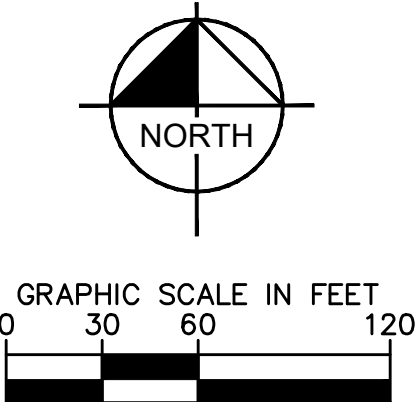




GENERAL NOTES

1. ALL DIMENSIONS REFER TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
2. BUILDING DIMENSIONS ARE TO THE OUTSIDE FACE OF BUILDING UNLESS OTHERWISE NOTED.
3. REFER TO ARCHITECTURAL AND STRUCTURAL PLANS TO VERIFY ALL BUILDING DIMENSIONS.
4. RADII ADJACENT TO PARKING STALL AND NOT DIMENSIONED ON THIS PLAN SHALL BE 3'-FEET, TYPICAL.
5. ALL PROPOSED ON-SITE STRIPING SHALL BE PAINTED UNLESS OTHERWISE NOTED.

KEY NOTES

- ① 86.12 CONCRETE CURB AND GUTTER, TYP. (SEE DETAILS)
- ② ACCESSIBLE RAMP (SEE DETAILS)
- ③ CONCRETE SIDEWALK, TYP. (SEE DETAILS)
- ④ ACCESSIBLE PAVEMENT MARKINGS, TYP. (SEE DETAILS)
- ⑤ ACCESSIBLE PARKING SIGN, TYP. (MUTCD R7-8, SEE DETAILS)
- ⑥ 4" WIDE PAINTED SOLID LINE, TYP.
- ⑦ CONNECT TO EXISTING PAVEMENT, SIDEWALK, CURB, TYP.
- ⑧ 24" WIDE STOP BAR, TYP. (SEE DETAILS)
- ⑨ STOP SIGN, TYP. (MUTCD R1-1, SEE DETAILS)
- ⑩ VILLAGE STANDARD LED LIGHT POLE (COBRA HEAD)

SITE DATA

GENERAL:
SITE AREA: 57.72 AC
TOTAL IMPERVIOUS AREA: 30.66 AC (INCLUDING EXISTING POND)
TOTAL PERVIOUS AREA: 27.06 AC
LOT COVERAGE: 53.12% (INCLUDING EXISTING POND)
EXISTING ZONING: E1 ESTATE RESIDENTIAL
COMPREHENSIVE PLAN: REGIONAL CORE PLANNING DISTRICT
PROPOSED ZONING: COR MIXED USE DISTRICT
EXISTING WETLANDS AREA: 10.27 AC
PARKING DIMENSION: 9' X 18' - 22' MIN. DRIVE AISLE
TOTAL RESIDENTIAL UNITS: 294
OVERALL RESIDENTIAL DENSITY: 8.90 UNITS/ACRE

SENIOR-TARGETED RANCH VILLA APARTMENTS:
SITE AREA: 24.82 AC
SITE AREA FOR DETENTION & WETLANDS: 7.47 AC
NET AREA: 17.35 AC
IMPERVIOUS AREA: 11.51 AC
PERVIOUS AREA: 13.31 AC
LOT COVERAGE: 46.37%
NUMBER OF BUILDINGS: 28
NUMBER OF UNITS: 104
DENSITY: 5.99 UNITS/ACRE
FRONT TO CURB: 30'
SIDE TO SIDE: 20'
REAR TO REAR: 50'
1,370 SF (2-BEDROOM)
2-CAR GARAGE = 208 SPACES
2-CAR DRIVEWAY = 208 SPACES
TOTAL = 416 SPACES
2 SPACES/UNIT = 208 SPACES

PARKING PROVIDED:
PARKING PROVIDED: 208 SPACES

PARKING REQUIRED:
PARKING REQUIRED: 208 SPACES

HOTEL:
SITE AREA: 3.01 AC
SITE AREA FOR DETENTION: 0.18 AC
NET AREA: 2.83 AC
IMPERVIOUS AREA: 1.98 AC
PERVIOUS AREA: 1.03 AC
LOT COVERAGE: 65.78%
PROPOSED F.A.R.: 0.69
HEIGHT PROPOSED: 6 STORIES
ROOM COUNT: 122 ROOMS
PARKING REQUIRED: 98 SPACES
PARKING PROVIDED: 98 SPACES

PAVING AND CURB LEGEND

- STANDARD DUTY ASPHALT PAVEMENT
- HEAVY DUTY ASPHALT PAVEMENT
- CONCRETE SIDEWALK
- DECORATIVE HARDSCAPE FOR LANDSCAPE PER LANDSCAPE PLANS
- ASPHALT MULTI-USE PATH
MINIMUM 8' WIDTH
- VEHICLE RATED SPECIALTY PAVING
- STANDARD PITCH CONCRETE CURB AND GUTTER

