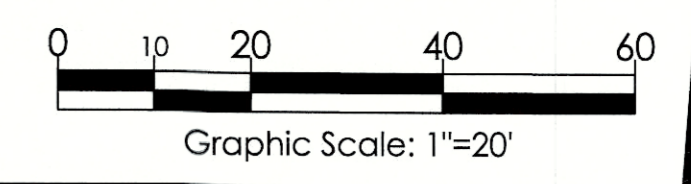


SITE LEGEND:

- (A) ACCESSIBLE PARKING SIGN, POST & BOLLARD (REFER TO DETAIL)
- (B) PAINTED ACCESSIBLE PARKING SYMBOL (REFER TO DETAIL)
- (C) "VAN ACCESSIBLE" SIGN (REFER TO DETAIL)
- (D) 42" TALL VERTICAL LANE MARKERS @ 6' O.C. PLACE MARKERS BETWEEN DOUBLE YELLOW SOLID LINES (DYSL)
- (E) PAINTED STOP BAR, & "STOP LETTERING (REFER TO DETAIL)
- (F) PAINTED PARKING ISLAND AREA TO BE STRIPED WITH 4" SYSL @ 2'-0" O.C. AND AT 45° TO PARKING SPACE.
- (G) SYSL/4" PARKING STALL STRIPING
- (G1) DYSL/4" CENTERLINE STRIPING
- (H) PAVEMENT MARKINGS - ARROWS (REFER TO DETAIL)
- (I) EDGE OF PAVEMENT
- (J) BOLLARDS (REFER TO DETAIL)
- (K) REGULAR DUTY CONCRETE PAVEMENT (REFER TO DETAIL)
- (L) HEAVY DUTY CONCRETE PAVEMENT (REFER TO DETAIL)
- (M) HEAVY DUTY DUMPSTER CONCRETE (REFER TO DETAIL)
- (N) CONCRETE SIDEWALK (REFER TO DETAIL)
- (O) DUMPSTER LOCATION (REFER TO ARCH. PLAN DETAIL)
- (P) LAWN/MULCH AREA (REFER TO PLANTING PLAN FOR DELINEATION)
- (Q) CONCRETE CURB (REFER TO DETAIL)
- (R) TRANSITION CURB (REFER TO DETAIL)
- (S) ADA RAMP AND DETECTABLE WARNING (REFER TO DETAIL)
- (T) LIGHT POLE BASES TO BE SET BACK 18" FROM FACE OF CURB (REFER TO DETAIL)
- (U) CLEARANCE BAR (REFER TO DETAIL)
- (V) PREVIEW BOARD (REFER TO DETAIL)
- (W) ORDER CONFIRMATION UNIT AND MENU BOARD (REFER TO DETAIL)
- (X) DRIVE-THRU SIGNAGE
- (Y) 'ONLINE ORDER PICK UP' SIGN (2 TYP)
- (Z) PYLON SIGN (22' HEIGHT)
- (AA) CONNECT PROPOSED CURB TO EXISTING CURB TO REMAIN.
- (BB) 12" CONCRETE SIDEWALK TO BE POURED WITH CURBING FOR ALL PARKING ADJACENT TO LAWN AREAS
- (CC) TRASH CONCRETE PAD TO BE TO BE POURED AND DOWELED TO CURB
- (DD) ADA SWITCHBACK RAMP (REFER TO DETAIL)
- (EE) TREE/SHRUBS TO REMAIN (TCCA)
- (FF) TREE/SHRUBS TO BE REMOVED
- (GG) STAIRS (REFER TO DETAIL)

REFERENCE:
1. ALTA/NSPS LAND TITLE SURVEY, LAST REVISED ON 11/30/2021, PREPARED BY ATWELL, LLC.



AS REQUIRED BY KENTUCKY STATE LAW, CONTRACTOR SHALL CONTACT KENTUCKY811 @ 811 OR 1-800-752-6007 FOR LOCATION STAKE-OUT OF ALL UTILITIES, NOT LESS THAN 2 BUSINESS DAYS NOR MORE THAN 10 BUSINESS DAYS PRIOR TO ANY EXCAVATION.

LEGEND OF EXISTING FEATURES
REFER TO THE SURVEY PREPARED BY ATWELL, LLC.

