

IMPERVIOUS AREA:

EXISTING IMPERVIOUS SURFACE \_\_\_\_\_ 183,150 SQ.FT.

PROPOSED IMPERVIOUS SURFACE \_\_\_\_\_ 185,360 SQ.FT.

TOTAL AREA OF SITE \_\_\_\_\_ 291,937 SQ.FT.

LANDSCAPING NOTE:

PARKING SUMMARY:

MINIMUM PARKING SPACES REQUIRED

GRADE, ELEMENTARY, JUNIOR HIGH SCHOOLS \_\_\_\_\_ 531/5=106

HIGH SCHOOL \_\_\_\_\_ 311/4=78

MAXIMUM PARKING SPACES ALLOWED

GRADE, ELEMENTARY, JUNIOR HIGH SCHOOLS _____	531/3=177
HIGH SCHOOL _____	311/3=103
TOTAL _____	280

**BASIS FOR PARKING CALCULATIONS:**

ENTIRE SCHOOL \_\_\_\_\_ 598 STUDENTS, 54 CLASSROOMS

GRADE, ELEMENTARY AND  
UNIOR HIGH SCHOOLS \_\_\_\_\_ 376 STUDENTS (63%), 34 CLASSROOMS

IGH SCHOOL \_\_\_\_\_ 222 STUDENTS (37%), 20 CLASSROOMS

ENTIRE SCHOOL ASSEMBLIES ARE HELD IN MRL GYM (TOTAL CAPACITY 642 SEATS)

GRADE, ELEMENTARY AND  
UNIOR HIGH SCHOOLS \_\_\_\_\_ 531 SEATS (83%)

IGH SCHOOL \_\_\_\_\_ 311 SEATS (37%)

EXISTING	
2423 GLENHAY AVE	900 SQ.FT.
2423 GLENHAY AVE	38,750 SQ.FT.
2423 GLENHAY AVE	1,070 SQ.FT.
24261 GLENHAY AVE	2,120 SQ.FT.
24285 GLENHAY AVE	1,660 SQ.FT.
24267 GLENHAY AVE	88,000 SQ.FT.
1108 & 1110 RAY AVE	38,000 SQ.FT.
EXISTING BUILDING TO BE DEMOLISHED	6,070 SQ.FT.
TOTAL	79,310 SQ.FT.
PROPOSED	
2-STORY BUILDING	8,070 SQ.FT.
1-STORY BUILDING	10,280 SQ.FT.
BUILDING AREA INCREASE	18,360 SQ.FT.
% BUILDING AREA INCREASE (18,360/79,310)	23%

MITIGATION MEASURES FOR DUST CONTROL SHALL BE IN PLACE DURING CONSTRUCTION TO PREVENT FUGITIVE PARTICULATE EMISSIONS FROM REACHING EXISTING ROADS AND NEIGHBORING PROPERTIES.

ASH	ASH	2,880 SF
BRADFORD PEAR	BP	576 SF
CATALPA	CA	3,840 SF
CHERRY	CH	319 SF
CRABAPPLE	CR	106 SF
DOGWOOD	DW	1,737 SF
HOLLY	HL	212 SF
MAGNOLIA	MG	530 SF
MAPLE	MA	10,320 SF
OAK	OAK	1,200 SF
PEAR	PR	177 SF
REDBUD	RD	284 SF
SPRUCE	SP	106 SF
SWEETGUM	SG	2,400 SF
WILLOW	WI	960 SF

ALL UTILITIES ON THESE PLANS ARE APPROXIMATE. INDIVIDUAL SERVICE LINES ARE NOT SHOWN. THE CONTRACTOR OR SUBCONTRACTOR SHALL NOTIFY THE UTILITY PROTECTION BOARD, KENTUCKY 811 (TOLL FREE PHONE NO. 1-800-752-6007 OR LOCAL NO. 502-266-5123) 48 HOURS IN ADVANCE OF ANY CONSTRUCTION ON THIS PROJECT. THIS NUMBER WAS ESTABLISHED TO PROVIDE FOR LOCATIONS OF EXISTING BELOW GROUND UTILITIES (IE CABLES, ELECTRIC WIRES, GAS & WATER LINES). WHEN CONTACTING THE KENTUCKY 811 CALL CENTER, PLEASE STATE THE WORK TO BE DONE IS FOR A PROPOSED SEWER OR DRAINAGE FACILITY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR BECOMING FAMILIAR WITH ALL UTILITY REQUIREMENTS SET FORTH ON THE PLANS AND IN THE TECHNICAL SPECIFICATIONS & SPECIAL PROVISIONS.

