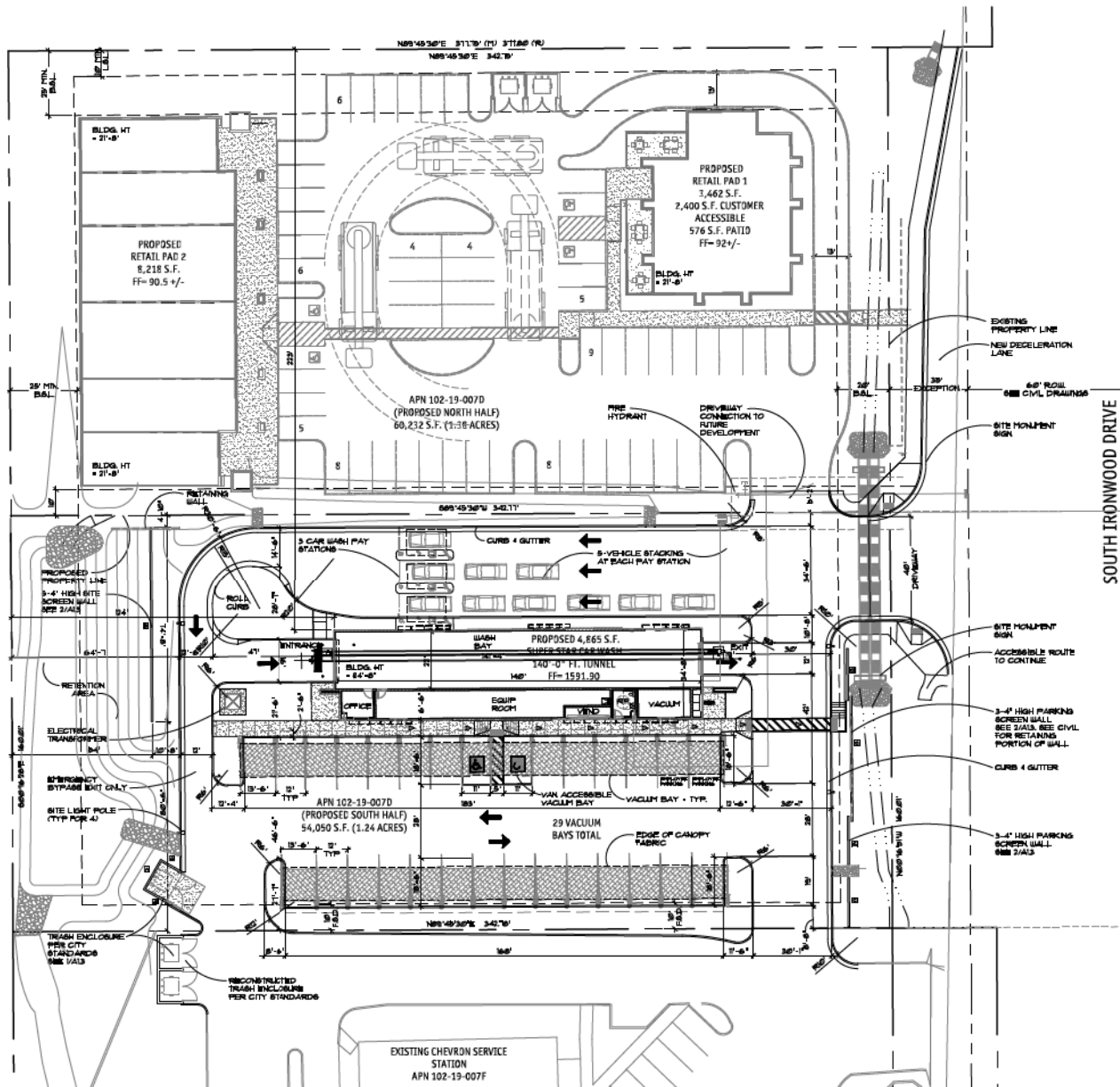




SITE PLAN
1" = 21'-0"
0 10 20 40
N

SITE DATA

PROJECT:	SUPER STAR CAR WASH
ADDRESS:	S. IRONWOOD DR. & W. BASELINE AVE, APACHE JUNCTION, AZ 85120
DEVELOPER:	SUPERSTAR CAR WASH 1800 N. 10TH AVENUE SUITE 100 PHOENIX, ARIZONA 85017 PHONE: 602-421-4111 CONTACT: REZA AMIRREZVAN
SCOPE:	A NEW 4,865 S.F. SUPERSTAR CAR WASH PROVIDED PROFESSIONAL AND AUTOMATED SERVICES
LEGAL DESCRIPTION:	SEE CIVIL
ASSessor'S PARCEL NO.:	100-00070
ZONING:	B1 / PD
SITE AREA:	~4.8100 AC. ± 1.14 ACRES
BUILDING AREA:	4,865 S.F. GROSS
STORIES:	SINGLE STORY
LOT COVERAGE:	5.3 %
LANDSCAPE AREA:	21,545 S.F.
LANDSCAPE COVERAGE:	35.2 %
OCCUPANCY:	B
CONSTRUCTION TYPE:	WAL W/ AJUTUS
ALLOWABLE AREA:	30,000 S.F. (SINGLE STORY)
STREET HEIGHT:	-
STRUCTURAL DEPTH:	-
SLOPE DEPTH:	1/4" PER 1'-0" MIN.
SCREENING HEIGHT:	-
BUILDING HEIGHT:	24'-0"

PARKING CALCULATIONS

BUILDING AREAS			
PROPOSED CAR WASH	4,865 S.F.		
PROPOSED RETAIL PAD 1	3,462 S.F.		
PROPOSED RETAIL PAD 2	8,218 S.F.		
TOTAL RETAIL:	11,880 S.F.		

PARKING CALCULATIONS	SPT FACTOR	REQUIRED	PROVIDED
PROPOSED CAR WASH	4,865 / 1000	17 SPACES	23 SPACES
PROPOSED RETAIL PAD 1	3,462 /	24 SPACES	24 SPACES
PROPOSED RETAIL PAD 2	2,600 / 1100	3 SPACES	3 SPACES
OUTDOOR SEATING - PAD 2	576 / 1000	27 SPACES	27 SPACES
TOTAL:		55 SPACES	55 SPACES

