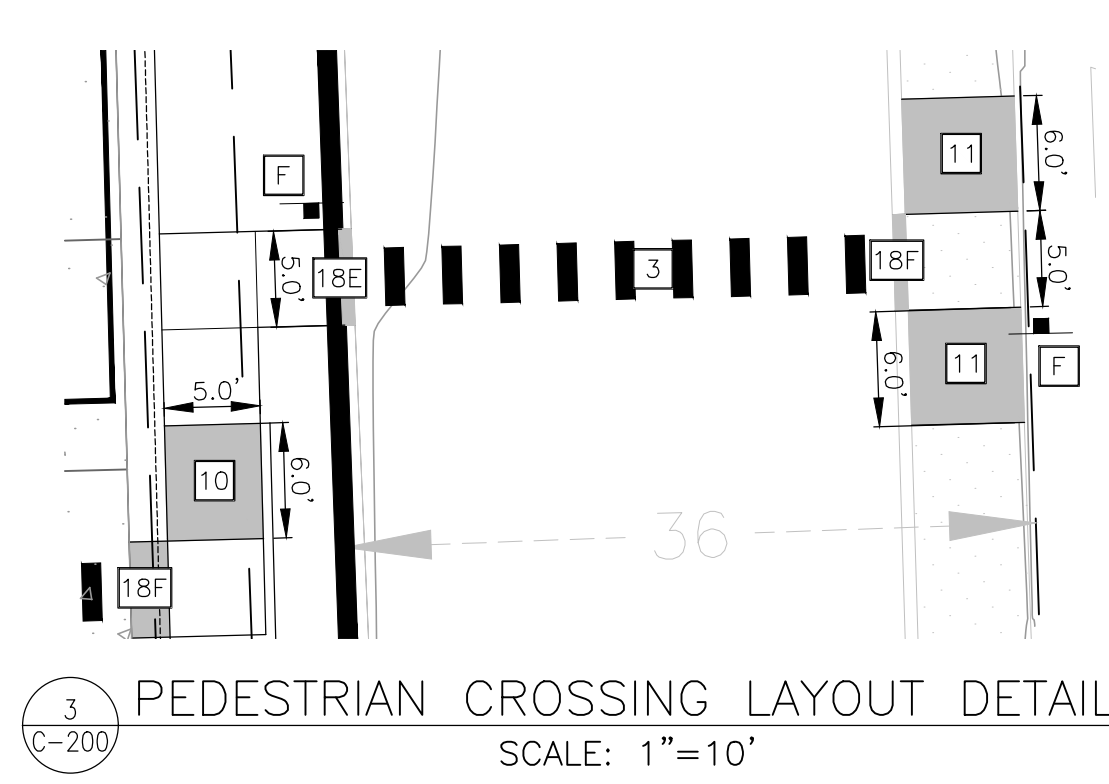
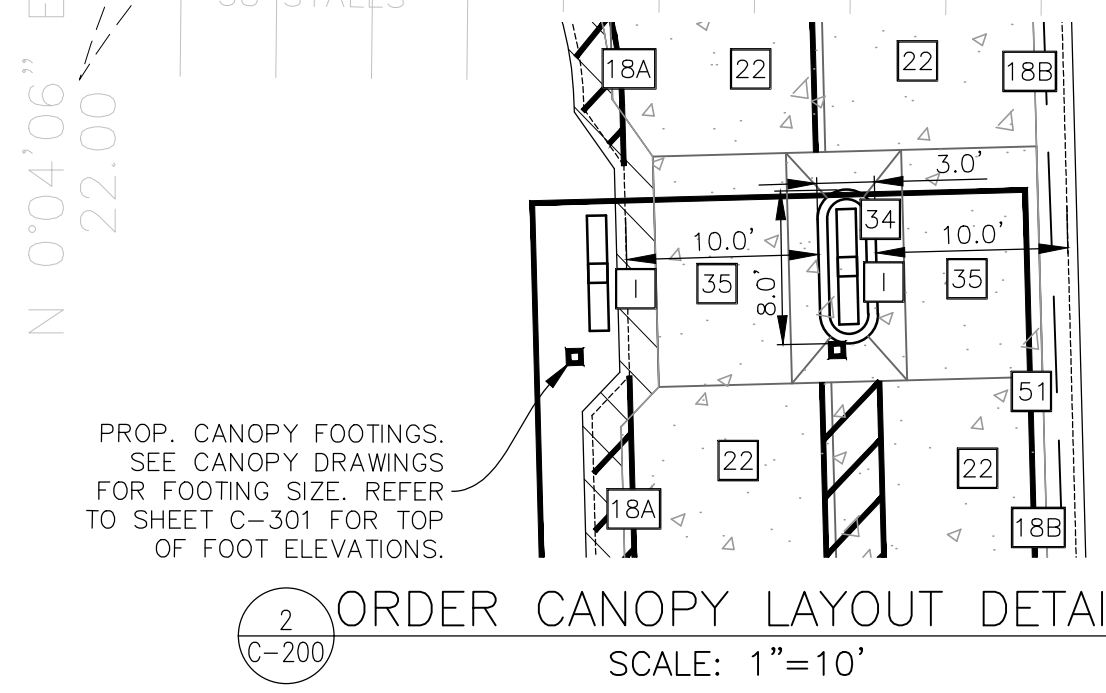
