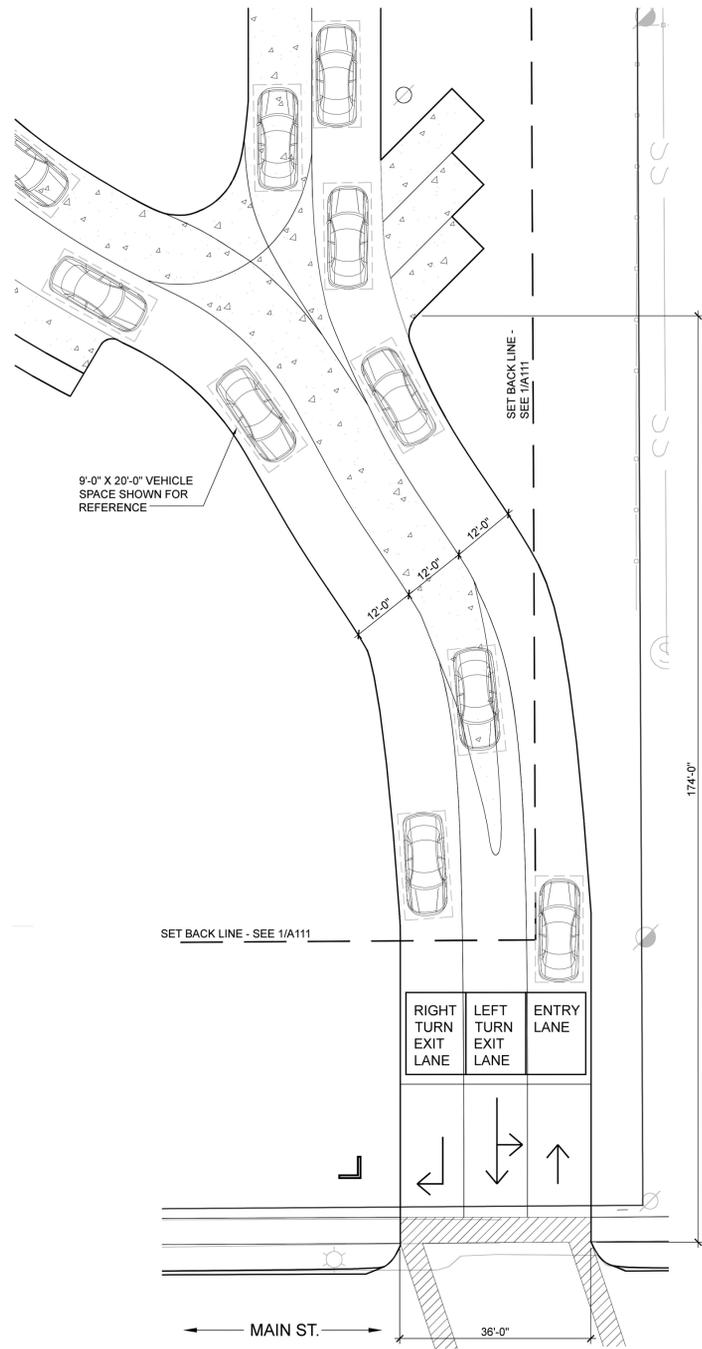


FINAL SITE DEVELOPMENT PLAN

ROSE ROCK SCHOOL - PLANNED UNIT DEVELOPMENT

A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER (SE/4) OF SECTION TWENTY-FIVE (25), TOWNSHIP NINE (9) NORTH, RANGE THREE (3) WEST OF THE INDIAN MERIDIAN TO THE CITY OF NORMAN, CLEVELAND COUNTY, OKLAHOMA



1A ENLARGED SITE PLAN
 TRAFFIC DIAGRAM
 1/16" = 1'
 0' 2' 4' 8' 16' 32'

ZONING SUMMARY

SITE LOCATION:
 1515 W. MAIN ST.
 NORMAN, OK 73069

CURRENT ZONING: R-1 SINGLE FAMILY RESIDENTIAL
 PROPOSED ZONING: PUD

SETBACKS PROVIDED:
 50' FRONT
 20' SIDE
 30' REAR

OFF-STREET PARKING: 25 SPACES MIN PER PUD

LOT AREA:
 3.72 ACRES (162,043 SF) - NO CHANGES PROPOSED

BUILDING FOOTPRINT
 EXISTING HOUSE: 2,152 SF - NO CHANGES
 PROPOSED EXISTING GARAGE: 1,332 SF - NO CHANGES
 TOTAL: 3,484 SF
 BUILDING AREA : SITE AREA =
 3,484 SF : 162,043 SF = 2.15%

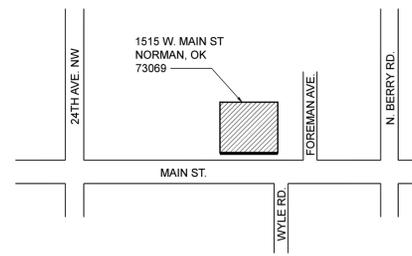
PROPOSED IMPERVIOUS PAVING AREA (INCLUDES BUILDINGS) : SITE AREA =
 31,148 SF : 162,043 SF = 19.2%

PROPOSED GREEN SPACE = 130,895 SF OR 80% OF SITE (130,895 / 59 STUDENTS = 2,218.5 GREEN SPACE SF PER STUDENT)

