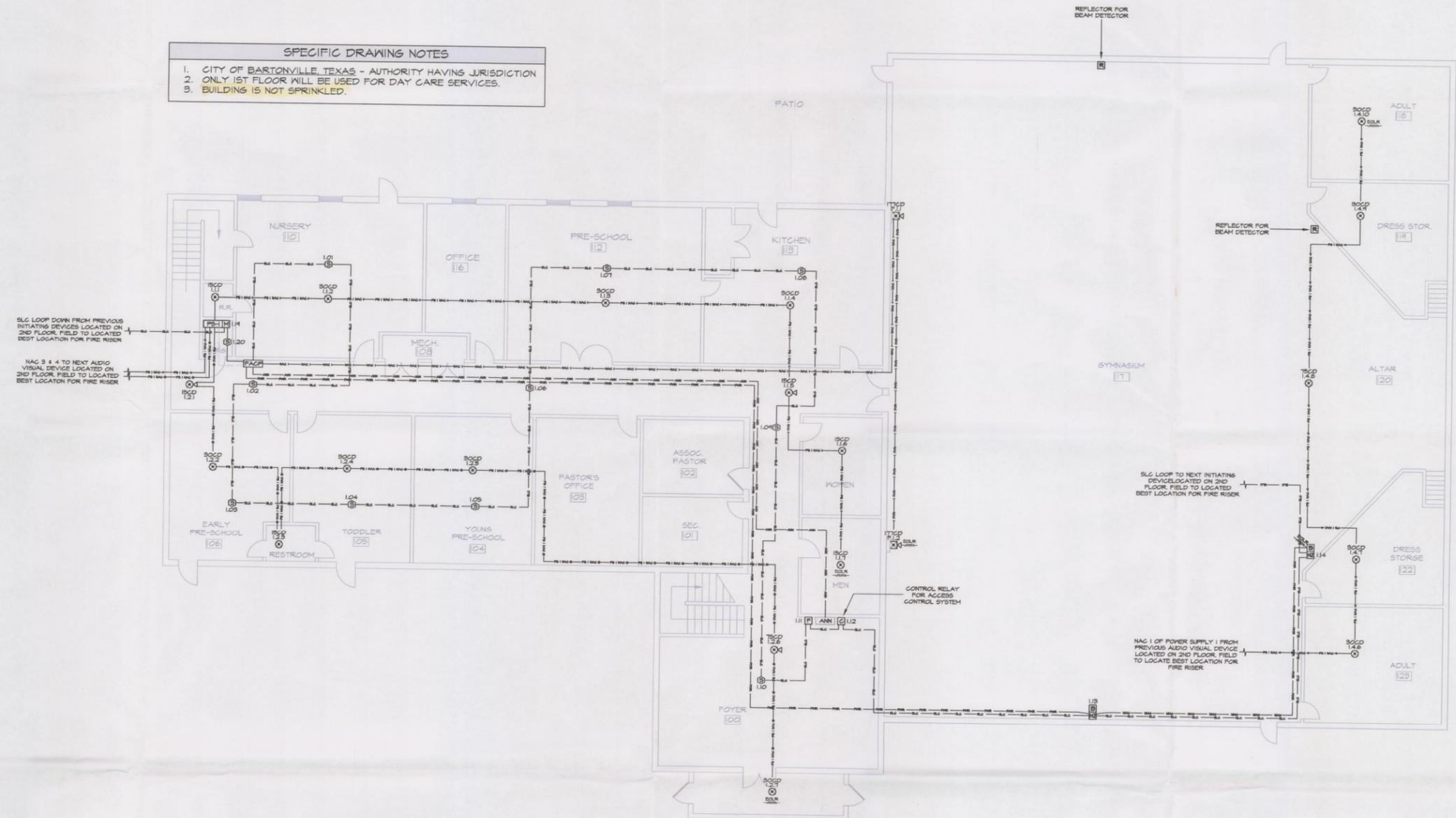
- ACTIVATION OF ANY AUTOMATIC DETECTOR OR PULL STATION SHALL INDICATE AT CONTROL PANEL ORIGIN OF ALARM VIA AN L.C.D. DISPLAY.
- ACTIVATE AN AUDIBLE SIGNAL AT THE FIRE ALARM CONTROL PANEL.
- ACTIVATE BUILDING AUDIBLE DEVICES.
- ACTIVATE VISUAL DEVICES.
- REPORT A DISTINCT WATERFLOW SIGNAL TO U.L. LISTED CENTRAL STATION.
- CLOSURE OF ANY SUPERVISED SPRINKLER SYSTEM SHUTOFF VALVE OR LOW AIR PRESSURE SUPERVISORY SHALL:
- INDICATE AT CONTROL PANEL ORIGIN OF ALARM VIA AN L.C.D. DISPLAY.
- ACTIVATE AN AUDIBLE SIGNAL AT THE FIRE ALARM CONTROL PANEL THAT SEPARATE AND DISTINCT FROM ALARM AND TROUBLE AUDIBLE SIGNAL SHALL BE SILENCIBLE BUT SHALL OPERATE IN A MANNER SIMILAR TO THAT DESCRIBED FOR TROUBLE SIGNAL SILENCING.
- REPORT SUPERVISORY CONDITION TO U.L. LISTED CENTRAL STATION.
- OCCURRENCE OF A FAULT IN WIRING ON ANY SUPERVISED CIRCUIT WITHIN THE SYSTEM SHALL:
- INDICATE AT CONTROL PANEL VIA AN L.C.D. DISPLAY.
- SOUND AN AUDIBLE SIGNAL AT FIRE ALARM CONTROL PANEL. SIGNAL SHALL BE SILENCIBLE BY MEANS OF A PUSH BUTTON HOWEVER, A SUPERVISORY L.E.D. SHALL CONTINUE TO IDENTIFY PRESENCE OF A TROUBLE CONDITION UNTIL IT IS CLEARED. UPON CLEARING OF ALL TROUBLE WITHIN THE SYSTEM, TROUBLE SIGNAL SHALL RESOUND NORMAL POSITION.
- ACTIVATION OF ANY DUCT DETECTOR SHALL:
- SHUT DOWN THE ASSOCIATED AIR HANDLER UNIT VIA RELAY IN THE DUCT DETECTOR.
- SOUND A SUPERVISORY SIGNAL AT FIRE ALARM CONTROL PANEL. SIGNAL SHALL BE SILENCIBLE BY MEANS OF A PUSH BUTTON HOWEVER, A SUPERVISORY L.E.D. SHALL CONTINUE TO IDENTIFY PRESENCE OF A SUPERVISORY CONDITION UNTIL IT IS RESET.
- REPORT SUPERVISORY CONDITION TO U.L. LISTED CENTRAL STATION.

**GENERAL NOTES**

- A SMOKE DETECTOR SHALL BE PROVIDED ABOVE ALL FIRE ALARM CONTROL UNITS.
- ALL HORN STROBES AND STROBES SHALL BE SYNCHRONIZED.
- ALL HORNS SHALL SOUND SHULDS TEMPORAL FIRE CODE.
- INSTALLATION SHALL CONFORM TO ALL REQUIREMENTS OF APPLICABLE ELECTRICAL CODES.
- WIRING METHODS AND MATERIALS SHALL CONFORM WITH ALL APPLICABLE SECTION OF NEC 760.
- 120 VAC @ 60HZ INPUT POWER SHALL BE INSTALLED BY LICENSE ELECTRICAL CONTRACTOR.
- ALL SLEEVES AND PENETRATION AND FIRE CALKING SHALL BE PROVIDED BY ELECTRICAL CONTRACTOR.
- DEDICATED LOCKING BREAKER PROPERLY LABELED SOURCE SHALL SUPPLY FIRE ALARM CONTROL(S) PANEL.
- 120 VAC IS NOT PERMITTED IN THE SAME RACEWAY AS LOW VOLTAGE WIRING.
- HORN STROBES AND STROBES SHALL BE MOUNTED AT 10' A.F.F. UNLESS NOTED OTHERWISE.
- ANY SMOKE DETECTOR HEAD INSTALLED BEFORE BUILDING IS CLEANED AND ACCEPTED SHALL BE COVERED TO PROTECT FROM DUST AND ANY FALSE ALARMS DUE TO DIRT-CONTAMINATED HEAD SHALL BE THE RESPONSIBILITY OF THE GENERAL AND/OR THE ELECTRICAL CONTRACTOR.
- THERE SHALL BE NO RACEWAYS ENTERING THE LOWER 18" OF FIRE ALARM PANEL PRIOR PRE-TESTING.
- MANUAL PULL STATION SHALL BE MOUNTED AT 48" ABOVE FINISHED FLOOR.
- THE OWNER SHALL FURNISH TWO (2) WORKING TELEPHONE NUMBER AT FIRE ALARM PANEL PRIOR PRE-TESTING.
- LOCAL FIRE MARSHALL SHALL WITNESS FINAL TEST.
- 24 HOUR CENTRAL MONITORING WILL BE PROVIDED AND SETUP BY OWNER PRIOR PRE-TEST OF SYSTEM.
- ALL INITIATING DEVICE CIRCUIT SHALL BE CLASS "A" WIRING WITH A MINIMUM OF SIX (6) FOOT SEPARATION.
- MINIMUM OF 0.575 LUMENS/SQ.FT. AT ANY POINT WITHIN THE COVERAGE AREA (E=1/02) (2010 EDITION OF NFPA 72 PER SECTION 7.5.1.1)
- FIRE ALARM SYSTEM IS DESIGNED ON THE GUIDE LINES OF THE 2004 EDITION OF INTERNATIONAL FIRE CODE AND THE 2010 EDITION OF NFPA 72.

**WIRE LEGEND**

|          |          |          |          |          |  |
|----------|----------|----------|----------|----------|--|
| ---NAC 1 | ---NAC 2 | ---NAC 3 | ---NAC 4 | ---NAC 1 | NOTIFICATION CIRCUIT #142 PPLP           |
| ---NAC 2 | ---NAC 3 | ---NAC 4 | ---NAC 5 | ---NAC 6 | NOTIFICATION CIRCUIT #142 PPLP           |
| ---NAC 3 | ---NAC 4 | ---NAC 5 | ---NAC 6 | ---NAC 7 | NOTIFICATION CIRCUIT #142 PPLP           |
| ---NAC 4 | ---NAC 5 | ---NAC 6 | ---NAC 7 | ---NAC 8 | NOTIFICATION CIRCUIT #142 PPLP           |
| ---NAC 5 | ---NAC 6 | ---NAC 7 | ---NAC 8 | ---      | SLC DATA LOOP #142 PPLP                  |
| ---NAC 6 | ---NAC 7 | ---NAC 8 | ---      | ---      | SYNCHRONIZING CIRCUIT #142 PPLP          |
| ---NAC 7 | ---NAC 8 | ---      | ---      | ---      | REMOTE TEST SWITCH CIRCUIT #184 PPLP     |
| ---NAC 8 | ---      | ---      | ---      | ---      | REFRESH PHONE CIRCUIT #182 SHIELD PPLP   |
| ---      | ---      | ---      | ---      | ---      | 24V POWER CIRCUIT #143 PPLP              |
| ---      | ---      | ---      | ---      | ---      | SPEAKER CIRCUIT #142 PPLP                |
| ---      | ---      | ---      | ---      | ---      | ANNUNCIATOR CIRCUIT #142 PPLP, #142 PPLP |
| ---      | ---      | ---      | ---      | ---      | NETWORK DATA LOOP #142 PPLP              |
| ---      | ---      | ---      | ---      | ---      | 3/4" CONDUIT, UNLESS OTHERWISE NOTED     |



**BILL OF MATERIAL**

| SYMBOL | QTY | DESCRIPTION                                       | MANUFACTURE          | PART NO.  | BACK-BOX                          | HEIGHT           |
|--------|-----|---|----------------------|-----------|-----------------------------------|------------------|
| FAACP  | 1   | FIRE ALARM CONTROL PANEL                          | SIEMENS CERBERUS PRO | FC501     | SUPPLIED BY FIRE ALARM CONTRACTOR | 66" TOP OF PANEL |
| PS-1   | 1   | NAC POWER SUPPLY                                  | SIEMENS              | PAD-3     | SUPPLIED BY FIRE ALARM CONTRACTOR | 66" TOP OF PANEL |
| ANN    | 1   | ANNUNCIATOR PANEL                                 | SIEMENS              | PS-RD2    | 6" GANG DEVICE BOX                | 54" TOP OF PANEL |
| SD     | 18  | PHOTOELECTRIC SMOKE DETECTOR                      | SIEMENS              | HSP-11    | 6" DIAMETER BASE                  | CEILING          |
| M      | 1   | MANUAL DUAL ACTION PULL STATION                   | SIEMENS              | HPS-D     | 4" X 3-1/2" X 3-1/2"              | 48" A.F.F.       |
| M      | 1   | TRN MONITOR MODULE                                | SIEMENS              | HTR-M     | -                                 | -                |
| R      | 1   | CONTROL RELAY                                     | SIEMENS              | HTR-R     | -                                 | -                |
| Z      | 2   | CONVENTIONAL ZONE MODULES                         | SIEMENS              | HZ1       | -                                 | -                |
| B      | 2   | BEAM DETECTOR                                     | SYSTEM SENSOR        | BEAM-1224 | -                                 | -                |
| R      | 2   | BEAM REFLECTOR                                    | -                    | -         | -                                 | -                |
| H      | 2   | 180CD HIGH INTENSITY WALL MOUNT HORN STROBE (GWF) | SIEMENS              | ZH-HPC-W  | 4" X 4" X 3-1/2"                  | 80" A.F.F.       |
| S      | 7   | 180CD CEILING MOUNT STROBE (GWF)                  | SIEMENS              | ZR-MC-CU  | 4" X 4" X 3-1/2"                  | 10' A.F.F. UNO   |
| S      | 18  | 360CD CEILING MOUNT STROBE (GWF)                  | SIEMENS              | ZR-MC-CU  | 4" X 4" X 3-1/2"                  | 10' A.F.F. UNO   |
| S      | 3   | 780CD CEILING MOUNT STROBE (GWF)                  | SIEMENS              | ZR-MC-CU  | 4" X 4" X 3-1/2"                  | 10' A.F.F. UNO   |
| H      | 5   | 180CD CEILING MOUNT HORN STROBE (GWF)             | SIEMENS              | ZH-MC-CU  | 4" X 4" X 3-1/2"                  | 10' A.F.F. UNO   |
| H      | 1   | 780CD CEILING MOUNT HORN STROBE (GWF)             | SIEMENS              | ZH-MC-CU  | 4" X 4" X 3-1/2"                  | 10' A.F.F. UNO   |
| TOTAL  | 45  |   |                      |           |                                   |                  |

**1ST FLOOR DEVICE LAYOUT**  
SCALE: 1/8" = 1'-0"

REVIEWED BY:  
Michael Lugo, Fire Marshal  
Angyle Fire District  
Signature: \_\_\_\_\_  
Date: 5/16/13

**BUILDING INFORMATION**

|                    |        |
|--------------------|--------|
| CONSTRUCTION       | EXIST. |
| SPRINKLED BUILDING | YES *  |
| OCCUPANCY TYPE     | -      |
| OCCUPANCY LOAD     | -      |

FOR ISOMETRIC (DISCREED DRAWINGS)  
I have reviewed these plans and  
certify that they comply with the applicable  
codes and standards.  
or  
I certify they were created from coded engineering  
plans and any variations of the applicable codes or  
standards are specifically noted on these plans.

