

- KEY NOTES
- 1

NEW ASPHALT PAVING PER CIVIL
- 2

NEW STRIPING PER CIVIL
- 3

NEW CONCRETE CROSSWALK PER CIVIL
- 4

NEW CONCRETE SIDEWALK PER CIVIL
- 5

ADA PARKING
- 6

CONCRETE RAMP
- 7

FIRE HYDRANT
- 8

STORM WATER DRAIN COVER HOOK UP INTO EXISTING SW SYSTEM BELOW
- 9

NEW TRANSFORMER LOCATION
- 10

NEW ELECTRICAL SERVICE ENTRANCE
- 11

ROOF OVERHANG ABOVE
- 12

6'-0" MASONRY WALL
- 13

-6'-0" HIGH MASONRY TRASH ENCLOSURE
-SEE ENLARGED DIMENSIONS ON A1.0
-ENCLOSURE MUST COMPLY WITH CURRENT COM SOLID WASTE STANDARDS M-62.01 THRU M-62.04.2
-NET WIDTH 24' MINIMUM
-MIDWALL IS NOT ALLOWABLE
-EACH BIN ENCLOSURE SHALL HAVE (3) 6" DIAMETER STEEL SAFETY POSTS INSTALLED IN THE BACK OF EACH ENCLOSURE BIN. ALL SAFETY POSTS MUST BE A MINIMUM GROUND HEIGHT OF 6'. REFERENCE SOLID WASTE DETAIL M-62.03, M-62.04.1 AND M-62.04.2
- 14

