

Case No. 16PD054

Legal Description:

Tract BR of Orchard Meadows, located in Section 9, T1N, R8E, BHM, Rapid City, Pennington County, South Dakota

NOTES:

- 1 INSTALL CONCRETE PAVING PER DETAIL 8E ON SHEET C8.2
- 2 INSTALL CONCRETE CURB & GUTTER PER DETAIL 60-2 ON SHEET C8.0
- 3 INSTALL 6" CONCRETE ISLAND EQUIPMENT AND FOOTING PER ARCHITECTURAL PLANS
- 4 INSTALL HANDICAP ACCESSIBLE RAMP PER DETAIL 61-5 ON SHEET C8.0
- 5 INSTALL CONCRETE SIDEWALK PER DETAIL 61-2 ON SHEET C8.0
- 6 INSTALL THICKENED EDGE SIDEWALK PER DETAIL 8C ON SHEET C8.2
- 7 INSTALL 4" PAINTED WHITE PAVEMENT MARKING
- 8 INSTALL HANDICAP PARKING SPACE PER DETAIL 8F ON SHEET C8.2
- 9 INSTALL WHEEL STOP
- 10 INSTALL HANDICAP PARKING SIGN PER DETAIL 8F ON SHEET C8.2
- 11 INSTALL STOP SIGN (R1-1) PER MUTCD
- 12 INSTALL CONCRETE FILLET & VALLEY GUTTER PER DETAIL 60-1 ON SHEET C8.0
- 13 INSTALL VALLEY GUTTER PER DETAIL 60-1 ON SHEET C8.0
- 14 INSTALL BOLLARDS PER DETAIL 8A ON SHEET C8.1
- 15 INSTALL DUMPSTER ENCLOSURE PER DETAIL 8B ON SHEET C8.1
- 16 INSTALL FENCE PER ARCHITECTURAL PLANS
- 17 INSTALL SIGNS PER ARCHITECTURAL PLANS
- 18 INSTALL LIGHTS PER ARCHITECTURAL/ELECTRICAL PLANS
- 19 ADJUST EXISTING UTILITY TO FINISHED GRADE
- 20 INSTALL VACUUM STATION PER VACUTECH DRAWINGS V7 & V8 ON SHEET A6
- 21 INSTALL U SHAPED BOLLARD PER DETAIL 8G ON SHEET C8.2
- 22 INSTALL DECORATIVE STAMPED/COLORED CONCRETE PER DETAIL 8H ON SHEET C8.2

BUILDING DATA:
 BUILDING AREA:
 CONVENIENCE STORE 12,180
 CARWASH 3,080
 15,260

ZONING: GC GENERAL COMMERCIAL
 FRONT YARD SETBACK: 25'
 SIDE YARD SETBACK: 0'
 REAR YARD SETBACK: 30'
 MAXIMUM HEIGHT: 45'

