01PD002

RECEIVED
AUG 17 2000
Rapid City
Planning Department

Section Through Site

1 / C1 Scale 1"=20'

Site Plan

Scale 1"=20'

5/8" REBAR W/CAP (ILLEGIBLE)

S89°55'41"E 379.92'(M)

295.22'

84.70'

5/8" W/CAP

60' WIDE DRAINAGE & UTILITY EASEMENT

60'

83'

25'

250'

REGRADE BERM TO ACCOM DRAINAGE AROUND REAR OF BUILDING AND GENERALLY SLOPING TO THE EAST AT THE REAR OF THE BUILDING AND TO THE SOUTH AT THE FRONT OF THE BUILDING

DEVELOP DRAINAGE SWALE AROUND BUILDING TO DRAIN TO THE SOUTH

6'

60'

5'

6'

FFE 3233.0

1564 SF

N00°07'56"W 238.10'

COMMON ACCESS & UTILITY EASEMENT

Sewer line

66' 260'

10'

20'

N00°10'11"E 400.21'(C)

235.37'

N67°37'59"E

N67°22'01"W 64.94'

39.27'

64.94'

39.27'

DEVELOP DRAINAGE SWALE ALONG SOUTH SIDE OF PROPERTY TO TAKE DRAINAGE TO THE EAST

PROVIDE EROSION CONTROL ALONG CONSTRUCTION LIMITS OR ALONG PROPERTY LINE BY USING EITHER A SILT FENCE OR STRAW BALES. REMOVE AFTER ESTABLISHED GROWTH OF GROUND COVER MATERIALS

PROVIDE CONTROL TO PREVENT TRACKING OF MUD ONTO STREETS DURING CONSTRUCTION. PROVIDE 3" TO 3" CLEAN ROCK 50' LONG AT CONSTRUCTION PERIOD ACCESS POINTS

N44°52'01"W 34.85'

LOT 1 (0.695 Ac.)

119.92'

L=71.44'

KERMIT STREET

R=50.00'

L=32.18'

N89°50'58"W 265.44'

R=

L=

50'

PROJECT DATA

EXISTING ZONING: GENERAL COMMERCIAL

PROPOSED USE: BUILDING MATERIALS WAREHOUSE

LOT SF: 17451 SF

LOT AC: .401 AC

LOT DIMENSIONS: WIDTH 295.22' DEPTH 227.16' IRREGULAR LOT? NO

SETBACKS: REQUIRED / PROVIDED / CITY ZONING CODE 17.18.050
FRONT (MIN) HEIGHT LANE: 25 FEET / 45 / 50' (MIN)
SIDE YARD: NONE / 0 / 20' (MIN)
REAR YARD: NONE / 0 / 20' (MIN)

ADJACENT PROPERTY ZONING:
NORTH: GENERAL COMMERCIAL
EAST: GENERAL COMMERCIAL
SOUTH: LESS STRICT GENERAL COMMERCIAL
WEST: HEAVY LANE GENERAL COMMERCIAL

OCCUPANCY USE (UBC TABLE 5-A): M

REQUIRED OCCUPANCY SEPARATION (H-P/S): SINGLE OCCUPANCY / UBC (UBC 3-B) NONE REQUIRED

BUILDING TYPE: II-N

SPRINKLER SYSTEM: PROVIDED

ALLOWABLE BUILDING SF (UBC TABLE 5-B): 12,700 SF

TOTAL ALLOWABLE AREA INCREASE (UBC 505 / UBC SEC. 505.1.3): 6,350 SF / SIDE (2 SIDES AT 60+ FEET X 1 25%)

TOTAL ALLOWABLE BUILDING SF: 19,050 SF

BUILDING: AREA: 1564 SF; COVERAGE: (1564 SF/17,451 SF) 9%; NUMBER OF STORIES: 1 STORY ALLOWED / 1 STORY PROVIDED; HEIGHT: (UBC TABLE 5-B) 60' / (1 STORY ALLOWED) 1 STORY; HEIGHT OF: (1 STORY ALLOWED) 1 STORY

