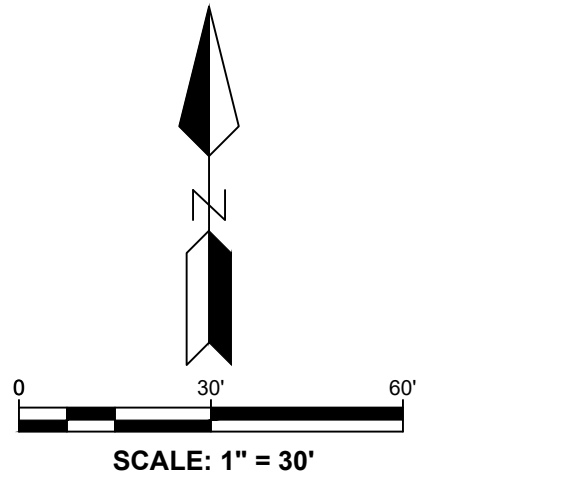
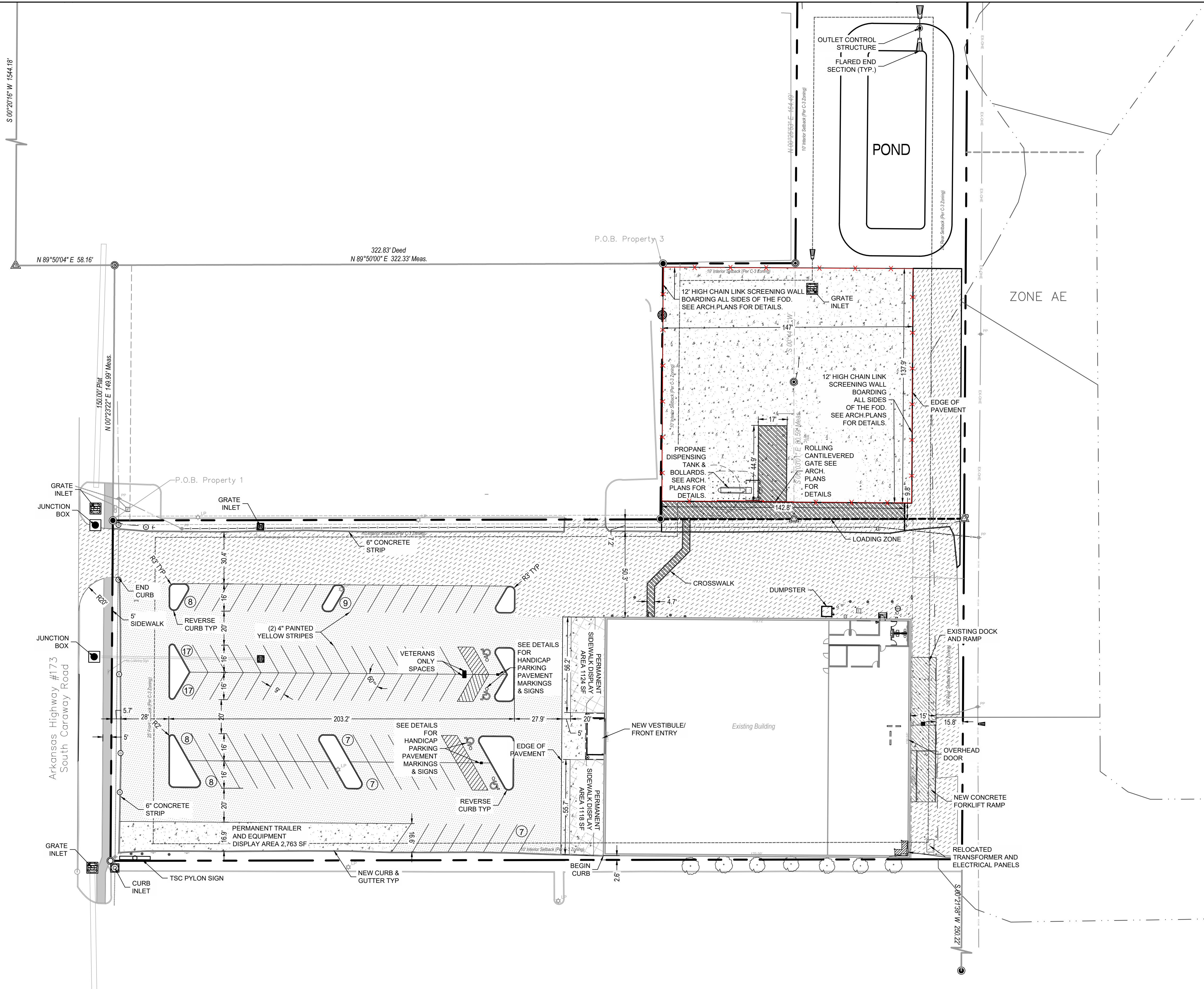


FILE NAME: L:\03_332_001 Jefferson Towne architecture, inc. jonesboro, ar - final design\design\tracings\production\external\unapproved\site plan.dwg, DATE PLOTTED: 07/20/2025, 2:45 PM



