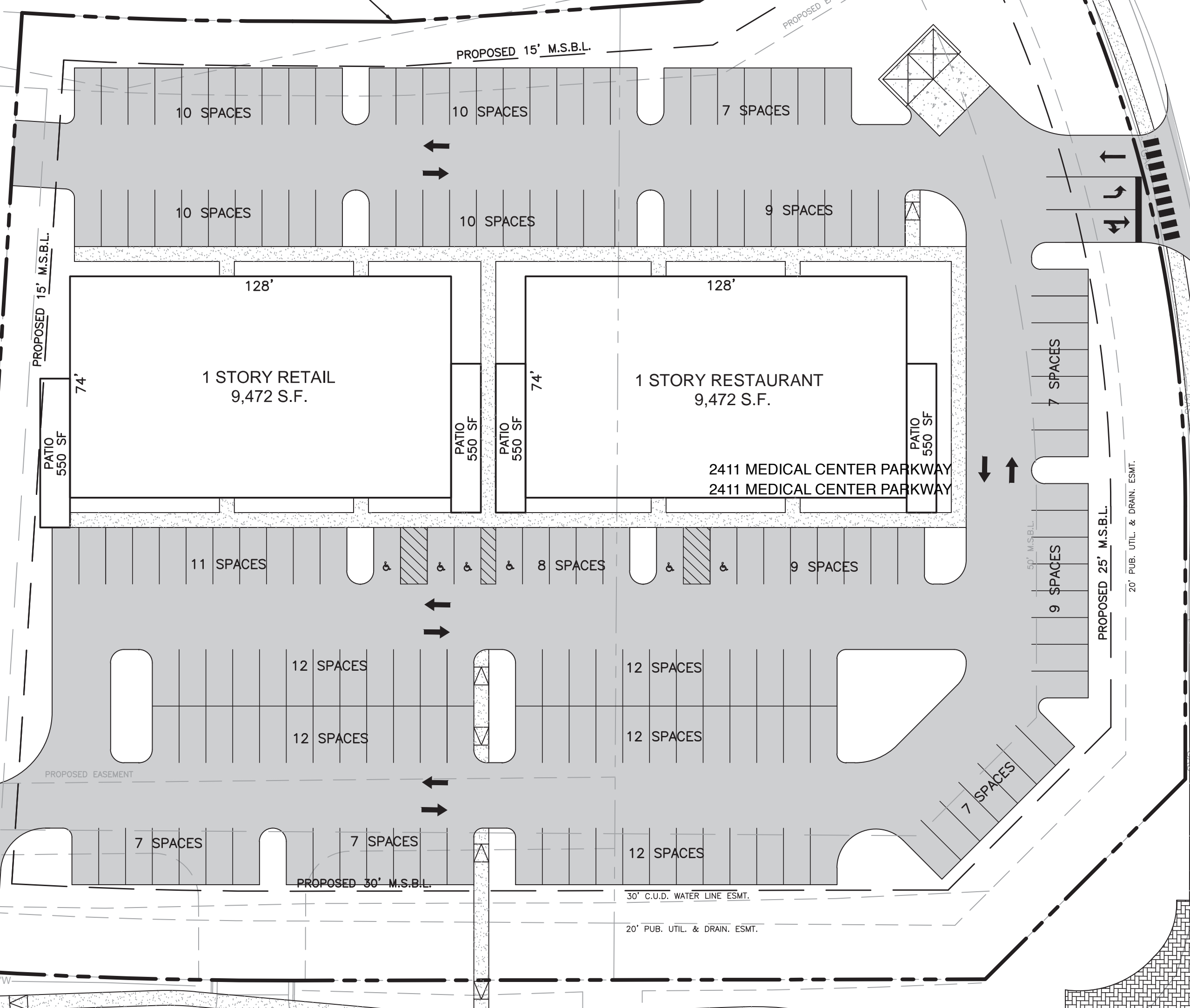


LOT 6



SITE DATA:

PROPERTY INFORMATION:
 STREET ADDRESS: MEDICAL CENTER PARKWAY
 TAX MAP: 92
 PARCEL: 008.14 & 008.15
 LOT SIZE: 2.99± AC. (130,356 S.F.) LOTS 4 & 5
 BUILDING AREA: 20,000 S.F.

ZONING INFORMATION:
 ZONING CLASSIFICATION: MU (MIXED USE),
 GDO-1 (GATEWAY DESIGN OVERLAY)
 VACANT

EXISTING USE: VACANT
PROPOSED USE: RETAIL, RESTAURANT

BUILDING SETBACKS:
 MINIMUM FRONT YARD: 30'
 MINIMUM REAR YARD: 15'
 MINIMUM SIDE YARD: 25'
 MAXIMUM BUILDING HEIGHT: 75'
 PROPOSED BUILDING HEIGHT: 20'±

PARKING DATA:
 PARKING REQUIRED (PER CITY OF MURFREESBORO):

RETAIL	9,472 S.F. @ 1.0 SPACES/300 S.F.	32 SPACES
RESTAURANT	9,472 S.F. @ 30 SEATS/1,000 S.F. @ 1.0 SPACES/2 SEATS	142 SPACES
TOTAL PARKING REQUIRED:		174 SPACES

PARKING PROVIDED:
 REGULAR PARKING: 174 SPACES
 HANDICAP PARKING (2 VAN ACCESSIBLE): 6 SPACES
TOTAL PARKING PROVIDED: 180 SPACES

NOTE:
 THIS SITE PLAN WILL REQUIRE A PLAT FOR THE COMBINATION OF LOTS 4 & 5.

