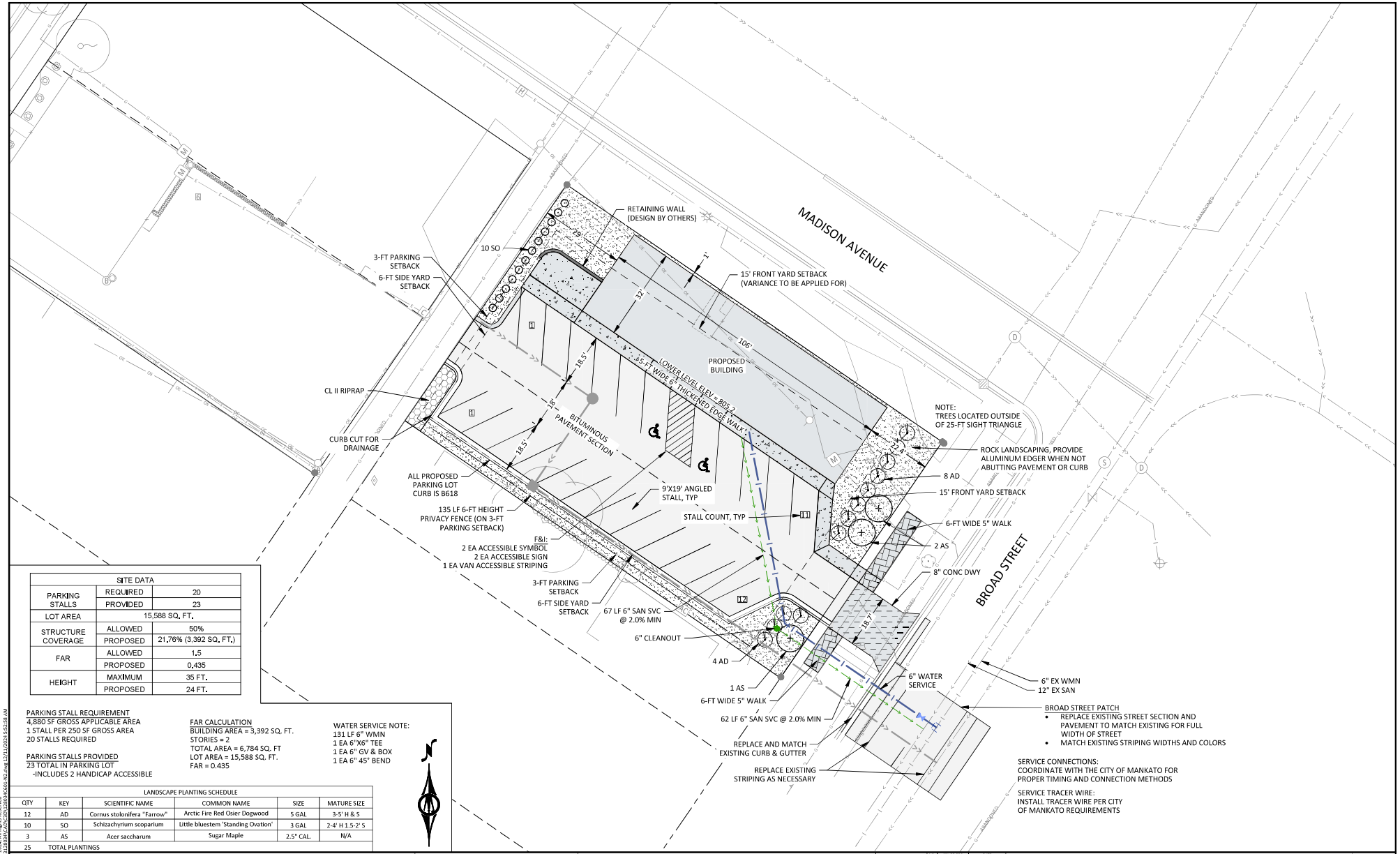

SITE DATA		
PARKING STALLS	REQUIRED	20
	PROVIDED	23
LOT AREA	15,588 SQ. FT.	
STRUCTURE COVERAGE	ALLOWED	50%
	PROPOSED	21.76% (3,392 SQ. FT.)
FAR	ALLOWED	1.5
	PROPOSED	0.435
HEIGHT	MAXIMUM	35 FT.
	PROPOSED	24 FT.

PARKING STALL REQUIREMENT
4,880 SF GROSS APPLICABLE AREA
1 STALL PER 250 SF GROSS AREA
20 STALLS REQUIRED

PARKING STALLS PROVIDED
23 TOTAL IN PARKING LOT
-INCLUDES 2 HANDICAP ACCESSIBLE

FAR CALCULATION
BUILDING AREA = 3,392 SQ. FT.
STORIES = 2
TOTAL AREA = 6,784 SQ. FT
LOT AREA = 15,588 SQ. FT.
FAR = 0.435

WATER SERVICE NOTE:
131 LF 6" WMN
1 EA 6"X6" TEE
1 EA 6" GV & BOX
1 EA 6" 45° BEND

LANDSCAPE PLANTING SCHEDULE					
QTY	KEY	SCIENTIFIC NAME	COMMON NAME	SIZE	MATURE SIZE
12	AD	Cornus stolonifera "Farrow"	Arctic Fire Red Osier Dogwood	5 GAL	3-5' H & S
10	SO	Schizachyrium scoparium	Little bluestem 'Standing Ovation'	3 GAL	2-4' H 1.5-2' S
3	AS	Acer saccharum	Sugar Maple	2.5" CAL.	N/A
25	TOTAL PLANTINGS				

HORZ. 0 15 30
SCALE FEET

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

NOT FOR CONSTRUCTION

ALEC W. PIETZ, P.E.
LIC. NO. 59617 DATE XX/XX/XXXX

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		NO.	ISSUED FOR	DATE
DESIGNED	AWP			
DRAWN	AWP			
CHECKED	NPM			
CLIENT PROJ. NO.	OM3.128034			

MAH BKS 2, LLC
830 NORTH BROAD PROJECT
SITE & LANDSCAPING PLAN

SHEET C4.01

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