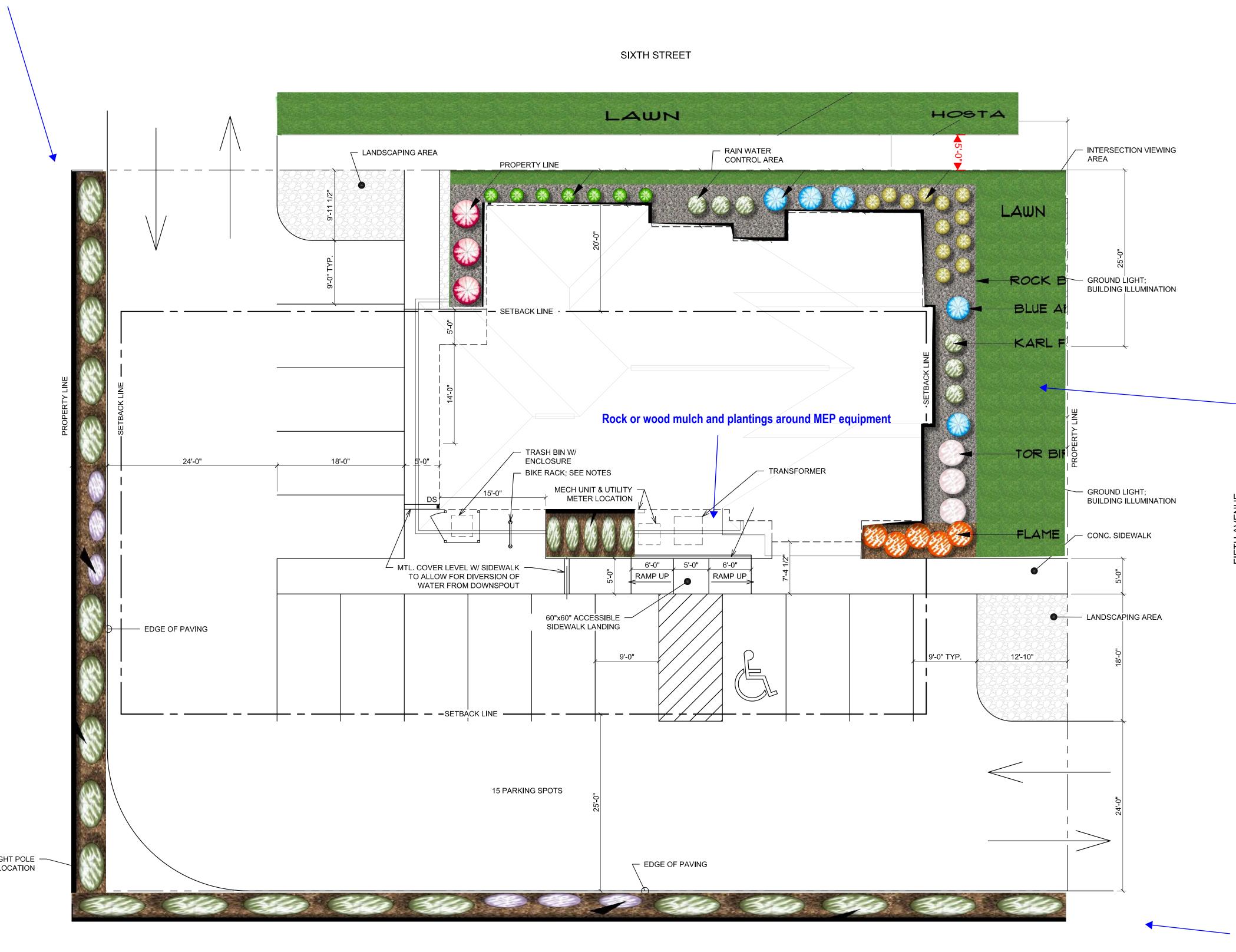
## Rock or wood Mulch w/ Grasses along West 5' of property landscape buffer



SITE NOTES:

- 1. PROJECT ADDRESS: 418 6TH STREET
- 2. LEGAL DESCRIPTION: CHEEVERS ADDN. LOT 1, EXC H-1
- 3. ZONE: B-1 CENTRAL BUSINESS DISTRICT WITH COMMERCIAL CORRIDOR OVERLAY DISTRICT
- 3.1. PERMITTED USE: OFFICE BUILDING
- 3.2. SETBACKS: IN CONFORMANCE WITH SEC. 94-127
- 3.2.1. MIN. FRONT YARD = 20 FT (0 FT REQ. WITHIN B-1)
- 3.2.2. MIN. SIDE YARD = 7 FT WHERE BUFFERYARD IS NOT REQ. (0 FT REQ. WITHIN B-1)
- 3.2.3. MIN. REAR YARD = 25 FT WHERE BUFFERYARD IS NOT REQ. (20 FT REQ. WITHIN B-1)
- 4. PARKING REQUIREMENTS: NA PROPERTY IS LOCATED WITHIN THE B-1 CENTRAL BUSINESS DISTRICT AND DOES NOT REQUIRE OFF-STREET
- 4.1. PARKING PROVIDED = 16
- 5. BUFFER YARD: NA ABUTTING LAND IS ZONED B-1 AND B-2
- 6. PARKING AREA SURFACE = 8,259 SF
- 7. TOTAL SURFACED AREA (INCLUDING PARKING AND SIDEWALKS) = 9,321 SF
- 8. LANDSCAPE REQUIREMENTS SEE LANDSCAPING PLAN.
- 9. SIGNAGE REQUIREMENTS: AREA ALLOWED FOR LOTS WITH 2 OR MORE FRONTAGES = 600 SF OR 3 SF PER LINEAR FOOT OF STREET FRONTAGE 9.1. LINEAR FOOT OF STREET FRONTAGE = 242' x 3 = 726 SF
- 9.2. USE LESSER OF TWO METHODS = 600 SF
- 9.3. PLANNED SIGNAGE SQUARE FOOTAGE = 85 SF
- 9.4. MAX. SF PER SIGN ALLOWED = 60 SF
- 9.5. MAX. SF OF PLANNED SIGNAGE = 50 SF9.6. PLANNED SIGNAGE TO BE ILLUMINATED, NON-MOTION.
- 10. BIKE RACK DESIGN INTENT; ULINE, 3-LOOP WAVE STYLE BIKE RACK 5 BIKE
- CAPACITY, BLACK, MODEL #H-2543BL
- 11. SITE LIGHTING SEE REFLECTED CEILING PLAN FOR MORE INFORMATION REGARDING PEDESTRIAN AND BUILDING LIGHTING

3 Ornamental
Trees to be
placed in East
Grass out of Site
Triangle Area

BCT to coordinate landscaping between parking lot wall and BCT Property line landscaping

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