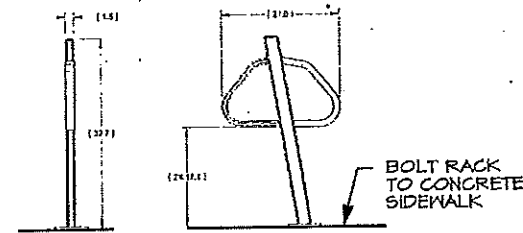


**PLAN SPECIFIC NOTES SHEET 1:**

- 1 REMOVE EXISTING PARKING LOT STALL STRIPPING AND RESTRIPE AS SHOWN. PROVIDE A MAXIMUM SIDE SLOPE AND CROSS SLOPE OF 1:48 ACROSS NEW ACCESSIBLE STALL.
- 2 PRECAST CONCRETE AUTO STOPS (TYPICAL).
- 3 REMOVE PART OF THE EXISTING DRIVEWAY APRON & INSTALL NEW CURB AND APRON PER CITY SPECIFICATIONS & INSTALLED WITH CITY OF MADISON CERTIFIED CONCRETE CONTRACTOR. (CURRENT DRIVEWAY WIDTH IS 30', REDUCE TO 24').
- 4 NEW 6" CONCRETE CURB.
- 5 NEW 'STOP' SIGN INSTALLED AT A HEIGHT OF 7'-0", ON METAL POST.
- 6 EXISTING LANDSCAPING.
- 7 EXISTING LANDSCAPING. MAINTAIN MAX. HT. OF 2'-0".
- 8 (1) NEW LITTLE PRINCESS SPIREA (3 GAL. CONT.) MAINTAIN A MAX. HT. OF 2'-0".
- 9 (6) NEW BLUE SARGENT JUNIPER (3 GAL. CONT.) MAINTAIN A MAX. HT. OF 2'-0".
- 10 EXISTING BITUMINOUS PAVEMENT.
- 11 EXISTING 6" HT. CONC. BLOCK EDGING.
- 12 EXISTING STREET LIGHT POLE W/ BUS STOP SIGN.
- 13 EXISTING AC CONDENSING UNIT

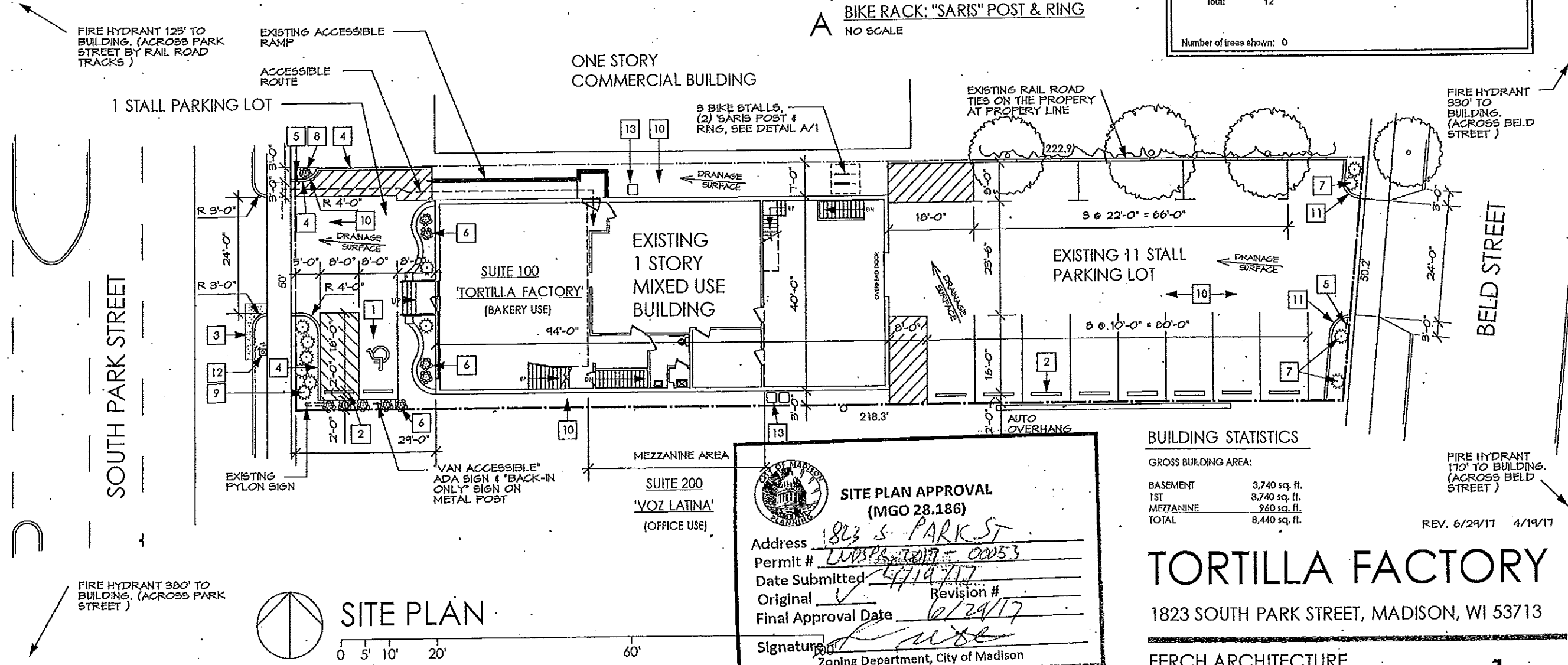
Sec. 28.186(4)(b) - PROPERLY OPERATOR IS REQUIRED TO BRING PROPERTY INTO COMPLIANCE WITH ALL ELEMENTS OF THE APPROVED SITE PLAN BY AS ESTABLISHED BY THE ZONING ADMINISTRATOR.