PROPOSED RETAIL PAD 2	8,218 / 1000	28 SPACES	28 SPACES
TOTAL RETAIL:		55 SPACES	55 SPACES

LEGEND

---	PROPERTY LINE
---	EASEMENT / SETBACK LINE
---	CAR OVERHANG MEASURED FROM FACE OF CURB AS DIMENSIONED ON SITE PLAN
---	6" CURB
---	SITE WALL
---	SALT FINISH CONCRETE SIDEWALK
---	PAINT STRIPES ON PAVEMENT
+	NEW FIRE HYDRANT
+	EXISTING FIRE HYDRANT
+	FIRE DEPARTMENT CONNECTION
+	ACCESSIBLE ROUTE / PATH OF TRAVEL
+	FIRE RISER



CAWLEY ARCHITECTS
730 N. 52nd St, Ste. 203
Phoenix, Arizona 85008
P 602.393.0600
CawleyArchitects.com

SUPERSTAR CAR WASH

S. IRONWOOD DRIVE & W. BASELINE AVE
APACHE JUNCTION ARIZONA 85120

DATE:
PRELIMINARY SITE PLAN
09-12-2015
H38-SH-IRONWOOD PKG
10-12-2015
H38-SH-IRONWOOD PKG
12-04-2015 (REVISED)
CITY COMMENTS
02-19-2019
1st CITY SUBMITTAL
RECONING
04-06-2019
2nd CITY SUBMITTAL
RECONING COMMENTS
06-06-2019

NOTICE OF ALTERNATE BIDDING CYCLE:
The contractor shall be responsible for the completion of all work within the specified time frame. The contractor shall be responsible for the completion of all work within the specified time frame. The contractor shall be responsible for the completion of all work within the specified time frame.

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Project - SCW-A11

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