- BACK OF CURB / FACE OF CURB
- SUBJECT PARCEL PROPERTY LINE
- SETBACK LINE
- PROPOSED BUILDING
- LIMIT OF PAVEMENT WORK
- REGULAR DUTY CONCRETE (REFER TO DETAIL)
- HEAVY DUTY CONCRETE (REFER TO DETAIL)
- HEAVY DUTY DUMPSTER CONCRETE (REFER TO DETAIL)
- SIDEWALK (REFER TO DETAIL)
- LIGHT POLES
- PAINTED STOP BAR & "STOP" LETTERING
- TREES/SHRUBS/BUSHES
- TREE PROTECTION FENCE
- MULCH BED (REFER TO DETAIL)

SITE DATA:

LOCAL JURISDICTION:	CITY OF LOUISVILLE
ZONING CLASSIFICATION:	C1 - COMMERCIAL FORM DISTRICT SUBURBAN MARKETPLACE CORRIDOR
PERMITTED USES:	RESTAURANTS (EXISTING-RESTAURANT, PROPOSED-RESTAURANT)
OWNER:	CATHERINE MURPHY, TRUSTEE 1510 N. COMMONWEALTH AVE. LOS ANGELES, CA 90027
PROPERTY ACREAGE:	0.8553 ACRES (37,258.10 SF)
FLOOR-AREA RATIO (FAR):	0.072
VEHICLE USE AREA (SF):	24,290 SF

BULK REQUIREMENTS	REQUIRED	EXISTING	PROPOSED	VARIANCE REQUIRED
FRONT YARD	65 FT FROM STREET CENTERLINE	91.9 FT	89.0 FT	NO
REAR YARD	0 FT	101.3 FT	105.6 FT	NO
SIDE YARD	0 FT	71.0 FT, 55.4 FT	58 FT, 78.9 FT	NO
MINIMUM LOT AREA	N/A	37,258 FT	37,258 FT	NO
MINIMUM LOT WIDTH	N/A	175 FT	175 FT	NO
MINIMUM LOT DEPTH	N/A	194 FT	194 FT	NO
MAXIMUM BUILDING HEIGHT	60 FT	17 FT	23 FT - 11 IN	NO
PARKING REQUIREMENT	1 PER 500 SF MINIMUM (100 SF MAX) OF GROSS FLOOR AREA = 6 SPACES MIN (27 SPACES MAX)	40 SPACES	27 SPACES	NO
PARKING STALL WIDTH	9 FT (ANGLED)	9 - 10 FT	9 FT	NO
PARKING STALL LENGTH	19 FT (OVERALL ANGLED LENGTH)	16.5 - 20 FT	20 FT	NO
aisle WIDTH	16 FT	19 - 36 FT	24 FT, 20 FT	NO
DRIVE-THRU STACKING CARS	6 CARS PER LANE MEASURED FROM PICK-UP WINDOW	7 CARS	8 CARS PER LANE (5 SHARED CARS)	NO
DRIVE-THRU STACKING DISTANCES	20 FT LENGTH PER CAR AND 10 FT WIDTH PER CAR	20 FT LENGTH AND 10 FT WIDTH	20 FT LENGTH AND 10 FT WIDTH	NO
DRIVE-THRU AISLE WIDTH	10 FT	10.3 FT - 11.1 FT	10 FT	NO

PLANTING SCHEDULE

QTY	PLANT KEY	BOTANICAL NAME	COMMON NAME	SIZE	SPACING
TREES					
15	A	Acer palmatum	Japanese Maple	2' Cal.	20' Max
10	B	Acer saccharum	Sugar Maple	2' Cal.	50' Max
7	C	Cercis canadensis	Eastern redbud	2' Cal.	20' Max
SHRUBS / GRASSES					
20	D	Fothergilla Gardenii	Dwarf Fothergilla	3 Gal.	3'
55	E	Amarpha fruticosa	Indigo Bush	3 Gal.	6'

LANDSCAPE ORDINANCE REQUIREMENTS

REQUIREMENT:	REQUIRED:	PROVIDED:
10.2.2 PROPERTY PERIMETER LANDSCAPE BUFFER AREAS: 10' BUFFER WITH 1.5 TIMES TREE MULTIPLIER - 98.3 LF = 28.75 TREES	- 28.75 TREES	- 29 TREES (1 EXISTING, 28 PROPOSED)
10.2.11 VEHICULAR USE AREA PERIMETER PLANTING THE EQUIVALENT OF 1 LARGE (TYPE A) TREE PER 50 LINEAL FEET OF BOUNDARY (OR FRACTION THEREOF) SHALL BE PROVIDED IN ALL VUA PERIMETER LANDSCAPE BUFFER AREAS. 59.44 LF ADJACENT TO ROADWAY.	- 59.44 LF = 1.2 TREES - 19.8 SHRUBS (3' CONTINUOUS SCREEN)	- 26 TREES (1 EXISTING, 25 PROPOSED) - 21 SHRUBS
10.2.12 VEHICULAR USE AREA INTERIOR LANDSCAPE AREAS	ILA TREES REQUIRED (1 TREE/4000 SF) = 6.1 TREES	9 TREES (0 EXISTING, 9 PROPOSED)

