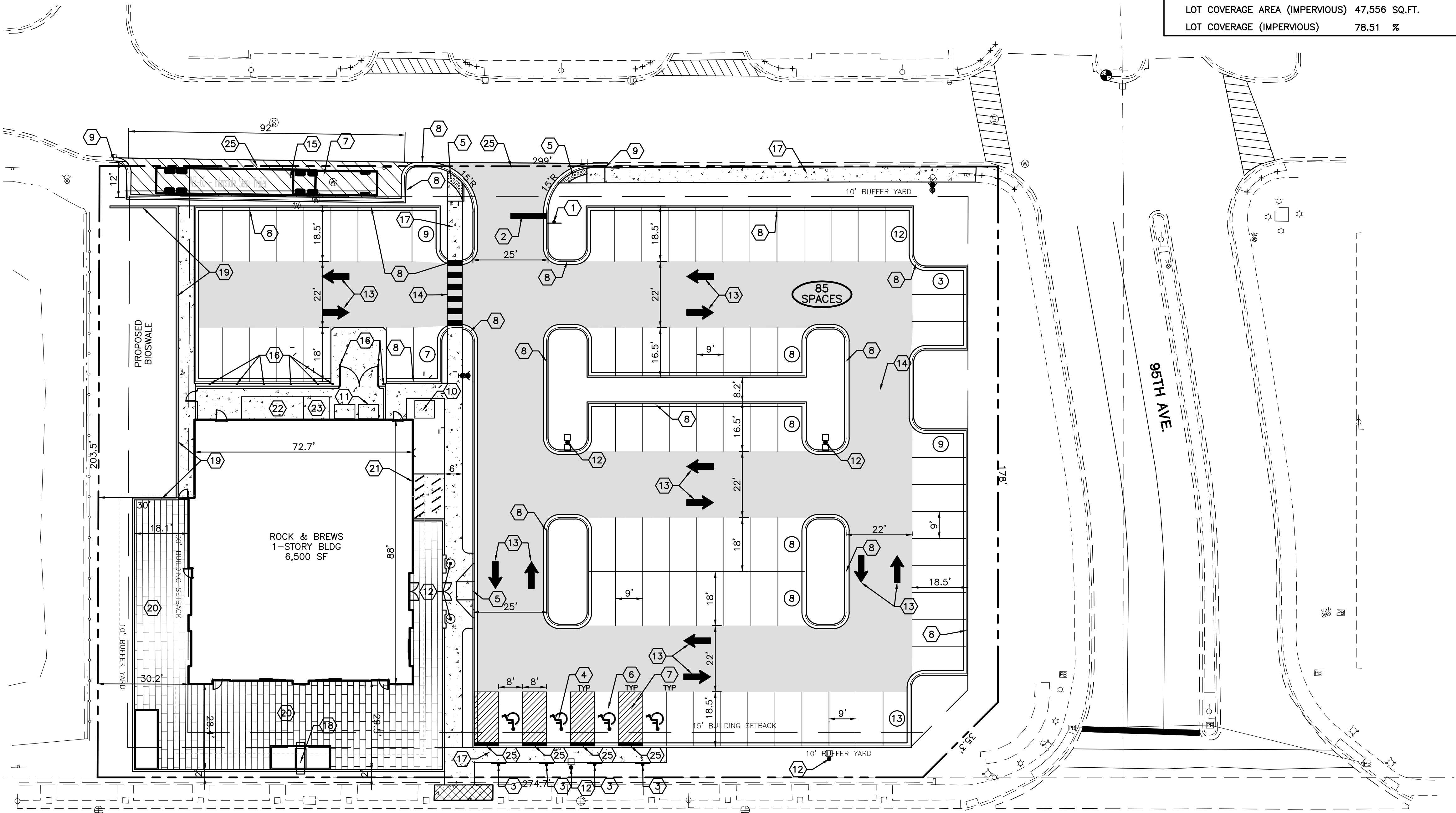


Layout Tab Name: C200 SITE PLAN, Images: . Xrefs: 078532 - TBLK.dwg; 078532-X.dwg; 078532-P.dwg  
Last Saved By: ccooke, 9/6/2018 1:47:43 PM  
G:\DE\clients\Group Z Design\078532 Kiss Rock & Brews - Orland Park, IL\4.0 Disciplines\Civil\Cadd\Cad\078532-C200-SIT.dwg Plotted By: ccooke, Joke Plotted: September 6, 2018, 1:50:39 PM



W. 143RD ST.

**BENCHMARK:**

THE BASIS OF ELEVATIONS HEREON IS - NAVD 88.  
METAL DISC No. 50 FOUND - SEE DRAWING FOR LOCATION  
ELEVATION = 706.03'  
THE EXISTING CONDITIONS SHOWN ARE BASED UPON A  
SURVEY PREPARED BY STEPHEN R. KREGER AND DATED  
04/24/18.



