

The diagram shows a cross-section of a road with four distinct layers. From top to bottom, they are:

- SOD:** The top layer, represented by a pattern of small green sprouts.
- CONCRETE SIDEWALK:** The second layer, represented by a pattern of small 'x' marks.
- REGULAR DUTY CONCRETE:** The third layer, represented by a pattern of small dots.
- HEAVY DUTY CONCRETE:** The bottom layer, represented by a pattern of small triangles.

1. THE DESIGN, INSPECTION, AND CERTIFICATION OF ANY RETAINING WALL SHOWN OR REFERENCED HEREIN, INCLUDING BUT NOT LIMITED TO, SEGMENTAL RETAINING WALLS, MASS GRAVITY WALLS, GABION WALLS, ETC., GREATER THAN FORTY-EIGHT INCHES IN HEIGHT, SHALL BE BY OTHERS. ANY RETAINING WALL DATA SHOWN OR REFERENCED HEREIN SHALL BE FOR COORDINATION OF THE WALL LOCATION AND ELEVATIONS ONLY.
11. ALL WORK AND MATERIALS SHALL COMPLY WITH ALL CITY/COUNTY/STATE/FEDERAL REGULATIONS AND CODES AND OSHA STANDARDS.
12. CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF VESTIBULES, SLOPE PAVING, SIDEWALKS, EXIT PORCHES, TRUCK DOCKS, PERCEE BUILDING DIMENSIONS AND EXACT UTILITY ENTRANCE LOCATIONS.
4. ALL CURB DIMENSIONS AND RADI ARE TO BACK OF CURB UNLESS OTHERWISE NOTED.
13. ALL PAVEMENT MARKINGS DIMENSIONS BACK OF CURB UNLESS OTHERWISE NOTED.
6. ALL WORK SHALL BE DONE IN STRICT ACCORDANCE WITH THE PROJECT SPECIFICATIONS.
7. ALL CURB/SIDEWALK/HANDICAP RAMP DESIGNS SHALL CONFORM TO ADA STANDARDS OR LOCAL RESTRICTIVE CODES, WHICHEVER IS MORE RESTRICTIVE.
8. CONTRACTOR SHALL ENSURE ALL NECESSARY PERMITS ARE OBTAINED PRIOR TO CONSTRUCTION START.
9. CONTRACTOR SHALL MATCH NEW CURB AND GUTTER, CONCRETE, AND PAVEMENT TO EXISTING IN GRADE AND ALIGNMENT.
10. CONTRACTOR SHALL MAINTAIN ALL EXISTING PARKING, SIDEWALKS, DRIVEWAYS, ETC. CLEAR AND FREE FROM ANY CONSTRUCTION ACTIVITY AND MATERIAL TO ENSURE EASY AND SAFE PEDESTRIAN AND VEHICULAR TRAFFIC TO AND FROM THE SITE.
11. CERTAIN SITE AMENITIES, INCLUDING BUT NOT LIMITED TO DUMPSTER ENCLOSURES, FENCES, GATES, MAIL KIOSKS, PLAYGROUNDS, RECREATIONAL, SOCIAL, AND GATHERING FEATURES, SHALL BE DESIGNED AND SPECIFIED BY OTHERS. DUMPSTER ENCLOSURES DETAILED DESIGN AND SPECIFICATIONS SHALL BE PROVIDED BY THE OWNER/PROJECT ARCHITECT AND SHALL MEET LOCAL JURISDICTION DESIGN STANDARDS AND SPECIFICATIONS, IF APPLICABLE, AND THE REQUIREMENTS OF THE PROJECT'S SERVICE PROVIDER. IF APPLICABLE, THE ARCHITECT SHALL PROVIDE, COORDINATE, AND SUBMIT DETAILS FOR THE DUMPSTER ENCLOSURE FOOTPRINT AND SITE PLACEMENT REQUIREMENTS TO CRAFTON TULL.
12. OWNER/DEVELOPER SHALL BE RESPONSIBLE FOR THE DESIGN AND INSTALLATION OF ALL NECESSARY WARNING AND LIFE SAFETY SIGNS AND DEVICES ASSOCIATED WITH THIS PROJECT.