Kimley»Horn
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1001 WARENVILLE ROAD, SUITE 350,
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WWW.KIMLEY-HORN.COM

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CONSTRUCTION

SR.JACOBSON
ARCHITECTS

LORMAX STERN

**SITE DIMENSION
PLAN - NORTH**

ORLAND RIDGE
LAGRANGE ROAD & 171ST STREET
ORLAND PARK, IL 60487

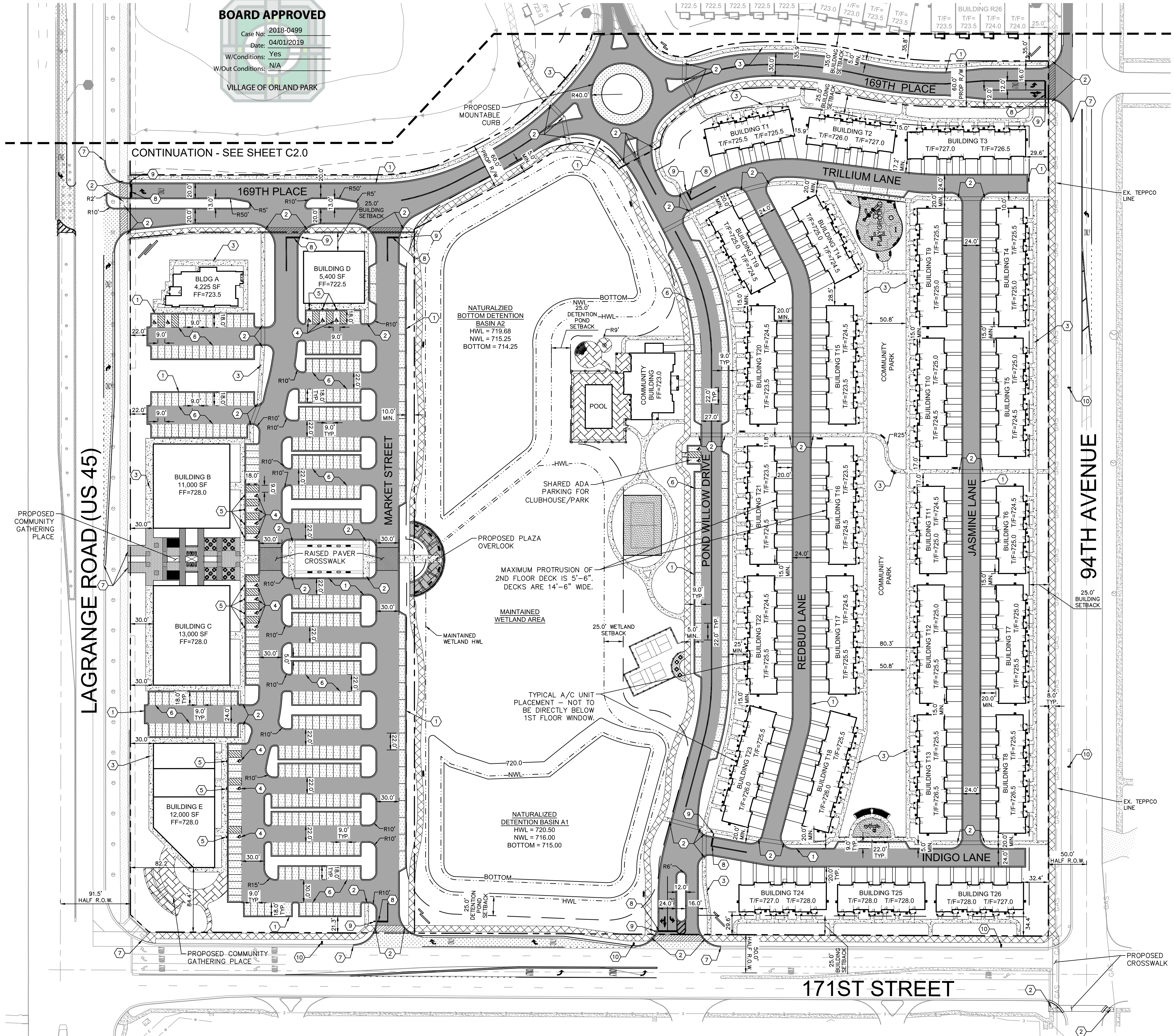
ORIGINAL ISSUE:
07/13/2018
KHA PROJECT NO.
168626000

SHEET NUMBER

C2.0

REVISED PER VILLAGE COMMENTS	DATE	BY
REVISED PER VILLAGE COMMENTS	03/08/19	WAW
REVISED PER VILLAGE COMMENTS	02/06/19	WAW
REVISED PER VILLAGE COMMENTS	01/07/19	WAW
REVISED PER VILLAGE COMMENTS	11/16/18	WAW
REVISIONS	DATE	BY

Drawing name: \\kimley-horn.com\W\CHS\CHS_LDE\168626000_SR Jacobson_Ornd Park, IL\2 Design\CAD\PlanSheets\C2.0 - SITE DIMENSION PLAN.dwg C2.1 Mar 08, 2019 7:55am by: Taylor-Eschbach
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BOARD APPROVED

Case No: 2018-0499
Date: 04/01/2019
W/Conditions: Yes
W/Out Conditions: N/A

VILLAGE OF ORLAND PARK

Call Before You Dig
811
1-800-892-0123

NORTH

GRAPHIC SCALE IN FEET
0 30 60 120

- GENERAL NOTES
1.