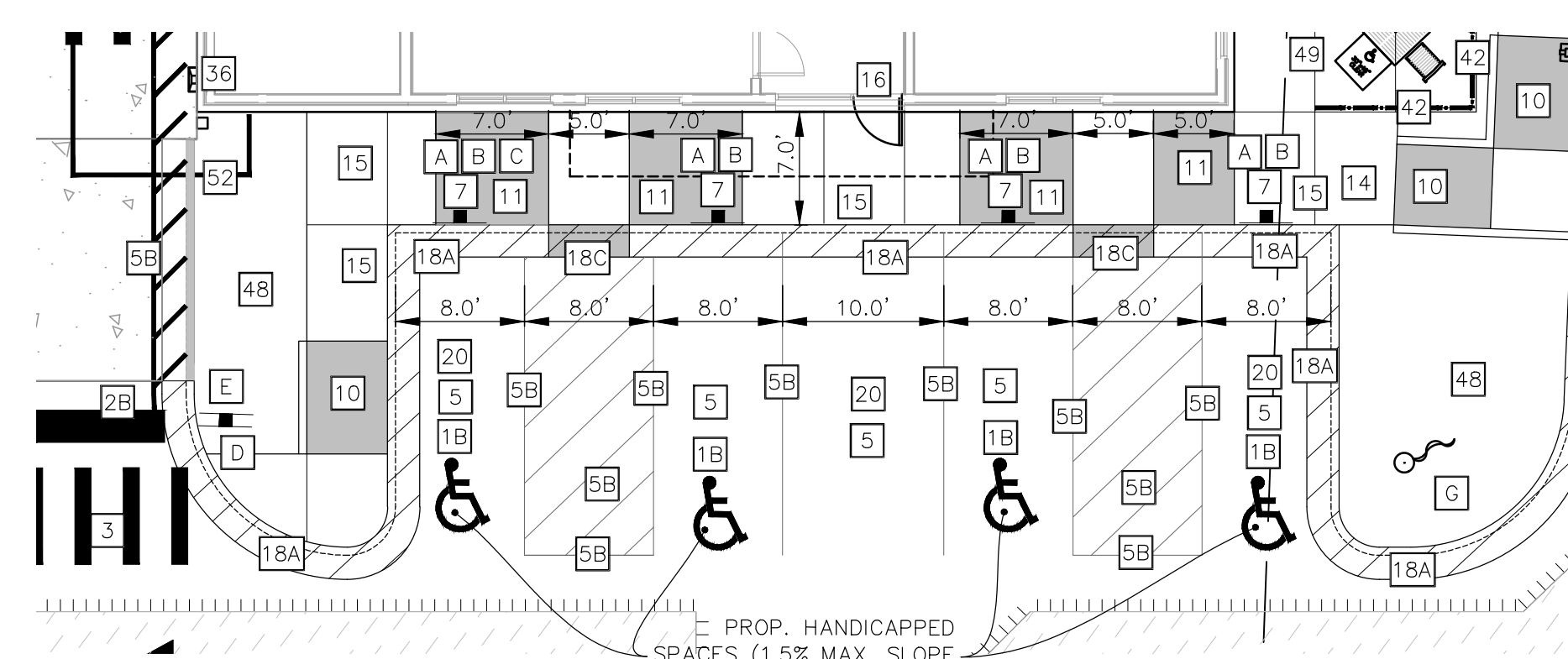