10/1/17



A BIKE RACK: "SARIS" POST & RING  
NO SCALE

Parking Lot Plan Site Information Block	
Site Address: 1823 SOUTH PARK STREET	
Site acreage (total): 11,030 SF, 0.253 ACRES	
Number of building stories(above grade): 1 STORY WITH MEZZANINE	
Building height: 19'	
SPS type of construction(new structures or additions): TYPE 5B, UNSPRINKLERED	
Total square-footage of building: 8,440 SF	
Use of property: MIXED USE COMMERCIAL	
Gross square feet of office: 960 SF	
Gross square feet of retail area: 3,740 SF	
Number of employees in warehouse: N/A	
Number of employees in production area: N/A	
Capacity of restaurant/place of assembly: N/A	
Number of bicycle stalls shown: 3	
Number of parking stalls:	
Small car	0
Large car	11
Accessible	1
Total	12
Number of trees shown: 0	



**BUILDING STATISTICS**

GROSS BUILDING AREA:	
BASEMENT	3,740 sq. ft.
1ST	3,740 sq. ft.
MEZZANINE	960 sq. ft.
TOTAL	8,440 sq. ft.

REV. 6/29/17 4/19/17

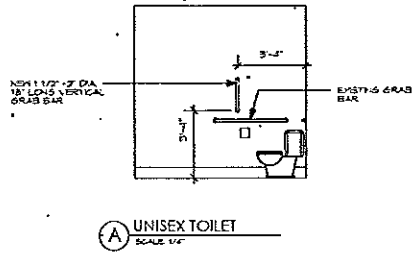
**SITE PLAN APPROVAL**  
(MGO 28.186)

Address: 1823 S. PARK ST.  
Permit #: LWDSPR-2017-00053  
Date Submitted: 4/19/17  
Original: [checked] Revision #: [blank]  
Final Approval Date: 6/29/17  
Signature: [Signature]  
Zoning Department, City of Madison