BIKE RACKS ON CONCRETE PAD
- 15

LANDSCAPE AREA
- 16

MASONRY SITE WALLS
- 17

MONUMENT SIGN UNDER SEPARATE PERMIT
- 18

LIGHT POLES
- 19

SEWER TAP
- 20

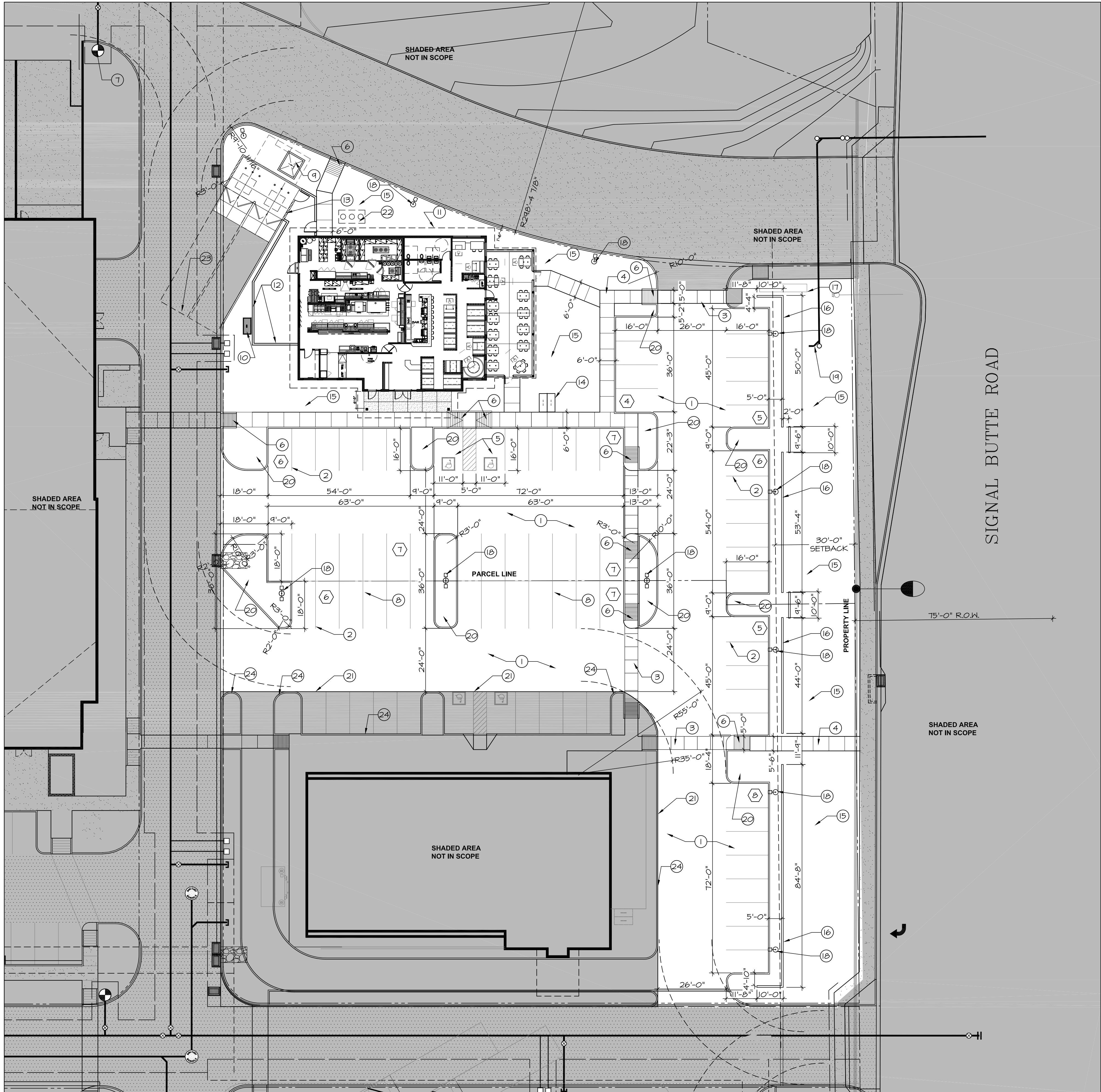
LANDSCAPE ISLAND
- 21

ADD SIGNS TO TO RESTRICT TRAFFIC FROM ENTERING VACANT SITE
- 22

IN-GROUND GREASE INTERCEPTOR
- 23

50' CLEARANCE RECTANGLE IS REQUIRED IN FRONT OF BOTH TRASH ENCLOSURE GATES
- 24

FUTURE CURB NOT IN SCOPE



1

OVERALL SITE PLAN

SCALE: 1"=20'

PROJECT DATA

NAME: OREGANOS SIGNAL BUTTE
ADDRESS: SIGNAL BUTTE AND ELLIOT ROAD
MESA, AZ 85212

DESCRIPTION: NEW GROUND UP RESTAURANT PAD
BUILDING

ARCHITECT: SIXTY FIRST PLACE ARCHITECTS
7120 EAST INDIAN SCHOOL ROAD, SUITE L
SCOTTSDALE, ARIZONA 85251
PHONE: 480-947-6844
ROB BARBERIO, ARCHITECT
rbarberio@sixtyfirstplace.com

OWNER: OREGANOS
10135 E VIA LINDA, SUITE D-124
SCOTTSDALE, AZ 85258
(480) 626-9102

SITE DATA P1

ZONING: LI-PAD (ZON21-00540)
SITE AREA NET S.F. 40,746 SF .93 ACRES
BUILDING AREA: 4,100 SF
PATIO AREA: 875 SF
APN: 304-01-006Q3
COVERAGE 14.5%

PARKING FOR A-2 DINING

1/75 FOR INTERIOR SPACE
3,905 / 75 = 52.06

1/200 FOR PATIO
795 / 200 = 3.9

TOTAL PARKING REQUIRED 56 SPACES
TOTAL PARKING PROVIDED 68 SPACES
P-1 41.5 SPACES
P-2 26.5 SPACES

LOT COVERAGE

TOTAL AREA: 40,746 S.F.
IMPERVIOUS SURFACES 22,365 S.F.
90% MAX COVERAGE ALLOWABLE
55% PROVIDED

BUILDING DATA

NEW BUILDING INTERIOR S.F. 3,905 S.F.
AREA UNDER ROOF: 5,945 S.F.
OUTDOOR DINING PATIO AREA: 804 S.F.
OUTDOOR BACK OF HOUSE AREA: 745 S.F.

ROOF HEIGHT: 1 STORY ABOVE GRADE 18'-9"

PROPOSED USE: A-2 RESTAURANT

CONSTRUCTION TYPE: VB

FIRE SPRINKLERS: YES
FIRE ALARMS: YES
EMERGENCY LIGHTING: YES

ALLOWABLE HEIGHT: 2 STORIES 60'-0"
ACTUAL HEIGHT: 1 STORY 19'-8"

ALLOWABLE AREA: 24,000
BUILDING AREA UNDER ROOF: 5,945 SF

CITY OF MESA CODES:

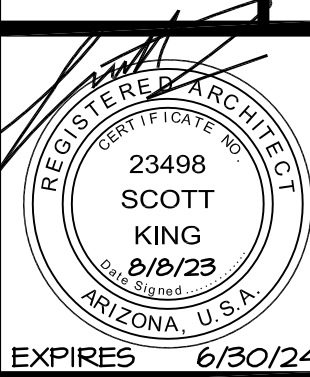
2018 CITY OF MESA BUILDING CODES WITH AMMENDMENTS
2018 INTERNATIONAL BUILDING CODE (IBC)
2018 INTERNATIONAL MECHANICAL CODE (IMC)
2018 INTERNATIONAL PLUMBING CODE (IPC)
2018 UNIFORM PLUMBING CODE (UPC)
2018 INTERNATIONAL ENERGY CONSERVATION CODE (IECC)
2018 INTERNATIONAL EXISTING BUILDING CODE (IEBC)
2017 NATIONAL ELECTRICAL CODE (NEC)

SIXTY FIRST PLACE ARCHITECTS, LTD.

3200 N HAYDEN ROAD SUITE 285
SCOTTSDALE, ARIZONA 85251
PHONE (480) 947-6844 FAX (480) 947-9518

OREGANO'S PIZZA BISTRO
EAST MESA
SIGNAL BUTTE AND ELLIOT ROAD
MESA, ARIZONA

SITE PLAN OVERALL



REVISIONS

DATE

SIXTY
FIRST
PLACE
ARCHI
TECTS

JOB NUMBER

22022

DATE

8/8/23

SHEET NO.

SP1.0

DRB23-00390