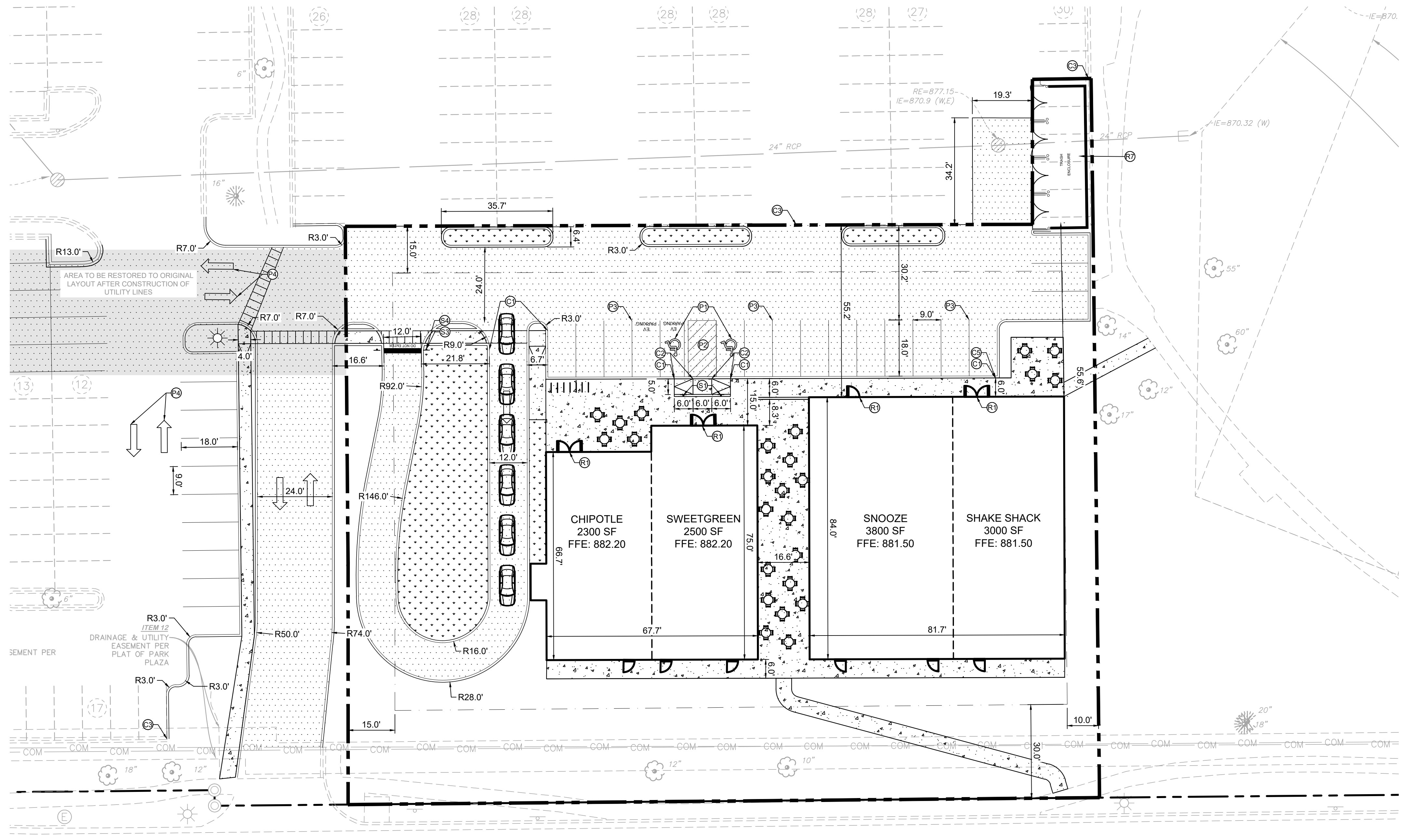


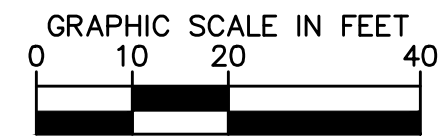
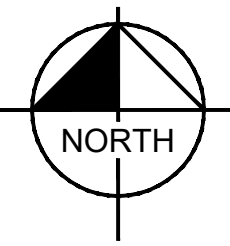
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WEST 16TH STREET  
(VARIABLE WIDTH PUBLIC RIGHT OF WAY)



Know what's below.  
Call before you dig.



