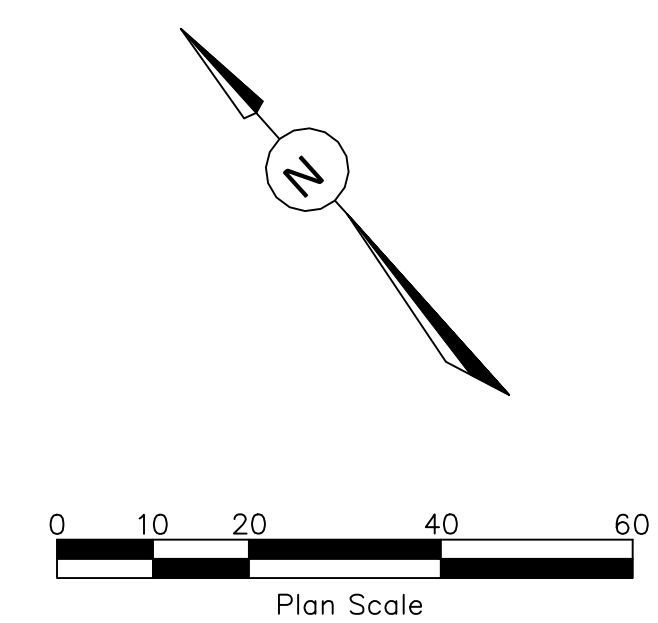
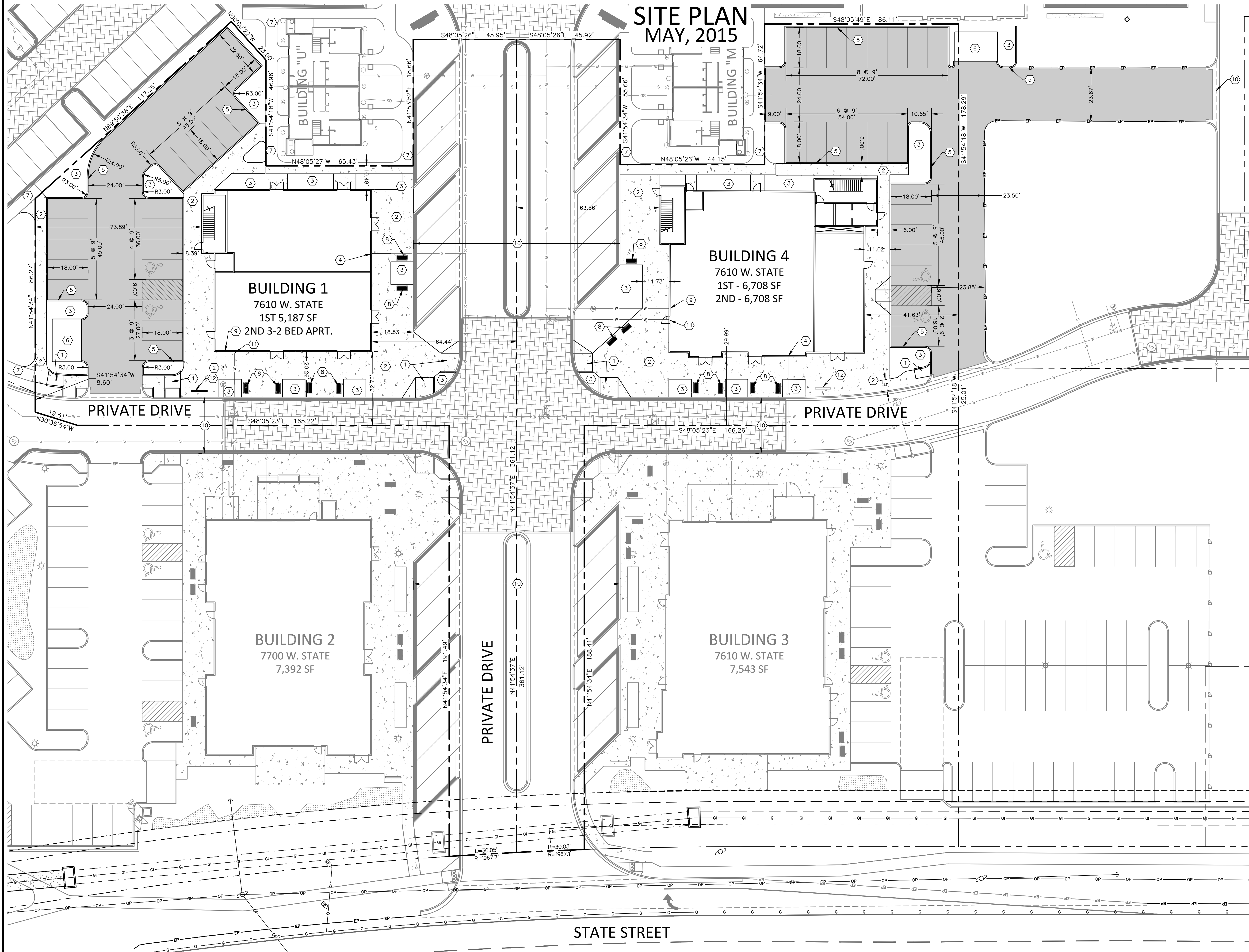


