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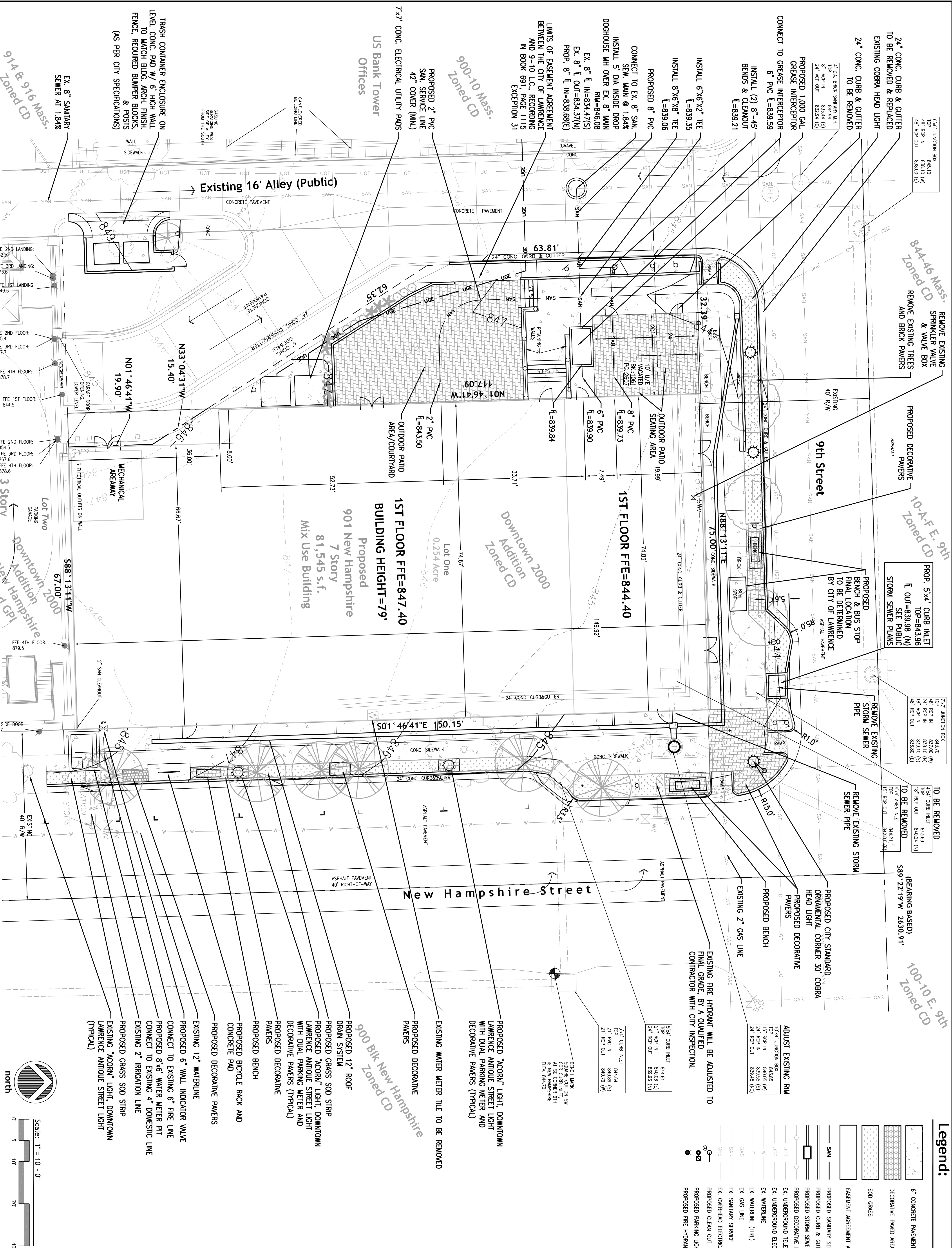
Engineering ■ Real Estate ■ Construction

901 New Hampshire Site Plan

Lawrence, Kansas

Legend:

- 6" CONCRETE PAVEMENT AREAS
- DECORATIVE PAVED AREAS
- SOD GRASS
- EASEMENT AGREEMENT AREA
- PROPOSED SANITARY SERVICE
- PROPOSED CURB & GUTTER
- PROPOSED STORM SEWER
- PROPOSED DECORATIVE FENCE
- EX. UNDERGROUND TELEPHONE
- EX. UNDERGROUND ELECTRICAL
- EX. WATERLINE
- EX. WATERLINE (TRENCH)
- EX. GAS LINE
- EX. GAS LINE
- EX. SANITARY SERVICE
- EX. OVERHEAD ELECTRICAL
- PROPOSED CLEAN OUT
- PROPOSED PARKING LIGHT
- PROPOSED FIRE HYDRANT

