

**SUP USE:**  
**CENTER FOR SUBSTANCE ABUSE**  
**LEVEL 2 - GALLUS MEDICAL (4,804 SF)**

**Philo Wilke**  
**Partnership**  
11275 S. Sam Houston Parkway W.  
Suite 200  
Houston, Texas 77031  
(832) 554-1130  
www.pwarch.com



*Brian A. Jaffe 12/29/2014*

Consultants:

MEP Engineer

**Telus Corporation**

12946 Dairy Ashford, Suite 130 Sugar Land,  
Texas 77478

Structural Engineer

**ASA Dally Structural Engineers**

9800 Richmond Ave., Suite 460 Houston,  
Texas 77042

Landscape Architect

**Studio 13 Design Group**

519 Bennett Lane, Suite 203 Lewisville,  
Texas 75057

Civil Engineering

**DOWDEY, ANDERSON & ASSOCIATES, INC.**

5225 Village Creek Drive, Suite 200 Plano, Texas 75093  
Phone 972-931-0694 Fax 972-931-9538  
STATE REGISTRATION NUMBER: F-399

Issues / Revisions

No.	Date	Description
1	7/15/2013	ADDENDUM #3
2	12/29/2014	RECORD DRAWINGS

Project

**Baylor-Emerus EMC**  
**Mansfield**

**Duke REALTY**  
RELIABLE. ANSWERS.

**Duke Realty BEMC Mansfield**  
**Development, LLC**

1776 US HIGHWAY 287  
Mansfield, TX 76063

Dimensional Control Plan

**SITE PLAN FOR SUP**

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DAA JOB NO. 12045

PSW Date: 12/29/2014

212-135R

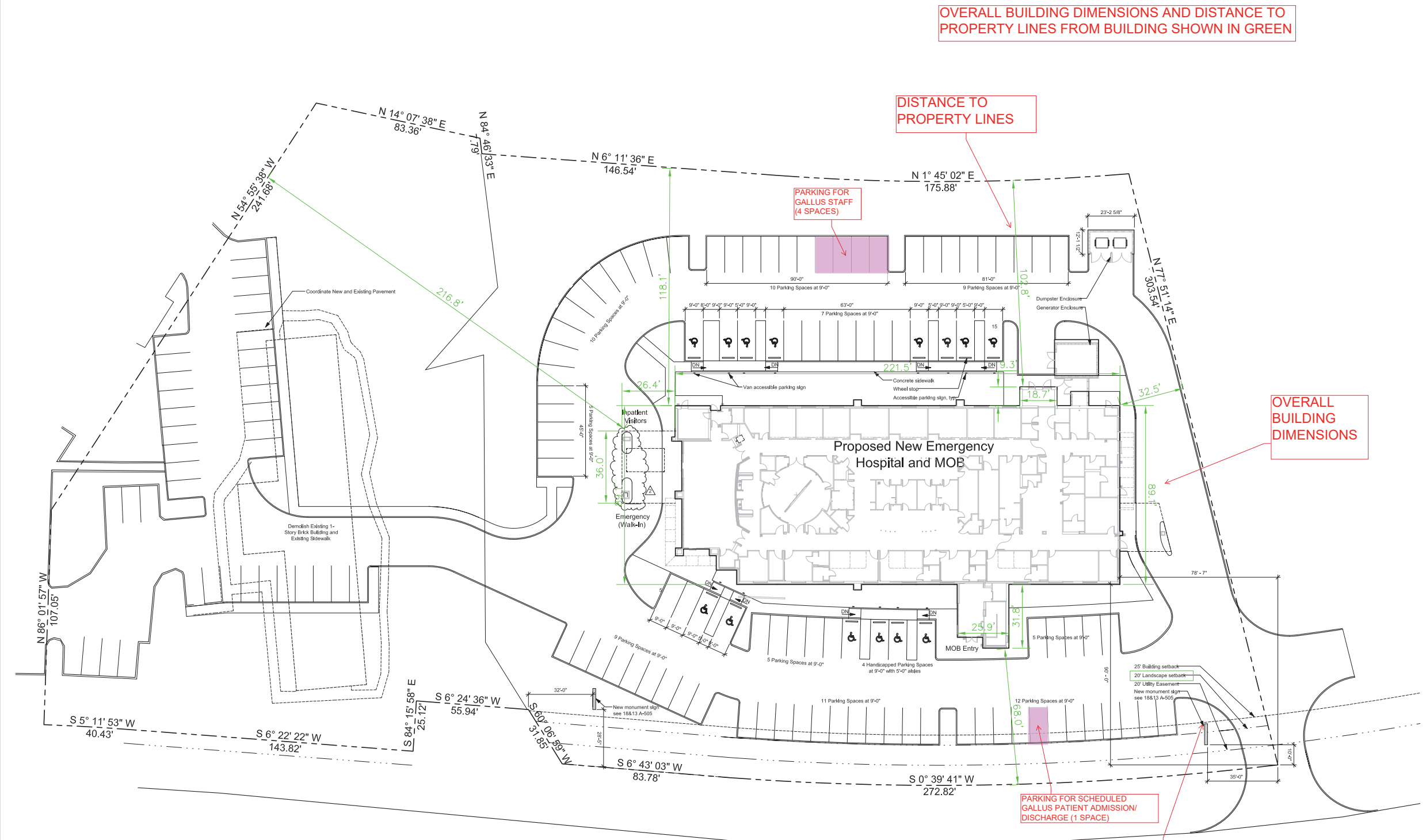
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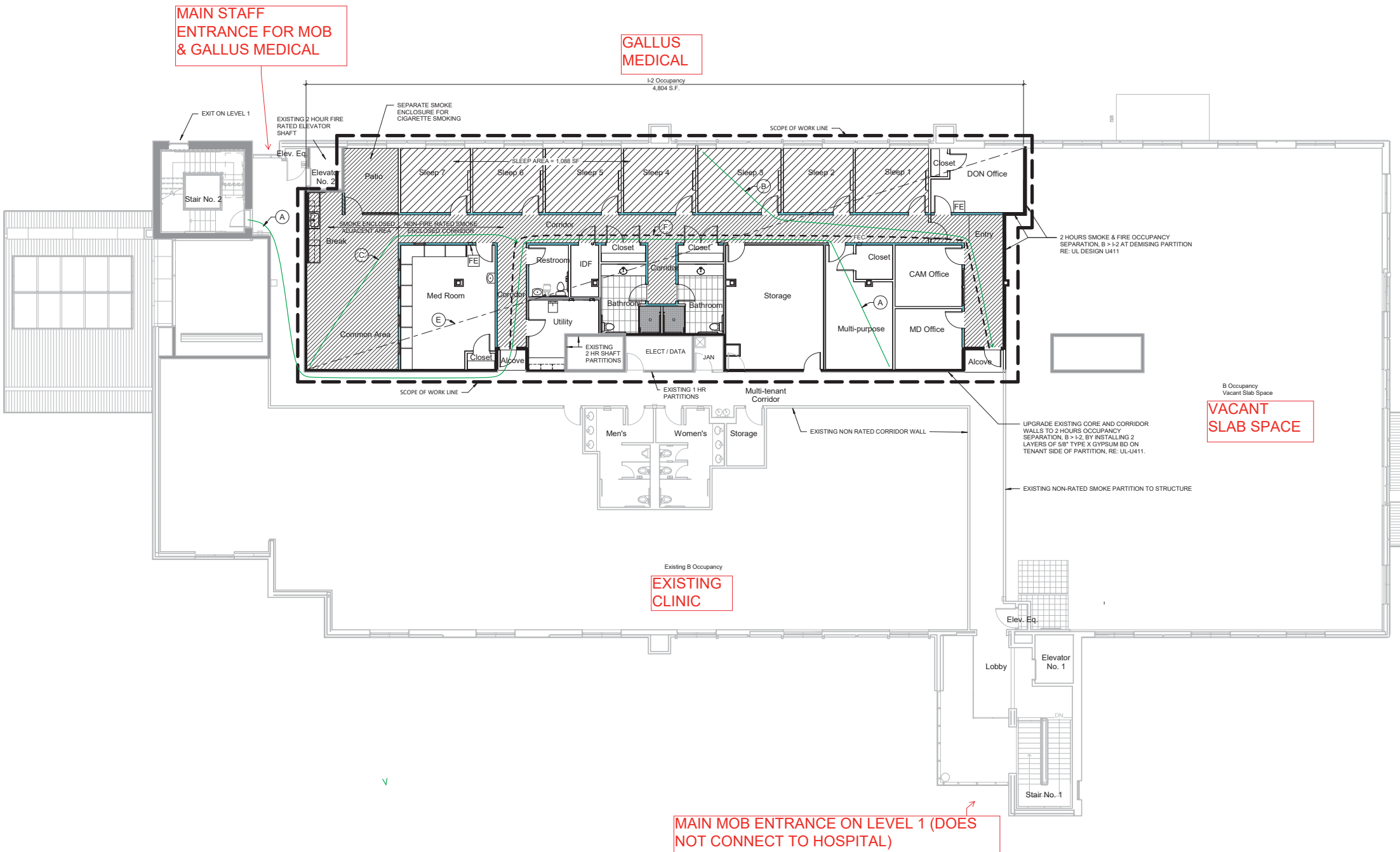