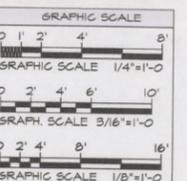
ASG Security-ACR-2243-8  
875 West Sandy Lake Road, Suite 400  
Coffell, Texas 75014  
(469) 528-6500

APR-0242  
MAY 16, 2013

**PROJECT INFORMATION**

|              |              |
|--------------|--------------|
| PROJECT NO.  | 130 41 3515  |
| MAS NO.      | 534 7406     |
| SCALE:       | 1/8" = 1'-0" |
| DATE:        | 5/16/13      |
| DESIGNED BY: | J. GARCES    |

1 OF 2



**REVISIONS**

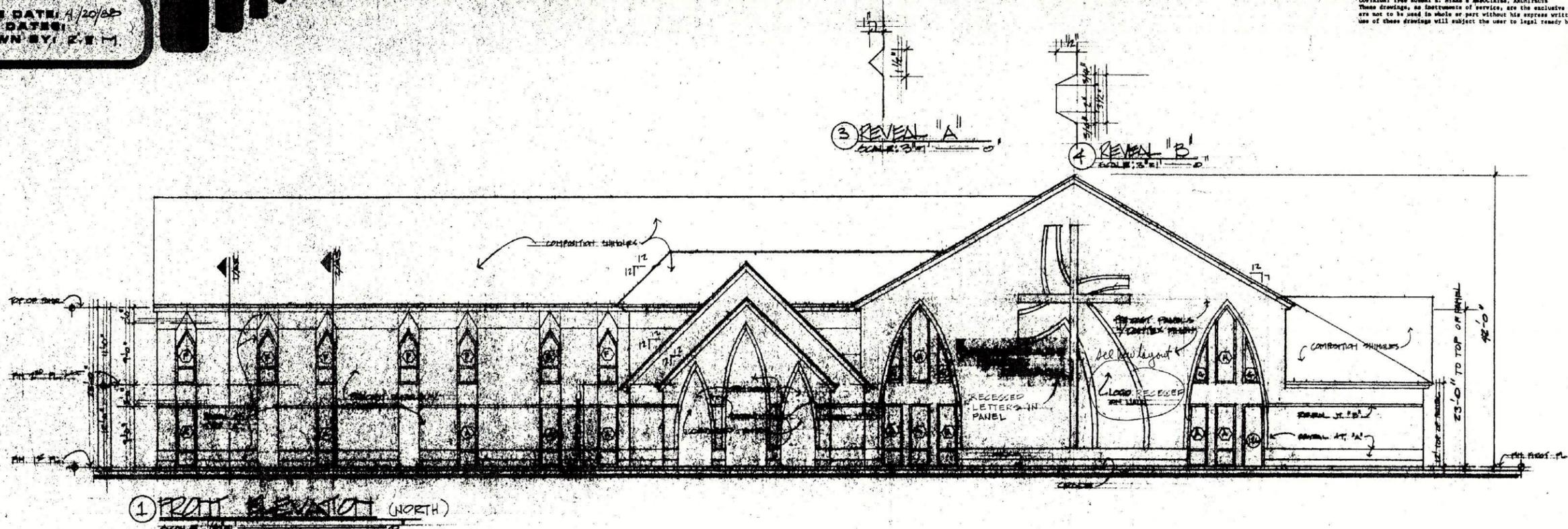
| SYMBOL | CHANGES | DATE |
|--------|---------|------|
| △      | -       | -    |





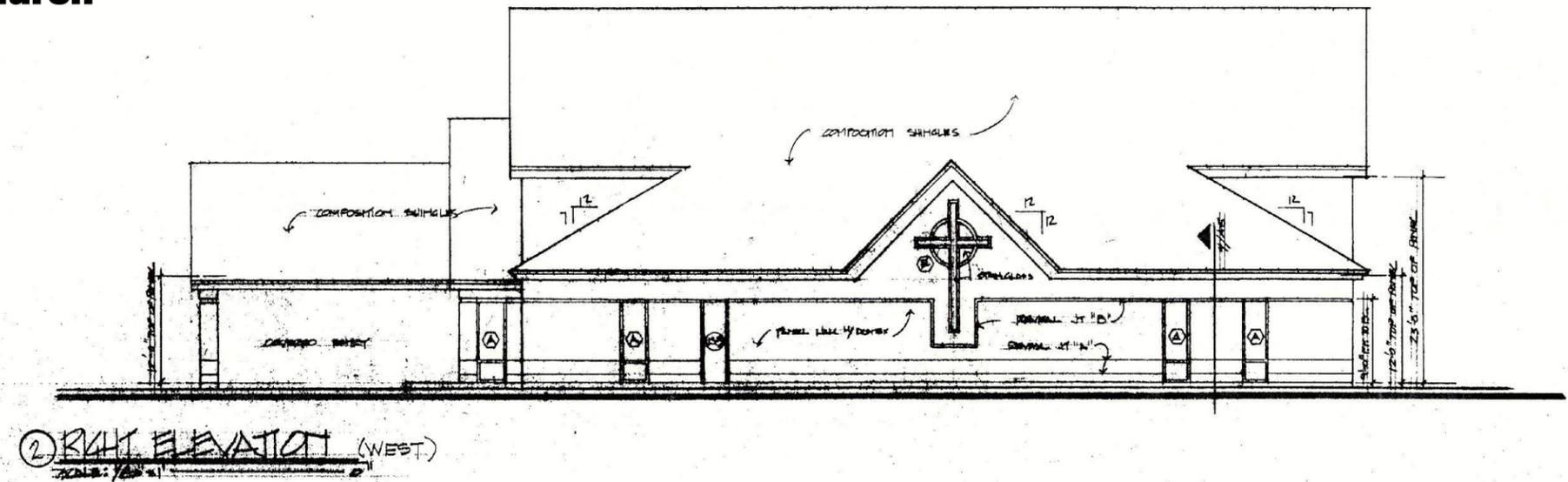
ISSUE DATE: 1/20/68  
 REV. DATE:  
 DRAWN BY: R.E.M.

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**Lantana Community Church**  
**2200 Jeter Road E.**  
**Bartonville, Texas**

Building Height:  
 42' at the peak—front view  
 Roof Material:  
 Composite Shingles  
 Exterior:  
 Masonry / Stucco



APPROVED FOR CONSTRUCTION

Owner \_\_\_\_\_ Speed Fast-Crete \_\_\_\_\_  
 By \_\_\_\_\_ By \_\_\_\_\_  
 Date \_\_\_\_\_ Date \_\_\_\_\_

**ROBERT E. MYERS & ASSOCIATES**  
**ARCHITECT...BUILDER**  
 FORT WORTH, TEXAS 817-798-1387

CROSSROADS BIBLE CHURCH  
 BARTONVILLE, TEXAS

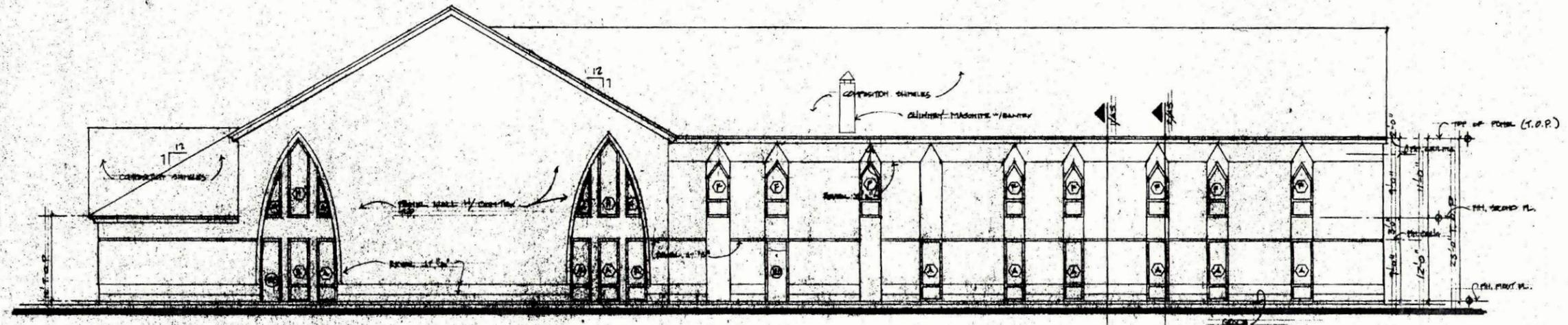




ISSUE DATE: 4/10/87  
 REV. DATES:  
 DRAWN BY: R.E.M.

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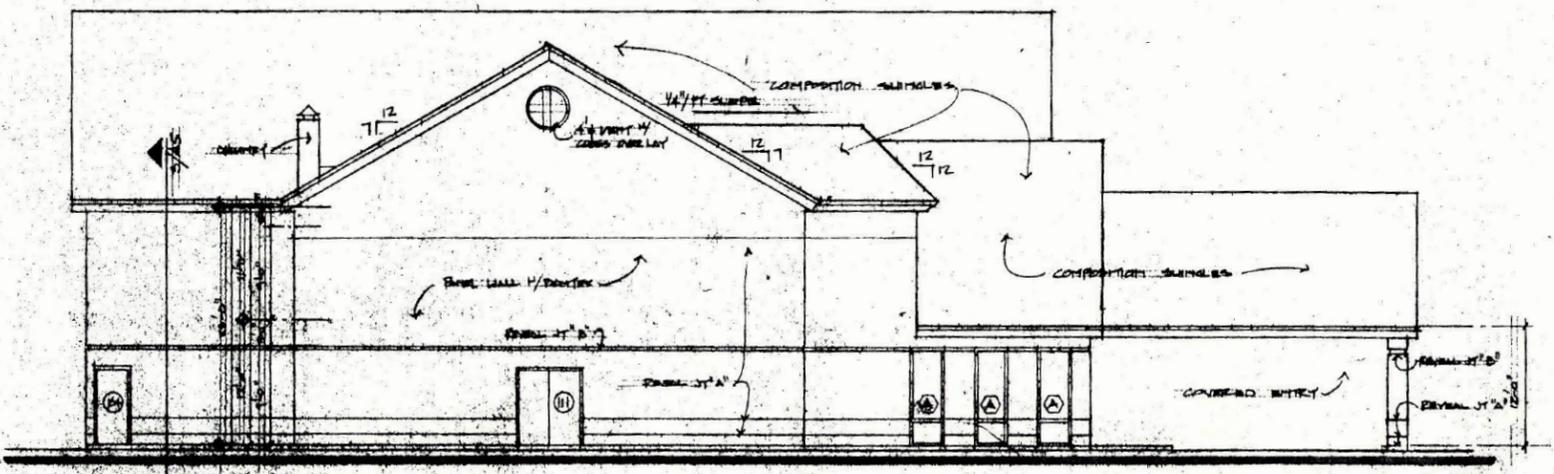
APPROVAL  
 \_\_\_\_\_  
 \_\_\_\_\_



① REAR ELEVATION (SOUTH)  
 SCALE: 1/8" = 1'-0"

**Lantana Community Church**  
**2200 Jeter Road E.**  
**Bartonville, Texas**

Building Height:  
 42' at the peak—front view  
 Roof Material:  
 Composite Shingles  
 Exterior:  
 Masonry / Stucco



② LEFT ELEVATION (EAST)  
 SCALE: 1/8" = 1'-0"

APPROVED FOR CONSTRUCTION

|             |                  |
|-------------|------------------|
| Owner _____ | Spec'd For _____ |
| By _____    | By _____         |
| Date _____  | Date _____       |

