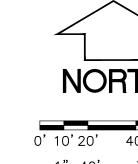
## LEGEND (PROPOSED)

PROPOSED PROPERTY BOUNDARY

— · — · — EASEMENT

- x - x - x - x - x - x - x - PROPOSED FENCE LINE
- PROPOSED GRAVEL LIMITS
- 18" CURB AND GUTTER

— — FULL DEPTH SAWCUT



0' 10' 20' 40' 60 1"=40' on 30x42 NTS on 11x17

## GENERAL NOTES

- 1. UNDERLYING SITE CONTOURS AND INFORMATION BASED ON TOPOGRAPHIC & UTILITY DATA AS SURVEYED BY WYSER ENGINEERING ON THE WEEK OF JANUARY 8, 2017. WYSER ENGINEERING SHALL NOT BE HELD RESPONSIBLE FOR ANY ERRORS OR OMISSIONS THAT MAY ARISE AS A RESULT OF ERRONEOUS OR INCOMPLETE INFORMATION PROVIDED BY OTHERS. CONTRACTOR TO CONFIRM ALL ELEVATIONS, GENERAL DRAINAGE AND EARTHWORK REQUIREMENTS PRIOR TO CONSTRUCTION.
- 2. THE BENCHMARK LOCATIONS ARE SHOWN FOR REFERENCE ONLY ON THIS PLAN. THE BENCHMARKS SHALL BE VALIDATED BY LICENSED LAND SURVEYOR PRIOR TO CONSTRUCTION. CONTRACTOR ASSUMES RISK ASSOCIATED WITH BENCHMARK ELEVATIONS UNTIL CONFIRMED.
- CONTRACTOR TO OBTAIN APPROPRIATE PERMITS FOR STREET OPENINGS & TO WORK WITHIN THE CITY'S LAND IF REQUIRED.
- 4. WYSER ENGINEERING SHALL BE HELD HARMLESS AND DOES NOT WARRANT ANY DEVIATIONS BY THE OWNER OR CONTRACTOR FROM THE APPROVED CONSTRUCTION PLANS THAT MAY RESULT IN DISCIPLINARY ACTIONS BY REGULATORY AGENCIES.
- IF ANY ERRORS, DISCREPANCIES, OR OMISSIONS WITHIN THE PLAN BECOME APPARENT, IT SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO CONSTRUCTION SO THAT CLARIFICATION OR REDESIGN MAY OCCUR.
- 6. ALL MUNICIPAL UTILITY CONNECTIONS, WORK IN ROW, PUBLIC OUTLOTS AND PUBLIC EASEMENTS SHALL BE IN ACCORDANCE WITH CITY OF MADISON STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION.

## SITE INFORMATION BLOCK:

SITE IMPROVEMENT LOT SITE ADDRESS: 2318 SOUTH STOUGHTON ROAD SITE ACREAGE: 36,539 SF (0.84 AC) USE OF PROPERTY: AUTOMOTIVE REPAIR

ZONING: COMMERCIAL CORRIDOR - TRANSITIONAL DISTRICT (CC-T)

SETBACKS:
FRONT YARD: -

BACK YARD: 20-FEET SIDE YARD: 5-FEET

NUMBER OF EMPLOYEES: 5-10

## TOTAL NUMBER OF PARKING STALLS: 8 NUMBER OF STALLS DESIGNATED ACCESSIBLE: 1

TOTAL NUMBER OF BIKE STALLS: 2

EXISTING IMPERVIOUS SURFACE AREA: 34,500 SQ.FT. ROOFTOP: 4,050 SQ.FT. PAVED: 30,450 SQ.FT.

POST DEVELOPMENT IMPERVIOUS SURFACE AREA: 31,105 SQ.FT. ROOFTOP: 4,050 SQ.FT. PAVED: 27,055 SQ.FT.

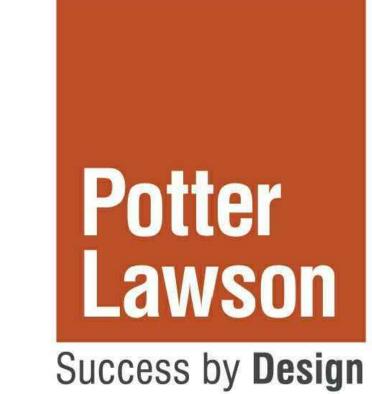
DISTURBANCE LIMITS: 3,000 SQ. FT.

EXISTING DEVELOPMENT LOT SITE ADDRESS: 2202 SOUTH STOUGHTON ROAD

SITE ACREAGE: 311,185 SF (7.14 AC)
USE OF PROPERTY: COMMERCIAL
ZONING: COMMERCIAL CORRIDOR - TRANSITIONAL DISTRICT (CC-T)

TOTAL NUMBER OF PARKING STALLS: 276 NUMBER OF STALLS DESIGNATED ACCESSIBLE: 7

TOTAL NUMBER OF BIKE STALLS: 12



Notes:

PRELIMINARY
NOT FOR CONSTRUCTION

Blain's Supply -Stoughton Road Property

2318 S. Stoughton Road Madison, Wisconsin 53716

2016.44.00

е	Issuance/Revisions	Symbol
05/2017	CITY OF MADISON	
		-

**Overall Site Plan** 

C101

Toll Free (800) 242-8511 -or- 811
Hearing Impaired TDD (800) 542-2289
www.DiggersHotline.com

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