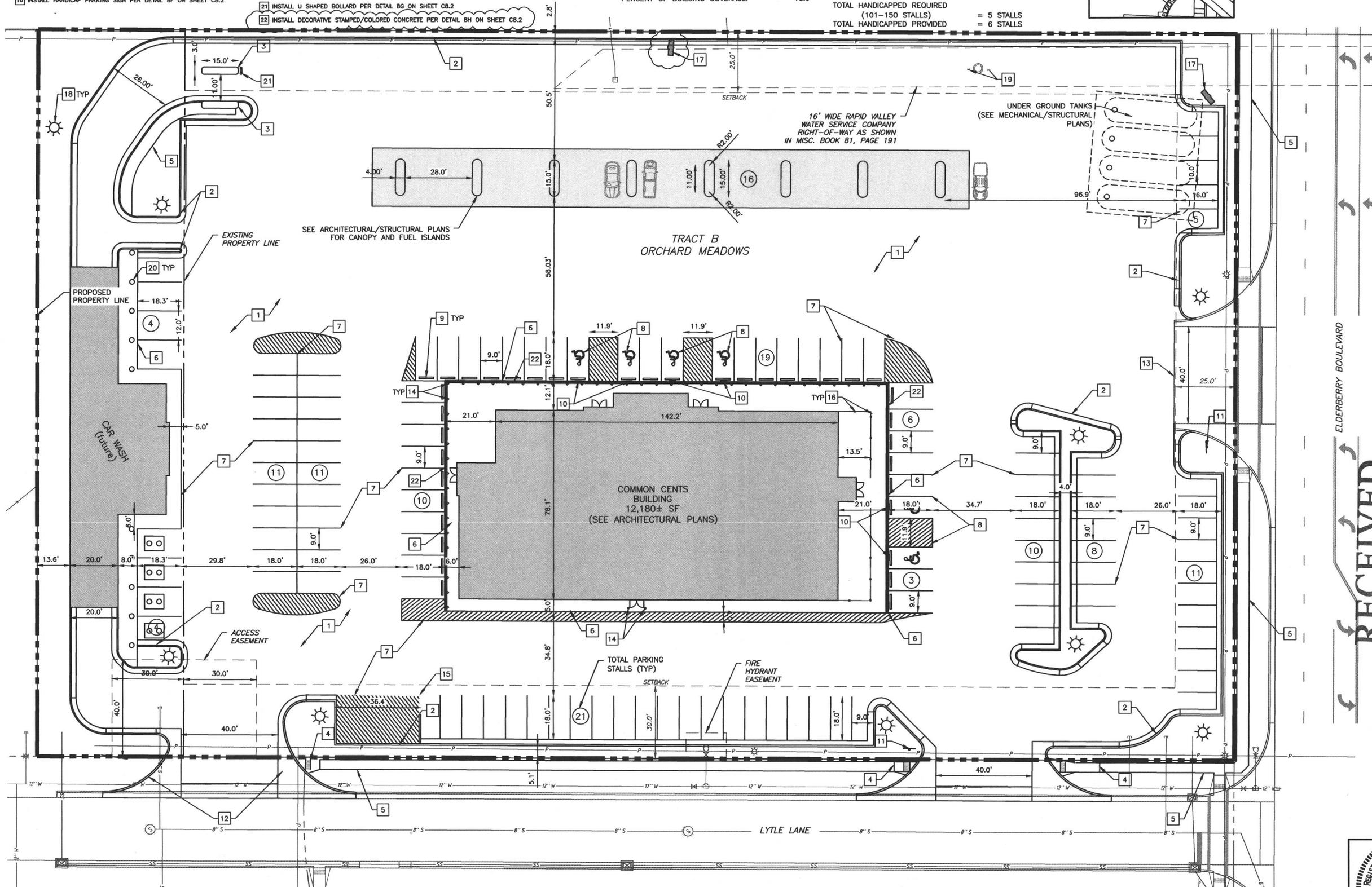
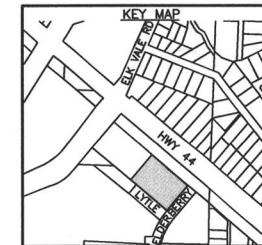
PARKING SUMMARY:
 RESTAURANT, TABLE SERVICE:
 4,311 SQ. FT. (GROSS)
 11.0 SPACES PER 1,000 SQ. FT.
 = 47.42 SPACES

CONVENIENCE STORE WITH GAS SALES:
 7,869 SQ. FT. (GROSS)
 11.50 SPACES PER 1,000 SQ. FT.
 = 90.49 SPACES

TOTAL PARKING REQUIRED = 139 STALLS
 TOTAL PARKING PROVIDED = 139 STALLS

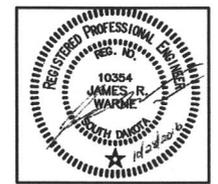
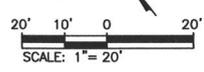
TOTAL HANDICAPPED REQUIRED (101-150 STALLS) = 5 STALLS
 TOTAL HANDICAPPED PROVIDED = 6 STALLS

MAXIMUM LOT COVERAGE FROM BUILDINGS: 75%
 PERCENT OF BUILDING COVERAGE: 10%



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OCT 28 2016



RAPID CITY COMMUNITY PLANNING & DEVELOPMENT SERVICES

PROJECT: ORCHARD MEADOWS COMMON CENTS STORE
 RAPID CITY, SOUTH DAKOTA

C3.0

REVISED: NO. DATE: 1 02/05/2016 2 04/24/2016

PROJECT OVERVIEW

DRN. BY: APRIL 24, 2016

DATE: APRIL 24, 2016

PROJECT: ORCHARD MEADOWS COMMON CENTS STORE
 RAPID CITY, SOUTH DAKOTA

Dave Stafford
 Architecture
 809 South Street, Ste 203
 Rapid City, SD 57701
 P: 605.343.0000
 F: 605.343.0001
 E: dave@staffordarchitecture.com

