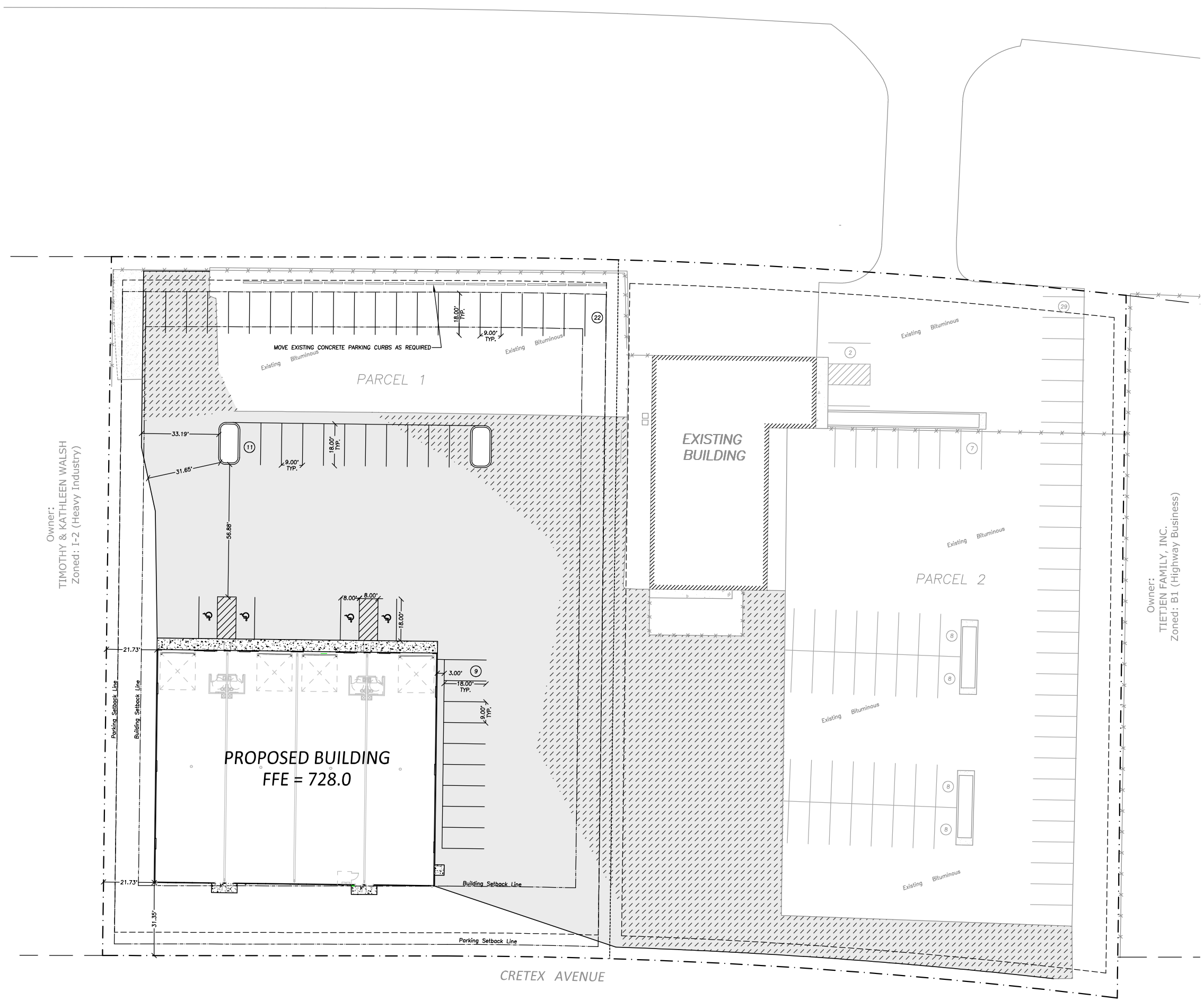
GOPHER STATE ONE CALL

CALL 48 HOURS BEFORE YOU DIG
TWIN CITY AREA 651-454-0002
MN. TOLL FREE 1-800-252-1166



SITE SUMMARY

PARCEL 1
SITE AREA = 1.50 ACRES
EXISTING IMPERVIOUS AREA = 1.42 ACRES
POST CONSTRUCTION IMPERVIOUS AREA = 1.23 ACRES (82%)
PROPOSED BUILDING AREA = 12,033 SQ.FT. (18.4%)

PARCEL 2
SITE AREA = 1.50 ACRES
EXISTING IMPERVIOUS AREA = 1.27 ACRES
POST CONSTRUCTION IMPERVIOUS AREA = 1.27 ACRES (84.7%
EXISTING BUILDING AREA = 5,669 SQ.FT.

PARKING STALLS REQUIRED (PARCEL 1)

		STALLS
OFFICE SPACE	120 SQ. FT. X 1 STALL/250 SQ. FT.	= 1
VEHICLE REPAIR	4 STALLS + 1 STALL/SERVICE BAY	= 5
	SUB TOTAL	= 6
TOTAL	6 STALLS X 4 UNITS	= 24

PARKING STALLS PROVIDED (PARCEL 1)

STANDARD STALLS	ACCESSIBLE STALLS	TOTAL
42	4	46

LEGEND

- PROPOSED BITUMINOUS ONLY (CLASS 5 ALREADY IN PLACE)
- PROPOSED BITUMINOUS PAVEMENT
- EXISTING GRAVEL PAVEMENT
- BOUNDARY/ROW/BLOCK LINE
- EASEMENT
- LOT LINE
- BUILDING/PARKING SETBACK LINE
- W — EXISTING WATERMAIN
- S — EXISTING SANITARY SEWER
- FM — EXISTING SANITARY SEWER FORCEMAIN
- G — EXISTING BURIED GAS LINE

N

0 10 20 40 60
Scale in Feet

REHDER & ASSOCIATES, INC.
Civil Engineers & Land Surveyors
3440 Federal Drive, Suite 110
Eagan, MN 55122
Telephone 651-452-5051
www.rehder.com

PROJECT NO.: 201-1321.119 DRAWING FILE: 1321119.DWG

I hereby certify that this plan was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.
Date 10-2-20
Name Nicholas P. Adam Reg. No. 43856

Issued

ADDRESS CITY COMMENTS	8-21-20
REVISE WATER SERVICE LOCATION & ADD HYDRANT	8-28-20
ADDRESS CITY COMMENTS	9-14-20
ADDRESS CITY COMMENTS	9-30-20
ADDRESS CITY COMMENTS	10-2-20
ADDRESS CITY COMMENTS	12-10-20
COUNTY ACCESS PERMIT	1-11-21
ADD PARKING STALLS	

SITE DIMENSION PLAN
CARGO VAN-GO
CITY OF SHAKOPEE

SHEET NUMBER
C2