

PROPERTY INFORMATION

LEGAL DESCRIPTION: E2 OF S 113.21' OF N 138.21' OF FOL BEG 183' N & 25' E OF SW COR OF E 562.98' OF SE4 SE4 TH N 727.82' TH E 397.76' TH S 527.82' TH W 96.92' TH S 50' W 40' S 100' W 60' S 50' TH W 204.98' TO TR POB EX E 25' 48 AC
REFER TO EXHIBIT "A" DESCRIPTION OF COMBINED PARCEL AT VINEYARD & 5TH PLACE MESA, AZ 85201AS RECORDED BY SUPERIOR SURVEYING SERVICES INC.

DRAINAGE NARRATIVE: REFER TO DRAINAGE NARRATIVE PREPARED BY HENDERSON ENGINEERING GROUP, LLC

GENERAL NOTES

1. VERIFY LANDSCAPING REQUIREMENTS WITH LANDSCAPING PLANS.
2. NEW ACCESSIBLE RAMPS TO MEET ACCESSIBILITY STANDARDS.

LEGEND

SYMBOL	DESCRIPTION
●	ADA ACCESSIBLE DOORS, SEE CIVIL FOR SIDEWALK CONNECTION REQUIREMENTS.
—	ADA ACCESSIBLE ROUTE
MCR	MARICOPA COUNTY RECORDS
APN	ASSESSOR PARCEL NUMBER
R/W	RIGHT-OF-WAY
FD	FOUND
ID.	IDENTIFICATION
BCHH	BRASS CAP IN HANDHOLE
SLM	STREET LIGHT MAST
PP	POWER POLE
GM	GAS METER
EM	ELECTRIC METER
FH	FIRE HYDRANT
WMB	WATER METER BOX
WV	WATER VALVE
GS	GAS SERVICE
UR	UTILITY RIDER
●TC:XX.XX	TOP OF CURB ELEVATION
●GE:XX.XX	GUTTER ELEVATION
●PE:XX.XX	PAVEMENT ELEVATION
●CE:XX.XX	CONCRETE ELEVATION
●FFE:XX.XX	FINISH FLOOR ELEVATION
---	FENCE LINE
⊙	SEWER MANHOLE
—	SIGN
—	WHEELSTOP
▨	CONCRETE SIDEWALKS
▨	NEW PLAYGROUND SURFACE TO MEET LICENSING REQUIREMENTS
▨	NEW LANDSCAPE
---	PROPERTY LINE
---	SETBACK LINE
⊙	TREE (EXISTING)
⊙	SAGUARO CACTUS (EXISTING)