NOTE:
A COMMON TRENCH PER CITY OF LOUISVILLE STANDARDS WILL BE USED FOR ALL UTILITIES.

(1) 6" CALIPER TYPE C TREE AT 240SF = 240SF
(2) 2" CALIPER TYPE C TREE AT 1,500SF = 1,500SF
(4) 12" CALIPER TYPE A TREES AT 1,800SF = 7,200SF

EXISTING TREE CANOPY TOTAL = 8,940SF (24.0%)

(1) 6" CALIPER TYPE C TREE AT 240 SF = 240 SF
(22) 2" CALIPER TYPE C TREE AT 240 SF = 5,280 SF
(10) 2" CALIPER TYPE A TREES AT 1,200 SF = 12,000 SF

PROPOSED TREE CANOPY TOTAL = 17,520 SF (47.0%)

TOTAL SITE DISTURBANCE = 37,258 SF
EXISTING IMPERVIOUS AREA = 32,930 SF
PROPOSED IMPERVIOUS AREA = 29,654 SF
NET IMPERVIOUS AREA = 3,276 SF DECREASE

NOTE:
STREET TREES SHALL BE PLANTED AT A 1 3/4" MINIMUM CALIPER. STREET TREES, FOR ALL USES EXCEPT COMMERCIAL IN TRADITIONAL FORMS, SHALL BE PLANTED AT A RATIO OF NO LESS THAN 1 LARGE (TYPE A) TREE PER 50 LINEAL FEET OF RIGHT-OF-WAY, OR 1 MEDIUM (TYPE B) TREE PER 25 LINEAL FEET, OR 1 SMALL (TYPE C) TREE PER 20 LINEAL FEET. SMALL TREES ARE PERMITTED ONLY WHERE UTILITY LINES OR OTHER SITE CONSTRAINTS WILL NOT ALLOW INSTALLATION OF LARGE OR MEDIUM TREES.

REQUIRED: 9 TREES (1 TYPE C TREE PER 20 LF PER 175 LF)
PROPOSED: 7 TREES

TREE CANOPY:

SITE AREA =	37,258	SF
EXISTING TREE CANOPY AREA (24%) =	8,940	SF
PRESERVED TREE CANOPY AREA (10.6%) =	240	SF
REQUIRED TREE CANOPY (35%) =	13,040	SF
PROVIDED TREE CANOPY (47%) =	17,520	SF

VEHICULAR USE AREA

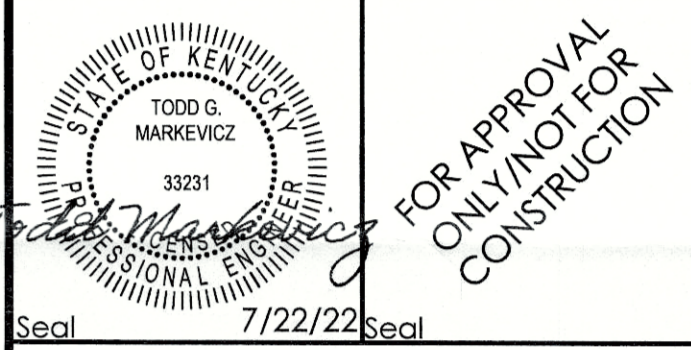
SITE VUA =	24,290	SF
ILA SQUARE FOOTAGE REQUIRED (7.5%) =	1,822	SF
ILA SQUARE FOOTAGE PROVIDED =	1,841	SF

Issued: _____ Date: _____

A		
B		
C		
D		
E		
F		
G		
H		

Revisions: _____ Date: _____

1	Per Planning Checklist	2/28/22
2	Per City Comments	4/08/22
3	Per City Comments	6/24/22
4		
5		
6		
7		
8		



CIVIL ENGINEER OF RECORD
Name: Todd George Markewicz
Kentucky License No.: 33231
Exp. Date: June 30, 2024
Firm Reg. No.: 1942
Exp. Date: December 31, 2022