PARKING CALCULATION


Level	Use	SF	Beds	Ratio	Required	Provided	Notes
1	Hospital - acute care	18,411	8	1 space/1.5 beds	5.33	11	1
2	Business - medical clinic	10,765		1 space/150 SF	71.77	72	
2	Hospital - narcotic patients	4,804	7	1 space/1.5 beds	5	4	2
	Excess					12	4
	TOTAL				81.77	99	5
Notes							
1	8 inpatient beds + 8 emergency exam rooms						
2	Gallus will have up to 7 staff						
3	Gallus will have up to 7 patients						
4	Additional spaces provided						
5	Includes 14 accessible spaces						






- KEYED NOTES:**
- A. LONGEST TRAVEL DISTANCE TO AN EXIT = 170 FEET
  - B. MAXIMUM DISTANCE TO A CARE SUITE EXIT = 72 FEET
  - C. LONGEST TRAVEL DISTANCE TO PATH OF COMMON TRAVEL = 50 FEET
  - D. THREE LAYERS GYPSUM BOARD (INCLUDING EXISTING) ON INSIDE SUITE PERIMETER WALLS FOR 2 HOUR FIRE RATING PER UL U411, TYPICAL.
  - E. MAXIMUM DIAGONAL DIMENSION SUITE 134 / 2 = 67 FEET
  - F. COMMON PATH OF TRAVEL WITHIN CARE SUITE AND DISTANCE BETWEEN EXITS = 119 FEET > 67 FEET


- LEGEND - FIRE SAFETY**
- EXISTING PARTITION
  - NON-RATED PARTITION
  - NON-FIRE-RATED SMOKE PARTITION TO STRUCTURE
  - 1-HOUR FIRE + SMOKE PARTITION TO STRUCTURE WITH 20 MINUTE DOORS.
  - 2-HOUR FIRE + SMOKE PARTITION TO STRUCTURE WITH 90 MINUTE DOORS.
  - FIRE EXTINGUISHER LOCATION ON WALL BRACKET
  - LONGEST PATH OF TRAVEL
  - SMOKE PROTECTED CORRIDOR AND AREAS OPEN TO SMOKE CORRIDOR