SITES RESULTING IN ONE ACRE OR MORE OF LAND DISTURBANCE MUST MEET MSD'S WATER QUALITY REQUIREMENTS. MSD SANITARY SEWERS AVAILABLE BY CONNECTION, SUBJECT TO FEES AND CHARGES.

AN ENCROACHMENT PERMIT AND BOND WILL BE REQUIRED FOR ALL WORK DONE IN THE RIGHT-OF-WAY. EXISTING SIDEWALK RECONSTRUCTION AND REPAIRS SHALL BE REQUIRED, AS NECESSARY, TO MEET CURRENT MPW STANDARDS AND SHALL BE INSPECTED PRIOR TO FINAL BOND RELEASE.

SIDEWALKS CROSSING DRIVE ENTRANCES SHALL BE CONSTRUCTED OF CONCRETE AND MATCH EXISTING SIDEWALKS IN COLOR AND TEXTURE.

BICYCLE RACKS ARE NOT REQUIRED BY LDC. THE NUMBER OF BICYCLE RACKS WILL BE DETERMINED BY LOUISVILLE COLLEGIATE SCHOOL IF NEEDED.

STONE PATIO.

6" SANITARY SEWER CONNECTION.

BRICK WALL TO MATCH EXISTING WALL.

WROUGHT IRON GATE TO MATCH EXISTING GATE.

12" CHAINLINK GATE.

6" WOOD FENCE. TIE TO EXISTING WOOD FENCE.

4" ORNAMENTAL FENCE.

BARRIER GATE FOR SERVICE AREA.

DUMPSTER ENCLOSURE. CONCRETE BLOCK WALL ON THREE SIDES.

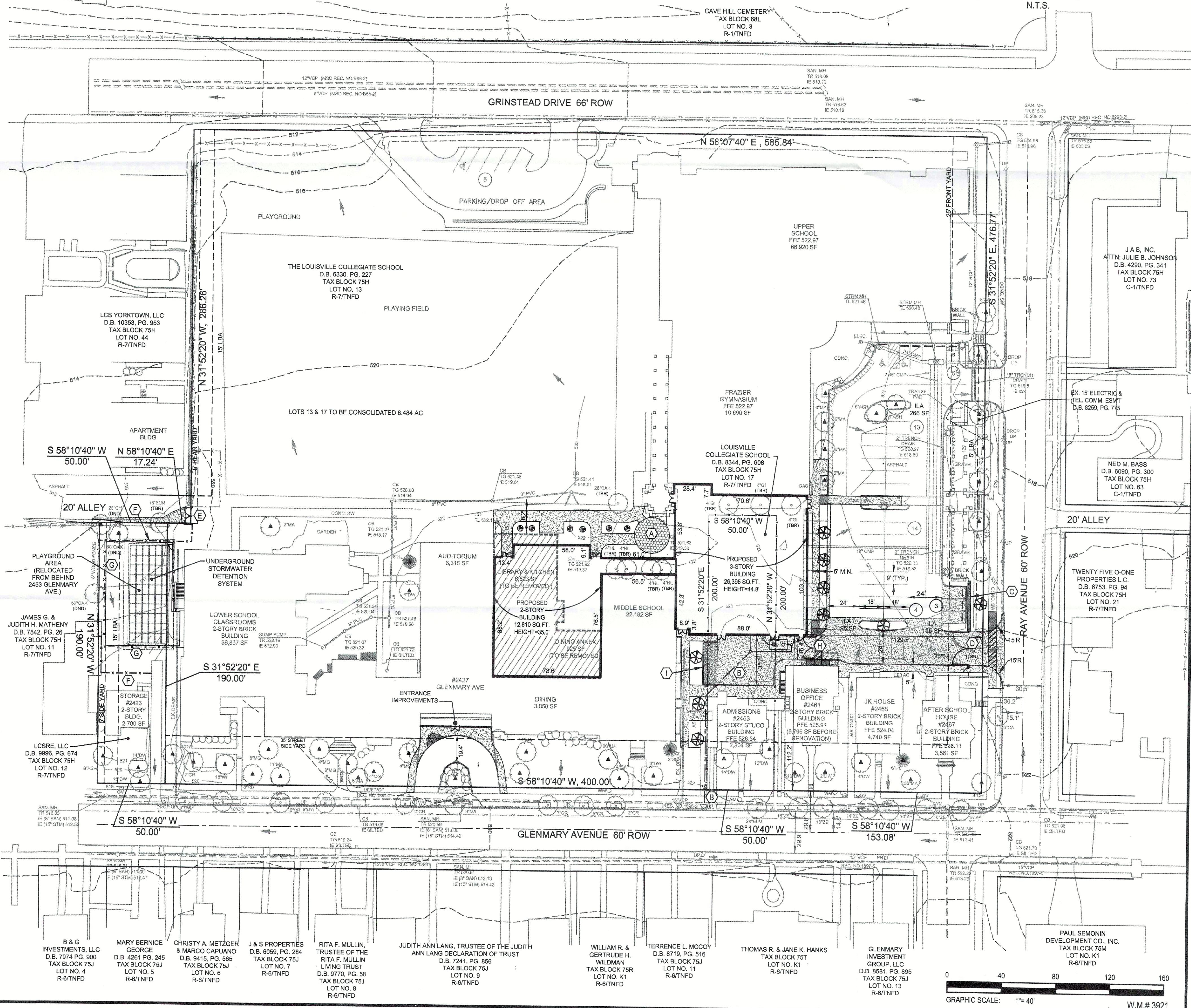
CLASS CANOPY _____	B
PRESERVED TREE CANOPY COVERAGE AREA _____	15%+
NEW TREE CANOPY COVERAGE AREA REQ'D. _____	0%
FAR (4.84 AC./B TO AC.) _____	0.72
TREE CANOPY REDUCTION _____	66%
RESULTANT TREE CANOPY COVERAGE AREA REQ'D _____	7.445 SF
(291,937 SF X15% = 43,791 SF, 43,791 SF X 66% = 28,902 SF ;	
43,791 SF - 28,902 SF = 14,889 SF, 14,888 SF = 7.445 SF)	
CANOPY SQUARE FOOTAGE SHOWN ON PLAN _____	26,647 SF
NUMBER OF ILA TREES REQ'D (1.25 X VUA/4000 = 1.25 X 20,183/4000) _____	6
NUMBER OF ILA TREES PROVIDED _____	9