NORTH POINTE BUILDINGS 1 & 4

7640 & 7546 W. STATE STREET

SITE PLAN
MAY, 2015



LEGEND	
PROPOSED	
	BENCH
	SITE LIGHTING
	6" VERTICAL CURB
	PAVEMENT MARKING
	CONCRETE
	ASPHALT
EXISTING	
	BOUNDARY LINE
	PARCEL LINE
	6" VERTICAL CURB AND GUTTER
	PAVEMENT MARKING

KEYNOTES (#)	
1.	PEDESTRIAN RAMP
2.	CONCRETE SIDEWALK
3.	LANDSCAPING
4.	PROPOSED SEWER SERVICE
5.	6" VERTICAL CURB
6.	TRASH ENCLOSURE
7.	SIDEWALK PER OVERALL NORTH POINTE IMPROVEMENTS
8.	BENCH - TYPICAL
9.	PROPOSED WATER SERVICE
10.	IMPROVEMENTS PER OVERALL NORTH POINTE/KENSINGTON APARTMENTS SUBMITTAL
11.	PROPOSED FIRE SERVICE
12.	BICYCLE PARKING

GENERAL NOTES	
1. THESE PROPERTIES ARE SUBJECT TO A DEVELOPMENT AGREEMENT, REZONE, AND PROPERTY BOUNDARY ADJUSTMENT. THE REZONE CURRENTLY BEING FINALIZED IS REZONING THIS PROPERTY AS C-2.	
2. THE PRIMARY DRIVES, UTILITIES, AND DECELERATION LANE WERE APPROVED THROUGH THE PREVIOUS KENSINGTON/NORTH POINTE DR SUBMITTAL.	
3. ALL COMMERCIAL PROPERTIES IN THE NORTH POINTE DEVELOPMENT ARE SUBJECT TO RECIPROCAL DRAINAGE, ACCESS, AND CROSS PARKING AGREEMENT.	
4. SEE LANDSCAPE FOR DETAILS ON PLAZA AREAS AND DECORATIVE FRONTAGE IMPROVEMENTS.	
5. SITE LIGHTING AS SHOWN HEREON IS LAID OUT CONCEPTUALLY. FINAL LAYOUT WILL BE AS PER A PHOTOMETRIC STUDY WITH THE BUILDING PERMIT.	
6. SITE DRAINAGE WILL BE DISPOSED WITH PERMEABLE PAVERS. THE EXTENT OF THE PAVERS WILL BE DETERMINED BY FINAL SITE DESIGN.	
7. NORTH POINTE BUILDINGS 1,2,3&4. PARKING COUNT PROVIDED REQUIRED	
STANDARD	151
COMPACT	0
HANDICAP	10
TOTAL	161
	6
	118

DEVELOPER
HAWKINS COMPANIES
855 BROAD STREET, STE. 300
BOISE, IDAHO 83714
(208) 376-8522
CONTACT: BRANDON WHALLON

REVISIONS	
NO.	ITEM

NORTH POINTE BUILDINGS 1 & 4
7640 & 7546 W. STATE STREET
DR SITE PLAN

DRAWING STATUS:
FOR AGENCY REVIEW

km
ENGINEERING
ENGINEERS, SURVEYORS, PLANNERS
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DESIGN BY:	KSK
DRAWN BY:	KSK
CHECKED BY:	KSK
DATE:	4/7/2015
PROJECT:	15-027
SHEET NO.	C1.0