CROSSROADS BUILT BY CROSSROADS  
 LANTANA COMMUNITY CHURCH

**ROBERT E. MYERS & ASSOCIATES**  
**ARCHITECT...BUILDER**  
 FORT WORTH, TEXAS 817-732-1357



Front



Western Wall



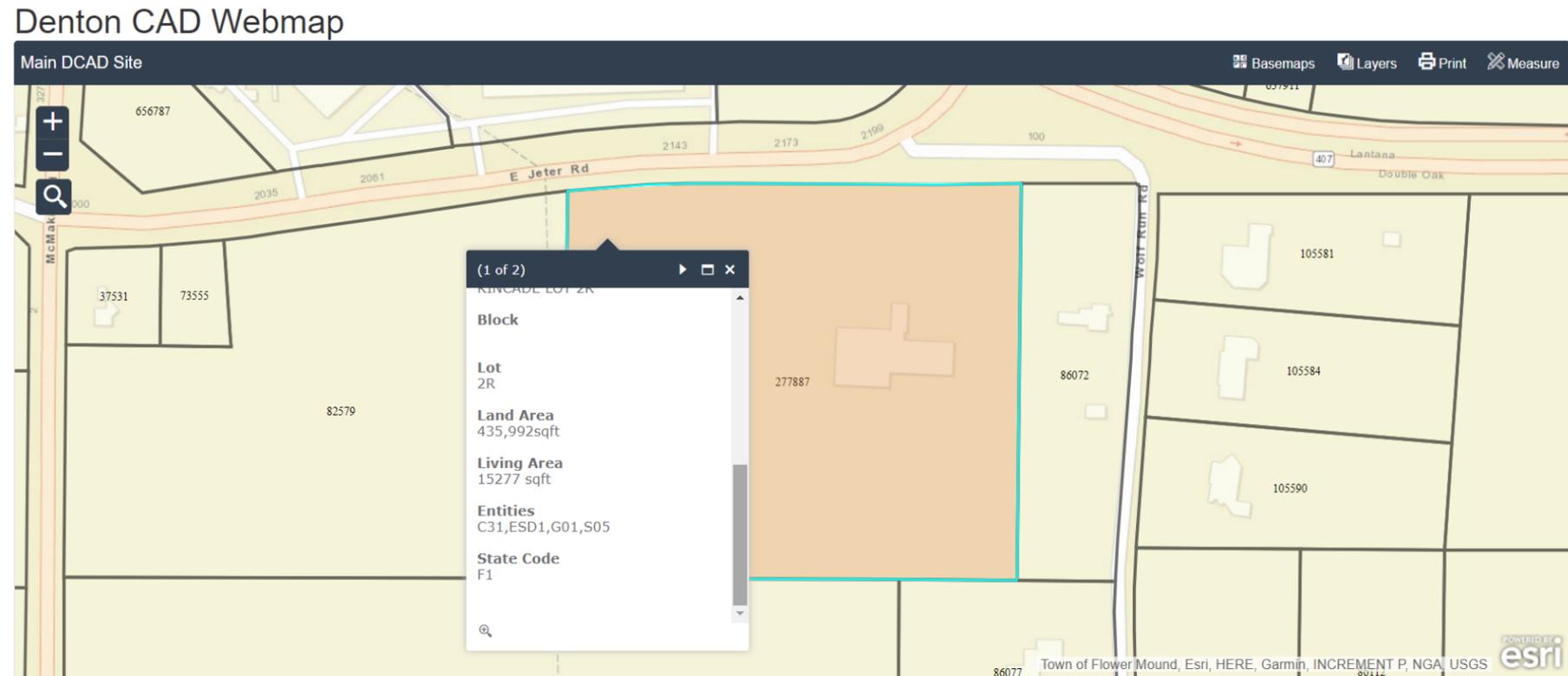
Back



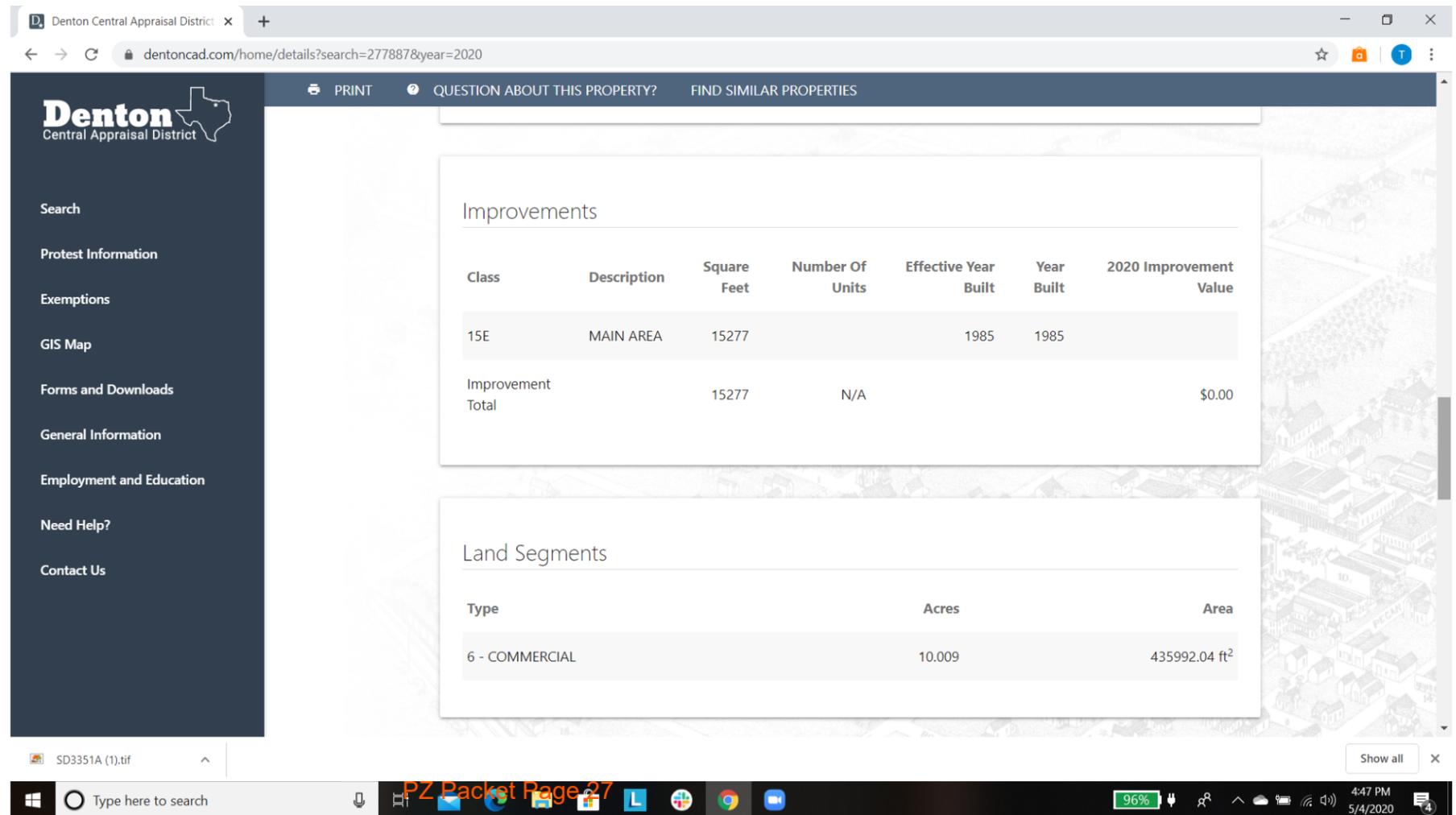
Eastern Wall



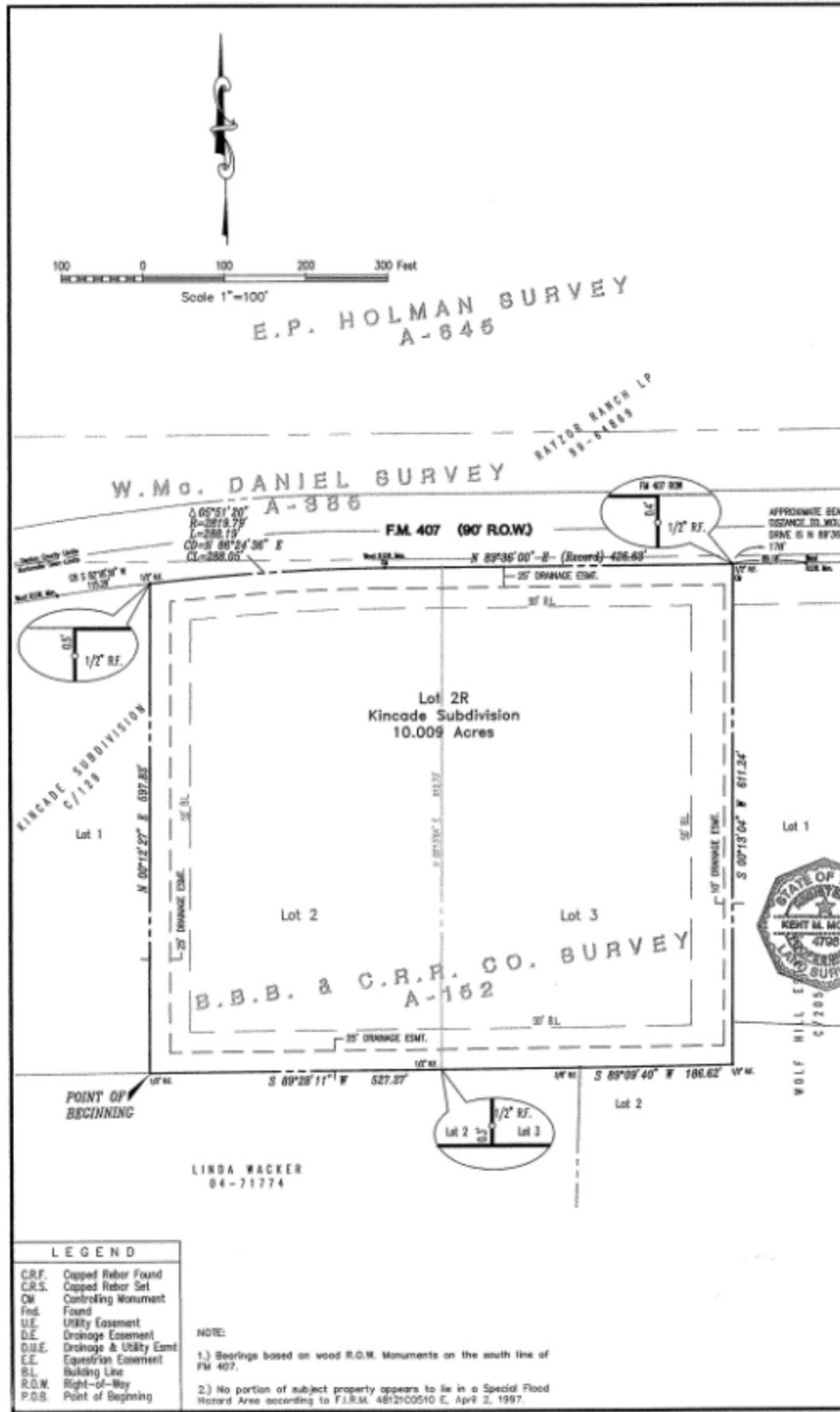
Item 3.a graphic Site Map Denton County Appraisal District



Item 3.b. written Improvement Information Denton County Appraisal District



Item 3.c  
historical  
land survey  
with north  
arrow,



**OWNER'S CERTIFICATE AND DEDICATION**

STATE OF TEXAS : WHEREAS WE, Lantana Community Fellowship, are the owners of all that certain ML tract or parcel of land situated in the B. B. & C. Railroad Company Survey, Abstract Number 152, Town of Bartonville, Denton County, Texas, being all of Lots 2 and 3, Kincaid Subdivision, as shown on the plat thereof recorded in Cabinet C, Page 129 of the Plat Records of Denton County, Texas, and being described by metes and bounds as follows:

**BEGINNING** at a 3" rebar found at the southwest corner of Lot 2, Kincaid Subdivision, being the southeast corner of Lot 1 of same and being on the north line of that certain tract of land described in deed to Linda Wacker recorded in Oak's File Number 04-71774 of the Real Property Records of Denton County, Texas;

**THENCE** N 00°12'27" E, along the east line of Lot 1 and the west line of Lot 2, passing at 527.33 feet, a 3" rebar found and continuing a total distance of 527.83 feet, to the northeast corner of Lot 2 and the northeast corner of Lot 1, being on the south right-of-way line of F. M. Highway 407 (90' R.O.W.) and being in a curve to the right;

**THENCE** Northeastly, along the north line of Lot 2, the south right-of-way line of F. M. Highway 407 and with the arc of said curve having a radius of 2818.79 feet, a central angle of 03°5'20", whose chord bears N 86°2'36" E, 288.05 feet, on arc length of 288.19 feet, to a wood right-of-way monument found;

**THENCE** N 89°36'00" E (Record), continuing along the south right-of-way line of F. M. Highway 407, and the north line of Lot 2, passing the northeast corner thereof and the northeast corner of Lot 3 and continuing a total distance of 426.63 feet, to the northeast corner of Lot 2, being the northwest corner of Lot 1, Wolf Hill Estates, on addition to the Town of Bartonville according to the plat thereof recorded in Cabinet C, Page 205 of the Plat Records of Denton County, Texas;

**THENCE** S 00°13'04" W, along the west line of Lot 3, Kincaid Addition and the west line of Lot 1, Wolf Hill Estates, passing at 542 feet, a 3" rebar and passing the southwest corner of Lot 1, Wolf Hill Estates, being the northerly northeast corner of Lot 2 of same and continuing a total distance of 611.24 feet, to a 3" rebar found at the northeast corner of Lot 2, Kincaid Subdivision;

**THENCE** S 89°36'40" W, 186.62 feet, along the south line of Lot 3, Kincaid Subdivision and the westerly north line of Lot 2, Wolf Hill Estates, to a 3/8" rebar found at the westerly northeast corner thereof, being the northeast corner of said Wacker tract;

**THENCE** S 89°36'11" W, continuing along the north line of said Wacker tract and the south line of Lot 3, Kincaid Subdivision, passing the southeast corner thereof and the southeast corner of Lot 2 and continuing a total distance of 527.37 feet, to the POINT OF BEGINNING and containing approximately 10.009 acres of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, THAT WE, Lantana Community Fellowship, acting through our duly authorized representatives, do hereby designate the heretofore described property as Lot 2B, Kincaid Subdivision, on addition to the Town of Bartonville, Texas, and do hereby dedicate, in fee simple, to the public use forever, the streets and easements shown thereon. The streets are dedicated for street purposes. The easements and public use areas, as shown, are dedicated to the public use forever, for the purposes indicated on this plat. No buildings, fences, trees, shrubs or other improvements or growths shall be constructed or placed upon, over or across the easements so shown, except that landscape improvements may be placed in landscape easements, if approved by the Town of Bartonville. In addition, utility easements may also be used for the mutual use and accommodation of all public utilities desiring to use or using the same unless the easement limits the use to particular utilities, said use by public utilities being subordinate to the public's and Town of Bartonville's use thereof. The Town of Bartonville and public utility entities shall have the right to receive and keep removed or parts of any buildings, fences, trees, shrubs or other improvements or growths which may in any way encroach or interfere with the construction, maintenance, or efficiency of their respective systems in said easements. The Town of Bartonville and public utility entities shall at all times have the full right of ingress and egress to and from their respective easements for the purpose of constructing, reconstructing, inspecting, potoling, maintaining, reading meters, and adding to or removing all or parts of their respective systems without the necessity at any time of procuring the permission of anyone.

This plat approved subject to all platting ordinances, rules, regulations and resolutions of the Town of Bartonville, Texas.

WITNESS OUR HAND AND SEAL, this 22 day of December, 2004

*Timothy P. Williams*  
Timothy P. Williams, Senior Pastor  
Authorized Representative

"Being a portion of this addition by metes and bounds is a violation of Town Ordinance and State law and is subject to fine and/or abatement of utilities and building permits."

STATE OF TEXAS : BEFORE ME, THE UNDERSIGNED AUTHORITY, personally appeared Timothy P. Williams, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged that he executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 22 day of December, 2004

*Kelli Morgan*  
Kelli Morgan  
Notary Public  
State of Texas  
My commission expires the 28 day of Jan., 2007

**SURVEYOR'S CERTIFICATE**

I, Kent M. Mobley, do hereby certify that I prepared this plat from an actual and accurate survey of the property and that the corner monuments shown thereon or set were properly placed under my personal supervision in accordance with the Development Ordinance of the Town of Bartonville.