PARKING REQUIRED: WAREHOUSE (1 SPACE PER 1,000 SF) 1.5 SPACES; OFFICE (1 SPACE PER 300 SF) 3 SPACES

PARKING PROVIDED: 15 SPACES

PARKING LAYOUT (CITY STANDARDS PER 17.50.270(E)(3)): MINIMUM REQUIRED / PROVIDED
PARKING ANGLE: 90 DEGREE STALLS
AISLE WIDTH: 24 FEET / 24 FEET MINIMUM
STALL WIDTH: 9 FEET / 9 FEET
STALL DEPTH: 18 FEET / 18 FEET

ADA PARKING LAYOUT (FEDERAL ADA CODE): MINIMUM REQUIRED / PROVIDED
STALL WIDTH: ADA 4.6.3: 8 FEET / 8 FEET
STALL DEPTH: ADA 4.6.3: 18 FEET / 18 FEET
MIN ACCESSIBLE AISLE: ADA 4.6.3: 5 FEET / 8 FEET
REQUIRE ACCESSIBLE AISLE: ADA 4.6.3: 5 FEET / 5 FEET
RAMP WIDTH: ADA 4.8.3: 3 FEET CLEAR WIDTH / 5 FEET

LANDSCAPING REQUIRED: (8,627 - 17,000): 50,127 POINTS

LANDSCAPING PROVIDED: (15,000 POINTS)

SITE AREA (MORE THAN 20 FT OF PARKING (MIN 50 X 25 (863)): 24,000 PTS
1 NO 3" GRASS (50 PTS/EA): 2,000
5 NEW LARGE TREES (1000 PTS): 10,000
10 NEW SMALL TREES (500 PTS): 5,000
10 NEW SHRUBS (200 PTS): 2,000

SITE PTS REMAINING (LOT AREA (MIN 50 X 25,000)): 10,000 PTS
(1,000 SF GRASS (10 PTS/SF)): 10,000

PROPERTY LOCATION: NW CORNER OF KERMIT LANE

LEGAL DESCRIPTION: LOT 2 OF SITE PLANNING NO 1 IN THE SW1/4 OF SEC 32 T2N R8E BEING A REPLAT OF THE NW1/4 OF LOT 4 OF SEC 5 T1S R8E OF THE BHM IN RAPID CITY PENNINGTON COUNTY SOUTH DAKOTA

LANDSCAPE SYMBOLS

LARGE TREE (1000 PTS)
- BARTLETT WILLITTS ASH
- COTTONLESS COTTONWOOD
- GOLDEN RAIN TREE
- LINDEN
- OTTOMAN BLUE SPRUCE
- BLACK HILLS SPRUCE
- SCOTCH PINE
- PONDEROSA PINE

SMALL TREE (500 PTS)
- CHOKECHERRY
- FLOWERING CRABAPPLE
- MESA PLUM
- HAWTHORN

SHRUB (250 PTS)
- SUMAC
- CURRANT
- SUMAC
- PRAIRIE ROSE
- APACHE JUNIPER
- SEA GREEN JUNIPER
- BLUE ALPS JUNIPER
- PAWNEE JUNIPER

GC GROUND COVER (100 PTS/SF)
- SUBMIT PLANT MATERIAL FOR APPROVAL

DRAINAGE DIRECTION

TOP EDGE OF GRADE

Revisions

Number	Date	Description	By

Project Number 00068
File Name
Drawn By LSH
Checked By
Date 8/17/2000

Lyle H. Henriksen, Architect
526 Saint Joseph Street, Suite A
Rapid City, South Dakota 57701
Phone (605) 394-0169

Site Plan
Alside Supply Center
Rapid City, South Dakota

C1
Drawing Number