**Gallus**  
MEDICAL  
DETOX CENTERS



**NORRIS DEVELOPMENT, INC.**  
11127 Hunters Landing  
Montgomery, TX 77356  
phone: 713.817.2319



**TELIOS**  
TELIOS BUILDING SYSTEMS CONSULTING  
101 Parklane Blvd #101  
Sugar Land, TX 77478  
phone 281.265.1636

NOT FOR CONSTRUCTION

Issues / Revisions

No.	Description	Date
1	Check Print	07/26/2021

Project

**Gallus Medical**

**Mansfield**  
1776 US-287, Suite 250  
Mansfield, TX 76063

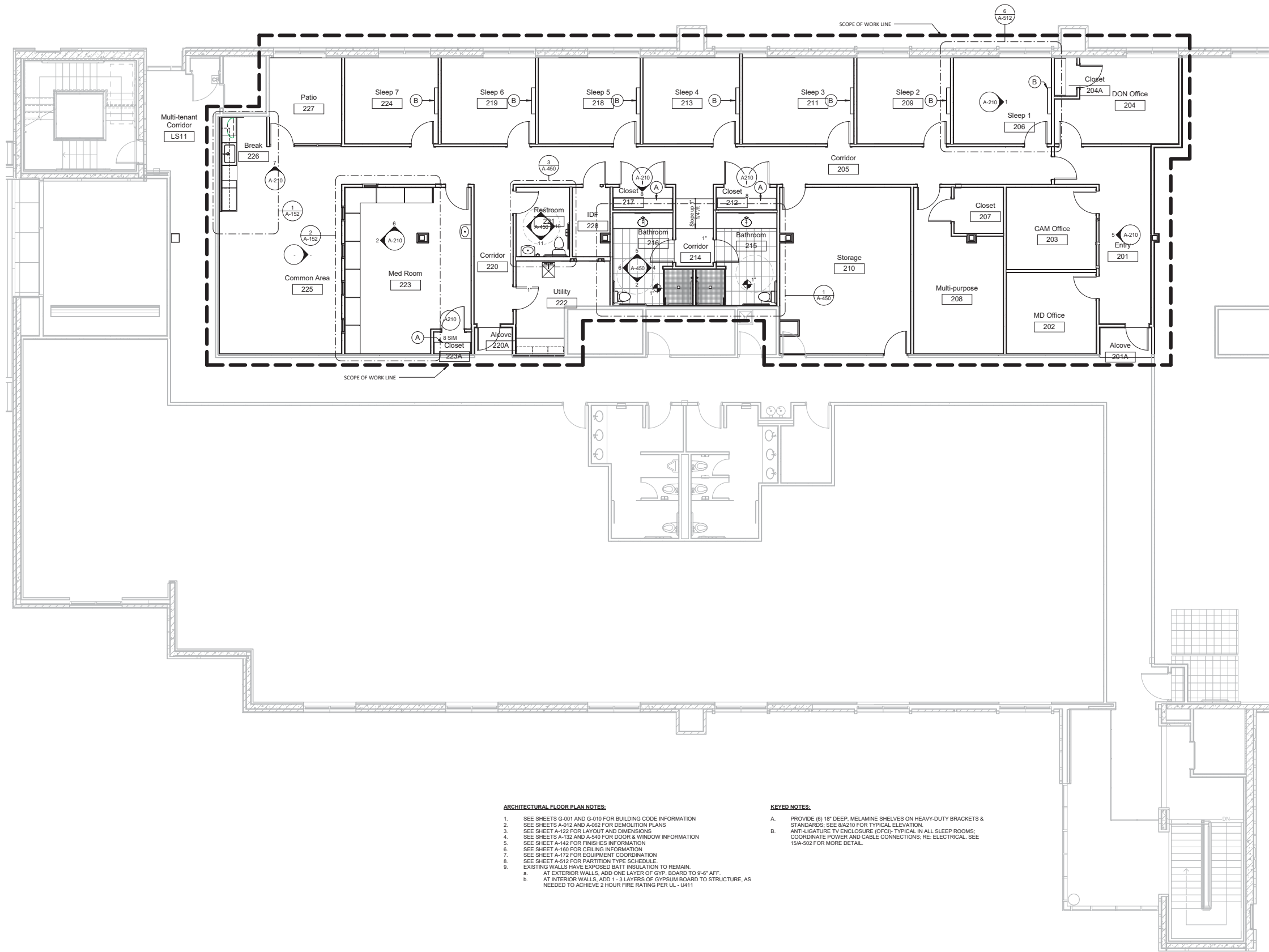
Project Number 20.203  
Date 07.26.2021  
Drawn By Author  
Scale As indicated

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Sheet Name  
**FIRE SAFETY PLAN**

LEVEL 2

Sheet Number  
**G-010**



**ARCHITECTURAL FLOOR PLAN NOTES:**

- SEE SHEETS G-001 AND G-010 FOR BUILDING CODE INFORMATION
- SEE SHEETS A-012 AND A-062 FOR DEMOLITION PLANS
- SEE SHEET A-122 FOR LAYOUT AND DIMENSIONS
- SEE SHEETS A-132 AND A-540 FOR DOOR & WINDOW INFORMATION
- SEE SHEET A-162 FOR FINISHES INFORMATION
- SEE SHEET A-160 FOR CEILING INFORMATION
- SEE SHEET A-172 FOR EQUIPMENT COORDINATION
- SEE SHEET A-512 FOR PARTITION TYPE SCHEDULE
- EXISTING WALLS HAVE EXPOSED BATT INSULATION TO REMAIN.
- a. AT EXTERIOR WALLS, ADD ONE LAYER OF GYP. BOARD TO 9'-6" AFF.
- b. AT INTERIOR WALLS, ADD 1 - 3/4" LAYERS OF GYPSUM BOARD TO STRUCTURE, AS NEEDED TO ACHIEVE 2 HOUR FIRE RATING PER UL - U411

**KEYED NOTES:**

- A. PROVIDE (6) 18" DEEP, MELAMINE SHELVES ON HEAVY-DUTY BRACKETS & STANDARDS. SEE 8A210 FOR TYPICAL ELEVATION.
- B. ANTI-LIGATURE TV ENCLOSURE (OFC): TYPICAL IN ALL SLEEP ROOMS. COORDINATE POWER AND CABLE CONNECTIONS, RE: ELECTRICAL. SEE 15A-502 FOR MORE DETAIL.

