

GENERAL NOTES

- A. ARCHITECTURAL SITE PLAN IS FOR COORDINATION PURPOSES ONLY. REFER TO CONSULTANTS DRAWINGS FOR ADDITIONAL INFORMATION.
- B. BEFORE PROCEEDING TO LAY OUT THE WORK, VERIFY LAYOUT INFORMATION SHOWN ON DRAWINGS, IN RELATION TO THE PROPERTY SURVEY AND EXISTING BENCHMARKS. IF DISCREPANCIES ARE DISCOVERED.
- C. ESTABLISH LIMITS ON USE OF PROJECT SITE. IF STAGING AREA IS NOT DESIGNATED ON PLANS, THEN COORDINATE LOCATION WITH OWNER.

SITE INFORMATION

SETBACKS, LOT AREA AND LOT COVERAGE REQUIREMENTS ARE AS PER NEW MEADOWS MUNICIPAL CODE, ARTICLE 7C, R-3 HIGH DENSITY RESIDENTIAL DISTRICT

LOT AREA REQUIREMENTS (NMMC 10-7C-6-B,C)
 LOTS 5 & 6 COMBINED AREA:
 APPROX. 34,821 SF
 REQUIRED COMBINED LOT AREA:
 12 HOUSING UNITS
 APPROX. 16,200 SF
 APPROX. 1,350 SF PER UNIT
 30' WIDE INGRESS-EGRESS, PARKING AND UTILITY EASEMENT

MAXIMUM LOT COVERAGE (NMMC 10-7C-6-D)
 40% OF 34,821 SF = 13,928 SF
 PROPOSED STRUCTURES AREA: 8,100 SF

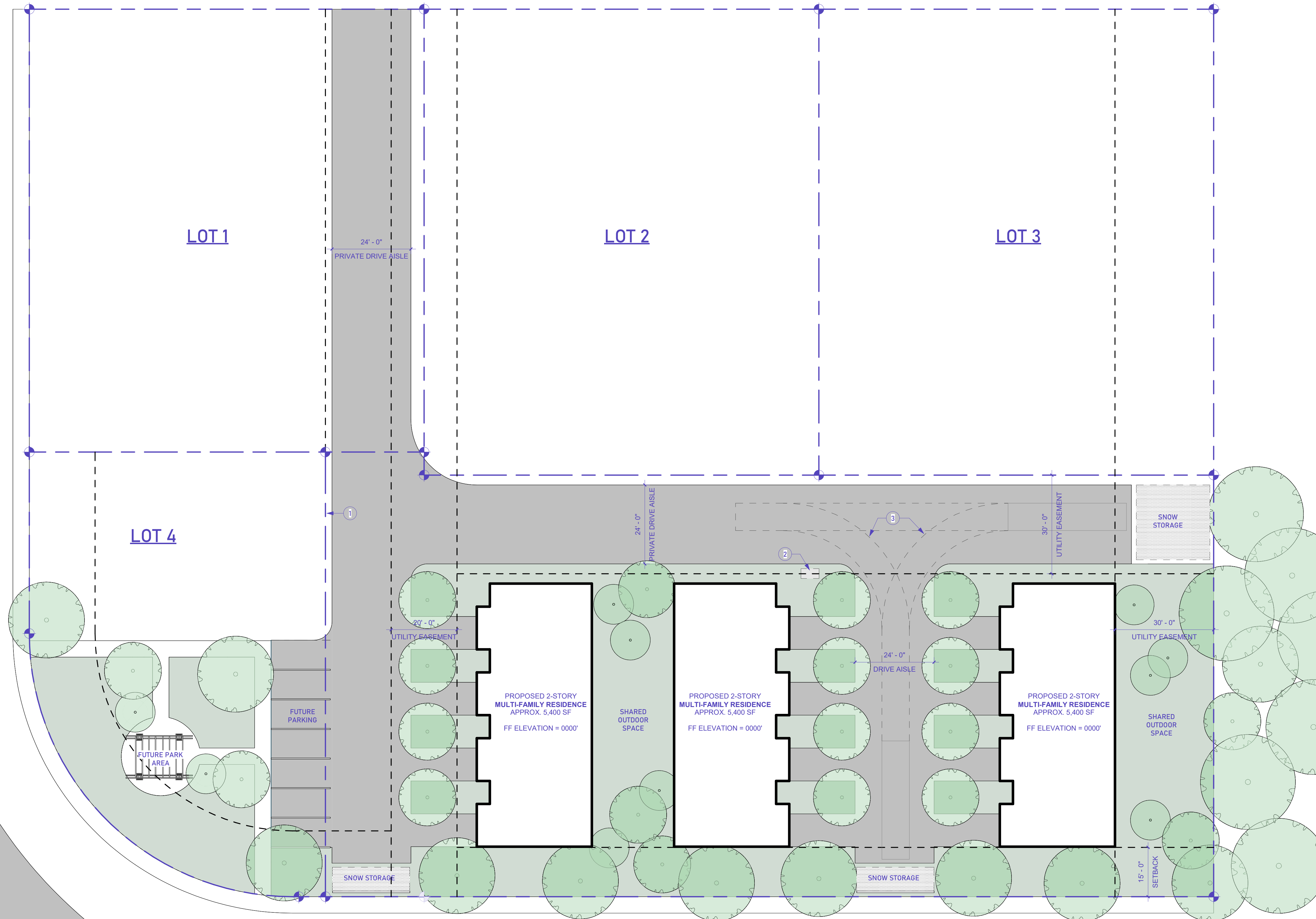
PARKING REQUIREMENTS
 (2) SPACES PER DWELLING UNIT REQUIRED = 24 REQUIRED
 24 PROVIDED (ONE GARAGE SPACE, ONE EXTERIOR SPACE)
 (7) SPACES PROVIDED FOR FUTURE PARK AREA

KEY NOTES (X)

- 1. NEW PROPERTY LINE. NEW LINE IS APPROX 30' WEST OF EXISTING PROPERTY LINE
- 2. EXISTING TRANSFORMER.
- 3. FIRE TRUCK ACCESS AND TURN-AROUND.

US HIGHWAY 95

NORA STREET



CONSULTANT:

STAMP:

NOT FOR CONSTRUCTION

PROJECT: 23-025

CROSSROADS MULTI-FAMILY

ADDRESS
CITY, ST #####

PHASE	PHASE
DATE	DATE
REVISION	DATE

ARCHITECTURAL SITE PLAN

A2.00

US HIGHWAY 55