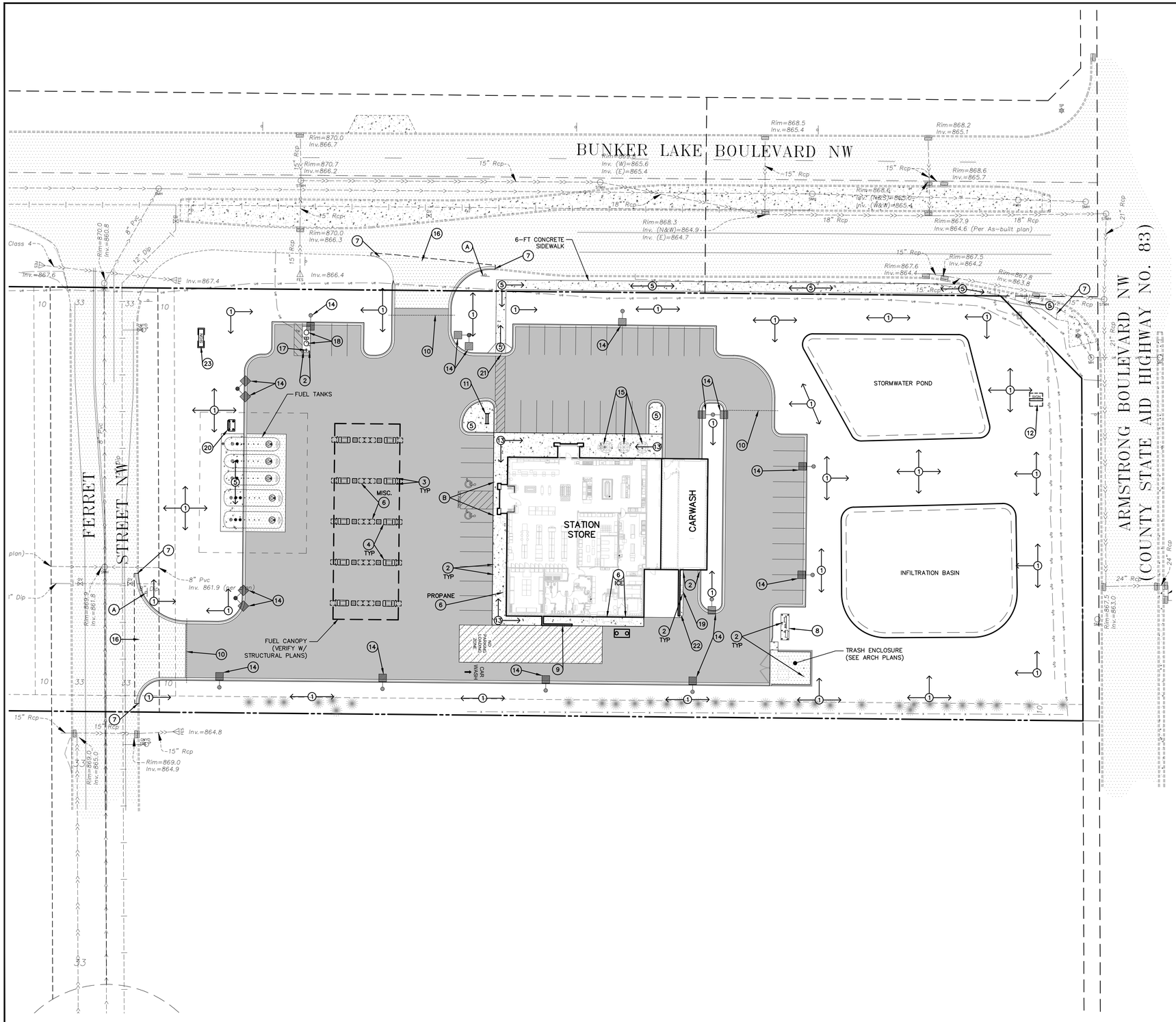

PLAN LEGEND

	EXISTING	PROPOSED
CURB		
BITUMINOUS		
CONCRETE PAVEMENT		HEAVY DUTY 6,637 SF
		LIGHT DUTY 50,923 SF
CONCRETE WALK		
PROPERTY LINE		
EASEMENT LINE		
STORM SEWER		
SANITARY SEWER		
WATER MAIN		
UNDERGROUND GAS		
UNDERGROUND FIBER OPTIC		
UNDERGROUND ELECTRIC		
FENCE		
MISCELLANEOUS MANHOLE		
SEMAPHORE		
SANITARY MANHOLE		
LIGHT POLE		
SIGN		
GATE VALVE		
HYDRANT		
ELECTRIC BOX		
HAND HOLE		
FLARED END SECTION		

PLAN KEYNOTES

1. LANDSCAPE AREA. SEE SHEET L1.
2. 30" HEIGHT, 6" DIAMETER CONCRETE FILLED PIPE BOLLARD. SEE DETAIL 6/C500.
3. 36" HEIGHT, 6" DIAMETER CONCRETE FILLED PIPE BOLLARD. SEE DETAIL 7/C500.
4. CONCRETE ISLAND WITH 6" EXPOSURE WITH FUEL DISPENSER. DISPENSER PER OWNER.
5. 4" CONCRETE WALK.
6. OUTDOOR MERCHANDISING.
7. MATCH EXISTING CURB & GUTTER/SIDEWALK/PAVEMENT.
8. TRANSFORMER LOCATION.
9. TOTE SCREENING WALL. SEE ARCHITECTURAL PLANS.
10. PVC IRRIGATION SLEEVE UNDER PAVEMENT. VERIFY WITH IRRIGATION PLAN FOR EXACT SIZE AND LOCATION BEFORE INSTALLATION.
11. BIKE RACK PER OWNER.
12. PYLON SIGN.
13. 6" INTEGRAL CONCRETE WALK/CURB.
14. SITE AREA LIGHT WITH CONCRETE BASE PER DETAIL 5/C500.
15. PICNIC TABLE PER OWNER.
16. CONCRETE VALLEY GUTTER PER DETAIL 3/C501.