*Kent M. Mobley*  
Kent M. Mobley, A.P.L.S.  
Survey Registration No. 4796

STATE OF TEXAS : BEFORE ME, THE UNDERSIGNED AUTHORITY, personally appeared Kent M. Mobley, Registered Professional Land Surveyor, known to me to be the person whose name is subscribed and whose official seal is affixed to the foregoing certificate and acknowledged that he executed and sealed the same for the purpose and consideration therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 22 day of December, 2004

*Kelli Morgan*  
Kelli Morgan  
Notary Public  
State of Texas  
My commission expires the 28 day of January, 2007

APPROVED BY Planning and Zoning Commission  
*Patricia Holman* 1/6/05  
Chairman Date

APPROVED BY Town Council  
*Timothy Williams* 1/8/05  
Mayor Date

ATTEST  
*Linda Wacker* 1/8/05  
Town Secretary Date

Filed: \_\_\_\_\_ CAB W-7 PG. 14 P.R.D.C.T.



R82600 Kincaid Lot 3 (all)  
R82599 Kincaid Lot 2 (all)  
301, 505, C31  
SD3351A

**REPLAT**  
Lot 2R  
Kincaid Subdivision  
10.009 Acres  
Being a Replat of  
Lots 2 & 3  
Kincaid Subdivision  
Cab. C, Pg. 129, P.R.D.C.T.  
in the  
B. B. B. & C. R. R. CO. SURVEY, ABSTRACT NO. 152  
TOWN OF BARTONVILLE  
DENTON COUNTY, TEXAS

**G & A Consultants, Inc.**  
SITE PLANNING \* PLATTING  
CIVIL ENGINEERING \* LAND SURVEYING  
LANDSCAPE ARCHITECTURE  
P.O. Box 1396 \* Lewisville, Texas 75067  
Phone (972) 436-9712 \* Fax (972) 436-9715

rev. 12/21/04

DRAWN BY: B.S. DATE: 12/01/04 SCALE: 1"=100' JOB NO. **04210**

**OWNER**  
Lantana Community Fellowship  
9099 E. Highway FM #407  
Bartonville, TX 78226  
phone 817-224-9200  
fax 214-292-9542  
Contact: Tim Williams

FILED FOR RECORD IN  
DENTON COUNTY  
CLERK'S OFFICE  
ON 1/11/05 AT 10:30 AM  
BOOK 118-118  
PAGE 42, 43  
RECORDED BY NAME NUMBER 0322

DRAWING NUMBER 076

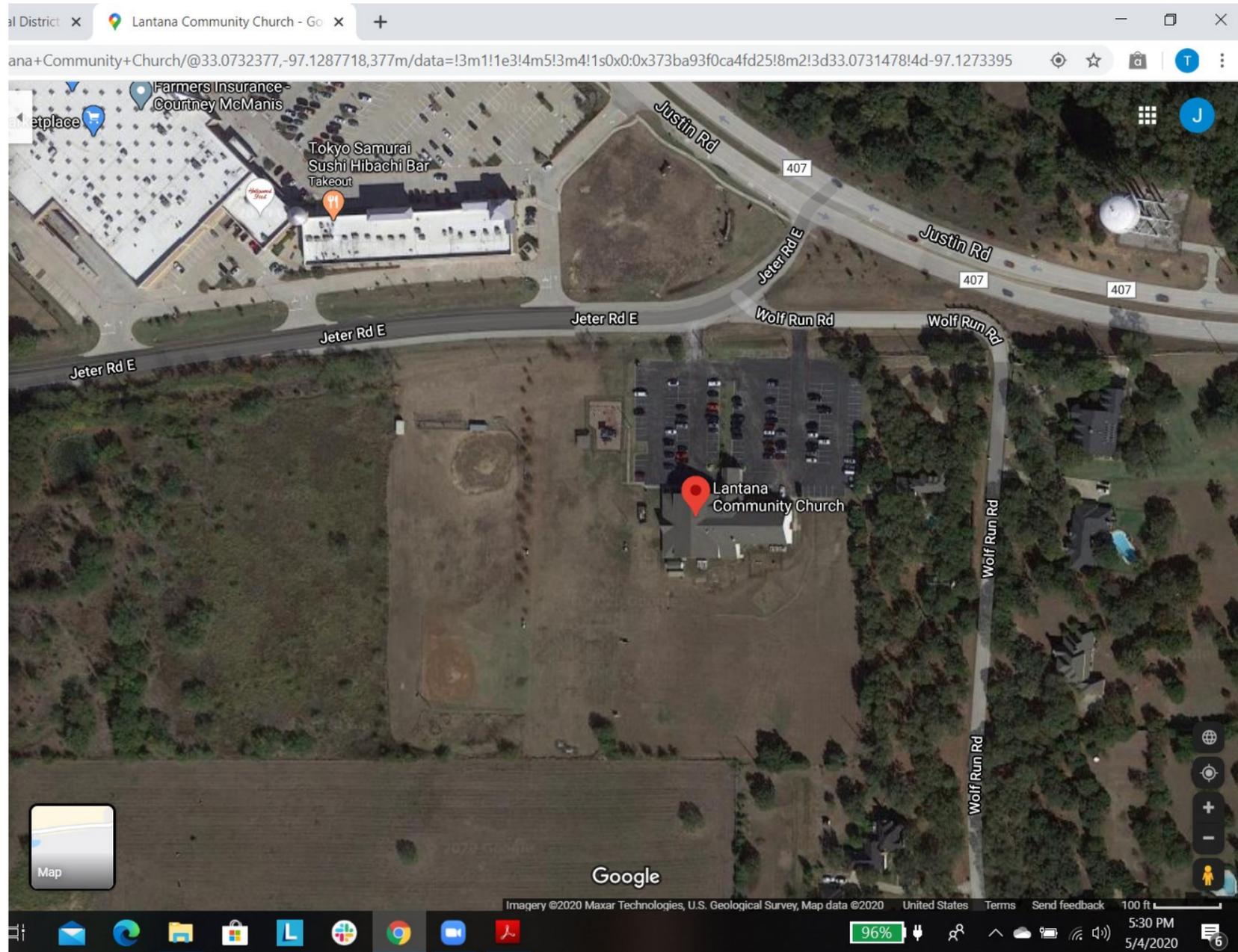
DRAWING NUMBER 3

NUMBER

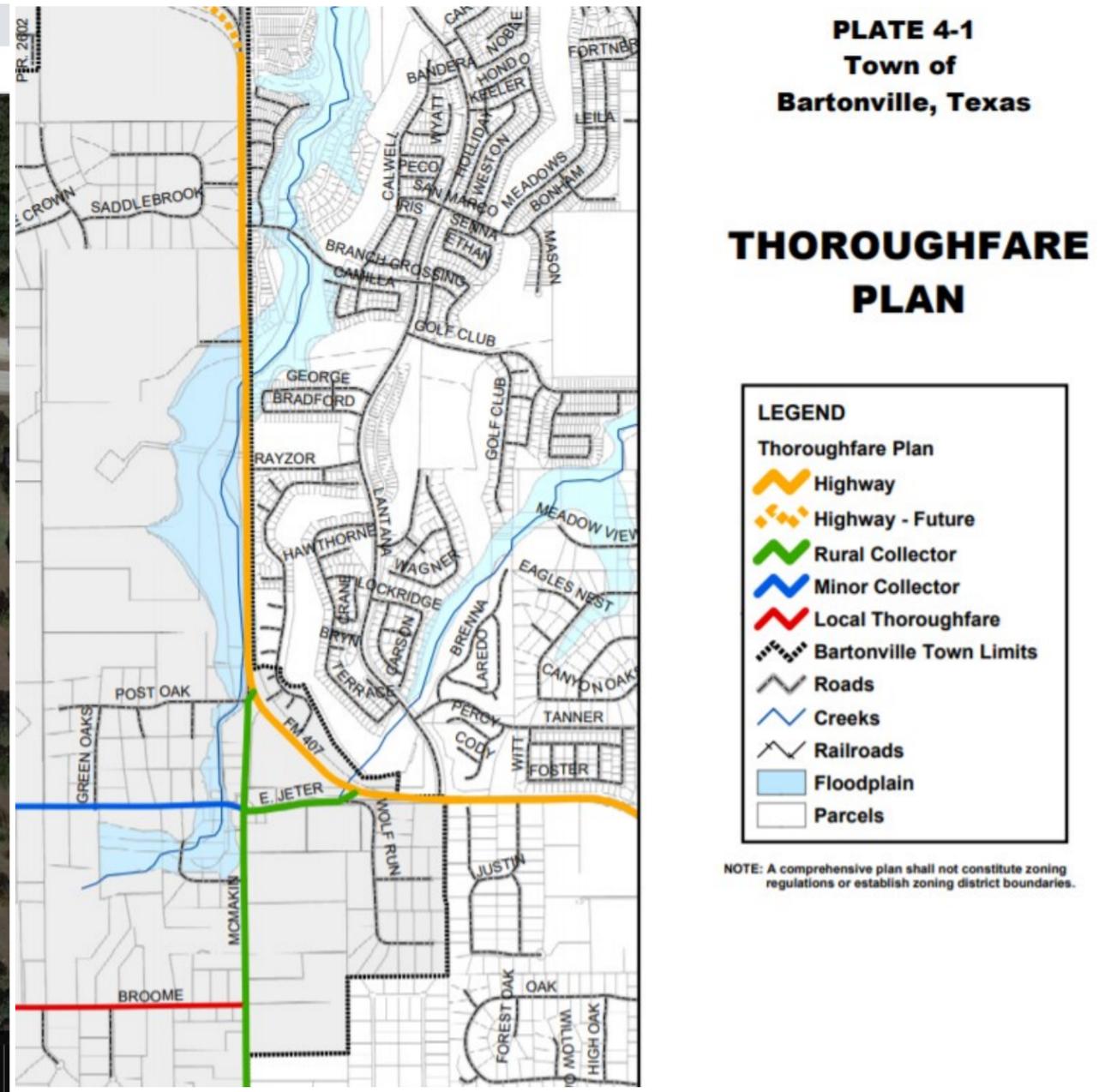
6. A vicinity or location map that shows the location of the proposed development within the City (or its ETJ) and in relationship to existing roadways;

Location map is attached Item 6.  
Thoroughfare map is attached Item 13

Item 6

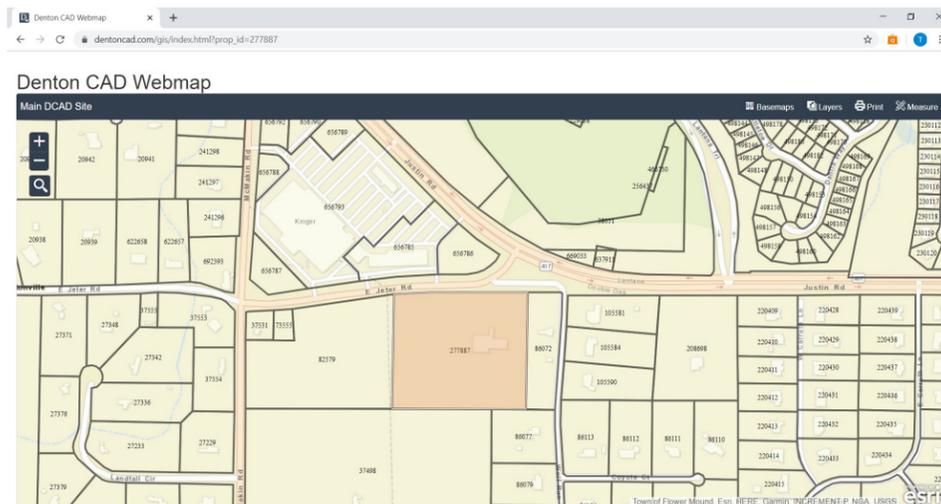
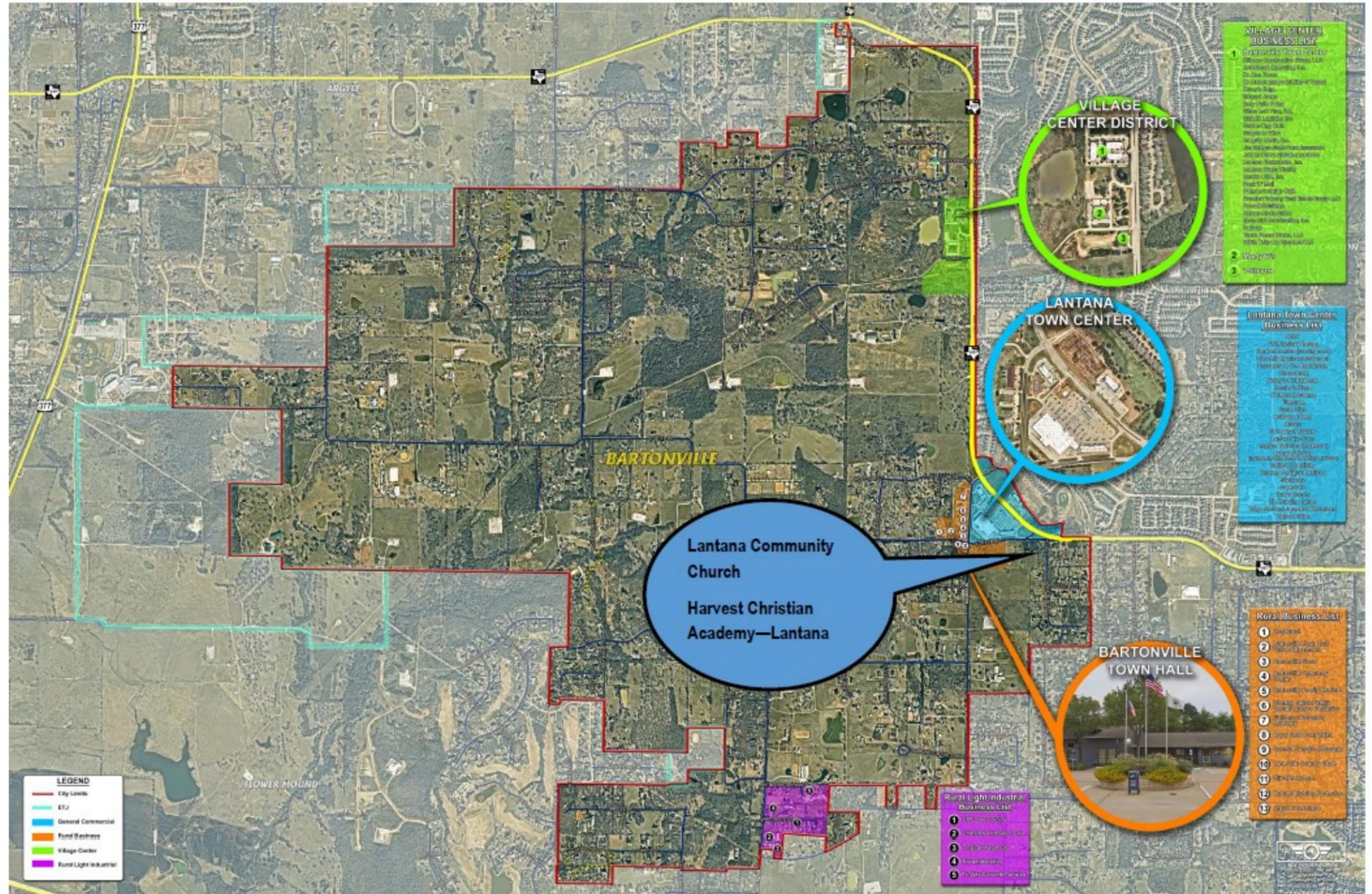
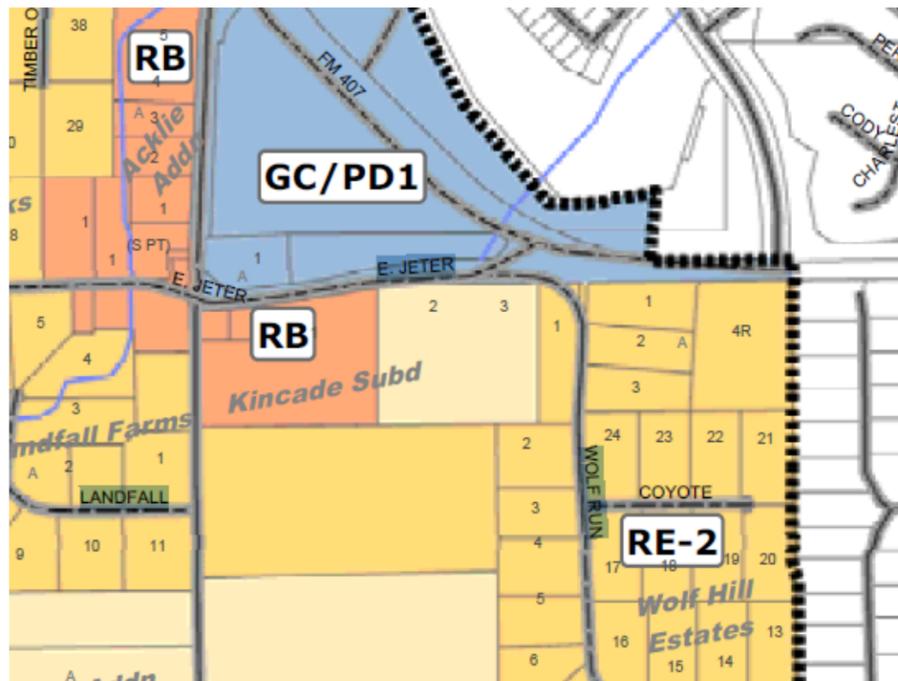


