

PARKING BLOCK H	
NUMBER OF UNITS	34
TOTAL PARKING	37
ADA VAN SPACES	4
PARKING BLOCK G	
NUMBER OF UNITS	42
TOTAL PARKING	138
ADA SPACES	8

- UFAS (ACCESSIBLE) UNIT
- HEARING/VISION IMPAIRED

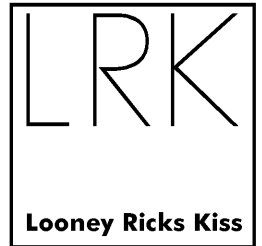
# Order Plans

- SITE PLAN NOTES**
- THE ARCHITECTURAL REFERENCE SITE PLAN GRAPHICALLY INDICATES THE APPROXIMATE LOCATIONS OF THE IMPROVEMENTS. REFER TO CIVIL ENGINEERS PLANS FOR ALL HORIZONTAL DIMENSIONAL CONTROL.
  - ALL INFORMATION RELATED TO THE SITE PROPERTY HAS BEEN PROVIDED BY THE OWNER'S SURVEYOR AND CIVIL ENGINEER. SEE BOUNDARY SURVEY.
  - THE GENERAL CONTRACTOR SHALL VERIFY ALL SITE DIMENSIONS ON CIVIL DRAWINGS. CONDITIONS, EXISTING CONSTRUCTION GRADERS AND UTILITIES ON PROJECT AND CONTRACT DOCUMENTS AT PROJECT SITE PRIOR TO BEGINNING CONSTRUCTION. REPORT DISCREPANCIES TO OWNER AND ARCHITECT FOR CLARIFICATION.
  - THE GENERAL CONTRACTOR SHALL VERIFY EXISTING GRADES, TREE LOCATIONS, AND PROPOSED BUILDING LOCATIONS AND SHALL ADVISE THE OWNER AND ARCHITECT OF ANY RECOMMENDED MODIFICATIONS PRIOR TO THE START OF ANY WORK.
  - THE GENERAL CONTRACTOR SHALL COORDINATE FINAL GRADING AND PAVING AS REQUIRED FOR POSITIVE DRAINAGE AWAY FROM ALL BUILDINGS.
  - THE GENERAL CONTRACTOR SHALL LOCATE ALL UTILITY SERVICES (WATER, SEWER, GAS, ELECTRIC, TELEPHONE, CABLE TV) AND COORDINATE THE EXTENSIONS TO THE BUILDINGS. ALL CONNECTIONS, METERS, CLEAN OUTS, ETC., SHALL BE LOCATED IN NON-VISUALLY OFFENSIVE AREAS.
  - REFER TO CIVIL DRAWINGS FOR LOCATION OF SITE UTILITIES, BASEMENTS AND RIGHT OF WAY.
  - REFER TO CIVIL DRAWINGS FOR LOCATION OF EXISTING TREES TO REMAIN AND PROTECTION REQUIRED FOR THEM.
  - REFER TO CIVIL DRAWINGS (PLANS, ELEVATIONS AND SECTION) OF ALL SITE FENCES, GATES, WALLS AND OTHER SITE AMENITIES INCLUDING PERGOLAS AND DUMPSTER ENCLOSURES.
  - REFER TO CIVIL PLANS FOR HANDICAPPED ACCESSIBILITY ROUTES TO ALL BUILDINGS.
  - ALL LEVEL TRANSITIONS REQUIRING STEPS OF 2 RISERS OR MORE SHALL BE PROVIDED WITH APPROPRIATE HANDRAILS.
  - "H/V" REFERS TO HEARING AND VISUAL DISABILITY UNITS.
  - FOUNDATIONS SHALL BE BUILT ON UNDISTURBED SOILS OF PROPER GROUNDwater ALL MATERIALS SHALL BE VERIFIED BY A REGISTERED PROFESSIONAL ENGINEER.
  - THE BOTTOM OF FOUNDATIONS SHALL EXTEND BELOW THE FINISHED FLOOR GRADE PENETRATION, BUT NO LESS THAN 13 INCHES TO FINISHED GRADE.
- UNIFORM FEDERAL ACCESSIBILITY STANDARDS (UFAS)**
- UFAS Units: Federally assisted apartment housing projects that 5% of the total, or at least one unit, whichever is greater, in projects with 5 or more dwelling units, or as determined by the appropriate federal agency following a local needs assessment conducted by local government bodies or states under applicable regulations.
- REQUIRED UFAS UNIT COUNT: 5% BY UNIT TYPE:  
 (44) TYPE 1 OS = 2.2; 3 PROVIDED  
 (44) TYPE 2 OS = 2.2; 4 PROVIDED  
 (44) TYPE 3 OS = 2.2; 4 PROVIDED
- HEARING/VISION IMPAIRED UNITS (H/V)**  
 H/V Units: Federally assisted new construction housing developments with 5 or more dwelling units shall design and construct 2% of units, or at least one unit, whichever is greater, to be made accessible for persons with vision/hearing impairments.
- REQUIRED H/V UNIT COUNT:  
 126 UNITS x .02 = 2.52; 3 UNITS PROVIDED