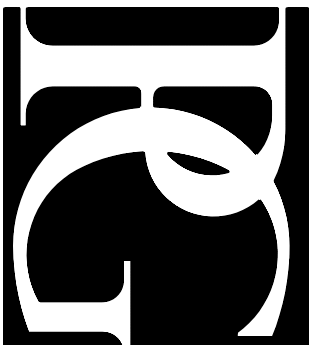


#	Date	Comment	By
01	04.14.10	Site Revisions	MW
02	05.12.10	Per City Review	RW
03	07.13.10	Sanitary Revision	AG

PGI Project #: 08142
File Name: 08142-SP-01.LO.dwg
Date: 04.01.2010

Site Plan

Sheet #: 1 of 2



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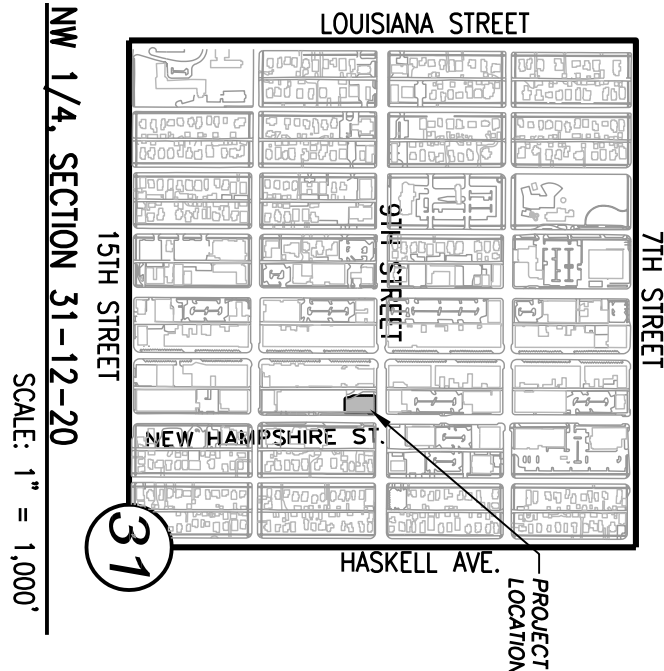
901 New Hampshire Site Plan

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Building Level Schedule:

BASEMENT AREA	
1. RESIDENCE STORAGE	1,276 S.F.
2. MECHANICAL	2,262 S.F.
3. FILE STORAGE	759 S.F.
4. SHOWERS/LOCKERS	1,160 S.F.
5. NEXT LEVEL PERSONAL TRAINING	962 S.F.
6. CIRCULATION	2,656 S.F.
TOTAL	9,075 S.F.
FIRST FLOOR	
1. RENTAL OFFICE	535 S.F.
2. CARDIO/WEIGHTS	7,251 S.F.
3. RESTUARANT	1,056 S.F.
4. CIRCULATION	1,640 S.F.
TOTAL	10,482 S.F.
SECOND FLOOR	
1. MECHANICAL	284 S.F.
2. OFFICE	9,220 S.F.
3. CIRCULATION	1,270 S.F.
TOTAL	10,774 S.F.
THIRD FLOOR	
1. RESIDENCE UNITS	9,168 S.F.
2. CIRCULATION	1,102 S.F.
TOTAL	10,270 S.F.
FOURTH FLOOR	
1. RESIDENCE UNITS	9,168 S.F.
2. CIRCULATION	1,078 S.F.
TOTAL	10,246 S.F.
FIFTH FLOOR	
1. RESIDENCE UNITS	9,168 S.F.
2. CIRCULATION	1,078 S.F.
TOTAL	10,246 S.F.
SIX FLOOR	
1. RESIDENCE UNITS	9,168 S.F.
2. CIRCULATION	1,078 S.F.
TOTAL	10,246 S.F.
SEVENTH FLOOR	
1. RESIDENCE UNITS	9,168 S.F.
2. CIRCULATION	1,038 S.F.
TOTAL	10,206 S.F.
GRAND TOTAL	81,345 S.F.

Location Map:



Boundary Description:

LOT 1 IN DOWNTOWN 2000 ADDITION, LESS THAT PART DECDED TO THE CITY OF LAWRENCE, KANSAS, IN BOOK 386, PAGE 1393, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
A PORTION OF LOT 1, DOWNTOWN 2000 ADDITION, CITY OF LAWRENCE, DOUGLAS COUNTY, KANSAS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 01°46'41" EAST ALONG THE EAST LINE OF SAID LOT 1, 150.15 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 88°13'11" WEST, ALONG THE SOUTH LINE OF SAID LOT 1, 67.00 FEET; THENCE NORTH 01°46'41" WEST, 19.90 FEET; THENCE NORTH 33°04'31" WEST, 15.40 FEET TO THE WEST LINE OF SAID LOT 1; THENCE NORTH 01°46'41" WEST ALONG SAID WEST LINE, 117.09 FEET TO THE NORTHWEST CORNER OF SAID LOT 1; THENCE NORTH 88°13'11" EAST, ALONG THE NORTH LINE OF SAID LOT 1, 75.00 FEET TO THE POINT OF BEGINNING, CONTAINS 0.294 ACRE, MORE OR LESS.