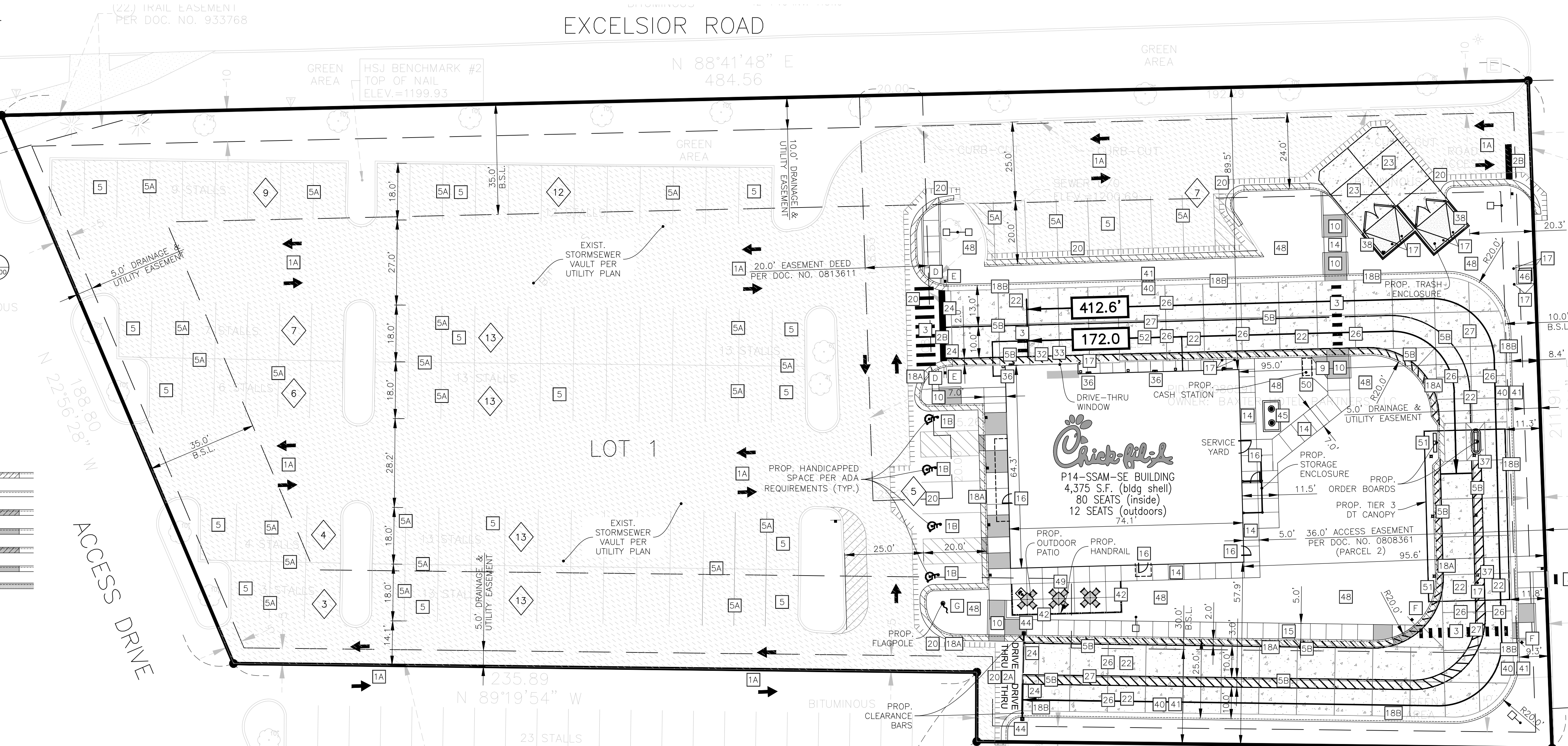
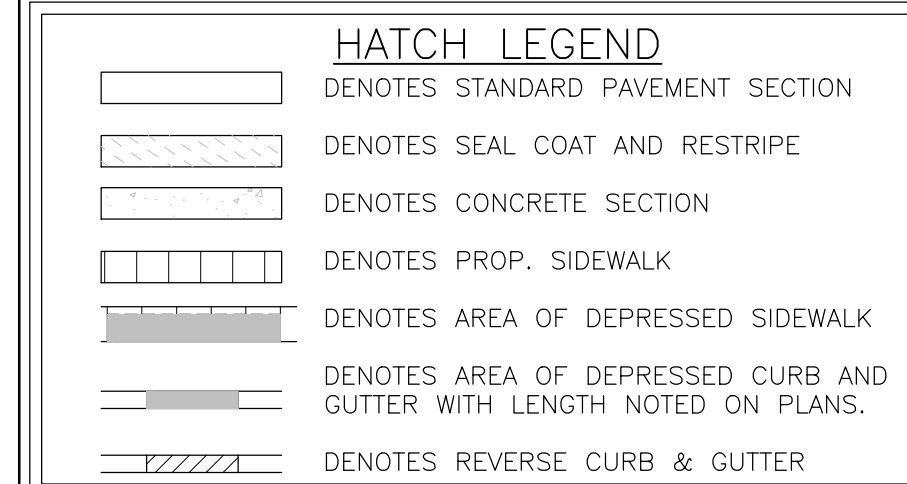