BLDG NUM	BLDG TYPE	LEVEL	UNIT TYPE			ADA	H/V	ADDRESS
			1	2	3			
G	H-A	1st	A1	B2				
			A1a1	B2a1				
			A1u					
		2nd	B2u	B2a1				
			B2u	B2a1-9				
			A1a	A1a1-9				
		3rd	A1a	B2a	B2a1-9			
			A1a1	B2a	B2a1-9			
			A1a1-9	B2a	B2a1-9			
H-1	H-A	2nd	A1a	A1a1-9				
			A1a	A1a1-9				
			A1a1-9	B2a	B2a1-9			
H-2	G-B	1st		C2				
				C2				
				C2				
H-3	I-C	1st	B1a1	B1u				
			B1a1-9	B1u				
			B1a1-9					
G-1	G-B	1st		C2				
				C2				
				C2				
G-2	I-C	1st	B1a1	B1u				
			B1a1-9	B1u				
			B1a1-9					
G-3	L-A	2nd	A1	A1a1				
			A1u	B1				
			A1a	B1a				
G-4	L-A	3rd	A1a	B1a				
			A1a	B1a				
			A1a	B1a				
G-5	G-B	1st	A1					
			A1u	B1				
			A1a	B1a				

BLDG NUM	BLDG TYPE	LEVEL	BEDROOMS			ADA	H/V	ADDRESS		
			1	2	3					
G-5	H-A	1st	B1							
			B1							
			B1a							
		2nd	B1a							
			B1a							
			B1a1							
		G-6	I-C	1st	B1u					
					B1a1-9					
					B1a1-9					
LL	L-A	1st	B2							
			A1	B2						
			A1	B2a1						
G-7	K-A	1st	A1							
			A1a1	B2						
			A1a	B2a	B2a1-9					
G-8	L-A	1st	A1							
			A1a1	B2						
			A1a	B2a	B2a1-9					
G-9	G-B	1st	A1a							
			A1u	B1						
			A1a	B1a						
G-10	G-B	1st	A1a							
			A1u	B1						
			A1a	B1a						

- UNIT NAMING CONVENTION**
- STANDARD UNIT TYPES LISTED ON COVER SHEET
  - SUFFIX "U" SIGNIFIES UFAS UNIT
  - SUFFIX "a" SIGNIFIES A VARIATION OF THE STANDARD PLAN THAT IMPACTS EXTERIOR WALLS/N/P
  - SUFFIX "9" SIGNIFIES A SECOND OR THIRD FLOOR UNIT WITH THE SAME SF AS THE GROUND FLOOR UNIT, WITH MINOR INTERIOR PARTITION DIFFERENCES



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**Issues and Revisions**

Date	Issued / Revised
2/14/2019	SCHEMATIC DESIGN
2/26/2019	DESIGN DEVELOPMENT
5/22/2019	80% CONSTRUCTION DOC'S
9/18/2019	PERMIT SUBMISSION

**BUILDING ADDRESSES**

- TYPE G-B
- H-2
- TYPE H-A
- G-5
- G-6
- TYPE L-C
- G-4
- TYPE H-A
- H-1
- TYPE K-A
- G-7
- G-8
- TYPE L-A
- G-6

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Seal

NOT FOR CONSTRUCTION

LRK Project Number: 01.15100.02

Project Name:  
**South City CNI Phase 3**  
 Memphis TN

Drawing Name:

**SITE PLAN**

Drawn By: Author  
 Checked By: Checker

**1 ARCHITECTURAL SITE PLAN**  
 SCALE: 1" = 50'-0"