Item 13



8. . The names of adjacent subdivisions (or the name of the owners of record and recording information for adjacent parcels of unplatted land), including parcels on the other sides of roads, creeks, etc.;

Bartonville Adjacent Zoning Map is attached Item 8a.  
 Bartonville Flyover Map LCC and HCA-L Item 8b  
 Denton CAD Map is attached Item 8c

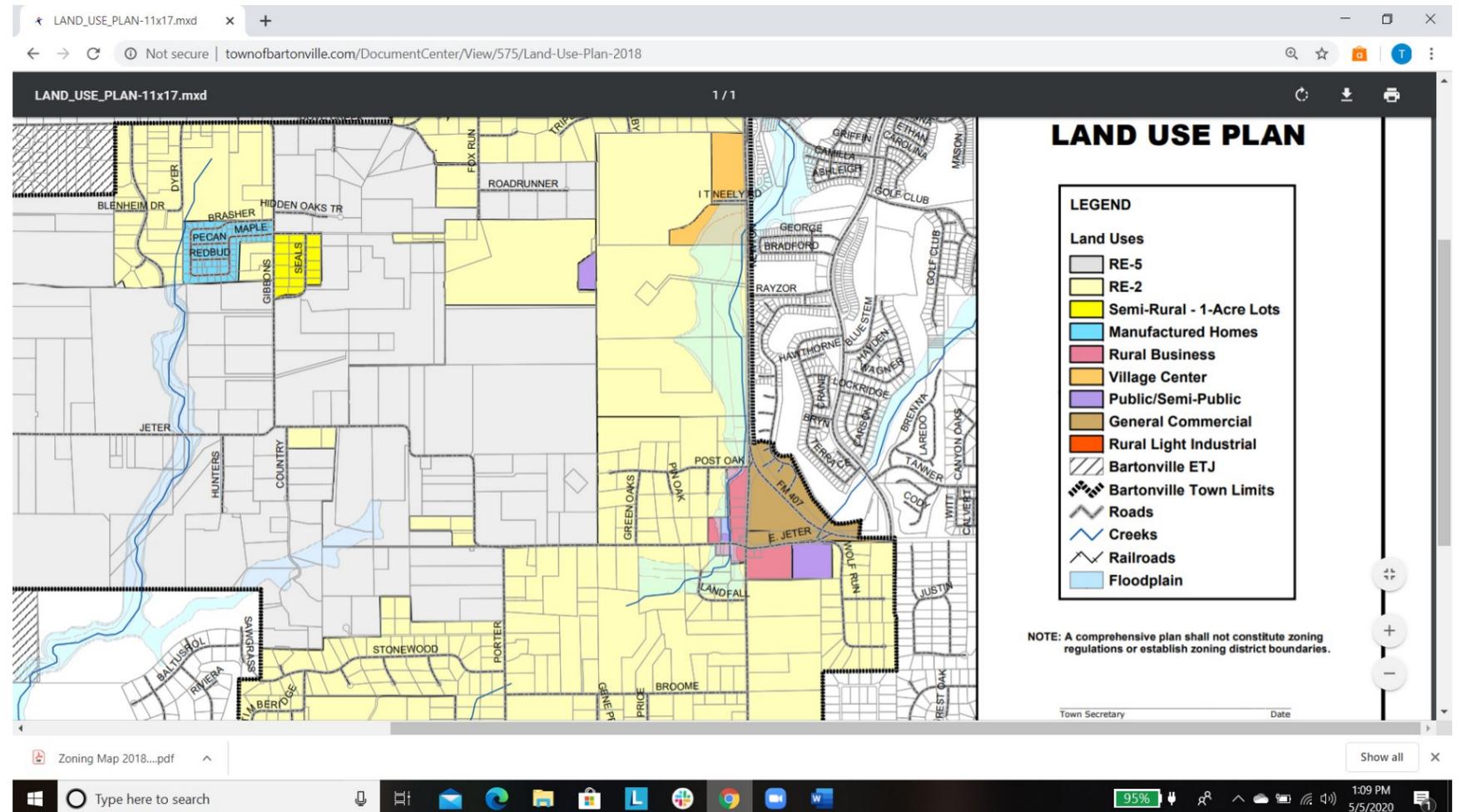


# Clockwise around First Church of the Nazarene

| ID#    | DCAD Land Segment Type | Owner's Name                              |
|--------|------------------------|---|
| 277897 | 6-Commercial           | First Church of the Nazarene              |
| 656785 | 6-Commercial           | A-S 114 Lantana Town Center LP            |
| 656786 | 6-Commerical           | A-S 114 Lantana Town Center LP            |
| 86072  | 8-Resident Lot         | Kenneth & Lori Longeway                   |
| 86077  | 8-Resident Lot         | Carols & Maria Santayana                  |
| 37498  | 8-Resident Lot         | 1 acre Linda Irene Wacker Revocable Trust |
|        | PI3-Improved pasture   | 19.236 Linda Irene Wacker Revocable Trust |
| 82579  | 3-Pasture              | McMakin Ten Acre LLC                      |

## 9. The existing uses of the subject property;

Church for meetings and land for recreation  
 Bartonville Current Land Use Map see  
 Attached Item 9



10. The general arrangement of future land uses, including the approximate number of lots and any residential uses anticipated;

The Church will continue its regular meetings as building owner.

Private Christian school and preschool for education in existing building.

Expected enrollment K5 – 12<sup>th</sup> grade 75-120 children.

Land use for recreational use for enrolled children.

11. A generalized circulation plan for the subject property showing the proposed locations and patterns of motor vehicle and pedestrian traffic. Said circulation plan shall contain arrows indicating traffic flow;

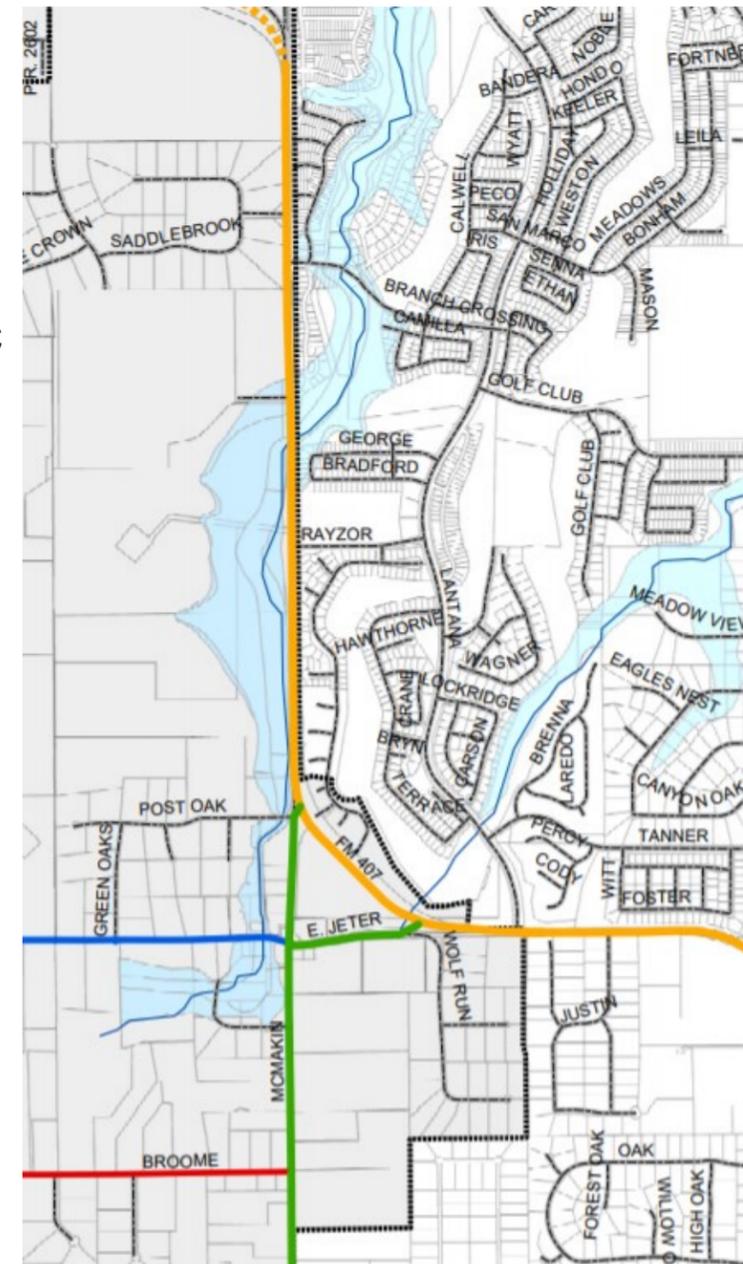
Vehicle & pedestrian traffic map is attached item 11 on the following page.

Use existing 185 parking spaces for children and staff.

12. The existing zoning and existing/proposed uses on adjacent land;

Attached Bartonville Zoning Map on the page following the Vehicle & Pedestrian Traffic map

13. The location, width and names of all existing or platted streets or other public ways within or adjacent to the tract;



**PLATE 4-1**  
**Town of**  
**Bartonville, Texas**

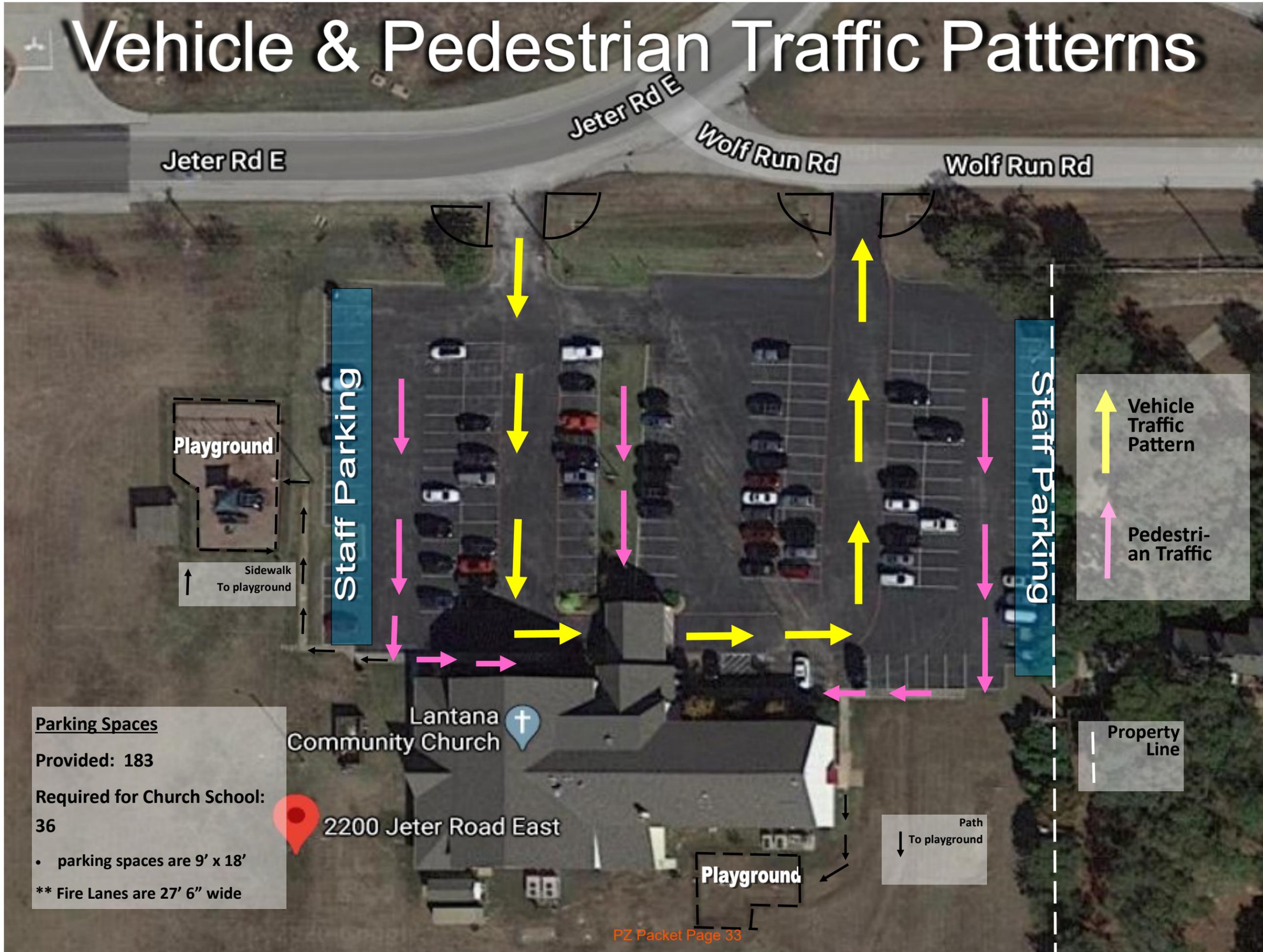
**THOROUGHFARE**  
**PLAN**



NOTE: A comprehensive plan shall not constitute zoning regulations or establish zoning district boundaries.