SITE PLAN DESIGN NOTES & KEY PLAN

- 1A DIRECTIONAL ARROW (C-400)
- 1B PAINTED HANDICAP PARKING SYMBOL (C-400)
- 2A DRIVE-THRU GRAPHICS (C-400)
- 2B STOP BAR GRAPHIC (C-400)
- 3 CROSSWALK MARKINGS (C-400)
- 4 MULTI-LANE DIRECTIONAL GRAPHICS (C-400)
- 5 STANDARD OR HANDICAP PARKING STALL PER CODE (C-400)
- 5A 4" SOLID WHITE STRIPING (C-400)
- 5B 4" SOLID YELLOW STRIPING (C-400)
- 5C 4" SKIP-DASH YELLOW STRIPING (C-400)
- 6 SOLID-PLASTIC WHEEL STOP (C-400)
- 7 BOLLARD MOUNTED SIGN (C-400)
- 8 CURB RAMP w/ SHORT FLARED SIDES (GRASSED AREAS) (C-400)
- 9 CURB RAMP w/ FLARED SIDES (IN SIDEWALK) (C-400)
- 10 RETURNED CURB HANDICAP RAMP (C-400)
- 11 SIDEWALK ACCESSIBLE RAMP (C-401)
- 12 DETECTABLE WARNING DEVICE (C-401)
- 13 TYPICAL ADA RAMP & HANDRAIL (C-401)
- 14 CONCRETE SIDEWALK (C-401)
- 15 CONCRETE SIDEWALK w/ CURB & GUTTER (C-401)
- 16 ENTRY DOOR FROST SLAB DETAIL (C-401)
- 17 CONCRETE BOLLARD (C-401)
- 18 CONCRETE CURB & GUTTER (C-401)
- 18A SPILLING CURB & GUTTER (C-401)
- 18B CATCHING CURB & GUTTER (C-401)
- 18C DEPRESSED SPILLING CURB & GUTTER (C-401)
- 18D DEPRESSED CATCHING CURB & GUTTER (C-401)
- 18E SPILLING GUTTER SECTION AT ACCESSIBLE RAMP (C-401)
- 18F CATCHING GUTTER SECTION AT ACCESSIBLE RAMP (C-401)
- 18G MOUNTABLE CURB & GUTTER (C-401)
- 19 LANDSCAPE & IRRIGATION PROTECTOR (C-401)
- 20 TYPICAL HMAC PAVEMENT SECTION (C-402)
- 21 BUTT JOINT (C-402)
- 22 CONCRETE PAVEMENT DRIVE-THRU LANE (C-402)
- 23 CONCRETE APRON AT TRASH ENCLOSURE (C-402)
- 24 PAVEMENT EDGE DETAIL (START & END OF DRIVE-THRU LANES) (C-402)
- 25 CONCRETE PAVEMENT SECTIONS (C-402)
- 26 TRANSVERSE & LONGITUDINAL CONTRACTION JOINT (C-402)
- 27 TRANSVERSE & LONGITUDINAL DOWELED CONSTRUCTION JOINT (C-402)
- 28 CONTRACTION JOINT (C-402)
- 29 KEYED CONSTRUCTION JOINT (C-402)
- 30 LONGITUDINAL BUTT JOINT (C-402)
