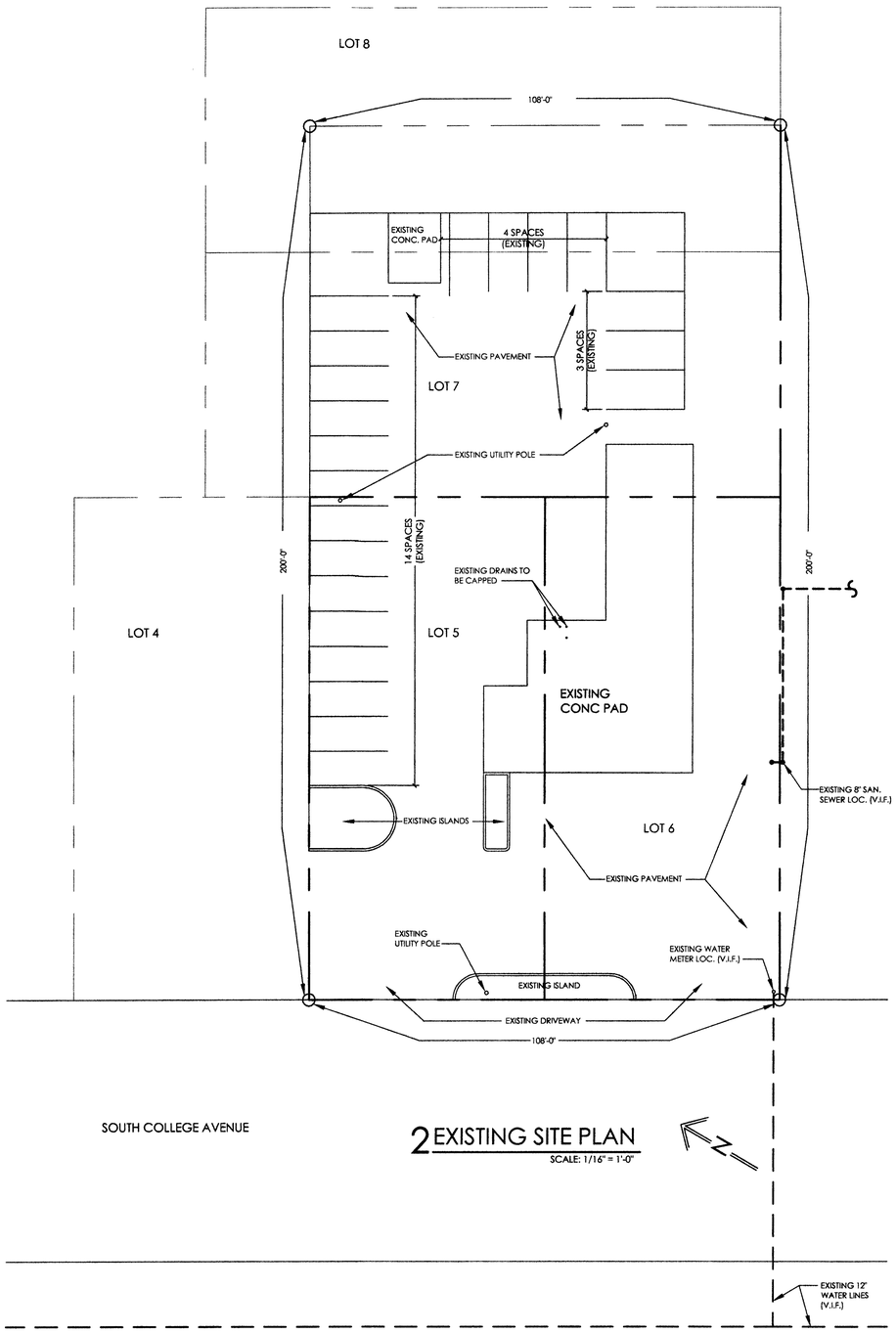