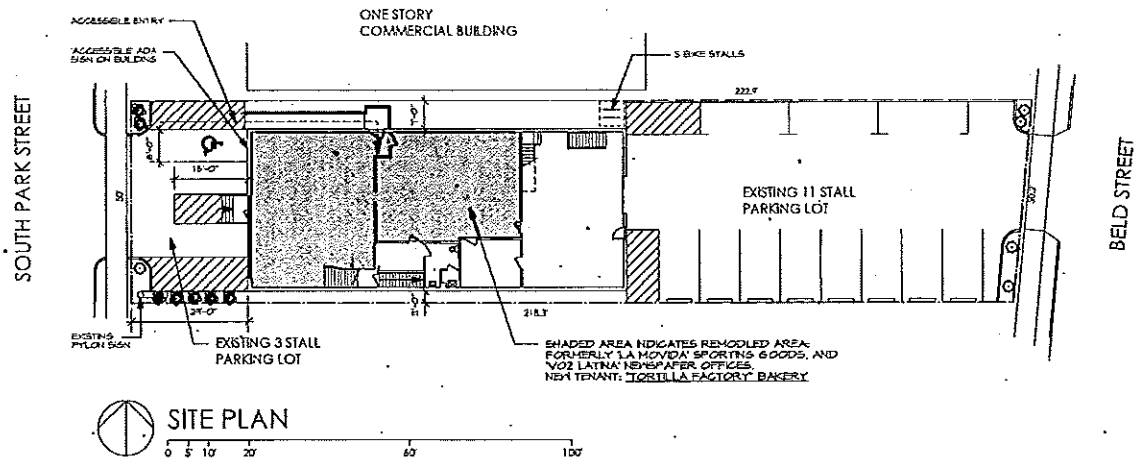
**TORTILLA FACTORY**

1823 SOUTH PARK STREET, MADISON, WI 53713

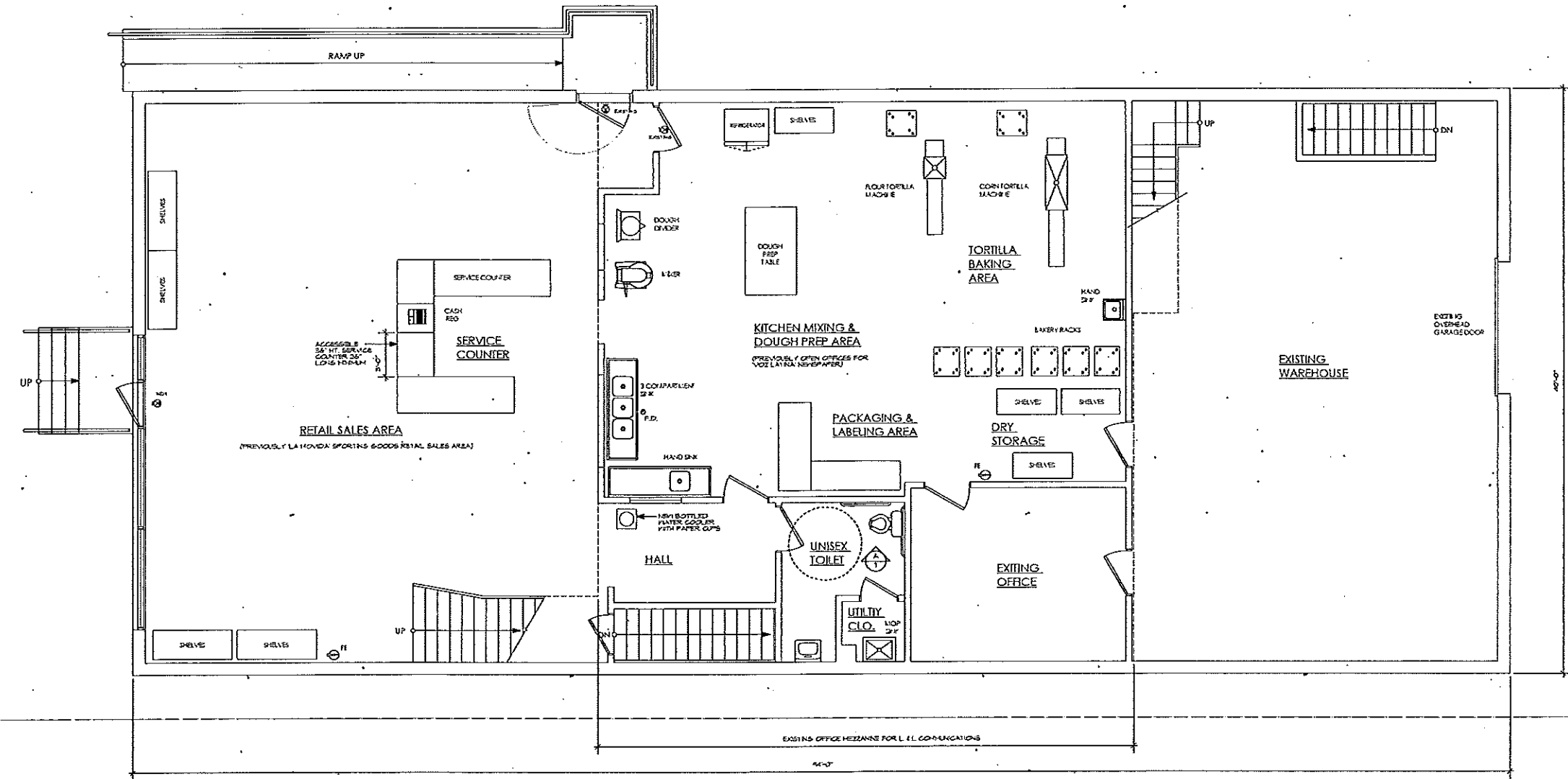
FERCH ARCHITECTURE  
2704 Gregory Street, Madison, WI 53711  
(608) 238-6900 david@fercharchitecture.com



(A) UNISEX TOILET  
SCALE: 1/4"



SITE PLAN  
0 5 10 20 40 60 80 100'



FIRST FLOOR PLAN  
0 4 8 16 32'

- GENERAL NOTES:**
- ALL DIMENSIONS ARE FROM FACE OF FINISH UNLESS OTHERWISE INDICATED.
  - THE GENERAL CONTRACTOR SHALL COORDINATE THE LOCATION OF ALL PLUMBING, HVAC, AND ELECTRICAL PER LOCAL AND STATE CODES.
  - THE GENERAL CONTRACTOR SHALL COORDINATE AND PROVIDE AT THE SITE ENERGY LIGHTING CALCULATIONS AND EMERGENCY EXIT LIGHTING OUT-SHEETS AND CALCULATIONS.
- ⊕ INDICATES WALL MOUNTED FIRE EXTINGUISHER
  - ⊙ INDICATES EXIT LIGHT
  - F.D. INDICATES FIRE DETECTOR

**TORTILLA FACTORY**  
1823 SOUTH PARK STREET, MADISON, WI 53713