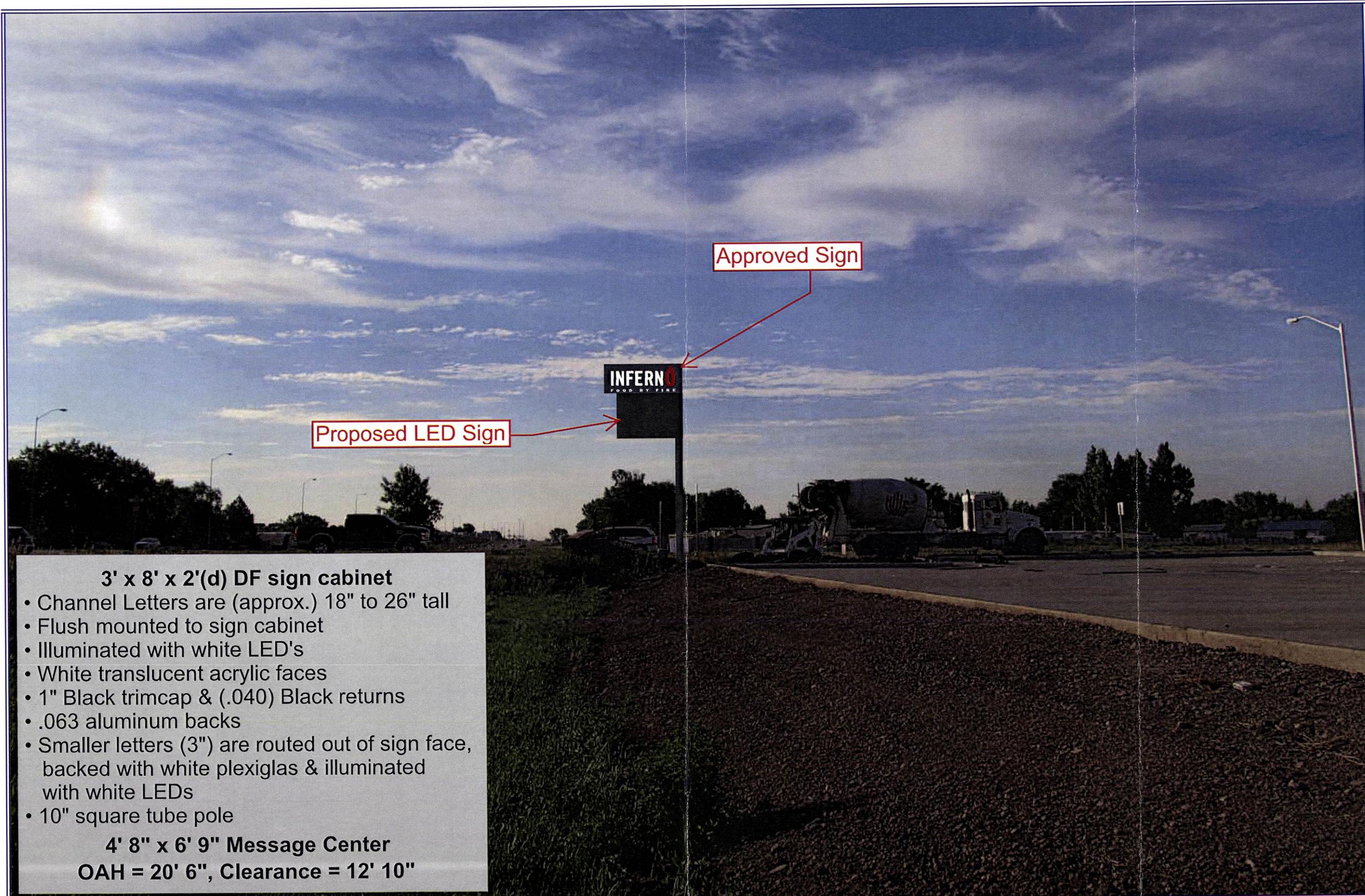
KTM
 DESIGN SOLUTIONS, INC.
 228 Kansas City St
 Rapid City, SD 57701
 P: 605.771.5884
 F: 605.771.5883
 E: info@ktmsolutions.com

PMM

APRIL 24, 2016

PROJECT OVERVIEW

C3.0



3' x 8' x 2'(d) DF sign cabinet

- Channel Letters are (approx.) 18" to 26" tall
- Flush mounted to sign cabinet
- Illuminated with white LED's
- White translucent acrylic faces
- 1" Black trimcap & (.040) Black returns
- .063 aluminum backs
- Smaller letters (3") are routed out of sign face, backed with white plexiglas & illuminated with white LEDs
- 10" square tube pole

4' 8" x 6' 9" Message Center
OAH = 20' 6", Clearance = 12' 10"

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RAPID CITY COMMUNITY PLANNING & DEVELOPMENT SERVICES

	1740 East North St. Rapid City, SD 57701 605-348-8744 Fax: 388-6199 Email: signs@hills.net	Date: 8/8/2016	SCALE: nts	Moyle/Common Cents	Approved by: _____ NAME DATE
	© Copyright 2016	Vicky Fenhaus Sales Consultant	Jeri Kalvin Graphics	File Name: M-CC Inferno Pole3	Contact: Brian Neumann Location: Orchard Meadows Phone: _____ E-mail/Fax: bneumann@commoncentsstores.com

This drawing was created to assist you in visualizing our proposal. Actual sign may vary (color design & size). The original ideas herein are the property of Conrad's Big "C" Signs. Permission to copy or revise this drawing can only be obtained through a written agreement with Conrad's Big "C" Signs.



Existing Sign/Proposed Location of Addition LED Reader Board



Existing LED Reader Board

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