ACCESSIBLE PARKING REQUIREMENTS

FROM 2010 ADA STANDARDS, TABLE 208.2

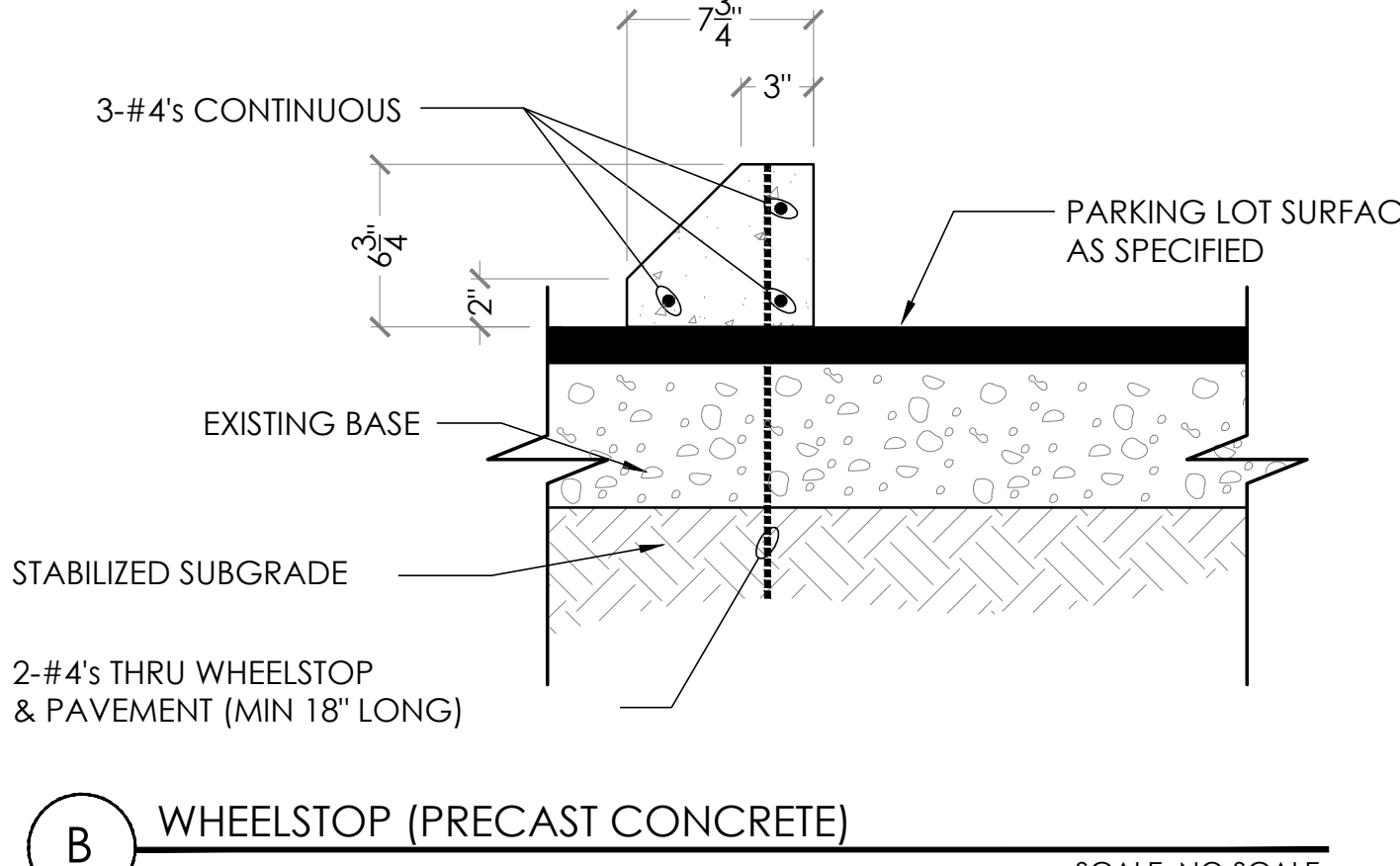
