

**LEGEND**

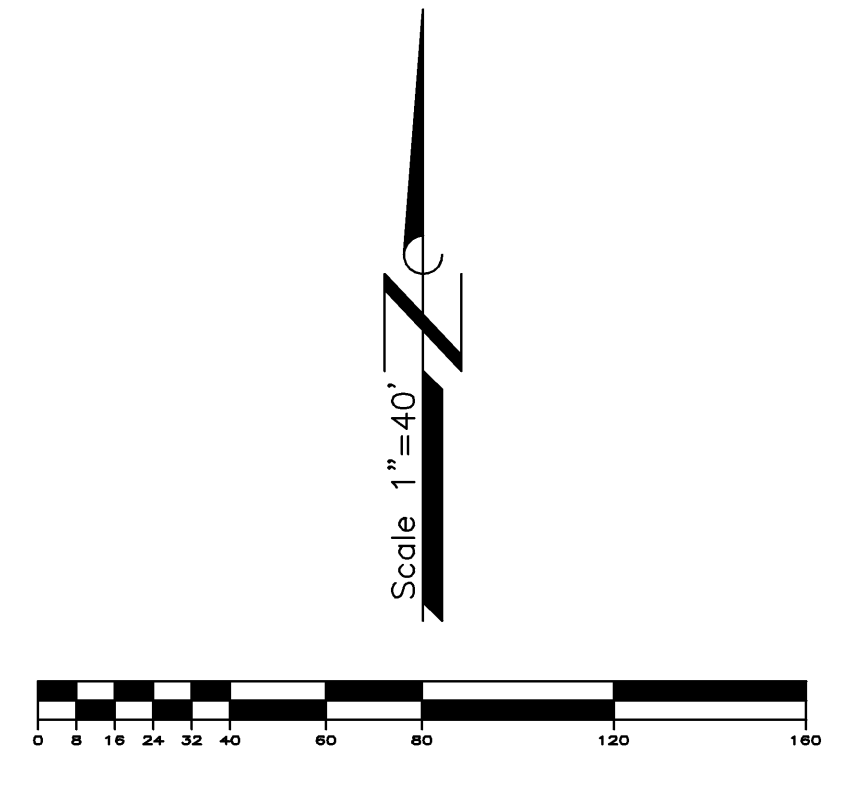
PROPERTY LINE	---
EXISTING EDGE OF PAVEMENT	— — — — —
PROPOSED CURB & GUTTER	====
PROPOSED EDGE OF PAVEMENT	=====

**SITE ANALYSIS**

<b>SITE</b>	
LOT 1	30,888 SF
LOT 2	43,877 SF
LOT 3	60,509 SF
<b>PARKING</b>	
PARKING PROVIDED	257 CARS
PARKING REQUIRED	6.00 CARS/1000 SF (GLA)
	212 CARS
	5.00 CARS/1000 SF (GLA)

**NOTE 1:**  
ALL PROPERTY LINE DIMENSIONS AND AREAS ARE APPROXIMATE AND SUBJECT TO CHANGE PER FINAL SURVEY.

- SITE NOTES:**
- ALL CURB & GUTTER TO BE B612 CURB & GUTTER UNLESS OTHERWISE SPECIFIED. SEE DETAIL 4/C/72.
  - ALL PROPERTY AREAS AND DIMENSIONS ARE APPROXIMATE AND SUBJECT TO CHANGE PER FINAL SURVEY.
  - ALL DIMENSIONS ARE FACE OF CURB UNLESS OTHERWISE NOTED.
  - ALL CURB RADI ARE FACE OF CURB UNLESS OTHERWISE NOTED.
  - CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING ALL EXISTING PAVEMENT DAMAGED DURING CONSTRUCTION WHICH IS NOT CALLED OUT ON A DEMOLITION PLAN.
  - CONTRACTOR TO FIELD VERIFY EXISTING CONDITIONS BEFORE START OF CONSTRUCTION. IF ANY DISCREPANCIES EXIST NOTIFY THE ENGINEER AT ONCE.
  - SITE BOUNDARY LINES, BOUNDARY DIMENSIONS AND BOUNDARY BEARINGS ARE FOR REFERENCE ONLY. ACTUAL SITE CONDITIONS MAY VARY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSPECTING THE SITE AND FIELD VERIFYING ACTUAL GRADES, ELEVATIONS DIMENSIONS AND DECLINATIONS.
  - THE CONTRACTOR SHALL CALL THE UTILITY LOCATING SERVICE AND HAVE THEM MARK THE LOCATION OF EXISTING UTILITIES AT LEAST TWO WORKING DAYS PRIOR TO BEGINNING OF WORK.
  - CONTRACTOR SHALL NOT INTERRUPT CURRENT TRAFFIC ACCESS/EGRESS PATTERNS TO EXISTING ADJACENT PROPERTIES. MAINTAIN ACCESS FOR FIRE DEPARTMENT AND DELIVERY VEHICLES.
  - CONTRACTOR SHALL ERECT AND MAINTAIN BARRICADES, WARNING SIGNS AND TRAFFIC CONES PER LOCAL REQUIREMENTS. TRAFFIC CONTROL MEASURES SHALL BE APPROVED BY LOCAL JURISDICTION AND IN PLACE PRIOR TO CONSTRUCTION.
  - CONTRACTOR SHALL PERFORM THE WORK IN A WORKMANLIKE MANNER IN STRICT CONFORMANCE WITH THE BEST STANDARD PRACTICES, USING QUALIFIED WORKERS AND IN STRICT ACCORDANCE WITH THE DRAWING AND SPECIFICATIONS. ALL WORK SHALL MEET THE CODE REQUIREMENTS CURRENTLY ADOPTED BY THE GOVERNING AUTHORITY.
  - BUILDING DIMENSIONS AND STAKING OF BUILDING PLANS PRIOR TO CONSTRUCTION.
  - EQUIPMENT AND MATERIALS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.
  - CONTRACTOR SHALL REPAIR ANY EXISTING PAVEMENT, CONCRETE, LANDSCAPING ETC. DAMAGED DURING CONSTRUCTION.



**REVISIONS**

NO.	DATE	DESCRIPTION
1	11/30/04	REVISED PER CITY REVIEW COMMENTS

**SITE & GEOMETRIC PLAN**

**McVICKERS DEVELOPMENT**  
NWC IL RTE 47 & CANNONBALL TRAIL  
YORKVILLE, ILLINOIS

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DATE:	10/26/04
FILE:	4-062-c10
JOB NO.:	4-062
SHEET NO.:	c1.1

McVICKERS DEVELOPMENT, NWC IL RTE 47 & CANNONBALL TRAIL, YORKVILLE, ILLINOIS