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DRAWN: J.W.
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PRELIMINARY DESIGN

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PROJECT/CLIENT: #17134

DATE: 7/10/17
SUBMITTAL PRELIMINARY

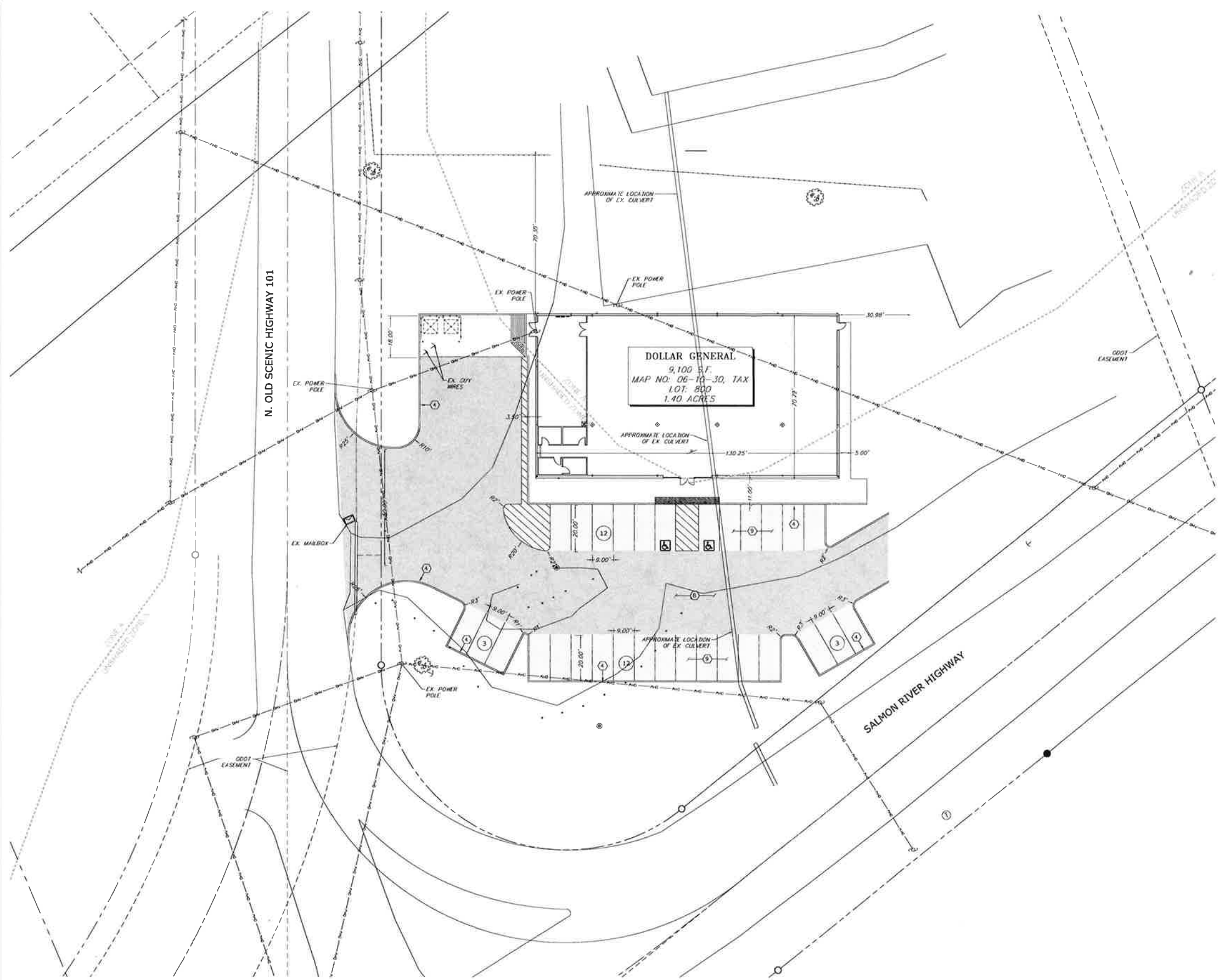
SUBMITTAL RECORD:

SHEET: SHEET TITLE:

PROJECT LEGEND	
MAP NO & TAX LOT	06-10-30, 800
PARCEL ZONING	AC
SITE SETBACKS:	
FRONT YARD:	= 10 FEET
SIDE YARD:	= 10 FEET
BACK YARD:	= 10 FEET

- NOTES:
- PERMANENT STRIPING, BIKE LANES, AND MARKINGS SHALL BE IN ACCORDANCE WITH THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES".
 - PARKING SPACE LINES SHALL BE 4-INCH WIDE, WHITE STRIPES.
 - HANDICAP PARKING SPACES SHALL BE MARKED WITH A PAINTED BLUE FIELD 48-INCHES SQUARE CONTAINING A PAINTED WHITE WHEELCHAIR SYMBOL.
 - HANDICAP PARKING AISLE LINES SHALL HAVE 4-INCH WIDE, WHITE STRIPES AT A 45 DEGREE ANGLE AND AT 18-INCHES ON CENTER.
 - PARKING STALL INSTALLATION AND MATERIALS SHALL CONFORM TO THE LATEST EDITION OF THE M.U.T.C.D. AND SECTION 3.30 OF THE "ORANGE BOOK".
 - ALL EXTERIOR CONCRETE EXPOSED TO FREEZING AND THAWING CONDITIONS SHOULD BE RATED AT 4,500 PSI MINIMUM.
 - REFERENCE "GENERAL NOTES" ON SHEET C6.1
 - REFERENCE "ABBREVIATIONS" ON SHEET C6.1
 - REFERENCE "LEGEND" ON SHEET C6.1
 - ADD XXX TO ALL FINISHED GRADE OF INVERT ELEVATIONS
 - ALL SITE IMPROVEMENTS ASSOCIATED WITH EACH INDIVIDUAL BUILDING MUST BE COMPLETED PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY FOR THAT INDIVIDUAL BUILDING.
 - BLANKET EASEMENT HAS BEEN GRANTED TO THE CITY OF RENO FOR THE 100 YEAR WATER USE AND VECTOR CONTROL.