ROBERT ROSE DRIVE
 (R.O.W. VARIES)
 (COMM. COLLECTOR)

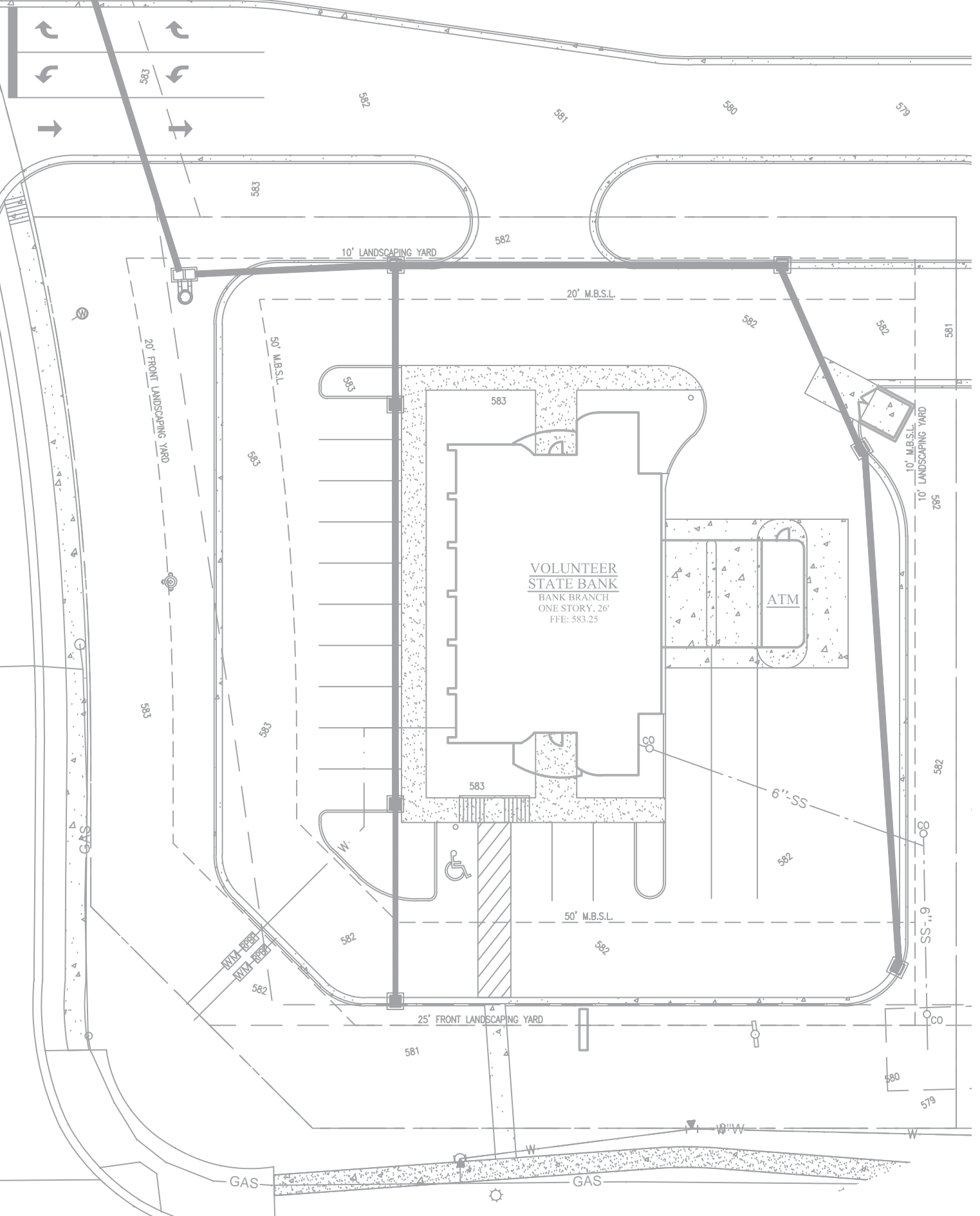
MEDICAL CENTER PKWY.
 (R.O.W. VARIES)
 (ARTERIAL)

PLAZA AND STAMPED CONCRETE CROSSWALK REQUIRED PER CITY STREETScape PLAN.

PAVEMENT LEGEND

	ASPHALT PAVEMENT
	CONCRETE PAVEMENT
	CONCRETE WALK
	CONCRETE PAVERS

811
 Know what's below.
 Call before you dig.



LOTS 4 & 5
 FOR
 CAPITOL CORP

PROJECT_LOCATION

JOB NO.	15148	DESIGNED:	C. THORNE	DRAWN:	B. PATTERSON	SCALE:	1"=30'	DATE:		REVISIONS
WK. ORDER	0384							PROJ. DATE		

SITE LAYOUT EXHIBIT

EX. A

RAGAN SMITH
 LAND PLANNERS • CIVIL ENGINEERS
 LANDSCAPE ARCHITECTS • SURVEYORS

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