Bartonville Thoroughfare Map

# Vehicle & Pedestrian Traffic Patterns



**Parking Spaces**  
Provided: 183  
Required for Church School: 36

- parking spaces are 9' x 18'

\*\* Fire Lanes are 27' 6" wide

↑ Vehicle Traffic Pattern  
↑ Pedestrian Traffic

--- Property Line



# OFFICIAL ZONING MAP

## LEGEND

- HAT CREEK ESTATES
- Bartonville Town Limits
- Roads
- Creeks
- Railroads
- Bartonville ETJ
- AG - Agricultural (Min. 10-Acre Lot)
- RL1 - Rural Light Industrial
- RE-5 - Residential Estates 5 (5 Acre Lots)
- RE-2 - Residential Estates 2 (2 Acre Lots)
- R-1 - Single Family Residential 1 (Min. 1-Acre Lot)
- MH - Manufactured Home
- RB - Rural Business
- VC - Village Center
- GC - General Commercial (PD Only District)
- P/SP - Public/Semi Public

## MAP UPDATES

| ORDINANCE  | DATE     | ORDINANCE  | DATE     | ORDINANCE | DATE |
|------------|----------|------------|----------|-----------|------|
| ORD 384-06 | 3/21/06  | ORD 579-14 | 3/17/15  |           |      |
| ORD 393-06 | 7/18/06  | ORD 580-15 | 4/21/15  |           |      |
| ORD 411-06 | 11/21/06 | ORD 585-15 | 7/21/15  |           |      |
| ORD 428-07 | 7/17/07  | ORD 589-15 | 8/15/15  |           |      |
| ORD 432-07 | 8/21/07  | ORD 595-15 | 12/15/15 |           |      |
| ORD 435-07 | 9/18/07  | ORD 606-16 | 8/16/16  |           |      |
| ORD 458-08 | 9/16/08  | ORD 612-16 | 10/16/16 |           |      |
| ORD 464-08 | 11/18/08 | ORD 613-16 | 11/15/16 |           |      |
| ORD 465-08 | 11/18/08 | ORD 615-17 | 1/17/17  |           |      |
| ORD 468-09 | 1/20/09  |            |          |           |      |
| ORD 507-10 | 11/16/10 |            |          |           |      |
| ORD 521-11 | 8/16/11  |            |          |           |      |
| ORD 529-12 | 4/15/12  |            |          |           |      |
| ORD 530-12 | 4/17/12  |            |          |           |      |
| ORD 560-13 | 12/17/13 |            |          |           |      |
| ORD 569-14 | 10/29/14 |            |          |           |      |

Pursuant to Section 4.2 of the Town of Bartonville Comprehensive Zoning Ordinance, I hereby certify that this map reflects the Zoning Designations pursuant to Ordinance No. 361-05 and all subsequent zoning boundary amendments as of the most recent update as specified in the table above.

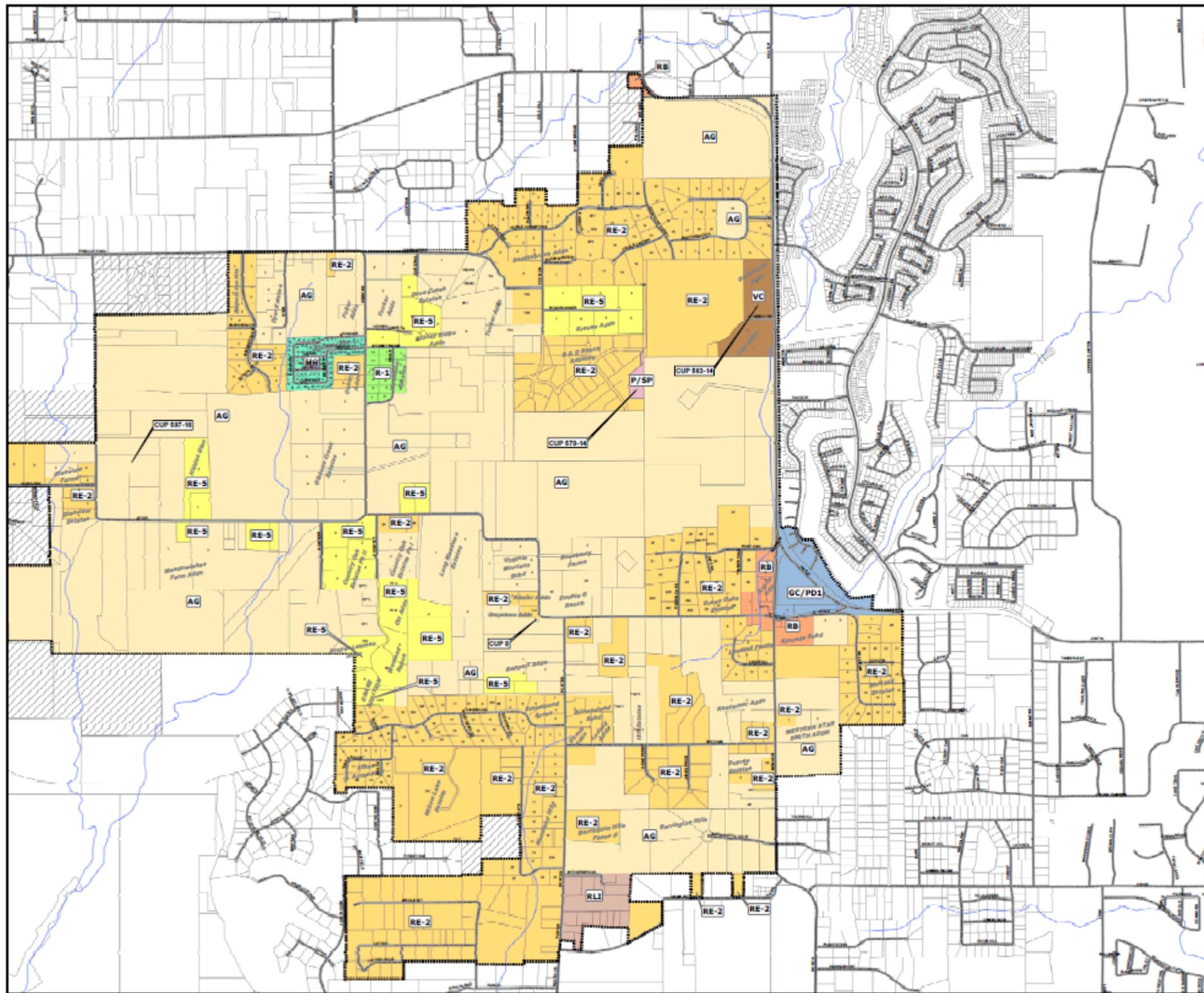
Town Secretary \_\_\_\_\_

NOTE: Official zoning map of the Town of Bartonville adopted by Ordinance No. 361-05 and updated pursuant to Section 4.2 of the Comprehensive Zoning Ordinance.



**JUNE 2018**

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.



14. The location, type, size and recording information for any existing easements located on the subject property or within two hundred (200) feet of the subject property. In the event no existing easements have been dedicated, a note to that effect shall be provided;

A utility easement on located on the east property line. Noted on the Site Plan. The property and buildings will be used in their current state. No modifications will be made affecting potential easement locations.

15. The location and building footprints of existing buildings located on the property. Existing buildings shall be noted as to those that are to remain and those that are to be removed;

All existing buildings remain on the property.  
No new buildings are proposed for the property.

16. Railroad rights-of-way located within two hundred (200) feet of the subject property;

No Railroad right-of-way is located within 200 feet of the property

17. Topography, including contours at five-foot intervals, with existing drainage channels or creeks;

Topographical map is included in Site Plan b on page 6.

18. Any 100-year floodplain as designated on the appropriate Flood Insurance Rate Map (FIRM) located on or within two hundred (200) feet of the subject tract. In the event that a 100-year floodplain is not located on the subject tract or within two hundred (200) feet of the subject tract, a note to that effect must be provided with the reference to appropriate panel number;

FEMA Flood Plain Map is next on page 19.

MSC Frequently Asked Questions (FAQs)

MSC Email Subscriptions

Contact MSC Help

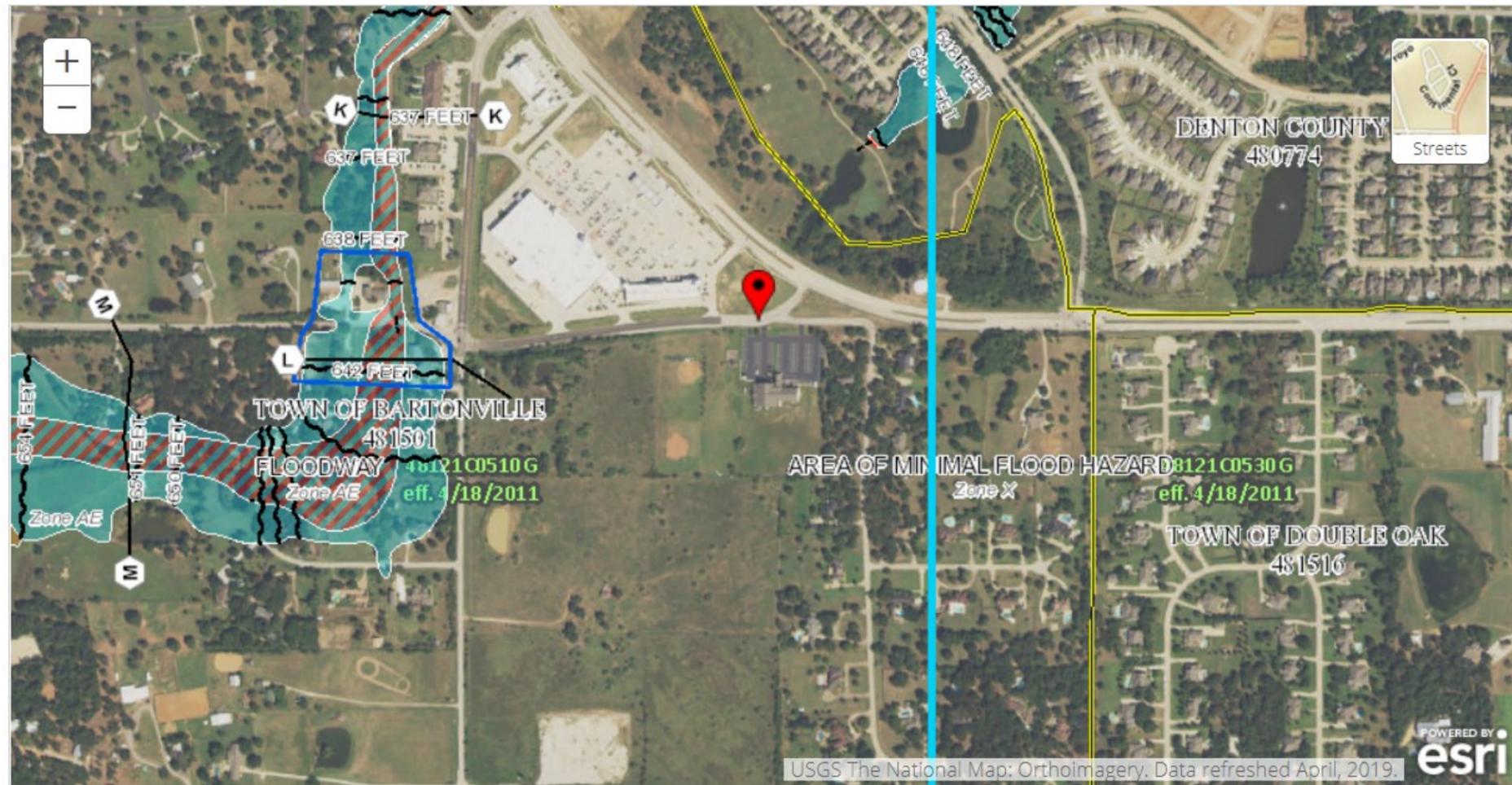
PRINT MAP/  
FIRMette

FIRM PANEL

Revalidations (3)

You can choose a new flood map or move the location pin by selecting a different location on the locator map below or by entering a new location in the search field above. It may take a minute or more during peak hours to generate a dynamic FIRMette. If you are a person with a disability, are blind, or have low vision, and need assistance, please contact a map specialist.