**LEGEND**

	PROPERTY LINE
	SETBACK LINE
	DRAINAGE AND UTILITY EASEMENT
	PROPOSED FENCE
	RETAINING WALL
	PROPOSED CURB AND GUTTER
	STANDARD DUTY ASPHALT PAVEMENT SEE DETAILS FOR SECTION
	CONCRETE SIDEWALK SEE DETAILS FOR SECTION
	LANDSCAPE AREA SEE LANDSCAPE PLAN FOR DETAILS

**SITE PLAN NOTES**

- REFER TO THE ARCHITECTURAL PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF STOOPS, TRUCK DOCKS, TRASH ENCLOSURES & PRECISE BUILDING DIMENSIONS. REFER TO THE SITE ELECTRICAL PLAN FOR LOCATIONS OF PROPOSED LIGHT POLES, CONDUITS, AND ELECTRICAL EQUIPMENT.
- REFER TO CERTIFIED SITE SURVEY OR PLAT FOR EXACT LOCATION OF EXISTING EASEMENTS, PROPERTY BOUNDARY DIMENSIONS, AND ADJACENT RIGHT-OF-WAY & PARCEL INFORMATION.
- DIMENSIONS AND RADI ARE DRAWN TO THE FACE OF CURB, UNLESS OTHERWISE NOTED. DIMENSIONS ARE ROUNDED TO THE NEAREST TENTH FOOT, AND AREAS ARE ROUNDED TO THE NEAREST SQUARE FOOT.
- UNLESS OTHERWISE NOTED, THE CONTRACTOR SHALL BE RESPONSIBLE FOR RELOCATING EXISTING SITE IMPROVEMENTS THAT CONFLICT WITH THE PROPOSED WORK, INCLUDING BUT NOT LIMITED TO TRAFFIC SIGNS, LIGHT POLES, ABOVEGROUND UTILITIES, ETC. PERFORM WORK IN ACCORDANCE WITH GOVERNING AUTHORITIES REQUIREMENTS AND PROJECT SITE WORK SPECIFICATIONS. COST SHALL BE INCLUDED IN BASE BID.
- TYPICAL PARKING STALL DIMENSIONS SHALL BE 9.0- FEET IN WIDTH AND 18- FEET IN LENGTH UNLESS OTHERWISE INDICATED.
- MONUMENT SIGN(S) ARE DETAILED ON THE ARCHITECTURAL PLANS AND ARE SHOWN FOR GRAPHICAL & INFORMATIONAL PURPOSES ONLY. CONTRACTOR TO VERIFY SIGN DIMENSIONS, LOCATION AND REQUIRED PERMITS WITH THE OWNER.
- OUTDOOR SEATING IS ALLOWED AS AN ACCESSORY USE WITH THE FOLLOWING CONDITIONS:
  - THE USE IS LOCATED WITHIN 500 FT OF A RESIDENTIAL USE, AND NO SPEAKERS OR OTHER ELECTRONIC DEVICES WHICH EMT SOUND PERMITTED.
  - THE USE IS LOCATED WITHIN 500 FT OF RESIDENTIAL USE, AND THE HOUSE OF OPERATION SHALL BE LIMITED TO 7:00 AM TO 10:00 PM

**KEYNOTE LEGEND**

- CURB, SIDEWALK & PAVEMENT**
- (C1) 6" CONCRETE CURB & GUTTER (B612) - SEE DETAIL
  - (C2) CURB TRANSITION FROM 6" TO FLUSH - SEE GRADING PLAN
  - (C3) MATCH EXISTING EDGE OF PAVEMENT/ CURB & GUTTER
  - (C4) ACCESSIBLE CURB RAMP - SEE DETAIL
  - (C5) INTEGRAL CONCRETE CURB / SIDEWALK - SEE GRADING PLAN
- SITE FIXTURES**
- (F1) 6" CONCRETE FILLED PIPE BOLLARD - SEE DETAIL
- PAVEMENT MARKINGS**
- (P1) ACCESSIBLE PARKING SYMBOL & LOADING AREA - SEE DETAIL
  - (P2) STRIPED WHITE CROSS-HATCH AREA 4" SOLID LINES @ 45° 2' O.C.
  - (P3) 4" WIDE WHITE PAINTED SOLID PARKING LOT LINE
  - (P4) PAINTED WHITE DIRECTIONAL ARROW - SEE DETAIL
- SIGNAGE**
- (S1) ADA PARKING SIGN IN BOLLARD - SEE DETAIL
  - (S2) NO PARKING FIRE LANE SIGN - SEE DETAIL
  - (S3) STOP SIGN - SEE DETAIL
  - (S4) DO NOT ENTER SIGN - SEE DETAIL
- REFERENCE NOTES**
- (R1) AT-GRADE BUILDING ENTRY & STRUCTURAL STOOP - REFER TO ARCHITECTURAL & STRUCTURAL PLANS
  - (R2) MONUMENT SIGN - REFER TO ARCHITECTURAL PLANS
  - (R3) LIGHT POLE & BASE - REFER TO SITE ELECTRICAL PLAN
  - (R6) TRANSFORMER/EQUIPMENT PAD - REFER TO MEP PLANS
  - (R7) TRASH ENCLOSURE - REFER TO ARCHITECTURAL PLANS

No.	REVISIONS	DATE	BY



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WWW.KIMLEY-HORN.COM

KHA PROJECT	DATE	SCALE	DESIGNED BY	DRAWN BY	CHECKED BY
161104000	11/28/2023	AS SHOWN	ESB	CWE	BPG

**SITE DIMENSION PLAN**

PRELIMINARY - NOT FOR CONSTRUCTION

5775 W. WAYZATA BLVD.  
PREPARED FOR  
**GW PROPERTIES**

ST LOUIS PARK MN

SHEET NUMBER  
**C400**