ALL DIMENSIONS REFER TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
2.

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- KEY NOTES
- 1

B6.12 CONCRETE CURB AND GUTTER, TYP. (SEE DETAILS)
- 2

ACCESSIBLE RAMP (SEE DETAILS)
- 3

CONCRETE SIDEWALK, TYP. (SEE DETAILS)
- 4

ACCESSIBLE PAVEMENT MARKINGS, TYP. (SEE DETAILS)
- 5

ACCESSIBLE PARKING SIGN, TYP. (MUTCD R7-8, SEE DETAILS)
- 6

4" WIDE PAINTED SOLID LINE, TYP.
- 7

CONNECT TO EXISTING PAVEMENT, SIDEWALK, CURB, TYP.
- 8

24" WIDE STOP BAR, TYP. (SEE DETAILS)
- 9

STOP SIGN, TYP. (MUTCD R1-1, SEE DETAILS)
- 10

VILLAGE STANDARD LED LIGHT POLE (COBRA HEAD)

SITE DATA

GENERAL:	
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COMPREHENSIVE PLAN:	REGIONAL CORE PLANNING DISTRICT
PROPOSED ZONING:	COR MIXED USE DISTRICT
EXISTING WETLANDS AREA:	10.27 AC
PARKING DIMENSION:	9' X 18' - 22' MIN. DRIVE AISLE
TOTAL RESIDENTIAL UNITS:	294
OVERALL RESIDENTIAL DENSITY:	8.90 UNITS/ACRE
TOWNHOME APARTMENTS:	
SITE AREA:	20.21 AC
SITE AREA FOR DETENTION:	4.55 AC
NET AREA:	15.66 AC
IMPERVIOUS AREA:	8.74 AC
PERVIOUS AREA:	11.47 AC
LOT COVERAGE:	43.23%
NUMBER OF BUILDINGS:	26 (27 INCLUDING COMMUNITY BUILDING)
NUMBER OF UNITS:	136 2 BEDROOM UNITS 52 3 BEDROOM UNITS 190 TOTAL UNITS 12.13 UNITS/ACRE
DENSITY:	
UNIT TYPES:	2 BEDROOM/2.5 BATH (1,295 SF) 2 BEDROOM/2.5 BATH (1,560 SF) 3 BEDROOM/2.5 BATH (1,560 SF)
PARKING PROVIDED:	STANDARD SPACES: 59 GARAGE SPACES: 328 DRIVEWAY SPACES: 328 TOTAL SPACES: 715 (3.76/UNIT) 2 SPACES/UNIT = 380 SPACES
PARKING REQUIRED:	
RETAIL/COMMERCIAL:	
SITE AREA:	7.57 AC
IMPERVIOUS AREA:	6.59 AC
PERVIOUS AREA:	0.98 AC
LOT COVERAGE:	87.02%
PROPOSED F.A.R.:	0.14
SF RETAIL:	19,000
SF RESTAURANT:	26,625
PARKING REQUIRED:	343 SPACES
PARKING PROVIDED:	376 SPACES
169TH PLACE R.O.W.:	
SITE AREA:	2.11 AC
IMPERVIOUS AREA:	1.84 AC
PERVIOUS AREA:	0.27 AC
LOT COVERAGE:	87.35%

PAVING AND CURB LEGEND

	STANDARD DUTY ASPHALT PAVEMENT
	HEAVY DUTY ASPHALT PAVEMENT
	CONCRETE SIDEWALK
	DECORATIVE HARDSCAPE FOR LANDSCAPE PER LANDSCAPE PLANS
	ASPHALT MULTI-USE PATH MINIMUM 8' WIDTH
	VEHICLE RATED SPECIALTY PAVING
	STANDARD PITCH CONCRETE CURB AND GUTTER

ORLAND RIDGE
LAGRANGE ROAD & 171ST STREET
ORLAND PARK, IL 60487

SITE DIMENSION
PLAN - SOUTH

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WWW.KIMLEY-HORN.COM

SCALE: AS NOTED
DESIGNED BY: TRE
DRAWN BY: JDC
CHECKED BY: WAW

PRELIMINARY
NOT FOR
CONSTRUCTION

SR.JACOBSON

LORMAX STERN

REVISED PER VILLAGE COMMENTS

03/08/19

WAW

REVISED PER VILLAGE COMMENTS

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WAW

REVISIONS

DATE

BY