[Go To NFHL Viewer »](#)



Zoning Map 2018....pdf

Show all X

19. Any significant natural features such as rock outcroppings, caves, wildlife habitats, etc.;

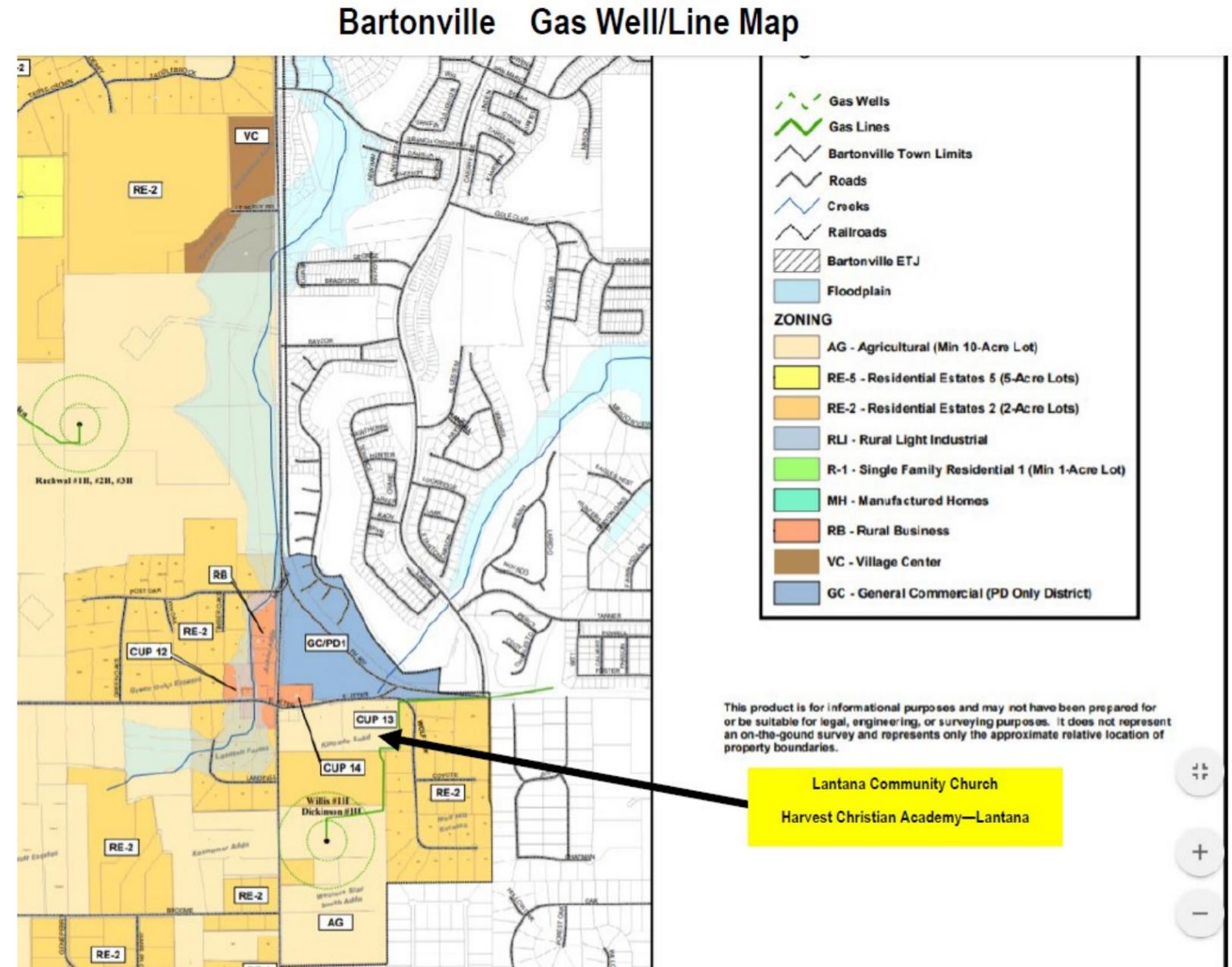
None noted

20. All substantial natural vegetation;

All existing vegetation will remain

21. Location of Gas/Oil wells or pipelines;

Bartonville Gas/Well Map



22. Location, type, size, and ownership of all existing water and wastewater lines. Said water and wastewater lines shall include all appurtenances - i.e. valves, hydrants;

- \* Using all existing water and wastewater lines.
- \* Permit #33  
This permit was
- \* Complete File is attached as stand alone 28 page file.
- \* Aerobic Septic System is brand name Southern.
  - \* There are 2 separate systems.
  - \* Each system can process 1,500 gallons per day, for a total of 3,000 gallons per day
  - \* 100 people @ a usage of 12 gallons per day is 1,200 gallons per day usage.
  - \* By state calculations provided, the site can process 3,000 gallons a day and will only need to process 1,200 gallons per day.
  - \* The systems together provide 6 sprinkler heads.

The septic system is serviced by Helton Ingram Septic, Inc. 3616 Dove Creek Rd. Cleburne, Texas.  
. The owner of this company was involved in the original installation of the system on site.

Note: Pastor Calvary Calendar has been in communication with Leslie Freeman.

Rec. 7-1-98

Application  
Septic Permit



| OFFICIAL USE ONLY |    |
|-------------------|----|
| Permit #:         | 33 |
| Date:             |    |
| Lot Size:         |    |
| Percolation:      |    |
| Conforming Lot:   |    |

Address: 9099 Justin Rd, Bartonville, Texas

|  |   |
|--|---|
| Owner:<br>Crossroads Bible Church                                  | Installer:<br>RAYMOND HELTON                  |
| Address:<br>c/o Dan Cook<br>9099 E. FM 407<br>BARTONVILLE TX 76226 | Address:<br>1316 CR. 429<br>CIRBURN TX. 76031 |
| Phone:<br>(817) 430-1233   | Phone:<br>817 558 0843                        |

Description of Project: Subdivision KINCADRE LOT 3 Block     

Expected Date of Construction of On Site Wastewater System JULY/AUGUST 1998

New Residence  Upgrade  Repair  Barn  Other

|                 |                |
|-----------------|----------------|
| Installer:      | RAYMOND HELTON |
| License Number: | OS 23963       |

Type of system: Convention Soil Absorption Field   
 Aerobic System   
 Other: \_\_\_\_\_  
 Innovative or Hybrid System

Total Heated Square Footage: 20,000 FT<sup>2</sup> # of People: N.A. Bedrooms: N.A.

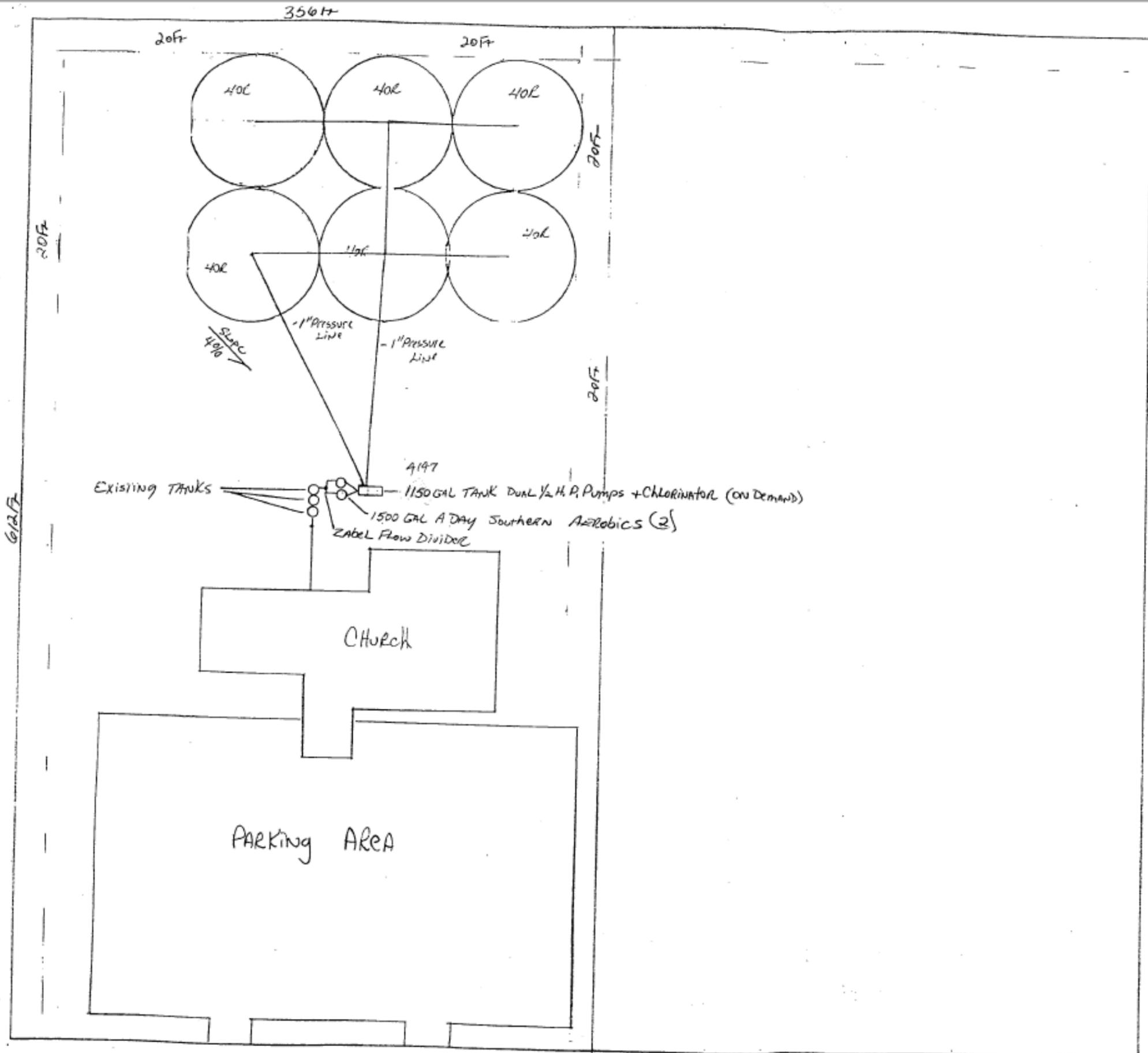
I certify that the above information is correct and this work shall conform to all applicable codes of the Town of Bartonville. I understand Code amendments and procedures for obtaining permits. I, the undersigned have read and understand the minimum installation requirements and agree to follow these and other applicable codes and regulations pertaining to the installation of an on site wastewater facility. I further release the Town of Bartonville from any and all liability for errors made on my part regarding this installation.

[Signature] (Dan Cook) Date 6-23-98  
 Trustee Contractor/Installer

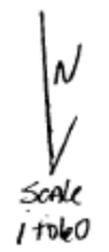
Inspector Comments:

2200 E Jeter

Crossroads Bible Church  
9099 JUSTIN RD  
BARTONVILLE TX  
76226  
430-1233  
10 ACRES



FM 407 EAST



6/9/98  
DWC

23. Location, type and size of all drainage and other underground structures.

Using property as is. No changes will be made. Permit #33 information is in separate 28 page file.

24. Proposed connection to all existing water, wastewater, and drainage systems;

Using all existing water, wastewater and drainage systems. No Interior remodeling of building.

25. Adjacent political subdivisions, corporate limits, and/or school district boundaries;

County: Denton  
Town: Bartonville  
Fire Dept: Argyle  
Denton ISD

26. Proposed strategies for tree preservation proposed strategies for tree preservation [sic] in accordance with Section 3.5 [Article 3.05] of the Town's Code of Ordinances (showing individual trees or tree masses that will be preserved, and the techniques that will be used to protect them during construction);

No trees will be disturbed.

27. The layout and width (right-of-way lines) of existing and proposed thoroughfares, collector streets and/or intersections, and a general configuration of proposed streets, lots and blocks, including proposed median openings and left turn lanes on future divided roadways;

No changes will be made to existing roadways

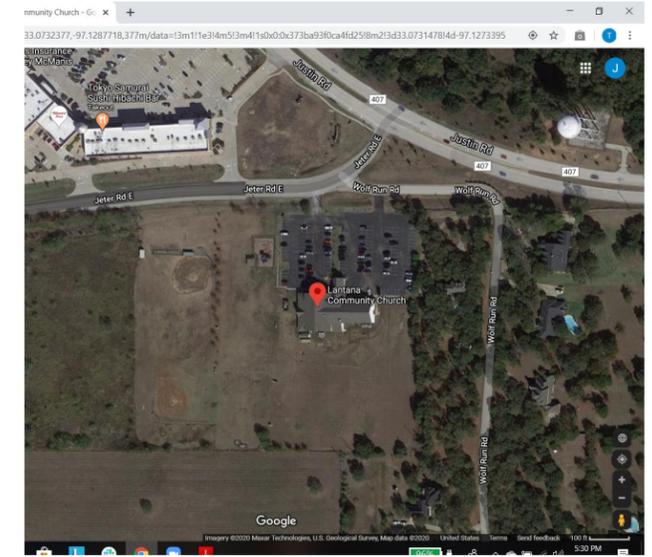
28. Existing and planned driveways located within two hundred (200) feet of the subject tract, including those located on the opposite side of divided roadways;

Driveway map

29. A general arrangement of land uses and buildings, including but not limited to:

No modifications will be made to the property of the building. Refer to Site Plans.

- a. Proposed nonresidential and residential densities;
- b. Building footprints for each proposed structure;
- c. Building heights;
- d. Building square footages for each proposed structure. For multi-tenant or multi-purpose buildings, show the square footage for each intended use;
- e. Building massing and orientation;
- f. Location of loading/service areas;
- g. Location of recycling containers, compactors, dumpsters and their enclosures;  
Noted on Site Plan. Dumpster to be relocated to area marked.
- h. Sidewalks and pedestrian walkways;  
Noted on Site Plan and on Vehicle and Walkway Traffic Patterns doc
- i. Parking plan showing the proposed on-site parking stalls with dimensions and driveway aisles with dimensions;  
Noted on Site Plan: Spaces Provided/Spaces Required, dimensions and driveways.
- j. Retention/detention ponds with proposed aesthetic treatments;  
Not applicable
- k. Screening walls;
- l. Fence;  
Playground fences noted on Site Plan and Vehicle and Walkway Traffic Patterns doc
- m. Signage



n. Fire lanes with dimensions for the fire lane isles and turn arounds;

Noted on Site Plan

o. A lighting plan for all external lighting demonstrating that the City's lighting standards have been met. Said lighting plan shall include the following.

1. The location and type of all lighting fixtures including the height of all pole lights;
2. A photometric analysis showing the estimated illumination at the property line;
3. The type of illumination fixtures to be utilized;
4. The type and method of shielding proposed;



Will continue to use existing lighting.

Photo is of light type on eastern property line.

Photo is lighting from eastern property line

p. Visibility easements;

Marked on Site Plan and Vehicle and Walkway Traffic doc

q. Any proposed sites for parks, schools, public facilities, public or private open spaces;



29[a]. A landscape plan meeting the Town of Bartonville standards for landscape plans as specified in Chapter 18 of this Ordinance;

No modifications will be made to the property. See Items A. & B. Site Plan.

30. An irrigation plan meeting the Town of Bartonville standards for irrigation plans as specified in Chapter 18 of this Ordinance;

No modifications will be made to the property. See Items A. & B. Site Plan.

