

Brandie Dalton

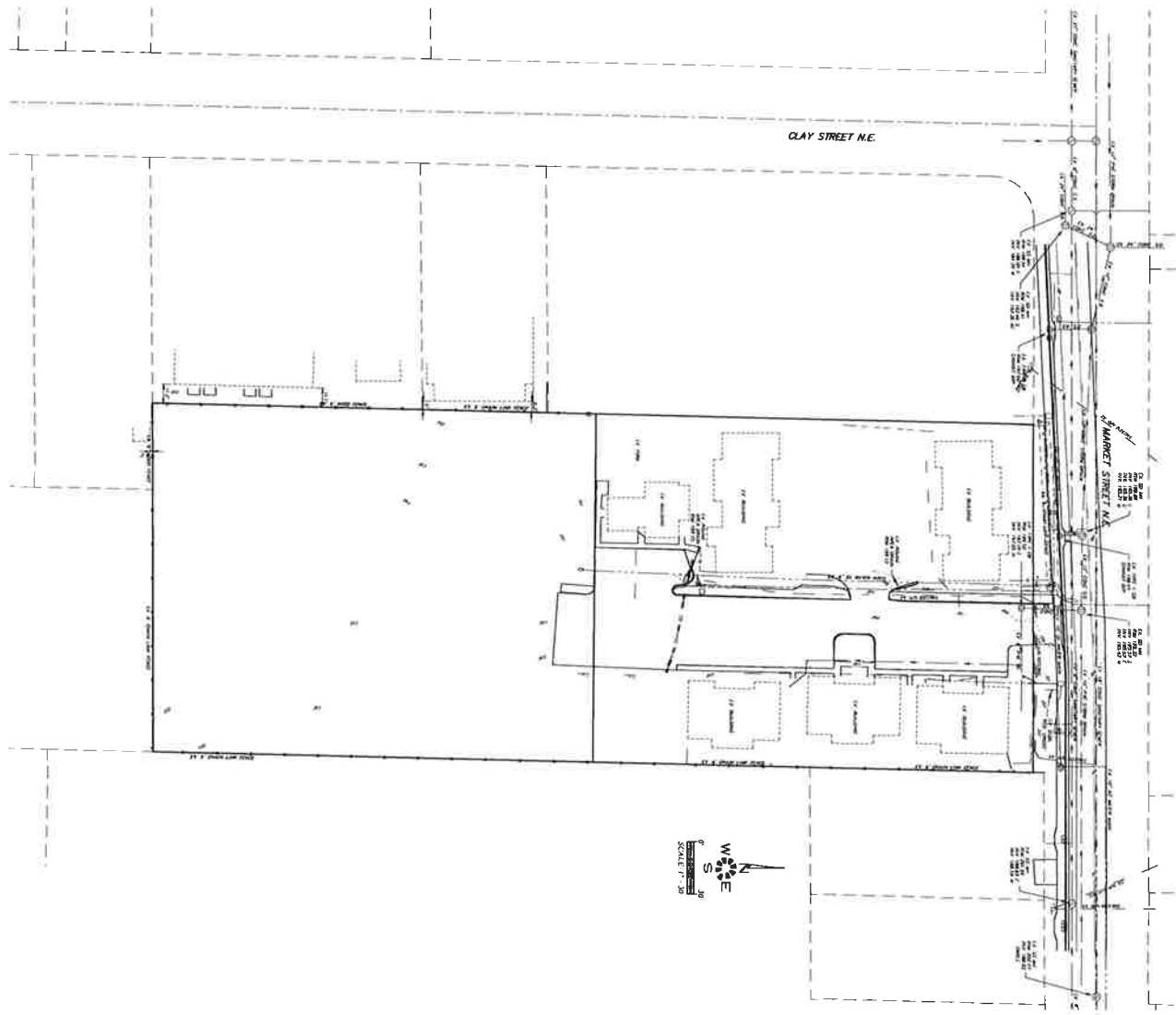
From: Brandie Dalton
Sent: Friday, January 24, 2020 11:48 AM
To: Susann Kaltwasser; Sue Fowler
Subject: Project
Attachments: SDR1 COVER SHEET.pdf; SDR2 EXISTING CONDITIONS PLAN.pdf; SDR3 PRELIMINARY SITE PLAN.pdf; 072W19BD.pdf

Suzann,

Just wanted to notify you that we are proposing a development in the ELNA neighborhood. The prospect is located on Market Street and is for a 28-unit apartment complex. If you have any questions or comments, please let me know.

Thank you,

Brandie Dalton
Land-Use Planner
Multi/Tech Engineering Services, Inc
1155 SE 13th Street
Salem, Oregon 97302
(503) 363-9227



SDR2



Design: M.D.G.
 Drawn: C.D.S.
 Checked: B.M.G.
 Date: April 2019
 Scale: AS SHOWN

NO CHANGES, MODIFICATIONS
 OR REPRODUCTIONS TO BE
 MADE TO THESE DRAWINGS
 WITHOUT WRITTEN
 AUTHORIZATION FROM THE
 DESIGN ENGINEER.
 DIMENSIONS & NOTES TAKE
 PRECEDENCE OVER
 GRAPHICAL REPRESENTATION.