General Notes:

- PROJECT OWNER:
9--10 L.C.
ATTN: MARTIN W MOORE
1441 WAKARUSA DRIVE, SUITE 200
LAWRENCE, KANSAS 66049
P: 785.841.6584
- PROJECT DEVELOPER:
NINTH AND NEW HAMPSHIRE, L.L.C.
ATTN: MICHAEL TREANOR--MANAGER
1110 McDONALD DRIVE
LAWRENCE, KANSAS 66044
P: 785.842.4858
- PROJECT ENGINEER:
PERIDIAN GROUP, INC.
ATTN: ARON GASPERS
843 NEW HAMPSHIRE STREET
LAWRENCE, KANSAS 66044
P: 785.838.3338 | F: 785.838.3339
E: ogaspers@peridiangroup.com
- TOPOGRAPHICAL INFORMATION OBTAINED FROM FIELD SURVEY CONDUCTED BY DM² IN MARCH OF 2010.
- EXISTING ZONING: CD
- CURRENT USE: UNDEVELOPED
PROPOSED USE: OFFICE/RETAIL/MULTI-FAMILY
- THIS DOCUMENT IS FOR PLANNING PURPOSES ONLY -- NOT FOR CONSTRUCTION
- THIS SITE PLAN HAS BEEN HISTORICALLY REVIEWED AND APPROVED DR-03-17-10 ON 04/15/2010.
- ALL TELEPHONE, CABLE TELEVISION, AND ELECTRICAL SERVICES TO BE LOCATED UNDERGROUND.
- CITY OF LAWRENCE WILL NOT BE RESPONSIBLE FOR PAYMENT DAMAGE DUE TO REFUSE COLLECTION.
- ALL CURB INLETS AND OTHER DRAINAGE STRUCTURES SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY STORM SEWER STANDARD DETAILS.
- THIS PLAN HAS BEEN DESIGNED TO COMPLY WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES (ADAA) FOR BUILDINGS AND FACILITIES, APPENDIX A TO 28 CFR PART 36.
- WATER MAIN IS WITHIN 50 FEET OF THE BACKFLOW PREVENTER, BACKFLOW PREVENTER WILL BE IN THE BUILDING.
- IF SERVICE WATER LINE TAPS WILL NOT BE USED, THEN THEY WILL NEED TO BE PROPERLY ABANDONED -- WHICH MEANS THE LINE WILL NEED TO BE SHUT DOWN, THE VALVES REMOVED, AND THE TEE CAPPED. THE ABANDONMENT WILL NEED TO BE COMPLETED BY A QUALIFIED CONTRACTOR AT THE DEVELOPER'S EXPENSE.
- WRITTEN DIMENSIONS SHALL PREVAIL OVER SCALED DIMENSIONS.
- ALL PARKING, PAYEMENT & CURB/GUTTER TO MEET OR EXCEED CITY OF LAWRENCE DESIGN SPECIFICATIONS. ALL WORK IN PUBLIC RIGHT-OF-WAY IS TO BE INSPECTED BY THE CITY OF LAWRENCE.
- THE SITE PLAN HAS BEEN DESIGNED TO COMPLY WITH THE MINIMUM PROVISIONS OF THE FINAL FAIR HOUSING ACCESSIBILITY GUIDELINES, 24 CFR, CHAPTER 1, SUBCHAPTER A, APPENDIX II, OF THE FAIR HOUSING ACT OF 1968, AS AMENDED.

Property Surface Summary * :

EXISTING SUMMARY	SUMMARY AFTER PROJECT
TOTAL BUILDINGS	0 S.F.
TOTAL PAVEMENT	619 S.F.
TOTAL IMPERVIOUS	619 S.F.
TOTAL PERVIOUS	13,572 S.F.
TOTAL PROPERTY	14,191 S.F.

*--SUMMARY INCLUDES LOT 1 & AREA WITHIN EASEMENT AGREEMENT

UTILITIES MARKED ON--SITE:

STORM SEWER: CITY OF LAWRENCE
SANITARY SEWER: CITY OF LAWRENCE
ELECTRIC: WESTAR ENERGY, 888.847.4757
WATERLINES: CITY OF LAWRENCE
GAS LINES: BLACK HILLS ENERGY, 800.694.8989
CABLE TV: SUNFLOWER BROADBAND, 785.841.2100

Landscape Schedule:

symbol	qty.	name	size	cond.
	3	FRONTIER ELM ULMUS X FRONTIER	2'-1/2"	B & B
	6	FRANS FONTAINE EUROPEAN HORNBEEAM CARPINUS BETULUS 'FRANS FONTAINE'	2'-1/2"	B & B
	1	CLEVELAND PEAR PYRUS CALLERYANA 'CLEVELAND SELECT'	2'-1/2"	B & B
	9	DWARF EUROPEAN CRANBERRYBUSH VIBURNUM VIBURNUM OPIULUS 'NANUM'	5 GAL.	CONT.
	9	WINTERGREEN BOYWOOD BUXUS MICROPHYLLA 'WINTERGREEN'	5 GAL.	CONT.
		EXISTING TREES		