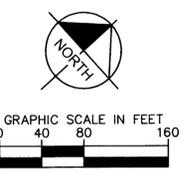
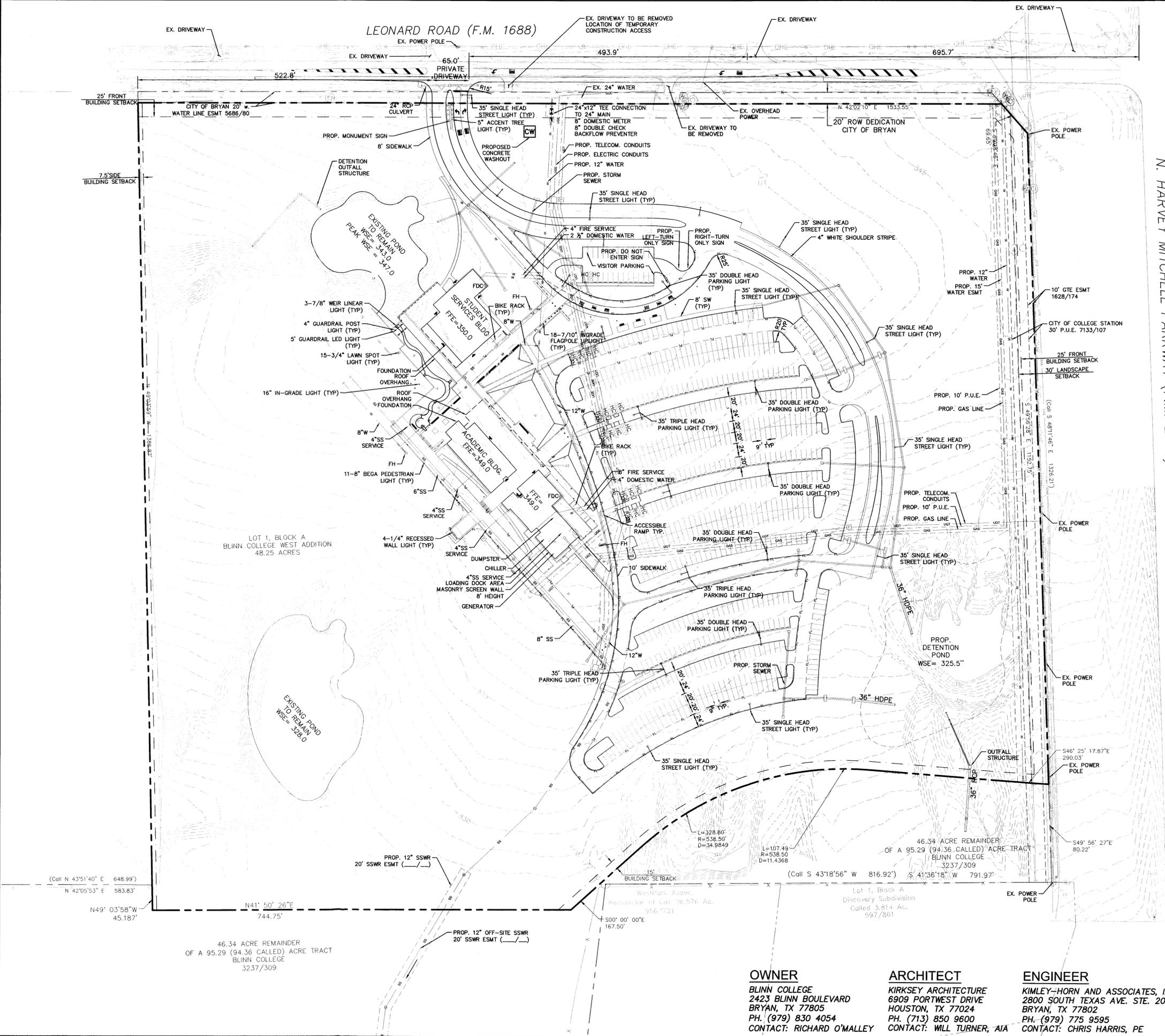


Plotted By: Adams, Allison (Lynch) Sheet: Kina Layout: Layout1 March 02, 2016 10:41:49am K:\CST\_Civil\66079010 - Blinn College Phase 1\DWG\PlanSheets\SITE PLAN.dwg  
 This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Plans of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