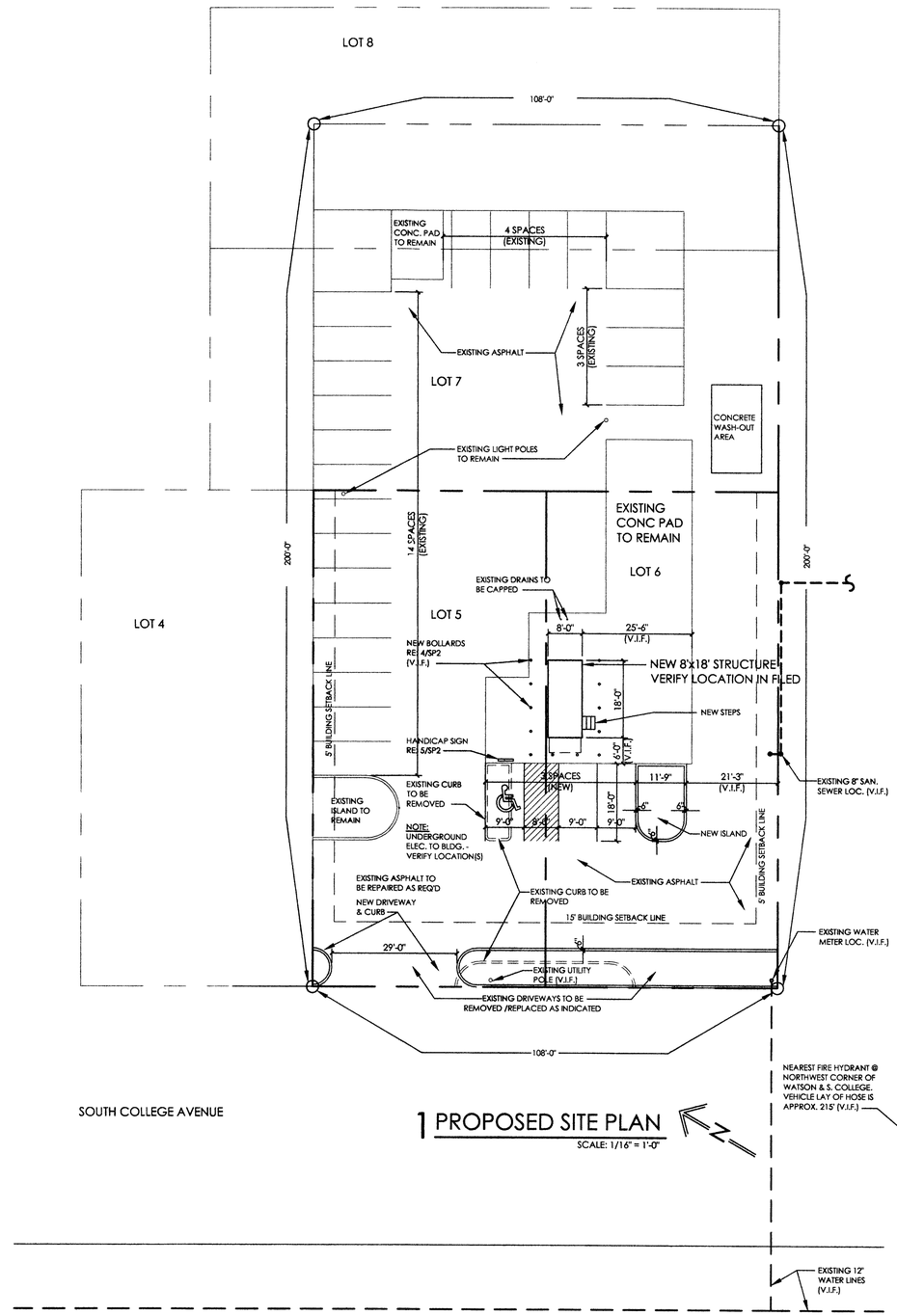


