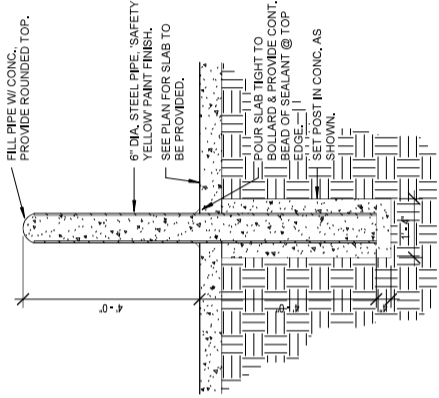


**1** ARCHITECTURAL SITE PLAN  
1/16" = 1'-0"

<b>DUE DILIGENCE REPORT:</b>
<b>LOCAL ORDINANCE CHECK:</b>
VERIFY LOCAL ADOPTED CODES:
BUILDING CODE: 2017 INTERNATIONAL BUILDING CODE
ACCESSIBILITY: 2010 ADA STANDARDS (17) L2008
PLUMBING CODE: 2015 UNIFORM PLUMBING CODE (Restroom Fixtures allowed to be calculated by either UPC or IBC)
MECHANICAL CODE: 2018 INTERNATIONAL MECHANICAL CODE
ELECTRICAL CODE: 2017 NATIONAL ELECTRICAL CODE
FIRE CODE: NOT APPLICABLE
REVIEW APPLICABLE IBC AMENDMENTS, BROOKINGS, SD
NONE
REVIEW APPLICABLE ZONING REQUIREMENTS, BROOKINGS, SD (B-4)
94-135. BULK REGULATIONS: FRONT YARD: 50 FEET SIDE YARD: 25 FEET REAR YARD: 30 FEET MAX. HEIGHT: NO MORE THAN 50 FEET
94-399. LANDSCAPE STANDARDS: (C2) MINIMUM NUMBER OF TREES, EXCEPT FOR SINGLE-, TWO-FAMILY, AND AGRICULTURAL USES, DEVELOPMENTS MUST AT A MINIMUM PROVIDE THE FOLLOWING: A. ONE TREE FOR EACH ADDITIONAL 4,000 SQUARE FEET OF SURFACED AREA. B. ONE TREE FOR EACH ADDITIONAL 3,000 SQUARE FEET OF SURFACED AREA. C. EXISTING HEALTHY DECIDUOUS TREES GREATER THAN FOUR CALIPER INCHES OR EXISTING HEALTHY CONIFER TREES GREATER THAN SIX FEET IN CALIPER SHALL BE MAINTAINED AND PROTECTED. D. TREES GREATER THAN SIX FEET IN CALIPER SHALL BE CROWNED TOWARD THE MINIMUM REQUIRED TREES ON A SITE.
94-408. ILLUMINATION (3) LIGHTS, POLE MOUNTED LIGHTS SHALL BE A FIVED TENSION MOUNT PARALLEL TO THE GROUND INCORPORATING A "SHOEBOX" DESIGN WHERE THE LIGHT SOURCE DOES NOT EXTEND BELOW THE LENS.
94-433. OFF-STREET PARKING REQUIREMENTS: (29) OFF-STREET PARKING SHALL BE PROVIDED AS FOLLOWS: FOR EACH SERVICE BAY PLUS ONE SPACE FOR EACH EMPLOYEE.
94-135. OFF-STREET LOADING REQUIREMENTS: N/A
94-434. STACKING AND QUELING: N/A
94-475. ALLOWED SIGN TYPES IN EACH DISTRICT: WALL SIGNS: NO MORE THAN 20% OF THE WALL AREA



**2** PIPE-BOLLARD DETAIL  
1/2" = 1'-0"

**GENERAL NOTES - ARCH. SITE PLAN**

A. IMPORTANT: ARCHITECTURAL SITE PLAN SHOWN FOR REFERENCE ONLY. ALL DIMENSIONS SHALL BE VERIFIED BY THE CONTRACTOR. REFER TO CIVIL FOR ALL DIMENSIONING, SLOPING & GRADING. SPOT ELEVATIONS & ADDITIONAL REQUIREMENTS.

B. CONTRACTOR TO VERIFY ALL EXISTING SITE CONDITIONS PRIOR TO CONSTRUCTION. VERIFY ALL DISCREPANCIES TO ARCHITECT AND CIVIL ENGINEER IMMEDIATELY.

C. CONTRACTOR TO VERIFY ANY CRITICAL DIMENSIONS WITH REGARDS TO EXISTING CONSTRUCTION, IF ANY.

**KEYNOTES - ARCH. SITE PLAN**

1. DESIGNATED ADA PARKING STALL LOCATION SHOWN FOR REFERENCE ONLY.

2. BOLLARD, SEE TYPICAL DETAIL, THIS SHEET.

3. NEW MECHANICAL EQUIPMENT PAD, (SEE MECH).

4. EXISTING MECHANICAL EQUIPMENT PAD, (SEE MECH).

5. RETAINING WALL, SEE CIVIL AND STRUCTURAL, PROVIDE GUARDRAIL PAINTED @ 42" A.F.F.

6. GAS METER (SEE MECH).

7. ELEC. METER (SEE ELEC).

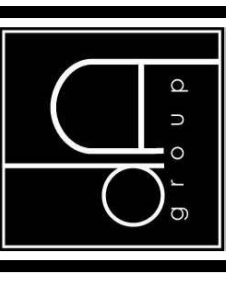
8. EXISTING UTILITY LOCATION (SEE ELEC).

9. WHEEL STOPS IN FRONT OF BUILDING, SEE CIVIL.

10. DUMPSTER LOCATION

11. EXISTING TREE

12. NEW TREE



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STAMP: REGISTERED PROFESSIONAL ARCHITECT

DATE: 06/26/23
NO. DESCRIPTION: 1 ADDENDUM 2
REVISIONS:

ARCHITECTURAL SITE PLAN  
SHEET NAME:

DA23\_009  
PROJECT NO.

ULTIMATE COLLISION  
BROOKINGS, SD  
PROJECT MANAGER:  
EMILY LINEHAN

DATE: 06.13.2023  
SHEET:

AC1.1

FULL-SCALE: 24x36  
HALF-SCALE: 12x18  
DRAWING MAY NOT BE PRINTED TO SCALE



**FOR PERMITTING AND CONSTRUCTION**