**LEGEND**

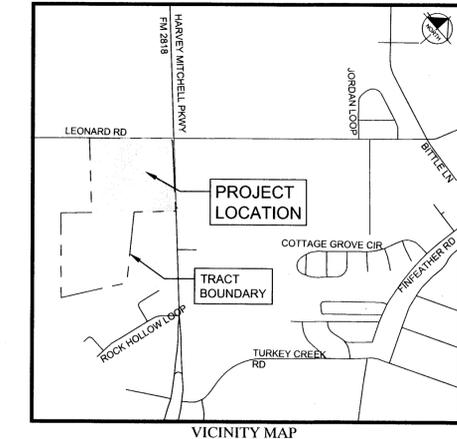
- EXISTING PROPERTY LINE
- PROPOSED PROPERTY LINE
- EXISTING SANITARY SEWER
- PROPOSED SANITARY SEWER
- EXISTING WATER LINE
- PROPOSED WATER LINE
- EXISTING EASEMENT
- PROPOSED EASEMENT
- EXISTING STORM SEWER
- PROPOSED STORM SEWER
- EXISTING ROAD CENTERLINE
- PROPOSED ROAD CENTERLINE
- EXISTING CONTOUR
- PROPOSED CONTOUR
- EXISTING SANITARY SEWER
- EXISTING WATER LINE
- PROPOSED FIRE LANE
- PROPOSED 35' SINGLE HEAD STREET LIGHT
- PROPOSED 35' DOUBLE HEAD STREET LIGHT
- PROPOSED 35' TRIPLE HEAD STREET LIGHT
- PROPOSED 5' ACCENT TREE LIGHT
- PROPOSED 15-3/4" LAWN SPOT LIGHT
- PROPOSED 4-1/4" RECESSED WALL LIGHT
- PROPOSED 4" GUARDRAIL POST LIGHT
- PROPOSED 5" GUARDRAIL LED LIGHT
- PROPOSED 3-7/8" WEIR LINEAR LIGHT
- PROPOSED 18-7/10" INGRADE FLAGPOLE UPLIGHT
- PROPOSED 11"-8" BEGA PEDESTRIAN LIGHT
- PROPOSED 15" IN-GRADE LIGHT
- PROPOSED CONCRETE WASH OUT AREA

**NOTES**

1. PER FEMA MAP NUMBER 48041C0195E, DATED MAY 16, 2012 NO FLOOD HAZARD AREAS ARE PRESENT ON THE SUBJECT TRACT.
2. ALL PARKING STALLS SHALL BE 9'x20' AND ALL PARKING LOT DRIVE AISLES SHALL BE 24' WIDE.
3. FIRE SUPPRESSION LINES SHALL HAVE A LOCKABLE LID ON THE ISOLATION VALVE. THE LOCKABLE LID SHALL, AT A MINIMUM SUPPLY PROTECTION AS THE AMP OR USA, LL562 LOCKING LID.
4. IRRIGATION SYSTEM SHALL BE PROTECTED BY EITHER A PRESSURE VACUUM BREAKER, REDUCED PRESSURE ZONE OR A DOUBLE CHECK BACKFLOW DEVICE.
5. SITE WILL NOT GENERATE WASTE WATER FROM PREPARING FOOD ITEMS.
6. REFER TO GRADING PLAN SHEETS FOR GRADING DESIGN.
7. REFER TO LANDSCAPE PLAN FOR LANDSCAPE CALCULATIONS AND DESIGN.
8. FIRE LANES SHOWN ON THIS PLAN ARE TO IDENTIFY THE DEDICATED FIRE LANES AND ARE NOT INTENDED TO BE STRIPED ON PAVEMENT. REFER TO C2.01-FIRE ACCESS PLAN FOR FIRE LANE PAVEMENT MARKINGS AND SIGNAGE LOCATIONS.
9. ALL ON-SITE STORM SEWER SHALL BE MINIMUM 24" HDPE UNLESS OTHERWISE NOTED. ALL STORM SEWER IN THE PROPOSED ROW SHALL BE MINIMUM 24" RCP UNLESS OTHERWISE NOTED.
10. REFER TO EROSION CONTROL PLAN FOR ADDITIONAL EROSION CONTROL MEASURES.
11. ALL DIMENSIONS, INCLUDING ROADWAY DIMENSIONS, ARE TO THE FACE OF CURB OR EDGE OF PAVEMENT UNLESS OTHERWISE NOTED.

**SITE DATA TABLE**

ZONING	PD-M	COLLEGE
LAND USE	PD-M	COLLEGE
LOT AREA	48.25 ACRES	
BUILDING FOOTPRINT	STUDENT SERVICES BUILDING	11,012 SQFT
	ACADEMIC BUILDING	12,979 SQFT
BUILDING HEIGHT	STUDENT SERVICES BUILDING	30'-10" (2 STORIES)
	ACADEMIC BUILDING	63'-4" (4 STORIES)
LOT BUILDING COVERAGE	STUDENT SERVICES BUILDING	11,012 SQFT
	ACADEMIC BUILDING	12,575 SQFT
TOTAL		23,587 SQFT - 0.011%
PARKING REQUIRED	1:4 COMMUTER STUDENTS	(625 SP @ 2,500 STUDENTS)
	1:1 FACULTY OR STAFF	(60 SP @ 60 STAFF)
TOTAL REQUIRED		685 SPACES
PARKING PROVIDED	BASE BID	695 SPACES
	REGULAR SPACES	20 SPACES
TOTAL PROVIDED		715 SPACES



KHA PROJECT: 066079000  
 DATE: MARCH 2016  
 SCALE: AS SHOWN  
 DESIGNED BY: JCH  
 DRAWN BY: NHA  
 CHECKED BY: TML

**Kimley-Horn**

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NO. \_\_\_\_\_ DATE \_\_\_\_\_  
 REVISIONS \_\_\_\_\_

CITY SITE PLAN  
 LOT 1, BLOCK A  
 BLINN COLLEGE WEST  
 ADDITION 48.25 AC

BLINN COLLEGE WEST CAMPUS  
 PHASE 1  
 PREPARED FOR  
 BLINN COLLEGE  
 851 N. HARVEY MITCHELL PARKWAY  
 BRYAN, TX 77807

**OWNER**  
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**C2.00**

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