2 EXISTING SITE PLAN
SCALE: 1/16" = 1'-0"



1 PROPOSED SITE PLAN
SCALE: 1/16" = 1'-0"

GENERAL INFORMATION

LOCATION:
3411 S. COLLEGE AVE.
LOT(S) 5 & 6 & PORTIONS OF LOT(S) 7 & 8
MARTIN'S ADDITION
BRYAN, TEXAS
BRAZOS COUNTY

ZONING: SC-B
TDLR #: _____

OWNER:
RICHARD KASPER
2402 BROADMOOR DR.
BLDG. C, STE. 102
BRYAN, TX 77802
OFFICE: 779-4756

OCCUPANCY USE GROUP

GROUP M: RETAIL

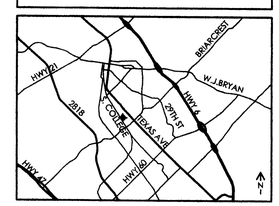
PARKING ANALYSIS

NEW ADDITION	144 SQ. FT.:	
TOTAL AREA	144 SQ. FT.:	1 SPACE / 200 SQ. FT. = .72

TOTAL NUMBER OF PARKING SPACES REQUIRED: 2
TOTAL NUMBER OF PROVIDED PARKING SPACES: 2
THEREFORE; THE PARKING REQUIREMENTS ARE SATISFIED

GENERAL NOTES:

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONTAINMENT & PROPER DISPOSAL OF ALL LIQUID & SOLID WASTE ASSOCIATED W/ THIS PROJECT. THE CONTRACTOR SHALL USE ALL MEANS NECESSARY TO PREVENT THE OCCURRENCE OF WIND BLOWN LITTER FROM THE PROJECT SITE.
2. WASTE WATER GENERATED FROM THIS SITE WILL BE NORMAL DOMESTIC WASTE WATER ONLY.
3. ANY ACCESSIBLE ROUTE SHALL HAVE A SLOPE NO GRATER THAN 1:20 WITH A CROSS SLOPE NO GREATER THAN 1:50.
4. THERE SHALL BE NO GRATING ALONG HANDICAP ACCESSIBLE ROUTE.
5. ACCESSIBLE ROUTES SHALL NOT HAVE LEVEL CHANGES MORE THAN 1/2" OTHER THAN THOSE PROVIDED BY A RAMP.
6. SURFACE SLOPES @ HANDICAP PARKING & ACCESS ISLE SHALL NOT EXCEED 1:50 IN ANY DIRECTION.
7. RAMP SURFACES SHALL CONSIST OF EXPOSED CRUSHED STONE AGGREGATE, ROUGHENED CONCRETE, RUBBER, RAISED ABRASIVE STRIPS OR GROOVES EXTENDING THE FULL WIDTH & DEPTH OF THE CURB RAMP. SURFACES THAT ARE RAISED, ETCHED OR GROOVED IN A WAY THAT WOULD ALLOW WATER TO ACCUMULATE ARE PROHIBITED.
8. FOR PURPOSES OF WARNING, THE FULL WIDTH AND DEPTH OF CURB RAMPS SHALL HAVE A LIGHT REFLECTIVE VALUE AND TEXTURE THAT SIGNIFICANTLY CONTRASTS WITH THAT OF ADJOINING PEDESTRIAN ROUTES.
9. ALL SIDED SURFACES SHALL BE A NON-METALLIC MATERIAL.
10. ALL MECHANICAL EQUIPMENT SHALL BE SCREENED.
11. THIS SITE WILL NOT GENERATE SOLID WASTE. THEREFORE NO SOLID WASTE CONTAINER IS NEEDED.
12. THIS PROPERTY DOES NOT LIE IN THE 100 YEAR FLOODPLAIN ACCORDING TO F.I.R.M. PANEL NO. 48041C0141C.



VICINITY MAP
NTS

DRAWING INDEX

SP1 SITE PLANS
SP2 LANDSCAPE PLAN & SITE PLAN DETAILS

REVISIONS	

DATE	2/10/2010
DRAWN	BH
CHECKED	NW/BH

NATHAN WINCHESTER DESIGNS
201A NORTH MAIN STREET, BRYAN, TEXAS 77803
(979)823-4039

ICE BIN
3411 SOUTH COLLEGE AVENUE
BRYAN, TX

JOB NO.:	1002
NAME:	EXIST./PROP. SITE PLANS
SCALE:	1/16" = 1'-0"

SHEET
SP1
1 OF 2

RECEIVED
FEB 10 2010
Development & Engineering Services