

SITE PLAN NOTES

TOTAL SITE AREA = .907 ACRES±

TOTAL BUILDING AREA: 5,665 S.F. STARBUCKS: 2,200 S.F. FUTURE TENANT(S): 3,465 S.F.

CITY OF WAUKESKA:
B-5 (PUD) ZONING. B-5 COMMUNITY BUSINESS DISTRICT

STREET ROW: 50' SIDE YARD: 10' REAR YARD: 25'

ONE WAY DRIVES - 12 FEET

9'-0" X I 8'-0" STALLS.

PARKING LOT SETBACKS PER B-5 DISTRICT: PROVIDE BUFFERING FROM STREET RIGHTS-OF-WAY AND

OF EXISTING VEGETATION, SLOPES, DRAINAGE, VISIBILITY, OR UTILITY LOCATION.

DRIVE-THROUGH FACILITES STACKING SPACE: FOUR (4)
SPACES PER DRIVE-THROUGH SERVICE LANE FOR A DRIVE-THROUGH RESTAURANT.

ONE (1) SHORT-TERM BICYCLE PARKING SPACE PER 2,000 S.F. PLUS ONE (I) LONG-TERM BICYCLE PARKING SPACE PER 20 EMPLOYEES.

BICYCLE PARKING (RETAIL): ONE (1) SHORT-TERM BICYCLE PARKING SPACE PER 2,000 S.F. PLUS ONE (1) LONG-TERM BICYCLE PARKING SPACE PER 12,000 S.F. OF FLOOR AREA.

RESTAURANT: SHORT TERM = 1.1, LONG TERM = 1 SHORT TERM = 1.7, LONG TERM = 1TOTAL REQUIRED: 2.8 + 2 = 4.8 REQUIREDTOTAL BICYCLE SPACES PROVIDED: = 5 PROVIDED

REQUIRED NUMBER OF PARKING SPACES PER PUD:

RETAIL: FOUR (4) SPACES PER 1,000 S.F. OF RETAIL SALES AREA

RESTAURANTS: ONE (1) SPACE PER THREE (3) SEATS (NOT INCLUDING PATIO).

PARKING STALLS REQUIRED PER PUD:

STARBUCKS = 40 SEATS X | STALL PER 3 SEATS = 13.3

14 STALLS REQUIRED

FUTURE TENANT(S) (RETAIL) = 3,465 S.F. X 4 STALLS PER

1,000 S.F. = 13.9

14 STALLS REQUIRED

PARKING STALLS REQUIRED: 28

PARKING STALLS PROVIDED: 43 (7.59/K)

REVISED 11-02-18

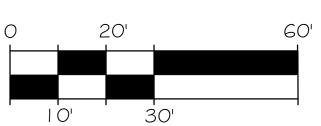


SITE PLAN

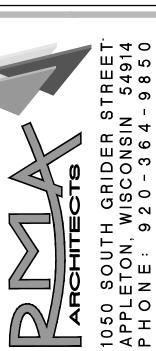
SCALE: | " = 20'-0"







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SEVELOPMENT
RKWAY / S.T.H. 164
WISCONSIN

RETAIL DEVELOLES PAUL PARKWAY / 3 WAUKESHA, WISCONS

REVISIONS

DRAWN BY LAK CHECKED BY

9/18/18

PROJECT NO. 185016

SP1.1