



**LEGEND**

- PROPERTY LINE
- PROPOSED 18" CURB & GUTTER
- STANDARD-DUTY ASPHALT PAVEMENT
- HEAVY-DUTY ASPHALT PAVEMENT
- HEAVY-DUTY CONCRETE PAVEMENT
- CONCRETE SIDEWALKS
- NEW BUILDING
- PROPOSED SITE LIGHTING (BY OTHERS)

**PARKING CALCULATIONS**

PROPOSED CUSTOMER PARKING	20
PROPOSED ACCESSIBLE PARKING	4
PROPOSED EMPLOYEE/SERVICE PARKING	58
PROPOSED VEHICLE DISPLAY PARKING	52
<b>TOTAL PROPOSED PARKING</b>	<b>134</b>

3 X 10 SERVICE BAYS = 30 STALLS  
 1 X 12 SERVICE EMPLOYEES = 12 STALLS  
 2 X 12 CUSTOMERS = 24 STALLS  
 1 X 16 SALES EMPLOYEES = 16 STALLS  
**TOTAL STALLS NEEDED = 82 STALLS (82 STALLS PROPOSED)**  
 \*PER ADA PARKING, FOR 94 STALLS 4 SHOULD BE ACCESSIBLE

**SITE DATA**

TOTAL PROPERTY AREA	385,074 SF (8.84 AC)
TOTAL LIMITS OF DISTURBANCE	89,203 SF (2.05 AC)
OFFSITE DISTURBANCE	903 SF (0.02 AC)
ONSITE DISTURBANCE	88,300 SF (2.03 AC)
PROJECT SITE AREA	86,049 SF (1.98 AC)
PROPOSED IMPERVIOUS AREA	71,855 SF (1.65 AC)
PROPOSED PERVIOUS AREA	14,194 SF (0.33 AC)
TOTAL GREEN SPACE	16.50%
TOTAL INTERIOR GREEN SPACE	7.53%



Know what's below.  
Call before you dig.

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DESCRIPTION	
DATE	
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CREATIVITY BEYOND ENGINEERING Brookfield, WI   Milwaukee, WI   Appleton, WI   Madison, WI Cedarburg, WI   Naperville, IL   Irvine, CA	
<b>NISSAN WAUKESHA</b> <b>CITY OF WAUKESHA, WISCONSIN</b>	
<b>OVERALL SITE PLAN</b>	
© COPYRIGHT 2023 R.A. Smith, Inc. DATE: 5/22/2023 SCALE: 1" = 40' JOB NO. 3220213 PROJECT MANAGER: RYAN J. LANCOUR, P.E. DESIGNED BY: CRR CHECKED BY: RJL	
<b>SHEET NUMBER</b> <b>C200</b>	