



SITE INFORMATION & CALCULATIONS:

TAX KEY: 330-0171-000

ZONING = C1 / NOR

SETBACKS

FRONT = 0
SIDE = 0
INTERIOR SIDE = 0
REAR = 0

TOTAL PROPERTY AREA = 10,800 SF

EXISTING BUILDING AREA COVERAGE = 4,767 SF [44%]
PROPOSED BUILDING AREA COVERAGE = 4,271 SF [40%]

EXISTING IMPERVIOUS AREA = 9,933 SF [92%]
PROPOSED IMPERVIOUS AREA = 10,281 SF [95%]

EXISTING / PROPOSED OFF-STREET PARKING = 8 PARKING STALLS
EXISTING / PROPOSED ADA PARKING = 1 PARKING STALL
REQUIRED OFF STREET PARKING = 8 STALLS / 1000GSF
7,583 GSF / 1000 SF = 7.583 X 8 = 60.66 [61 PARKING STALLS]

LOWER LEVEL STORAGE ROOM OMITTED FROM CALCULATION

SHORT TERM BIKE PARKING = 1 BIKE PARKING / 10 VEHICLES
8 PARKING STALLS / 10 = 0.8 OR 1 [REQUIRED]

SHORT TERM BIKE PARKING = 9 [PROVIDED]

BICYCLE PARKING COUNT PER EXISTING / PROPOSED OFF-STREET PARKING COUNT

SHORT TERM BIKE PARKING = 1 BIKE PARKING / 10 VEHICLES
SHORT TERM BIKE PARKING = 4 [PROVIDED]

LONG TERM BIKE PARKING = 1 BIKE PARKING / 6,000 GSF [2 MIN.]
11,755 GSF / 6,000GSF = 1.96 OR 2 [REQUIRED]
LONG TERM BIKE PARKING = 2 [PROVIDED IN LOWER LEVEL]

SITE PLAN - GENERAL NOTES

- THE DETAILS OF CONSTRUCTION IN THIS PROJECT ARE OF CRITICAL IMPORTANCE TO BOTH THE CLIENT AND ARCHITECT. IF ANY PORTION OF THE CONSTRUCTION DOCUMENTS IS UNCLEAR, INCOMPLETE IN ITS DIRECTION, OR CONFLICTS WITH OTHER PORTIONS OF THE WORK, PLEASE NOTIFY THE ARCHITECT PRIOR TO EXECUTING THAT WORK.
- NOTIFY ARCHITECT PROMPTLY IF THE INFORMATION SHOWN IN ONE PORTION OF THE CONSTRUCTION DOCUMENTS CONFLICTS WITH THAT SHOWN IN ANOTHER.
- NOTIFY ARCHITECT PROMPTLY IF THE CONSTRUCTION DOCUMENTS ARE INCONSISTENT WITH ANY APPLICABLE CODES OR REGULATIONS.
- CONTRACTOR TO VERIFY ALL DIMENSIONS IN FIELD PRIOR TO EXECUTION OF WORK.
- ALL PAVING, SCORE LINES, WALLS, AND OTHER MISC. SITE IMPROVEMENTS ARE LAID OUT PERPENDICULAR OR PARALLEL TO THE BUILDING UNLESS NOTED OTHERWISE.
- VERIFY LOCATION OF ALL OVERHEAD AND UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF WORK.
- CONTRACTOR SHALL PROVIDE EROSION CONTROL FACILITIES IN ACCORDANCE WITH APPLICABLE STATE AND LOCAL ORDINANCES.