	EX. SANITARY/STORM SEWER
	EXISTING CONTOURS
	EXISTING FENCELINE
	EXISTING OVERHEAD ELECTRIC
	EXISTING L.W.C. WATERLINE
	EXISTING L.G.&E. GASLINE
	EXISTING SANITARY/STORM MANHOLE
	EXISTING TREE
	EXISTING GUY WIRE
	EXISTING LIGHT STANDARD
	EXISTING UTILITY POLE
	EXISTING WATER VALVE/METER
	EXISTING FIRE HYDRANT
	EXISTING GAS VALVE
	TO BE REMOVED/RELOCATED
	DO NOT DISTURB
	FLOW ARROW (PROPOSED = EXISTING)
	PROPOSED TREE
	PROPOSED SHRUB
	PROPOSED ASPHALT PAVEMENT
	PROPOSED CONCRETE PAVEMENT
	TCPA TREE CANOPY PROTECTION AREA

A WAIVER IS BEING REQUESTED TO ALLOW THE DUMPSTER ENCLOSURE TO NOT HAVE A GATE AS THERE WILL BE A GATE AT RAY AVE. AND ALONG THE SERVICE ROAD TO THE DUMPSTER. 10.4.9

AX BLOCK 75H, LOT 12  
B. 9996, PG. 674  
GROSS ACREAGE: 9,500 SF (0.218 AC.)  
NET ACREAGE: 9,500 SF (0.218 AC.)  
AX BLOCK 75H, LOT 17  
B. 8344, PG. 608  
GROSS ACREAGE: 10,000 SF (0.230 AC.)  
NET ACREAGE: 10,000 SF (0.230 AC.)  
AX BLOCK 75H, LOT 13  
B. 6330, PG. 227  
GROSS ACREAGE: 272,437 SF (6.254 AC.)  
NET ACREAGE: 272,437 SF (6.254 AC.)

ONED R-7  
ADITIONAL NEIGHBORHOOD FORM DISTRICT  
EIGHT: 45' (MAX.)  
UILDING AREA: 210,718 SQ.FT.  
XISTING USE: SCHOOL  
ROPOSED USE: SCHOOL  
AR = 0.72  
OUNCIL DISTRICT: 8  
RE DISTRICT: LOUISVILLE #4  
OTAL GROSS ACREAGE: 291,937 SF (6.702 AC.)  
OTAL NET ACREAGE: 291,937 SF (6.702 AC.)

[illegible]

**CIVIL DESIGN, INC.**  
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DATE \_\_\_\_\_

SIGNATURE \_\_\_\_\_

## DETAILED DISTRICT DEVELOPMENT PLAN

DEF  
AUG 31 2015  
PLANNING &  
DESIGN SERVICES

DRWN BY: AD	CHKD BY: MJL
DATE: AUG. 28, 2015	
DRAWING: DDDP	
SCALE: 1" = 40'	
SHEET 1 OF 1	