

1 LOCATION: CITY OF LAWRENCE, DOUGLAS COUNTY, 1246 HINSHALL AVENUE

2 LOCAL DESCRIPTION: POLK STREET SPAN NO. 2, LOT 1

3 CURRENT ZONING: R-2

4 LAND AREA: 1/2 ACRES (2,091 SQ. FT.) +/-

5 PARKING SPACES: PER CITY STANDARDS

6 PARKING REQUIRED: GROUP 2 SPACES: 146 65'W X 20' + 4 SPACES REQUIRED

7 PARKING PROVIDED: 7 SPACES PROVIDED + ACCESSIBLE SPACE + 2 COMPACT SPACES  
(8 BICYCLE SPACES)

8 TYPICAL DIMENSIONS: W: SPACES - 6' X 8.5'  
T: SPACES - 18' X 20'  
W: SPACES - 8' X 8.5'

9 CITY OF LAWRENCE NOT TO BE HELD RESPONSIBLE FOR DAMAGE TO TRASH TRUCKS.

10 TRASH COLLECTION: TO BE GROUND SIDE.

11 ACCESSIBLE RAMPS BY ADA STANDARDS.

12 BUILDING SIZE: BUILDING FOOTPRINT - 146 SQ. FT.

13 PROPOSED USE: OFFICE USE

14 SET BACK HAS BEEN DESIGNED TO COMPLY WITH THE PROVISIONS OF THE AMERICANS WITH  
NO ACCESSIBILITY BARriers PLANNED FOR BUILDINGS AND FACILITIES, APPENDIX A TO 22

15 PARKING LOT LIGHTING NOT PROPOSED AT THIS CITY.

16 PARKING LOT LIGHTING MAY BE INSTALLED IN FUTURE PER CITY CODE.

17 PLAN FOR CITY APPROVAL, ONLY CONSTRUCTION DOCUMENTS FURNISHED AT THE REQUEST OF  
18 ANY RELOCATION OF EXISTING HOME SHALL BE AT OWNER'S RESPONSIBILITY

| SITE DESCRIPTION                                                                    |                  | ATTACHED TYPES |                                 | BOTANICAL NAMES                           |  | SIZE           | CODE  |
|-------------------------------------------------------------------------------------|------------------|----------------|---------------------------------|-------------------------------------------|--|----------------|-------|
|  | EXISTING TREES   | 12             |                                 |                                           |  |                |       |
|  | SPACE TREES      | 4              | ROSE HILL ASH                   | FRAXINUS AMERICANA<br>ROSE HILL           |  | 2'-2 1/2' CAL. | B & D |
|  | ORNAMENTAL TREES | 3              | KOUSA DOGWOOD                   | CORNUS KOSA                               |  | 1 1/2"-2" CAL. |       |
|  | EXISTING SHRUBS  | 8              |                                 |                                           |  |                |       |
|  | DESIGNER SHRUBS  | 5              | LEATHER-LEAF VIBURNUM           | VIBURNUM RHYTHYDOPHYLLUM                  |  | 18"-24" Ht.    | CORE  |
|  | PERGREEN SHRUBS  | 6              | RED TWIG DOGWOOD<br>ENGLISH YEW | FRAXINUS RHYTHYDOPHYLLUM<br>TAXUS BACCATA |  | 24"-36" Ht.    |       |
| 2/1 NOTE: REMOVED 02/26/05                                                          |                  |                |                                 |                                           |  |                |       |

2.3 ALL TRIP AREAS TO BE SEEDED WITH K-31 FESCUE

2.3 REQUIRED INTERIOR LANDSCAPING AREA = 12080.00 ± 294 SQ. FT.  
PROPOSED INTERIOR LANDSCAPING AREA = 360 SQ. FT.

| PROJECT SITE 1,256.42 SQ. FT. ± 0.17 AC. |                     |
|------------------------------------------|---------------------|
| EXISTING CONDITIONS                      | PROPOSED CONDITIONS |
| TOTAL BUILDING                           | 746 SQ. FT.         |
| TOTAL EVENT                              | 2094 SQ. FT.        |
| TOTAL INFILTRATED                        | 8647 SQ. FT.        |
| TOTAL PERVIOUS                           | 3600 SQ. FT.        |
| PROPERTY AREA                            | 1,256 SQ. FT.       |

3.1 ALL "PLANNING COMMENTS" IS, "A" THRU "F" ARE ADDRESSED IN THE APPENDED "GENERAL NOTES" AND/OR SITE PLAN.

3.2 NO NEW PENCE IS PROPOSED, SCREENING OF PARKING TO NORTH & EAST ACCOMPLISHED WITH NEW PLANTS AND LANDSCAPING.

3.3 "THERE WILL BE NO EXTERIOR STORAGE OR VEHICLE PARKING ON THE SIDEWALK"

NOT TO SCALE



2.0 REVISED FRONT SIDEWALK.  
NOTE:  
WHEEL STOP SHALL INHIBIT CONTINUOUS VEHICULAR TRAFFIC TO OVERHEAD DOOR BUT ALLOW PEDESTRIAN USE.

2.1 REVISED PLAN PER CITY COMMENTS DATED 07/06/05  
NOTE:  
REVISED PLAN BASED ON PREVIOUSLY APPROVED SITE PLAN. THIS IS NOT AN AS-BUILT DOCUMENT.

**REDUCED PRINT**  
NOT TO SCALE