**SITE DATA**

|                             |                         |
|-----------------------------|-------------------------|
| GROSS SITE AREA             | 1.39 ACRES              |
|                             | 60,575 SF               |
| ZONING                      | VILLAGE CENTER DISTRICT |
| PIN                         | 27033000210000          |
| WETLANDS                    | NONE                    |
| FLOOD PLAIN                 | NONE                    |
| BUILDING DATA:              |                         |
| BUILDING SETBACKS           |                         |
| FRONT                       | 15 FT                   |
| SIDE                        | 15 FT                   |
| REAR                        | 30 FT                   |
| MAX BUILDING HEIGHT ALLOWED | 70 FT                   |
| ACTUAL BUILDING HEIGHT      | 55 FT                   |
| GROSS FLOOR AREA            | 6,500 SQ.FT.            |
| REQUIRED FLOOR AREA RATIO   | 1.0                     |
| PROPOSED FLOOR AREA RATIO   | 0.11                    |

|                            |                     |
|----------------------------|---------------------|
| PARKING DATA:              |                     |
| SPACES REQUIRED            | 65 (10/1000 SQ.FT.) |
| MAXIMUM SPACES ALLOWED     | 78                  |
| SPACES PROVIDED            | 85                  |
| ACCESSIBLE SPACES REQUIRED | 4                   |
| ACCESSIBLE SPACES PROVIDED | 4                   |

|                                |               |
|--------------------------------|---------------|
| SITE DATA:                     |               |
| GREEN SPACE AREA               | 13,019 SQ.FT. |
| LOT COVERAGE AREA (IMPERVIOUS) | 47,556 SQ.FT. |
| LOT COVERAGE (IMPERVIOUS)      | 78.51 %       |

**SITE LEGEND**

- INDICATES LIGHT DUTY PAVEMENT--SEE DETAILS FOR PAVEMENT COMPOSITION
- INDICATES HEAVY DUTY PAVEMENT--SEE DETAILS FOR PAVEMENT COMPOSITION
- INDICATES NEW CONCRETE PAVEMENT/SIDEWALK--SEE DETAILS FOR PAVEMENT COMPOSITION
- LIGHT POLES
- EXISTING CURB AND GUTTER
- POSITIVE SLOPED CURB
- INDICATES ROW PARKING COUNT
- INDICATES PARKING TOTAL FOR SURROUNDING AREA
- PROPERTY BOUNDARY

**SITE KEY NOTES**

- DESCRIPTION
- "STOP" SIGN, R1-1
- 24" WIDE STOP BAR, TRAFFIC WHITE PAINT
- ACCESSIBLE PARKING SIGN
- ACCESSIBLE PARKING SYMBOL
- ACCESSIBLE RAMP WITH DETECTABLE WARNING
- ACCESSIBLE PARKING SPACES & THEIR ACCESS AISLES SHALL BE 2% MAX. SLOPE IN ALL DIRECTIONS
- PAINT 4" WIDE STRIPES @ 2'-0" O.C. @ 45° ANGLE, TRAFFIC YELLOW PAINT
- CURB AND GUTTER, B6.12
- BEGIN/END PROPOSED CURB AND GUTTER. SAWCUT EXISTING CURB TO PROVIDE CLEAN CONSTRUCTION JOINT.
- CONCRETE TRANSFORMER PAD
- DUMPSTER ENCLOSURE (SEE ARCHITECTURAL PLANS)
- LIGHT POLE LOCATION
- DIRECTIONAL ARROW, TRAFFIC WHITE PAINT
- CROSSWALK, PAINT 12~4" WIDE STRIPES AT 2' O.C. CENTERED ON ENTRY, TRAFFIC WHITE PAINT
- LOADING ZONE
- CONCRETE BOLLARDS
- CONCRETE 5' WALK
- GUITAR MONUMENT SIGN
- 2-3' RETAINING WALL WITH GUARDRAIL
- BRICK PAVERS, TYPE: TBD
- GUITAR BICYCLE PARKING (9 SPACES ADDED)
- WALK-IN COOLER
- WALK-IN FREEZER
- DEPRESSED CURB AND GUTTER

**SITE NOTES**

- ALL DIMENSIONS, RADII AND COORDINATES ARE TO BACK OF CURB WHERE APPLICABLE. ALL RADII SHALL BE 4' UNLESS INDICATED OTHERWISE.
- ALL PAVEMENT MARKING SHALL BE YELLOW IN COLOR UNLESS INDICATED OTHERWISE.
- ADA DETECTABLE WARNINGS/TRUNCATED DOMES TO BE PROVIDED AT SIDEWALKS ON EITHER SIDE OF EACH DRIVEWAY CROSSING.
- SEE ARCHITECTURAL PLANS FOR BUILDING DIMENSIONS.

**SITE IMPROVEMENT PLANS**  
**ROCK & BREWS**

9520 W. 143RD STREET  
ORLAND PARK, ORLAND TOWNSHIP, ILLINOIS

**SITE PLAN**

SHEET NO.

**C200**

REVISION

DATE

PROJECT No: 078532

DATE 08/20/18

DES. J.L.

DR. J.L.

CKD. RW

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