- 31 EXPANSION JOINT (C-402)
- 32 DRIVE-THRU PLAN - FLUSH WITH FFE (C-403)
- 33 DRIVE-THRU ISOMETRIC (C-403)
- 34 DRIVE-THRU ORDER POINT ISLAND (C-403)
- 35 MENU BOARD LOOP DETECTION SYSTEM (C-403)
- 36 BUILDING DOWNSPOUT CONNECTION (TO SITE DRAINAGE SYSTEM) (C-403)
- 37 CANOPY DOWNSPOUT CONNECTION (TO SITE DRAINAGE SYSTEM) (C-403)
- 38 SCREENED REFUSE ENCLOSURE (REFER TO ARCH PLANS FOR ADDITIONAL DETAILS) (C-403)
- 39 CLEAN-OUT (OUTSIDE OF BUILDING) (C-403)
- 40 THICKENED PAVEMENT @ STRUCTURES (C-403)
- 41 STORM STRUCTURE WEEP HOLE DETAILS (C-403)
- 42 ALUMINUM HANDRAIL (REFER TO ARCH PLANS) (C-403)
- 43 OMITTED (C-403)
- 44 DRIVE-THRU CLEARANCE BAR (REFER TO SIGNAGE PACKAGE) (C-403)
- 45 GREASE TRAP (C-403)
- 46 PROPOSED TRANSFORMER (C-403)
- 47 BIKE RACK (C-403)
- 48 LANDSCAPED AREA (C-403)
- 49 TYPICAL LOCATION FOR OUTDOOR TABLES (REFER TO ARCH PLANS) (C-403)
- 50 CONCRETE PAD FOR OPTIONAL CASH STATION (C-403)
- 51 FREE-STANDING ORDER POINT CANOPY (C-403)
- 52 FREE-STANDING OUTSIDE MEAL DELIVERY CANOPY (C-403)



PROJECT NOTES:

- ALL CONSTRUCTION WITHIN PUBLIC R.O.W./ EASEMENTS AND OR CONNECTION TO PUBLIC SEWERS AND STREETS SHALL COMPLY WITH THE CITY OF BAXTER STANDARD CONSTRUCTION SPECIFICATIONS.
- AT LEAST ONE WEEK PRIOR TO ANY CONSTRUCTION WITHIN PUBLIC R.O.W./ EASEMENTS AND/OR ANY CONNECTION TO PUBLIC SEWERS AND STREETS, THE CONTRACTOR SHALL CONTACT THE CITY TO OBTAIN APPLICABLE CITY PERMITS.
- INGRESS/EGRESS WILL BE PROVIDED INTERNAL AND EXTERNAL TO THIS SITE.
- ALL CONCRETE CURB & GUTTER SHALL BE 24" (B6.18) UNLESS OTHERWISE NOTED ON THE PLANS.
- ALL PAVEMENT DIMENSIONS ARE MEASURED TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
- ALL CONSTRUCTION MATERIALS, DUMPSTER, DETACHED TRAILERS OR SIMILAR ITEMS ARE PROHIBITED ON PUBLIC STREETS OR WITHIN THE PUBLIC RIGHT-OF-WAY