31. Building facade (elevation) plans showing the type and color of the exterior materials to be utilized for each building or structure and each screening wall. Said building elevations shall be drawn to a scale of one inch equals twenty feet (1" = 20') or any such scale as designated by the Town Secretary, or his/her designee; and Provision of the above items shall conform to the principles and standards of this Ordinance and the Comprehensive Plan. To ensure the submission of adequate information, the Town is hereby empowered to maintain and distribute a separate list of specific requirements for site plan review applications. Upon periodic review, the Town Secretary, or his/her designee, shall have the authority to update such requirements for site plan and development review applications. It is the applicant's responsibility to be familiar with, and to comply with, these requirements.

No modifications will be made to the property. See Items A. & B. Site Plan.

JAY R. PINKSTON

R.S. # 1293 O.S. II # 1520  
Pinkston Wastewater  
P.O. Box 50357, Denton, TX 76206-0357  
940-383-1112

June 25, 2020

To: Town of Bartonville Env. Health / OSSF review  
Re: Lantana Community Church, 2200 E. Jeter Rd., Bartonville, Tx.

The Church has asked me to review design of the current ossf serving their facility to determine if it is properly sized to handle domestic waste from a proposed 100 student school (maximum). There will be no food preparation and the school is expected to operate 5 days per week. Using the 100 students x 12 gpd each, it is anticipated that an addition maximum of 1200 gallons might be added to the system.

Current worship services are 2 x week with 150 in attendance on Sunday and 50 on Wednesday night. Using 2 gal/person that is 300 gallons on Sunday and 100 on Wednesday night.

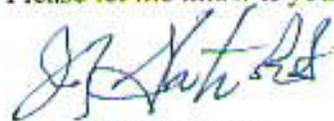
Current ossf has the treatment capacity of 3000 gpd according to original installation design and drawing. I am attaching water usages for the last year, however irrigation water is included in the totals and what is actually treated by the ossf is unknown.

Based on these calculations, it appears that sufficient treatment capacity exists to handle the anticipated load. The existing spray field, if intact from original installation, also has proper sizing to dispose of treated effluent.

Depending on how water lines enter the existing building and how water is run to school area, it is recommended that the church, school, and irrigation water be individually metered so that water usage can be accurately verified.

If for any reason the system fail or water usage exceed design treatment capacity, it will be the responsibility of the owner to bring the ossf into compliance immediately.

Please let me know if you have questions.



Jay R. Pinkston, R.S.  
Texas Registered Sanitarian #1293



## CROSS TIMBERS WATER SUPPLY CORPORATION

### Customer Maintenance - Master View

Date : 6/11/2020 03:42:35 PM

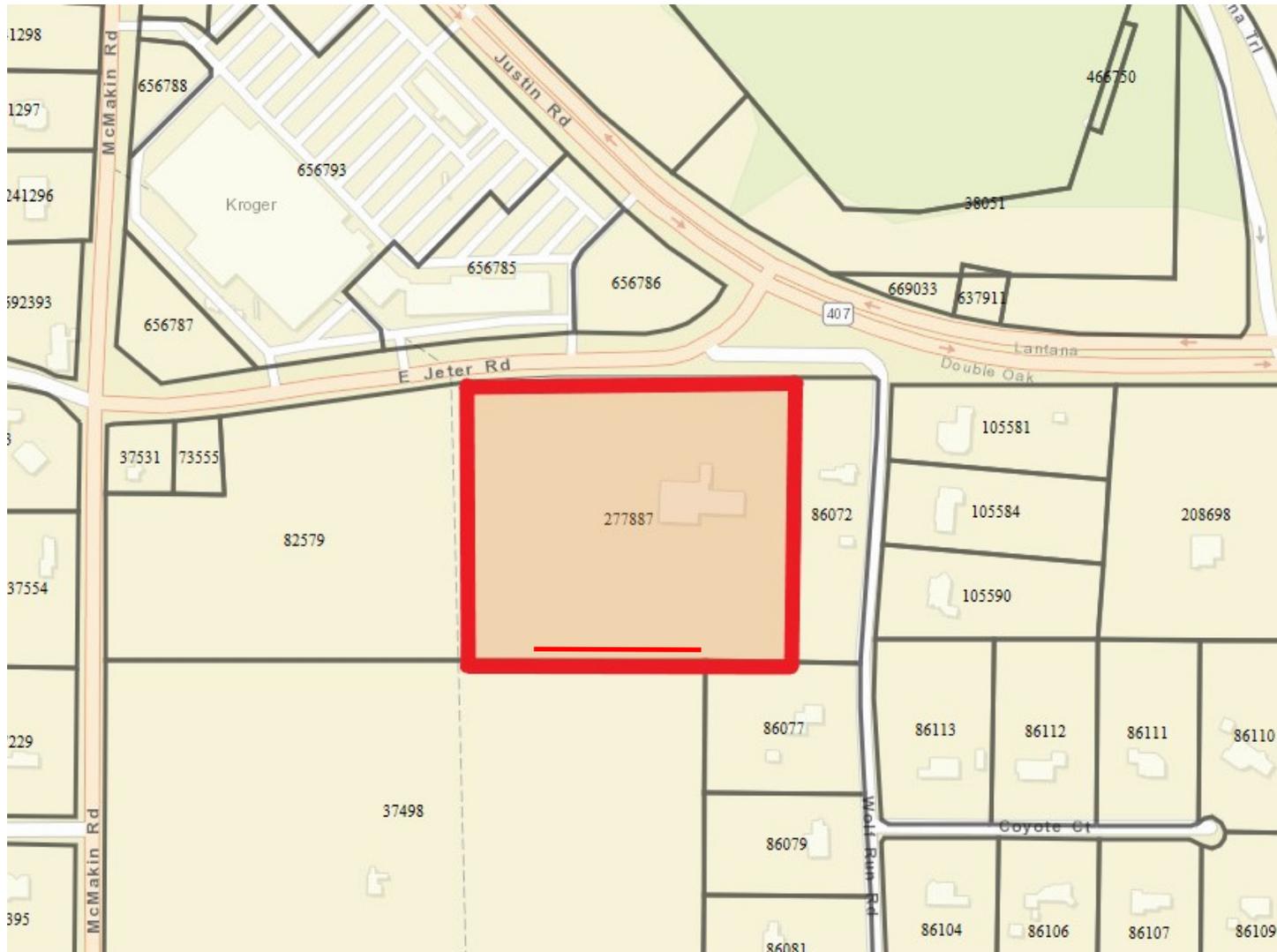
User Name : tvillarreal

|                |   |                |                            |               |           |
|----------------|---|----------------|----------------------------|---------------|-----------|
| Account Number | : 02330101                                      | Customer Name  | : FIRST CHURCH OF NAZARENE | Status        | : Active  |
| Home Phone     | : (817) 224-9200                                | Work Phone     | :                          | Billing Type  | : Normal  |
| Class          | : COMMERCIAL                                    | Billing Status | :                          | Billing Cycle | : CYCLE 1 |
| Address        | : 2200 E JETER RD<br>BARTONVILLE, TX 76226-8437 |                |                            |               |           |

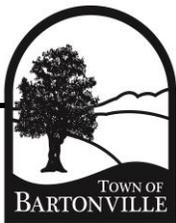
Service Location : <All>

| Description             | 6/1/2020 | 5/1/2020 | 4/1/2020 | 3/1/2020 | 2/1/2020 | 1/1/2020 | 12/1/2019 | 11/1/2019 | 10/1/2019 | 9/1/2019 | 8/1/2019 | 7/1/2019 | 6/1/2019 | 5/1/2019 |
|-------------------------|----------|----------|----------|----------|----------|----------|-----------|-----------|-----------|----------|----------|----------|----------|----------|
| Charges                 |          |          |          |          |          |          |           |           |           |          |          |          |          |          |
| 311.36                  | 311.36   | 428.98   | 430.39   | 351.05   | 399.67   | 344.16   | 407.39    | 387.38    | 391.16    | 82.71    | 989.13   | 503.42   | 49.91    | 557.27   |
| Payments                |          |          |          |          |          |          |           |           |           |          |          |          |          |          |
| 0.00                    | 0.00     | 428.98   | 430.39   | 351.05   | 399.67   | 344.16   | 407.39    | 387.38    | 391.16    | 82.71    | 989.13   | 503.42   | 49.91    | 557.27   |
| Service - Service Usage |          |          |          |          |          |          |           |           |           |          |          |          |          |          |
| 51,940                  | 51,940   | 65,562   | 66,725   | 57,176   | 63,157   | 57,624   | 65,658    | 63,187    | 63,654    | 12,711   | 137,500  | 77,518   | 3,016    | 84,168   |

## LOCATION MAP



Site Plan request for a 10.09-acre tract of land located on the north side of East Jeter Road, more commonly known as 2200 E. Jeter Road in Bartonville, Texas and is identified by the Denton Central Appraisal District as Property ID: 277887.



June 18, 2020

Name  
Address  
City State Zip

**RE:** Site Plan request for a 10.09-acre tract of land located on the north side of East Jeter Road, more commonly known as 2200 E. Jeter Road in Bartonville, Texas and is identified by the Denton Central Appraisal District as Property ID: 277887.

Dear Property Owner,

In accordance with local zoning laws, all owners of land within two hundred feet of any property being considered for a site plan must be afforded an opportunity to address the subject at a public hearing held for this purpose.

Per the Denton County Appraisal District records, you own property (Property ID \_\_\_\_ ) within two hundred feet (200') of the property described above. The owner for this property has made an application for a Site Plan for First Church Nazarene/Lantana Community Church/Harvest Christian Academy.

You are hereby notified that the Bartonville Planning and Zoning Commission and Bartonville Town Council will conduct two public hearings regarding a Site Plan for the subject property which may be of interest to you as follows:

**Bartonville Planning and Zoning Commission Public Hearing**

**Date/Time:** Wednesday, July 1, 2020 at 7:00 p.m.

**Location** Bartonville Town Hall, 1941 E. Jeter Road, Bartonville, Texas; AND  
via teleconference/video due to COVID-19

**Please Join Zoom Meeting from your computer, tablet or smartphone.**

<https://us02web.zoom.us/j/82918277444?pwd=WkZzaWtlbVRoSjYwSEdxb2kzd0U5QT09>

or www.zoom.com, join meeting and use the following ID and Password

**Meeting ID: 829 1827 7444**

**Password: 500123**

**You may also dial in using your phone toll free.**

**1-877-853-5257, Meeting ID 829 1827 7444, Passcode 500123**

**Bartonville Town Council**

**Date/Time: Tuesday, July 21, 2020 at 7:00 p.m.**

**Location: Bartonville Town Hall, 1941 E. Jeter Road, Bartonville, Texas; AND  
via teleconference/video due to COVID-19**

**Please Join Zoom Meeting from your computer, tablet or smartphone.**

<https://us02web.zoom.us/j/88533112759?pwd=SEJ2SkZsVnE5OW9EcDFZdXp1SXJkdz09>

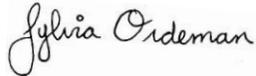
**Meeting ID: 885 3311 2759 Password: 415215**

**You may also dial in using your phone toll free.**

**1-877-853-5257, Meeting ID: 885 3311 2759, Password: 415215**

Should you have any questions regarding this matter, please feel free to contact me at 817.693.5280.

Sincerely,



Sylvia Ordeman  
Town Administrator

*Enclosure: Location Map*

| Name                                | Address                           | City, State, ZIP      | Property ID |
|-------------------------------------|-----------------------------------|-----------------------|-------------|
| LONGEWAY, KENNETH & LORI            | 190 WOLF RUN RD                   | BARTONVILLE, TX 76226 | 86072       |
| SANTAYANA, CARLOS & MARIA           | 258 WOLF RUN RD                   | BARTONVILLE, TX 76226 | 86077       |
| WACKER, LINDA IRENE REVOCABLE TRUST | PO BOX 834                        | AUBREY, TX 76227      | 37498       |
| MCKIN TEN ACRE LLC                  | 114 W CARRUTH LN                  | LEWISVILLE, TX 75077  | 82579       |
| WOODALL, LARRY & NANCY              | 153 WOLF RUN RD                   | BARTONVILLE, TX 76226 | 105584      |
| HUHAK, JAMES S                      | 203 WOLF RUN RD                   | BARTONVILLE, TX 76226 | 105590      |
| SMITH, RICHARD E & LAURA L          | 185 COYOTE CT                     | BARTONVILLE, TX 76226 | 86113       |
| A-S 114 LANTANA TOWN CENTER LP      | 8827 W SAM HOUSTON PKWY N STE 200 | HOUSTON, TX 77040     | 656785      |
| A-S 114 LANTANA TOWN CENTER LP      | 8827 W SAM HOUSTON PKWY N STE 200 | HOUSTON, TX 77040     | 656786      |
| KROGER TEXAS LP                     | 751 FREEPORT PKWY                 | COPPELL, TX 75019     | 656793      |
| FIRST CHURCH NAZARENE               | 2200 E JETER RD                   | BARTONVILLE, TX 76226 | 277887      |

DENTON RECORD-CHRONICLE  
P.O. BOX 369  
DENTON TX 76202  
(940)566-6800

ORDER CONFIRMATION (CONTINUED)

Salesperson: Legals Denton

Printed at 06/11/20 15:08 by plaga-dm

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Acct #: 232

Ad #: 27706

Status: New WHOLD WHOI

TOWN OF BARTONVILLE

The Planning and Zoning Commission for the Town of Bartonville, Texas, will conduct a public hearing at 7:00 p.m. on July 1, 2020, at Bartonville Town Hall, 1941 E. Jeter Road, Bartonville, Texas, AND by teleconference/video due to COVID-19 for the public to offer public comment by calling 877-853-5257, Meeting ID 829 1827 7444, Passcode 500123, to hear public comment and consider recommendations to the Town Council regarding a Site Plan for First Church Nazarene/Lantana Community Church/Harvest Christian Academy being all of a tract of land being described as Kincaide Lot 2R, Block A, Town of Bartonville, Denton County, Texas. The property is generally described as a 10.09-acre tract of land located on the north side of East Jeter Road, more commonly known as 2200 E. Jeter Road, Bartonville, Texas. The Town Council will conduct a second Public Hearing at 7:00 p.m. on Tuesday, July 21, 2020, at Bartonville Town Hall, 1941 E. Jeter Road, Bartonville, Texas AND by teleconference/video due to COVID-19 for the public to offer public comment by calling 877-853-5257, Meeting ID 885 3311 2759, Passcode 415215, to hear public comment and consider the site plan and recommendations of the Planning and Zoning Commission. All interested parties are encouraged to attend.

Drc 06/14/2020