







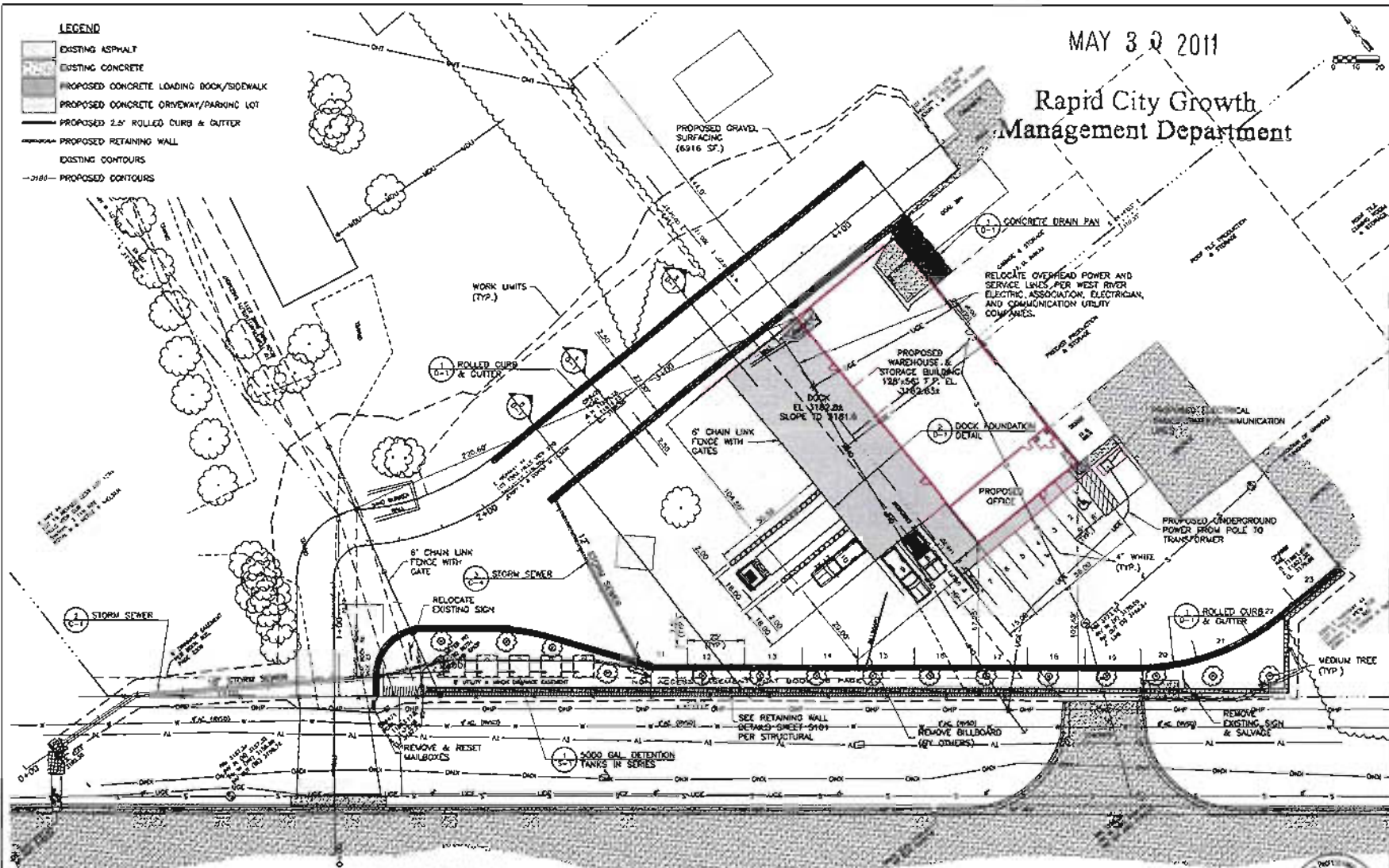


MAY 30 2011

Rapid City Growth Management Department

LEGEND

-  EXISTING ASPHALT
-  EXISTING CONCRETE
-  PROPOSED CONCRETE LOADING DOCK/SIDEWALK
-  PROPOSED CONCRETE DRIVEWAY/PARKING LOT
-  PROPOSED 2.5' ROLLED CURB & GUTTER
-  PROPOSED RETAINING WALL
-  EXISTING CONTOURS
-  -2165- PROPOSED CONTOURS



PARKING REQUIREMENT CALCULATION

OFFICE 1120 SF =	5.6 SPACES
ROOF TOP PRODUCTION 3000 SF =	6.3 SPACES
PRECAST PRODUCTION 1600 SF =	3.4 SPACES
MATERIAL STORAGE/CLIPPING 2213 SF =	0.8 SPACES
WAREHOUSE/STORAGE 8000 SF =	1.3 SPACES
ROOF TOP STORAGE 8603 SF =	2.2 SPACES
GARAGE/STORAGE 2410 SF =	0.7 SPACES
TOTAL REQUIRED PARKING =	20.3 STALLS PROVIDED

LANDSCAPING REQUIREMENT REGULATIONS
 A LATERAL ZONE OF EVENLY SPACED VEGETATION WILL BE PROVIDED ALONG THE WAY AS REQUIRED BY THE LANDSCAPE REGULATIONS. MEDIUM TREES WILL BE PLANTED AT 25 FT SPACING ALONG SOUTHWEST NEW LINE AS SHOWN.

PLANNED INDUSTRIAL AND FINAL INDUSTRIAL DEVELOPMENT
 REFER TO BUILDING AND CIVIL PLANS.



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cetec
 CIVIL ENGINEERS

DATE: 5/27/11
 DRAWN BY: JCS
 CHECKED BY: JCS
 SCALE: AS SHOWN

SITE PLAN

J&D PRECAST SITE DEVELOPMENT
 1400 EAST GARDNER AVE
 RAPID CITY, SOUTH DAKOTA

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