



SHEET NOTES

- SITE PLAN IS FOR GENERAL INFORMATION ONLY. SEE CIVIL DRAWINGS FOR SPECIFIC DIMENSIONS AND DETAILS OF ALL SITE RELATED ELEMENTS
 - SEE CIVIL DRAWINGS FOR ALL UTILITIES. GC TO COORDINATE DEPTH OF ALL UTILITIES WITH FOOTINGS PRIOR TO INSTALLATION
- AUTO PARKING REQUIREMENTS**
- | | |
|---------------|------------------------------|
| RETAIL | 22,895 SF |
| GARDEN CENTER | 6,804 SF |
| TOTAL | 29,700 SF / 550 = 55 PARKING |
- WAREHOUSE 15,055 SF / 1650 = 10 PARKING
- TOTAL REQUIRED PARKING = 65 SPACES
- TOTAL ALLOWABLE (>25%) = 65 x 25% = 82 PARKING
- TOTAL PARKING PROVIDED = 82 SPACES
- BIKE PARKING REQUIREMENTS**
- | | |
|----------------|---------------------|
| GARDEN SUPPLY | 1,000 SF / 6000 = 2 |
| GENERAL RETAIL | 2,000 SF / 3000 = 1 |
- TOTAL BIKE PARKING REQUIRED = 3
- LONG TERM @ 75% = 3
SHORT TERM @ 25% = 6
- HAY SHED**
- HAY SHED WILL CONTAIN BALES OF HAY, STORED TO A MAXIMUM OF 12 FEET
 - NO PALLETS OR RACKING WILL BE INSTALLED

All new or reconstructed on-site utilities shall be placed underground per EC 9.6775 unless exempt per subsection (1) or not required in the zone.

Note: Signs have not been reviewed for compliance with sign standards. In accordance with EC 9.6625(1), signs require a separate sign permit.

Per EC 9.6780, Development sites shall have triangular vision clearance areas on all street corners to provide for unobstructed vision consistent with American Association of State Highway and Transportation Officials (AASHTO) standards. (See Figure 9.0500 Vision Clearance Area). Vision clearance areas shall be kept free of all visual obstructions from 2 1/2 feet to 9 feet above the curb line.

Eugene Code Section 9.6725 requires all new exterior lighting fixtures to comply with standards 23.01.010 through 23.01.015 and 23.01.016 and the sky or toward surrounding properties, unless exempt per subsection (1) or not required in the zone.

23.01.010 ROOF DRAINS TO STORM SYSTEM - SEE CIVIL DRAWINGS

KEY NOTES

- ADA COMPLIANT SIGNAGE - SEE D6/A101, TYP.
- ADA PAVEMENT MARKING - SEE E6/A101, TYP.
- WHEEL STOPS
- 20' WIDE ROLLING GATE: 8' HIGH BLACK VINYL CHAIN LINK W/ STEEL WHEELS AND LATCH
- 1000 GALLON, 42" PROPANE TANK - SEE DETAILS THIS SHEET (0FOI - INFRASTRUCTURE BY GC)
- CART CORRAL (BY WILCO)
- PEMB HAY SHED - SEE SHEET NOTES ABOVE
- 8' HIGH BLACK VINYL CHAIN LINK FENCE ALL AROUND
- ULTRA BLOCK BULK MATERIAL ENCLOSURES - SEE A1/A101
- EXTERIOR SEASONAL DISPLAY AREAS
- 20' WIDE SWINGING GATE W/ STEEL WHEELS AND LATCH
- TRUCK-TRAILER PULL THROUGH PARKING SPACES
- SEE SSW DRAWINGS FOR FINAL DRIVEWAY TO MEET OREGON STANDARD DRAWING RD140, OPTION H
- EV CHARGING STATION TRANSFORMER - INFRASTRUCTURE ONLY
- INSTALL 4" PVC CONDUIT FOR FUTURE EV CHARGING STATIONS
- LONG TERM BIKE PARKING (3 BIKES) - SEE A201
- SHORT TERM BIKE RACKS (6 BIKES) - SEE A201 & A203
- SLOPE SLAB 1/8" / FOOT TOWARD ASPHALT
- 6" REINFORCED CONCRETE SLAB
- LIGHT POLE, TYP.

8380 SW NYBERG ST.
SUITE B
TUALATIN, OR 97062
P 503.352.4987
www.novakarchitecture.com

Reviewed for Code Compliance - 08/18/2023 3:32:19 PM
Permit Number - 25-01679-01
Eugene

WILCO EUGENE
WILTH & WILLOW CREEK
EUGENE, OREGON 97402

WILCO
200 INDUSTRIAL WAY
MT. ANGEL, OR 97362

project number 18-25
date 10/03/22

revisions
1 06/02/23 AGENCY/QC REVIEW
2 07/06/23 AGENCY/QC REVIEW

REGISTERED ARCHITECT
4140
TERRY J. NOVAK
PORTLAND, OREGON
STATE OF OREGON

SITE PLAN

sheet number

A101

Received by City of Eugene: 01_A101 SITE PLAN - 07/22/2023, 4:10:48 PM