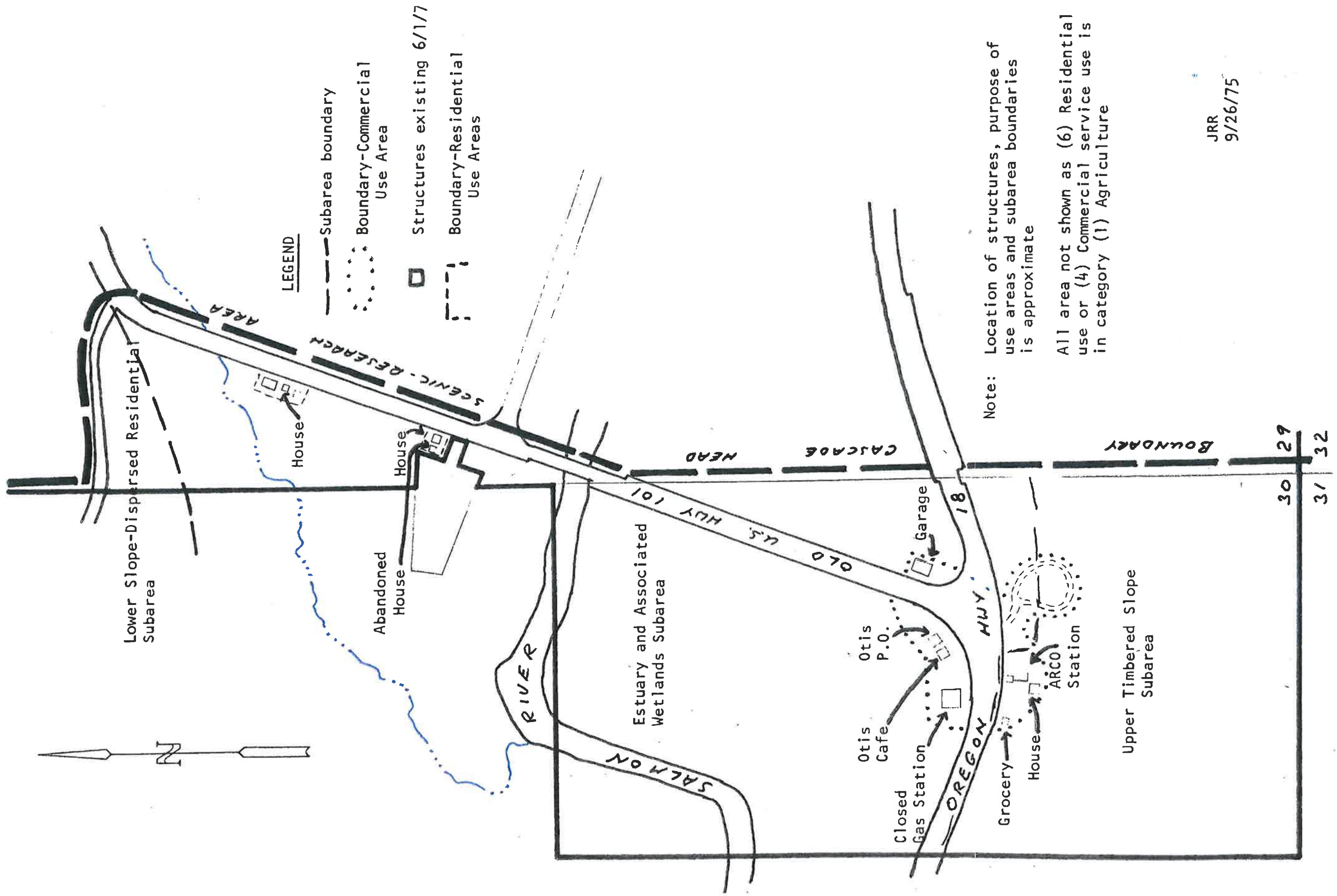
- CONSTRUCTION NOTES:
- CONSTRUCT SIDEWALK
 - CONSTRUCT ACCESSIBLE RAMP AND STALL
 - CONSTRUCT TYPE I P.C.C. CURB & GUTTER
 - CONSTRUCT P.C.C. MEDIAN CURB
 - CONSTRUCT 4,000 PSI 6" CONCRETE SECTION OVER 6.5" AGGREGATE BASE
 - INSTALL ACCESSIBLE PARKING STALL SIGNAGE / 6" BOLLARD
 - INSTALL TRASH ENCLOSURE
 - CONSTRUCT HEAVY ASPHALT SECTION OF 4" ASPHALTIC CONCRETE PAVEMENT OVER 8.5" AGGREGATE BASE SUBGRADE
 - CONSTRUCT LIGHT ASPHALT SECTION OF 3.5" ASPHALTIC CONCRETE PAVEMENT OVER 6.5" AGGREGATE BASE OVER SUBGRADE
 - CONSTRUCT DELIVERY RAMP
 - INSTALL TYPE R1-1 30"x30" STOP SIGN, ENGINEER TO LOCATE STOP SIGN AND STOP BAR IN FIELD PRIOR TO CONSTRUCTION.
 - CONSTRUCT 12" WIDE WHITE STOP BAR AND STOP LEGEND AS PER OREGON M.U.T.C.D. STANDARDS
 - LIGHTED SITE PYLON SIGN WITH UNDERGROUND ELECTRICAL, COORDINATE WITH ELECTRICAL.
 - INSTALL SITE LIGHTING, COORDINATE LOCATION AND SIZE WITH LIGHTING PLANS
 - INSTALL 2' WIDE CURB OPENING
 - INSTALL TRANSFORMER PAD, COORDINATE LOCATION & SIZE WITH LOCAL ENERGY PURVEYOR
 - NOT USED
 - INSTALL CONCRETE WHEEL STOP
 - CONSTRUCT 3' WIDE VALLEY GUTTER
 - CONSTRUCT "CASE A" MODIFIED COMMERCIAL-INDUSTRIAL DRIVEWAY



SITE PLAN
SCALE: 1" = 20'-0"



LEMATTA PROPERTY
 E½SE¼ Sec. 30 and W½NW¼ Sec. 29, T6S, JW, W.M.
 Lincoln County, Oregon
 Scale: 1" = 400'



LEGEND

- Subarea boundary
- ⋯ Boundary-Commercial Use Area
- Structures existing 6/1/77
- - - Boundary-Residential Use Areas

Note: Location of structures, purpose of use areas and subarea boundaries is approximate

All area not shown as (6) Residential use or (4) Commercial service use is in category (1) Agriculture

JRR
 9/26/75

30 29
 31 32