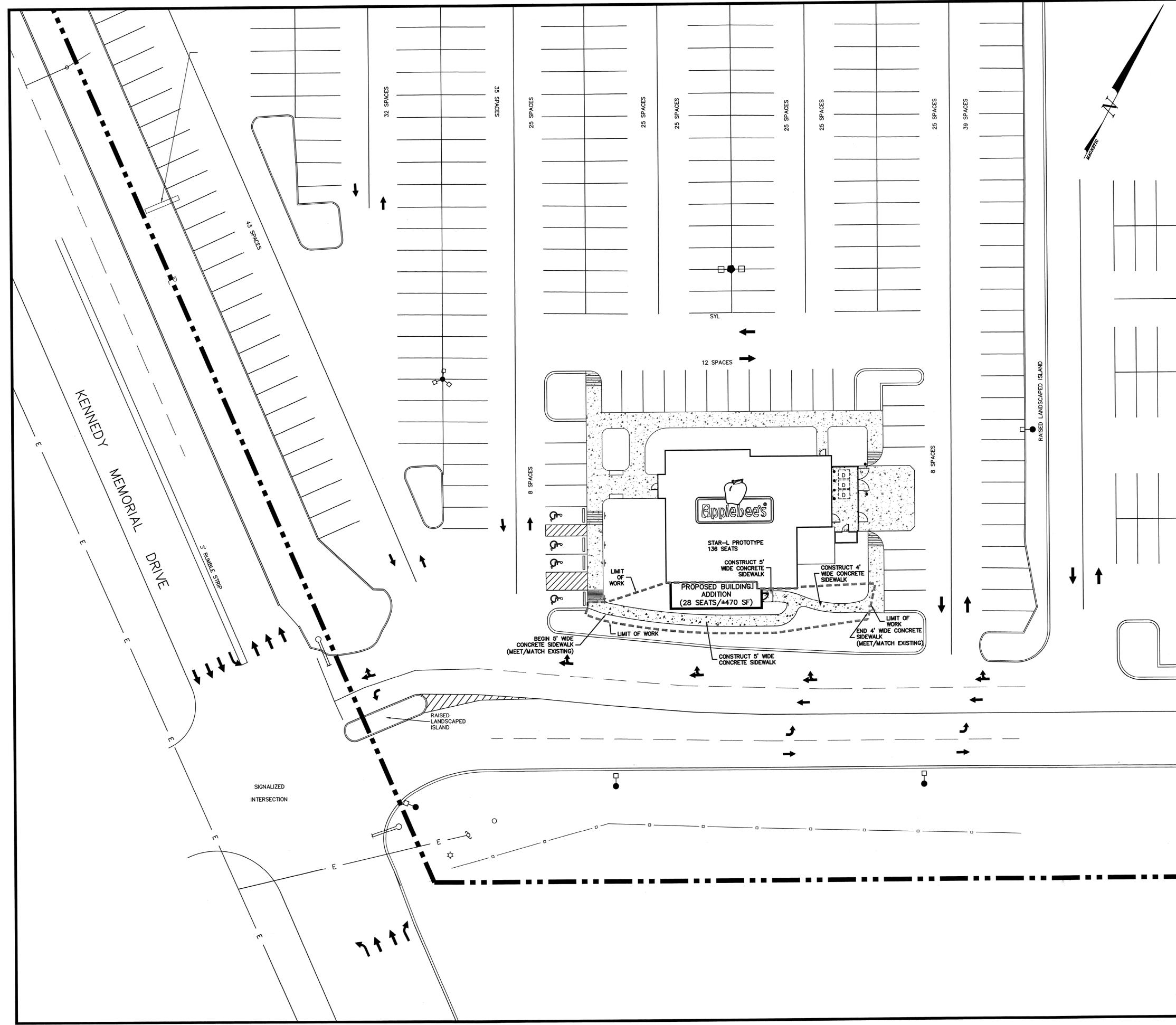


1010342\_SITE.dwg



**PARKING TABULATION**

EXISTING PARKING SPACES: 754  
 REQUIRED SPACES:  
 RESTAURANTS: 1 SPACES/3 SEATS  
 RETAIL: 1 SPACES/200 SF SALES FLOOR AREA  
 1 SPACES/400 SF NON-SALES FLOOR AREA