17. "FREE AIR" COMPRESSOR PER OWNER. PROVIDE SIGNAGE PER OWNER.
18. AUTO VACUUM PER OWNER ON CONCRETE ISLAND WITH 6" EXPOSURE. PROVIDE TRASH CONTAINER PER OWNER.
19. CARWASH KEYPAD PER OWNER. PROVIDE TRASH CONTAINER PER OWNER.
20. FUEL TANKS VENT STAND PER OWNER.
21. PEDESTRIAN RAMP.
22. 6" CONCRETE CURB ISLAND.
23. MONUMENT SIGN.

SIGN SCHEDULE (PER MMUTCD)

Ⓐ STOP SIGN: R1-1 (30"x30")

Ⓑ HANDICAP PVC BOLLARD SLEEVE PER OWNER. SEE DETAIL 9/C500.

0 15 30 60

(IN FEET)

BENCHMARK

1. MnDot Geodetic GSD Station No. 808 (MnDot Name HYATT MNDT) – Elevation 878.97 ft. (NAVD88)

CALL BEFORE YOU DIG

811

Know what's **below.** **Call** before you dig.

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CARLSON ENGINEERING
3890 PHEASANT RIDGE DRIVE NE, SUITE 100, BLAINE, MN 55449
TEL 763.489.7900 | FAX 763.489.7959
CARLSON-ENGINEERING.COM

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.

Name: Daniel J. Wilke, P.E.
Signature:
Date: 01/30/25 License #: 53182

SITE KEYNOTE PLAN

CONVENIENCE STORE #1782
WITH 1-BAY CARWASH

BUNKER LAKE BLVD & ARMSTRONG BLVD NW
RAMSEY, MINNESOTA

#	DATE	DESCRIPTION
1	03/10/25	Per Owner Comments

DRAWN BY	DJW
SCALE	GRAPHIC
PROJ. NO.	11224-00
DATE	2025-01-30
SHEET	1782 C100