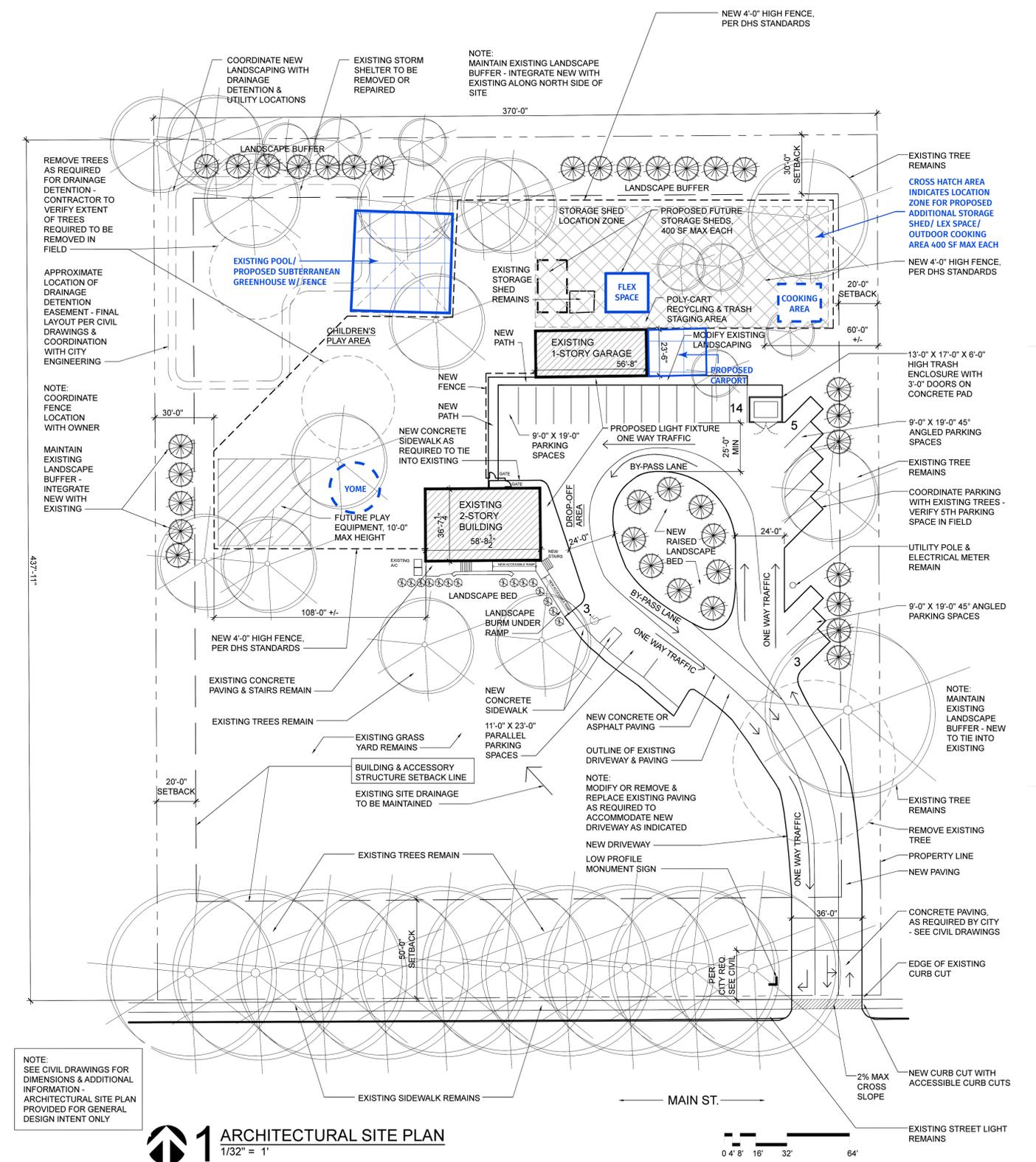
PROJECT NOTES

- REFER TO PUD NARRATIVE FOR ADDITIONAL INFORMATION.
- ALL NEW PAVING TO BE FLUSH WITH EXISTING PAVING TO REMAIN. IF RAISED CURB AROUND BUILDING IS UTILIZED, ACCESSIBLE CURB RAMPS SHALL BE PROVIDED. EXISTING SITE DRAINAGE PATHS TO REMAIN. NO CHANGES TO OVERALL SITE DRAINAGE PATTERNS ARE PROPOSED.

Project Schedule:
 As stated in the approved PUD, the construction of proposed site improvements and building improvements, where required, is anticipated to begin following all required City approvals. Improvements will be phased as needed to accommodate enrollment and City requirements. The proposed site improvements indicated, once constructed, are intended to accommodate a maximum of 59 students.



2 LOCATION MAP
 NOT TO SCALE



NOTE:
 SEE CIVIL DRAWINGS FOR DIMENSIONS & ADDITIONAL INFORMATION - ARCHITECTURAL SITE PLAN PROVIDED FOR GENERAL DESIGN INTENT ONLY

1 ARCHITECTURAL SITE PLAN
 1/32" = 1'

ROSE ROCK SCHOOL
 1515 W. MAIN ST.
 NORMAN, OK 73069

Design by: bgA
 Drawn by: bgA
 Review by: bgA

City of Norman
 Mylar Submittal
 02.10.2015

Date:
 07.25.14
 REVISED PER CITY COMMENTS

06.26.14
 PERMITS

06.09.14
 FINAL PLAT SUBMITTAL

All drawings and written materials herein constitute original work by Butzer Gardner Architects and may only be duplicated with their written consent.
 Copyright 2015 © Butzer Gardner Architects

Drawing Title:
ARCHITECTURAL SITE PLAN

Sheet No.

A111