1 Architectural Floor Plan  
3/16" = 1'-0"

Legend - Floor Plan  
Existing to remain  
New Partitions

0' 2' 4' 8' 16'



EXHIBIT B Page 5 of 6 SUP#21-003



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Gallus Medical

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Project Number 20.203

Date 07.26.2021

Drawn By Author

Scale 3/16" = 1'-0"

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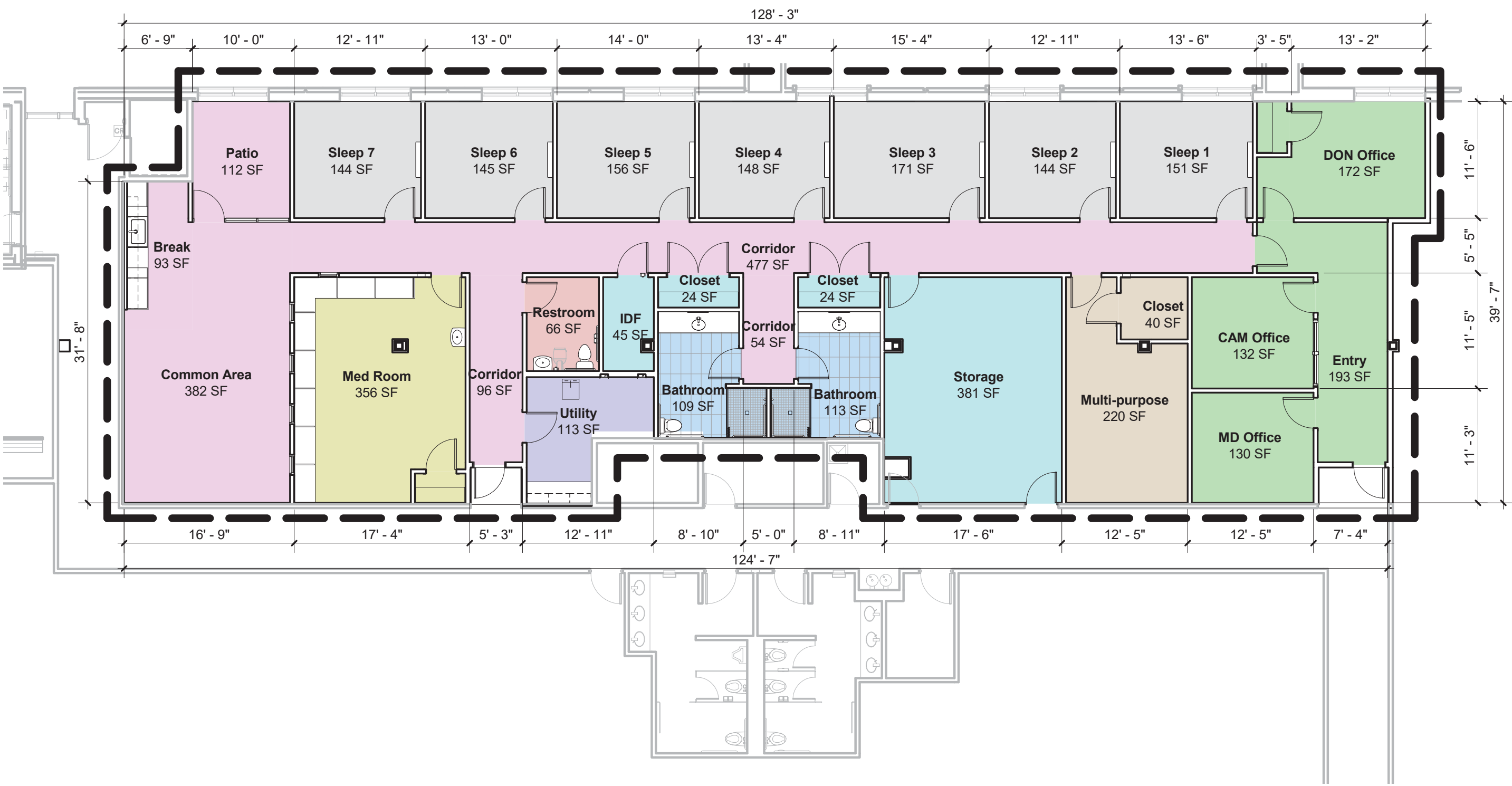
Sheet Name

LEVEL 2 -  
FLOOR PLAN

Sheet Number

A-112

SUITE 250  
GALLUS MEDICAL  
4,804 NUA  
5,140 NRA



SUITE DIMENSIONS



NORRIS DEVELOPMENT, INC.  
11127 HUNTERS LANDING  
MONTGOMERY, TX 77356  
PHONE: 713.817.2319

Mansfield  
Gallus Medical

AREA CALCULATION			
Project number	20.203	AC	Scale 1" = 10'-0"
Date	07.26.2021		
Drawn by	FPN		
Checked by	FPN		