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City of Louisville, KY 40205
Jefferson County
Project Name & Location:

Site Plan

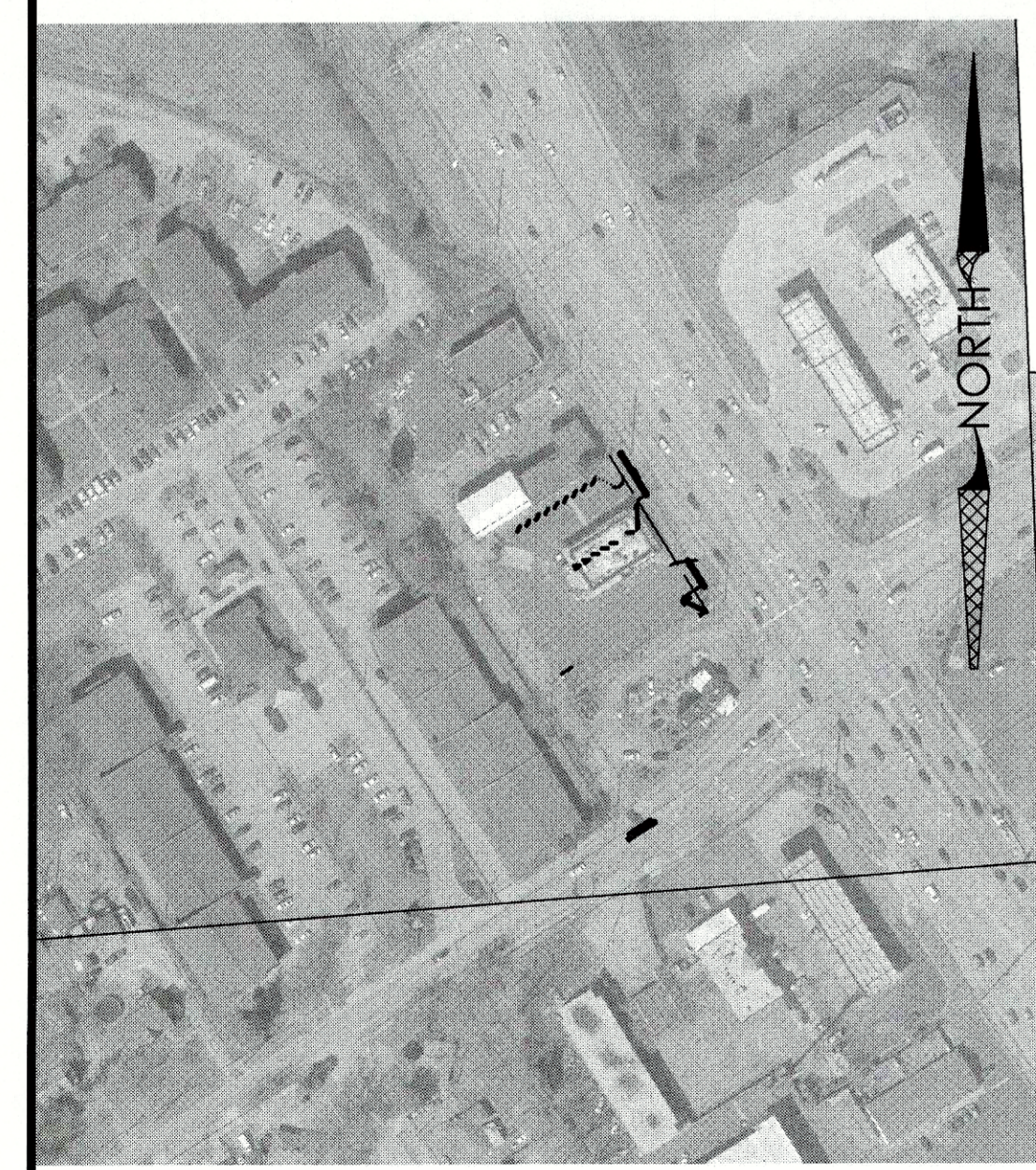
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Type: Type
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21-0234
C2
Drawing No.



CASE NUMBERS:
22-LANDSCAPE-0036

VICINITY MAP
N.T.S.



22 - WAWER - 0091
22 - WAWER - 0137