

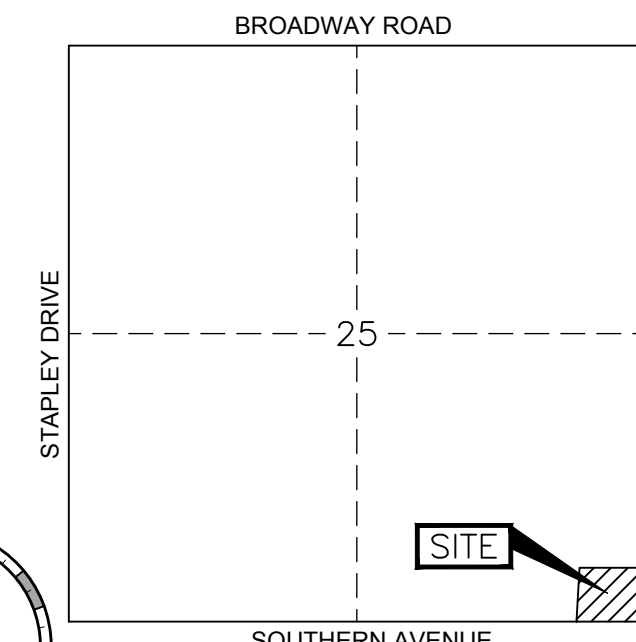
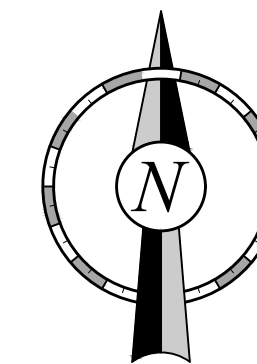
BM-1 BRASS CAP FOUND IN HAND HOLE SOUTHEAST QUARTER
CORNER OF SECTION 25.
ELEVATION = 1233.43 FEET (NAVD88 DATUM)

THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 25,
MONUMENTED AS SHOWN HEREON AS BEARING N89°59'43"W.

THE LEGAL DESCRIPTION HAS BEEN SUBMITTED AS A SEPARATE DOCUMENT.

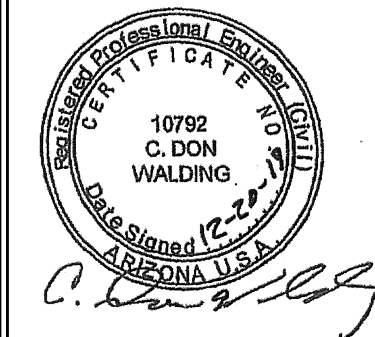
SIGHT VISIBILITY REQUIREMENTS

	Near Side	Far Side
Southern Avenue- Speed Limit = 45mph (Design Speed = 50mph) 3 Lanes Undivided (3 LU)	588'	100'
Gilbert Road- Speed Limit = 45mph (Design Speed = 50mph) 3 Lanes Undivided (3 LU)	588'	100'



Vicinity Map

SECTION 25
T.1N., R.5E., G.&S.R.B. & M.
MARICOPA COUNTY, ARIZONA



PROJECT NO.:05-1422

The WTLB Group Inc.

Engineering Planning Surveying
 Landscape Architecture Urban Design
 Offices located in Tucson, Phoenix, NV,
 Flagstaff, AZ and Las Vegas, NV.
 1600 West Broadway Rd. Ste 150
 Tempe, Arizona 85281 (480) 735-1600
 www.wtlb.com

	BOUNDARY LINE
	CONCRETE CURB AND GUTTER
	MOUNTABLE CURB W/RADIUS PROTECTOR
	PARKING SPACE INDICATOR
	AREA LIGHT
	MULTIPLE PRODUCT DISPENSER WITH CANOPY COLUMNS AND BOLLARDS
	TRANSFORMER
	FUEL SYSTEM ACCESS MANWAY

SURVEYOR OF RECORD

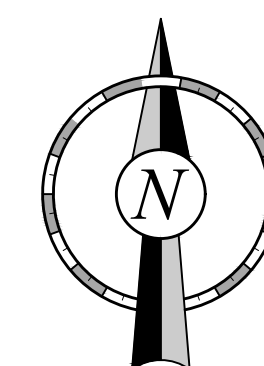
THE WLB GROUP, INC
DON WALDING, RLS
1600 W BROADWAY BLVD, STE 150
TEMPE, AZ 85282
TEL: (480) 736-1600
FAX: (480) 736-1602
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DWALDING@WLBGROUP.COM

OWNER/DEVELOPER
QT REAL ESTATE PROJECT MANAGER
QUIKTRIP CORPORATION-PHOENIX DIV.
JONATHAN NAUT
1116 E BROADWAY RD
TEMPE, AZ 85282
TEL: (480) 446-6318
FAX: (480) 921-1927
JNAUT@QUIKTRIP.COM

QT CIVIL PROJECT MANAGER
QUICKTRIP CORPORATION
ASHLEY GOODRICH
4705 S 129TH EAST AVE
TULSA, OK 74134
TEL: (918) 615-7273
AGOODRIC@QUICKTRIP.COM

EXISTING ZONING:	GC
PROPOSED USE:	GAS STATION/CONV. STORE
<u>SITE AREA INFORMATION:</u>	
GROSS AREA:	54,783 S.F. (1.26 AC.)
NET AREA:	50,458 S.F. (1.16 AC.)
QUIKTRIP BUILDING:	4,993 S.F.
QUIKTRIP FUELING CANOPY:	6,165 S.F.
PARCEL COVERAGE:	22.1 %
PARKING REQUIRED:	14 SPACES
PARKING PROVIDED:	33 PLUS 2 ACCESSIBLE
<u>MAX BUILDING HEIGHT:</u>	20'-0" AT FRONT DOOR
<u>AVERAGE DISTANCE FROM BUILDING EXTERIOR TO FOC</u>	
FRONT ENTRANCE	15.49'
SIDE ENTRANCES	15.00' ON EACH SIDE



QuikTrip No. 1422
1956 EAST SOUTHERN AVENUE
MESA, ARIZONA 85204



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PROTOTYPE: P-99 (08/01/19)
DIVISION: 05
VERSION: 001
DESIGNED BY: JAW
DRAWN BY: JAW
REVIEWED BY: MGR

[illegible]

SHEET TITLE:

PRELIMINARY SITE PLAN
(ARCH PLAN)

SHEET NUMBER:

1 of 1



SHEET NUMBER:

1 of 1

ORIGINAL ISSUE DATE:

1 of 1