LEGEND	
BOUNDARY LINE	---
EASEMENT LINE	---
PARKING / BUILDING SETBACK LINE	---
PROPOSED FENCE	-X-X-
PROPOSED LIGHT POLE & FIXTURE(S)	+
PROPOSED SIGN	+
LIGHT DUTY CONCRETE PAVEMENT	[Pattern]
HEAVY DUTY CONCRETE PAVEMENT	[Pattern]
PERMANENT SIDEWALK DISPLAY AREA	[Pattern]
SIDEWALK PAVEMENT	[Pattern]
HEAVY DUTY ASPHALT PAVEMENT	[Pattern]
LIGHT DUTY ASPHALT PAVEMENT	[Pattern]
EXISTING CONCRETE	[Pattern]

NOTE:
PAVEMENT TO BE CONSTRUCTED TO THE APPLICABLE PAVEMENT SECTIONS IN THE CONSTRUCTION DETAILS

NOTES:

- LIGHTING LOCATIONS ARE SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. REFER TO ELECTRICAL PLANS TO CONFIRM LOCATIONS AND FOR PHOTOMETRIC VALUES.
- STRIPING ON CONCRETE TO BE YELLOW AND STRIPING ON ASPHALT TO BE WHITE.
- DIMENSIONS ARE SHOWN TO FACE OF CURB.
- DETECTABLE WARNING SURFACES (TRUNCATED DOMES) SHALL CONTRAST VISUALLY WITH ADJACENT WALKING SURFACES - EITHER LIGHT-ON-DARK, OR DARK-ON-LIGHT.
- ADA RAMPS NOT TO EXCEED 8.33% SLOPE. LANDINGS NOT TO EXCEED 2% SLOPE IN ANY DIRECTION.
- CONTRACTOR TO MAINTAIN 3" SEPARATION BETWEEN FINISHED GRADE AND BOTTOM OF PRIVACY FENCE FOR DRAINAGE.

PARKING LOT PAINT SPECIFICATIONS - 15 MIL APPLICATION (0.015 INCH THICKNESS):

- NEW PAVEMENT SURFACE TO CURE FOR A PERIOD OF NOT LESS THAN 14 DAYS BEFORE APPLICATION OF MARKING MATERIALS.
- REMOVE ALL DIRT, GRAVEL, DEBRIS, VEGETATION, OR OTHER MISCELLANEOUS OBJECTS FROM THE SURFACE WITH A BROOM TRUCK OR EQUIVALENT RIGOROUS METHOD. PROVIDE A CLEAN, DUST-FREE AND COMPLETELY DRY SURFACE FOR PAINT APPLICATION. DO NOT APPLY PAINT OVER EXISTING TAPE MARKINGS.
- CONFIRM & RECORD PROPER AIR AND SURFACE TEMPERATURES OF 55° AND RISING AND LESS THAN 95°. IF THE SURFACE TEMPERATURE IS NOT WITHIN THE TEMPERATURE RANGE OR IF THE PAINT APPLICATION IS DONE UNDER ADVERSE CONDITIONS (AS DETERMINED BY THE CONSTRUCTION PROJECT MANAGER) SUCH AS ABOVE 75% HUMIDITY, NIGHT STRIPING, ETC. IN ORDER TO MEET TSC OPENING SCHEDULE, CONTRACTOR TO RE-SCHEDULE AND COMPLETE SURFACE STRIPING UNDER PROPER CONDITIONS A MINIMUM OF 30 DAYS PRIOR TO THE EXPIRATION OF THE (1) ONE YEAR CONSTRUCTION WARRANTY.
- PROVIDE A 15 MIL THICK 4" WIDE CONTINUOUS STRIPE WHERE AND IN THE COLOR INDICATED. MINIMUM OF (2) TWO COATS.
- PROVIDE PRIMER AND SEALER TO BE APPLIED PER THE MANUFACTURER'S RECOMMENDATIONS ON ALL CONCRETE SURFACES AND ON ASPHALT SURFACES THAT ARE MORE THAN TWO YEARS OLD, OXIDIZED AND/OR HAVE AGGREGATE EXPOSED.
- SEE ARCHITECTURAL PLANS FOR VETERAN AND ON-LINE ORDER PARKING SPACES.

PARKING SUMMARY

84	REGULAR SPACES
4	HANDICAPPED SPACES (Including 1 van accessible space)
88	TOTAL SPACES PROVIDED

SITE DATA SUMMARY

SITE AREA:	±3.29 AC
ZONING CLASSIFICATION:	C3
EXISTING:	C3
PROPOSED:	C3

NOT FOR CONSTRUCTION

PREPARED BY:
SEA
13747 MONTFORT DR
SUITE 275
DALLAS, TX 75240
214-678-9968

PREPARED FOR:
DEVELOPERS
NAME

XXXX ADDRESS
CITY, STATE ZIP

PROJECT NOTES:

BENCHMARKS:

BM #1 -
BM #2 -

ISSUANCES / REVISIONS

NO.	DATE	BY	DESCRIPTION
xx/xx/2025	XXX		PERMIT SUBMITAL

TRACTOR SUPPLY COMPANY

TSC JONESBORO, AR

SITE PLAN

PROJECT NUMBER: 03-332-001

BID DATE: XXXX/2025	SCALE: 1"=30'
DRAFTED BY: MG	SHEET No. C2
DESIGNED BY: WJW	OF 10 SHEETS
CHECKED BY: MAG	

03-332-001-1367 JONESBORO AR - ARCHITECTURE_TSC - JONESBORO, AR