PARCEL ID: R0783840167160

ADDRESS: 2220 W. KENOSHA ST. BROKEN ARROW, OKLAHOMA

ZONE: CG - COMMERCIAL
BROKEN ARROW, OKLAHOMA ZONING ORDINANCE

BUILDING SETBACK: FRONT YARD SETBACK = 50'
REAR YARD SETBACK = 30'
SIDE YARD SETBACK = 30'

BUILDING HEIGHT EXISTING: XXX
FINISHED FLOOR ELEVATION: XXXX

PARKING SPACES PROVIDED:

STANDARD: 7 SPACES
HANDICAP PARKING: 1 SPACE
TOTAL PARKING: 8 SPACES

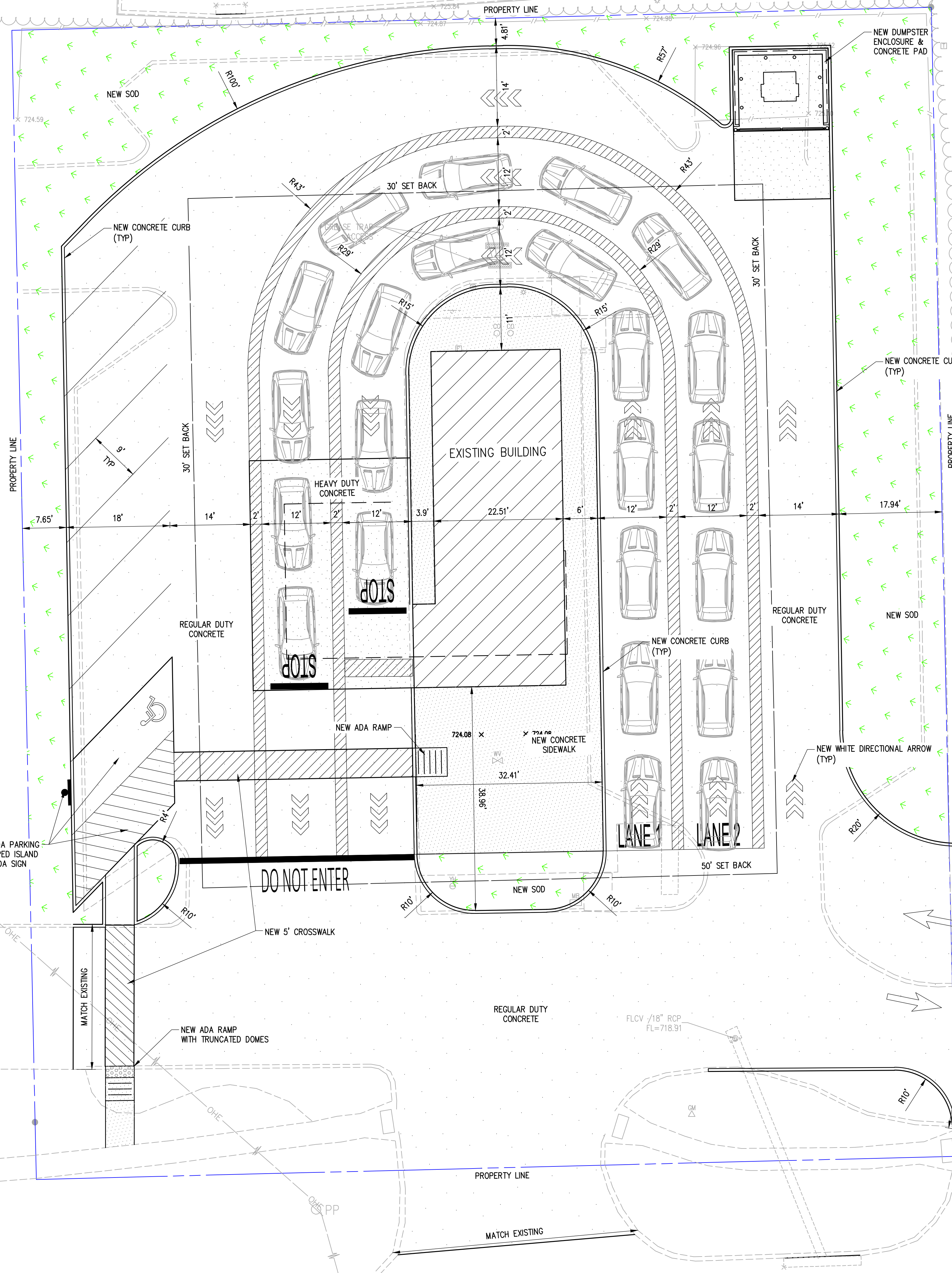
GROSS: 31,999 SF (0.73 AC)
GROSS BUILDING AREA: 750 SF

REQUIRED PARKING: 1 PER 100 S.F. = 5 SPACES

PROVIDED PARKING: STANDARD: 7 STALLS
ADA: 1 STALL

SITE ENGINEER: CRAFTON TULL
928 AIRPORT ROAD
HOT SPRINGS, AR 71913
PHONE: 501.767.2366

TOTAL AREA OF SITE	31,999 SF
TOTAL NEW PERVIOUS AREA	5,659 SF
TOTAL NEW IMPERVIOUS AREA	24,408 SF
TOTAL IMPERVIOUS AREA RATIO (NEW/TOTAL SF)	76.2 %