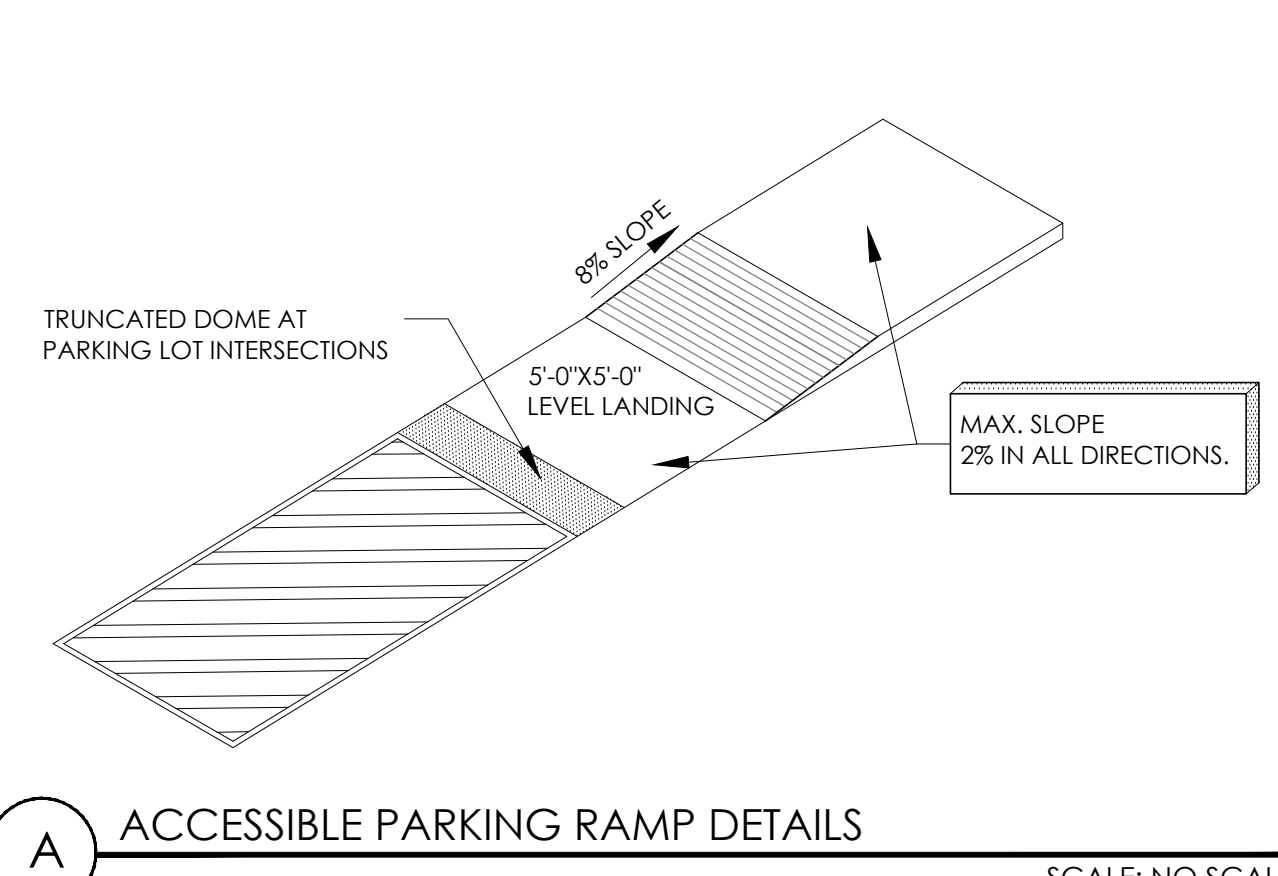
EXISTING PARKING:	99
PROPOSED PARKING:	59
PROPOSED COVERED PARKING:	9
REQUIRED:	45