SITE DATA:

- PARCEL ID #: 40080591
- ZONING: C2 (REGIONAL COMMERCIAL DISTRICT)
- PROP. CFA LOT SIZE: 86,134± SQ. FT. (1.977± ACRES)

BUILDING DATA:

- BUILDING FLOOR AREA: 4,375± SQ. FT.
- TOTAL NUMBER OF SEATS = 92
- INDOOR SEATS = 80
- OUTDOOR SEATS = 12

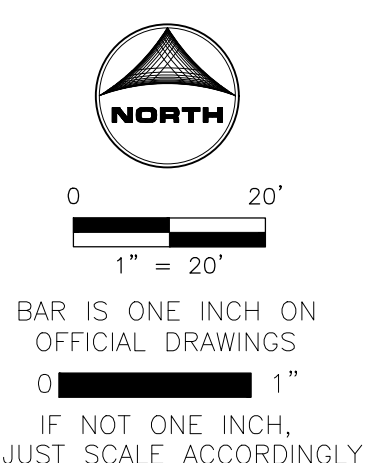
PARKING DATA:

- NUMBER OF REGULAR PARKING SPACES: 101
- NUMBER OF ADA SPACES: 4
- TOTAL NUMBER OF SPACES PROVIDED: 105
- TOTAL NUMBER OF SPACES REQUIRED: 37
- TYPICAL PARKING WIDTH: 10.0'
- TYPICAL 90° PARKING LENGTH: 20.0'
- MINIMUM ISLE WIDTH: 24.0' (90°)

RESTAURANT WITH DRIVE THROUGH PARKING FORMULA:

- 1 SPACE PER 15 SQ.FT. OF GFA EXCLUDING KITCHEN AND DINING AREA OR BASED ON TOTAL SEAT CALCULATIONS LIKE RESTAURANTS (1 SPACE FOR EACH 2.5 SEATS FOR RESTAURANT AREA) WHICHEVER IS GREATER
- REQUIRED PARKING: (80+12=92)/2.5 = 36.8 SPACES

- SIGN LEGEND**
- CONTRACTOR TO REFER TO THE SIGNAGE PACKAGE FOR PLACEMENT AND SPECIFICATIONS OF ALL SIGNS ••
- A HANDICAP PARKING SIGN (SEE SIGNAGE PACKAGE) R7-8; 12" X 18" (TYP.)
 - B HANDICAP PARKING FINE SIGN (SEE SIGNAGE PACKAGE) 6" X 12" (TYP.)
 - C "VAN ACCESSIBLE" SIGN (SEE SIGNAGE PACKAGE) R7-8P; 6" X 12" (TYP.)
 - D "DO NOT ENTER" SIGN (SEE SIGNAGE PACKAGE) R5-1; 24" X 24" (TYP.)
 - E STOP SIGN (SEE SIGNAGE PACKAGE) R1-1; 30" X 30" (TYP.)
 - F CFA PEDESTRIAN CROSSING SIGN (SEE SIGNAGE PACKAGE) 12" X 18" (TYP.)
 - G FLAG POLE (SEE SIGNAGE PACKAGE)
 - H CFA MONUMENT OR PYLON SIGN
 - I DIGITAL DRIVE-THRU MENU BOARDS



CHICK-FIL-A
BAXTER (MN) FSU
7609 EXCELSIOR ROAD
BAXTER, MN 56425

FSU# 06086

REVISION SCHEDULE

NO.	DATE	DESCRIPTION

PRELIMINARY

ENGINEER'S PROJECT # 2403792
PRINTED FOR PRELIMINARY
DATE 03/18/2025
DRAWN BY: MRJ
CHECKED BY: JFV

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SHEET
SITE PLAN

SHEET NUMBER
C-200

PRELIMINARY
NOT FOR CONSTRUCTION