	BENCHMARK
	FOUND IRON PIPE/REBAR
	PRIMARY CONTROL/SET MONUMENT
	FOUND MONUMENT/ROW
	AIR CONDITIONER
	AIR RELEASE VALVE
	ELECTRIC BOX/PEDESTAL
	ELECTRIC JUNCTION BOX
	ELECTRIC METER
	ELECTRIC TRANSFORMER
	FIRE DEPARTMENT CONNECTION
	FIRE HYDRANT
	GAS METER
	GAS VALVE
	GUARD POST
	LIGHT POLE
	POWER POLE
	SANITARY MANHOLE
	SANITARY SEWER CLEANOUT
	SIGN
	SPRINKLER HEAD
	TELEPHONE PEDESTAL
	TV PEDESTAL
	WATER FAUCET
	WATER METER
	WATER VALVE
	DOWN GUY
	STORM SEWER MANHOLE
	STORM SEWER PIPE

EASEMENT

T

CURB

INTERMEDIATE CONTOUR

INDEX CONTOUR

SANITARY SEWER LINE (SPECIFY SIZE & TYPE)

GAS LINE

WATER LINE (SPECIFY SIZE & TYPE)

UNDERGROUND TELEPHONE

UNDERGROUND ELECTRIC

OVERHEAD ELECTRIC

UNDERGROUND TELEVISION

OVERHEAD TELEVISION

CHAIN LINK FENCE

WOOD FENCE

BARBED WIRE FENCE

FIBER OPTIC

RIGHT OF WAY

ROAD CENTERLINE

● SET IRON PIN
 ✱ LIGHT POLE
 ■ POWER POLE
 ■ TELEPHONE PEDESTAL
 □ TV PEDESTAL
 ⊙ MANHOLE
 ○ SANITARY SEWER CLEANOUT
 ▲ GAS METER
 ▲ GAS VALVE
 — STORM SEWER PIPE
 (X-X) STRUCTURE NUMBER
 WATER VALVE
 ⬤ FIRE HYDRANT ASSEMBLY (TEE, VALVE & FIRE HYDRANT)
 ⬤ FIRE HYDRANT
 ⬤ AIR RELEASE VALVE
 ⬤ FIRE DEPARTMENT CONNECTION
 ⬤ WATER METER
 ⬤ BACK FLOW PREVENTER
 ▲ REDUCER
 □ RECTANGULAR DROP INLET, GRATED INLET OR JUNCTION BOX (SPECIFY ON PLAN SHEET)
 □ CIRCULAR DROP INLET, GRATED INLET OR JUNCTION BOX (SPECIFY ON PLAN SHEET)

The diagram illustrates various utility lines and easements, each represented by a horizontal line with specific labels and symbols:

- EASEMENT**: Indicated by a line with a double vertical bar at one end.
- CURB**: Indicated by a line with a single vertical bar at one end.
- INTERMEDIATE CONTOUR**: Indicated by a line with a wavy symbol.
- INDEX CONTOUR**: Indicated by a line with a wavy symbol.
- SS**: Sanitary Sewer line, indicated by a line with a wavy symbol.
- G**: Gas line, indicated by a line with a wavy symbol.
- W**: Water line, indicated by a line with a wavy symbol.
- UGT**: Underground Telephone line, indicated by a line with a wavy symbol.
- UNDERGROUND TELEPHONE**: Indicated by a line with a wavy symbol.
- UG**: Underground Gas line, indicated by a line with a wavy symbol.
- UNDERGROUND ELECTRIC**: Indicated by a line with a wavy symbol.
- OHE**: Overhead Electric line, indicated by a line with a wavy symbol.
- OVERHEAD ELECTRIC**: Indicated by a line with a wavy symbol.
- FO**: Fiber Optic line, indicated by a line with a wavy symbol.
- FIBER OPTIC**: Indicated by a line with a wavy symbol.
- UGTV**: Underground Television line, indicated by a line with a wavy symbol.
- UNDERGROUND TELEVISION**: Indicated by a line with a wavy symbol.
- CHAIN LINK FENCE**: Indicated by a line with a wavy symbol.
- WOOD FENCE**: Indicated by a line with a wavy symbol.
- BARBED WIRE FENCE**: Indicated by a line with a wavy symbol.
- BUILDING SET BACK**: Indicated by a line with a wavy symbol.
- RIGHT OF WAY**: Indicated by a line with a wavy symbol.
- PROPERTY LINE**: Indicated by a line with a wavy symbol.
- ROAD CENTERLINE**: Indicated by a line with a wavy symbol.

THIS PLAN IS FOR CONCEPT ONLY
AND IS NOT INTENDED FOR USE AS
A CONSTRUCTION DRAWING.