ACCESSIBLE SPACES REQUIRED: 3
ACCESSIBLE PROVIDED: 4

REQUIRED PARKING SPACES BY USE

FROM MESA ZONING ORDINANCE, ARTICLE 4: 32-7, TABLE 11-32-3.A

USE	MIN. STANDARD	PROVIDED	ACCESSIBLE
GENERAL OFFICE, RETAIL AND SERVICES	1 SPACE PER 375 SF 9899 TOT. SF / 375 SF = 26.39 = 27 MIN	34+2	36 TOT.
SCHOOL, KINDERGARTEN THROUGH 9TH GRADE	1 SPACE PER 75 SF FOR PUBLIC ASSEMBLY SPACE, SUCH AS AUDITORIUMS AND THEATERS, AND 1 SPACE PER 600 SF FOR ALLOTHER AREAS	13+1	14 TOT.
DAY CARE CENTERS	1 SPACE PER 375 SF	8+1	9 TOT.

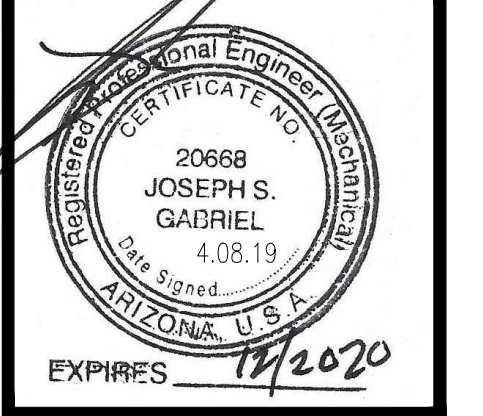
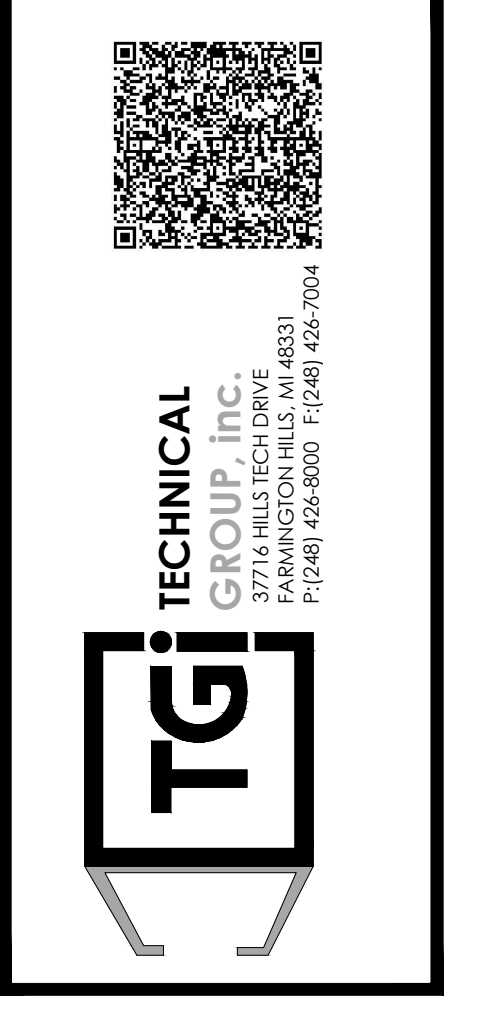
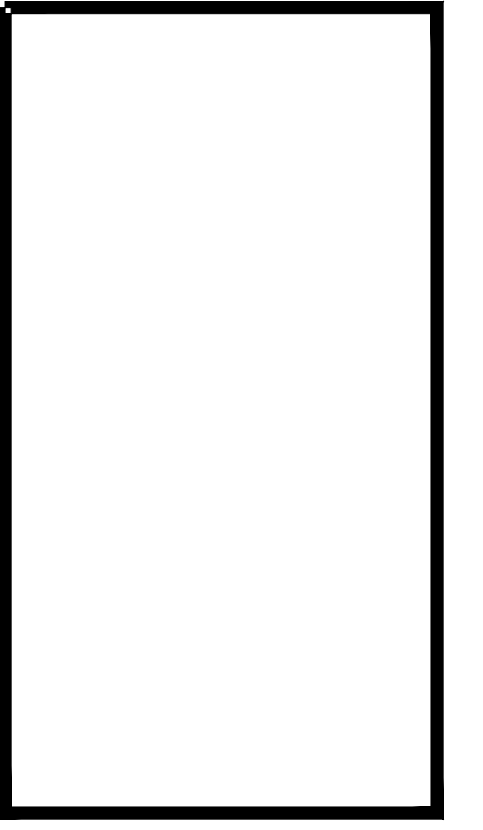


NOTES

No.	Date	By	Notes
1	01.11.19	RL/TC	FOR INITIAL REVIEW
2	02.12.19	RL/TC	FOR SUBMITTAL TO CITY
3	03.19.19	TC	REVISIONS PER CITY COMMENTS
4	04.08.19	DB	REVISIONS PER CITY COMMENTS

Drawn By: RL/TC
Checked:
Scale: SEE PLAN
Date: 03.26.2019

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PROJECT: SWAS AND MONTESSORI 445 WEST 5TH PLACE MESA, ARIZONA 85201

SHEET TITLE: PROPOSED SITE PLAN

DO NOT SCALE THIS PRINT. USE FIGURED DIMENSIONS ONLY.

JOB #: TG-18538

SHEET: C-2