RESTAURANT:	REQUIRED
136 SEATS * 1 SPACE/3 SEATS	46

(FROM PREVIOUS APPROVAL)

SUPERMARKET: (55,400 SF)	REQUIRED
SALES: 44,320 SF * 1 SPACE/200 SF	222
NON SALES: 11,080 SF * 1 SPACE/400 SF	28

RETAIL: (80,044 SF)

SALES: 68,824 SF * 1 SPACE/200 SF	REQUIRED
NON SALES: 11,220 SF * 1 SPACE/400 SF	345

SPACES REQUIRED: 670

RESTAURANT:	REQUIRED
38 SEATS * 1 SPACE/3 SEATS	10

(FOR PROPOSED ADDITION)

TOTAL SPACES REQUIRED: 680  
 SPACES PROVIDED (EXISTING PARKING SPACES): 754

**SITE DATA**

PROPOSED USE: RESTAURANT  
 ZONING DISTRICT: HIGHWAY COMMERCIAL DISTRICT (C-D)  
 ZONING CLASSIFICATION TO THE:  
 NORTH: LOW-DENSITY RESIDENTIAL (R-A)  
 SOUTH: HEAVY COMMERCIAL (C-C)  
 EAST: LOW-DENSITY RESIDENTIAL (R-A)  
 WEST: HEAVY COMMERCIAL (C-C)

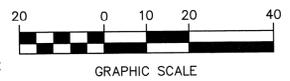
BUILDING SETBACK:	REQUIRED	PROPOSED
FRONT YARD.....	100 FT	148 FT
REAR YARD.....	100 FT	>100 FT
SIDE YARD.....	50 FT	132 FT

PARCEL SIZE: 2 ACRES 28 ACRES  
 LOT FRONTAGE: 200 FT 882 FT

- NOTES:**
- RESTRIPE ALL EXISTING MARKINGS WITHIN LIMITS OF DISTURBANCE TO MATCH EXISTING CONDITIONS AND/OR PLAN.
  - ALL PAVEMENT MARKINGS AND SIGNS TO CONFORM TO "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" AND "STANDARD ALPHABETS FOR HIGHWAY SIGNS AND PAVEMENT MARKINGS", LATEST EDITIONS AND THE AMERICANS WITH DISABILITIES ACT REQUIREMENTS.
  - SEE DETAILS FOR PARKING STALL MARKINGS, HANDICAP SYMBOLS, SIGNS AND SIGN POSTS.
  - SEE ARCHITECTURAL DRAWINGS FOR ALL CONCRETE PADS AND SIDEWALKS ADJACENT TO THE BUILDING (BY G.C.).
  - CLEAN AND COAT VERTICAL FACE OF EXISTING PAVEMENT AT SAWCUT LINE WITH RS-1 EMULSION IMMEDIATELY PRIOR TO PLACING NEW BITUMINOUS CONCRETE.

**LEGEND**

- PROPERTY LINE
- - - EXISTING SIDEWALK
- PROPOSED SIDEWALK
- CURB
- LIMIT OF WORK
- PAINTED ISLAND
- ACCESSIBLE/RESERVED PARKING SPACE
- 23 SPACES PARKING COUNT
- SIGN
- UTILITY POLE
- LIGHT POLE
- BOLLARD

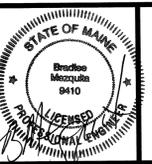


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WATERVILLE, MAINE  
**C2.2**  
 JULY 31, 2014

**SITE PLAN**