

VICINITY MAP

SITE SUMMARY

<u>ZONING</u>	H-B
<u>PROPERTY AREA</u>	0.97 AC
<u>MIN. LOT AREA</u>	15,000 SF
<u>MIN. LOT FRONTAGE</u>	100 LF
<u>MIN. FRONT SETBACK</u>	55' FROM RD CL, OR 30'
<u>MIN. SIDE SETBACK</u>	20'
<u>MIN. REAR SETBACK</u>	10'
<u>BUILDING AREA</u>	3,840 SF SALES BUILDING 2,400 SF REPAIRS BUILDING 300 SF STORAGE
<u>PROPOSED USE</u>	BOAT SALES AND REPAIR
<u>PARKING REQUIREMENTS:</u>	1 PER EACH EMPLOYEE AT MAX SHIFT MAX NUMBER OF EMPLOYEES IN SHIFT 4.
<u>AUTOMOBILE(BOAT) SALES</u>	2 PFR 300 SF : 2400 / 300 = 8X2 = 16
<u>AUTOMOBILE REPAIR</u>	

PROPOSED NUMBER OF BOAT SALES PARKING = 5
PROPOSED NUMBER OF PARKING SPACES FOR BOAT SALES = 22
PROPOSED NUMBER OF PARKING SPACES FOR REPAIR = 16

NOTE: PROPOSED GRAVEL AREA TO BE ADDED - 5.25E, SE

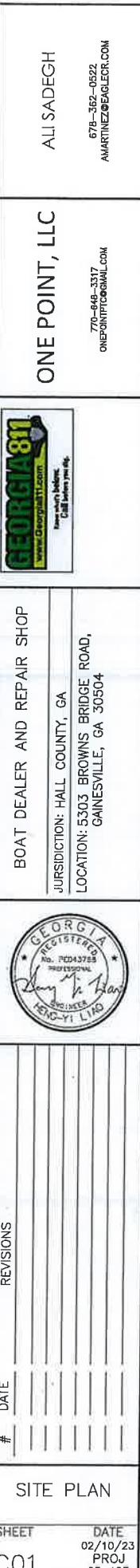
Asphalt

Gravel

10' Landscape Strip

Existing Tree Buffer along R-I property line to remain undisturbed

New Vinyl Coated Fence & Gate



Submitted 2-10-2023

SHEET	DATE
C01	02/10/23
	PROJ
	23-105