MARKET STREET APARTMENTS

EXISTING CONDITIONS PLAN

MULTI/TECH
 ENGINEERING & ARCHITECTURE, INC.
 1155 13th St. S.E. GALTMOOR, GA 30102
 PH: (770) 382-1000 FAX: (770) 382-1001
 www.multiphase.com

PRELIMINARY SITE PLAN

MARKET STREET APARTMENTS

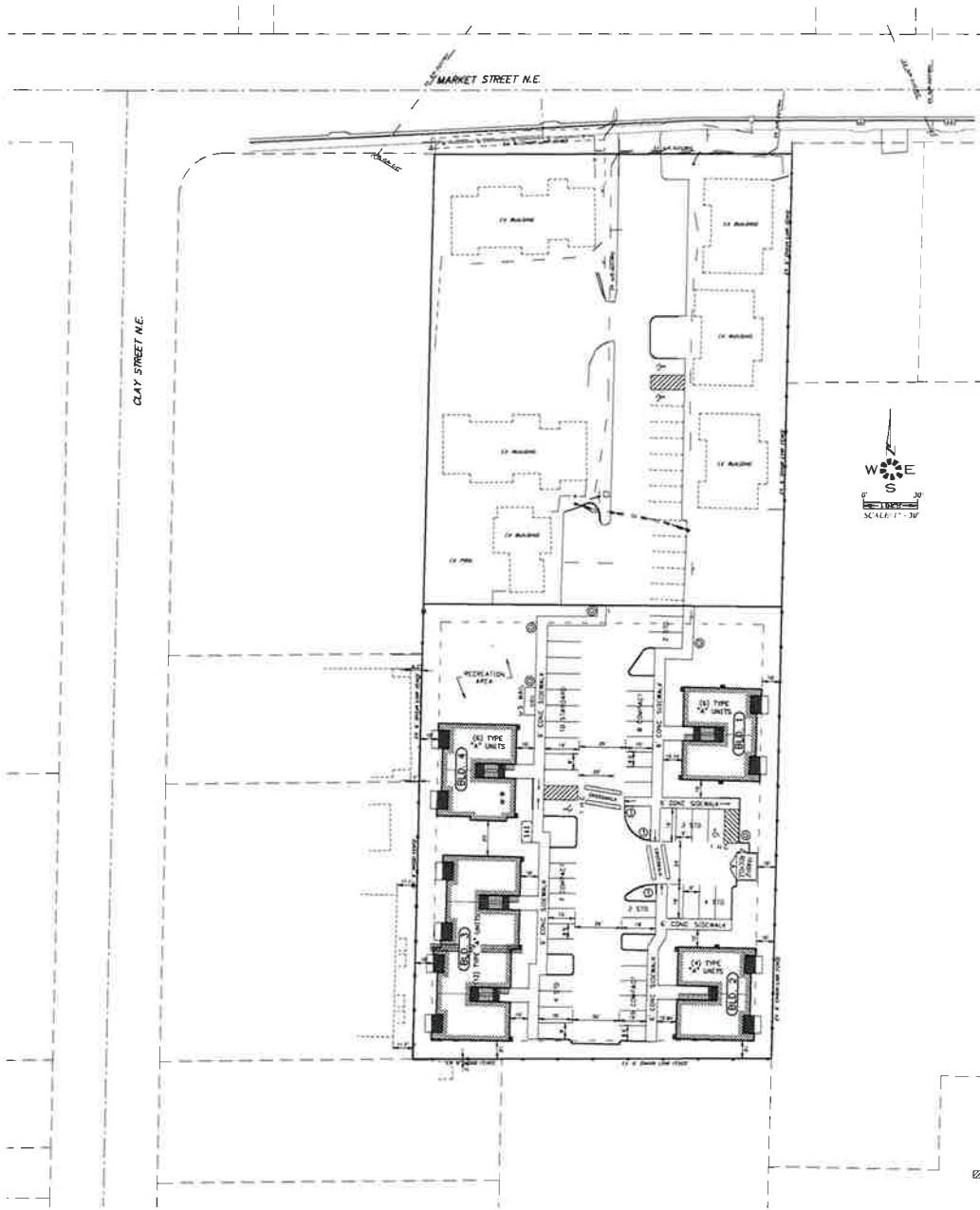
NO CHANGE, ADDITIONS, OR REPRODUCTIONS TO BE MADE WITHOUT THE WRITTEN AUTHORIZATION OF THE DESIGN ENGINEER. DESIGN ENGINEER'S SEAL AND SIGNATURE REQUIRED FOR ALL REVISIONS AND FOR ALL FINAL SUBMITTALS.

Design: M.O.C.
Drawn: C.J.L.
Check: J.L.S.
Date: 06/01/2021
Scale: AS SHOWN



200 = 66'6"

SDR3



ADA HANDICAP ACCESSIBILITY NOTES:

1. ALL ON-SITE WALKWAYS, PEDESTRIAN CONNECTIONS TO THE PUBLIC SIDEWALK AND ROUTES TO BUILDING ENTRANCES ARE ACCESSIBLE WITH RUNNING SLOPES LESS THAN 2% AND CROSS SLOPE LESS THAN 2% MAX. LANDINGS AT BOTTOM OF STAIRS AND EXIT FACE OF ENTRANCE DOORS SHALL HAVE A SLOPE IN THE DIRECTION OF TRAVEL NOT TO EXCEED 2%.
2. HANDICAP PARKING STALLS AND ACCESSIBLE STALLS WILL BE PER OSC 2010 CHAPTER 11 AND OPS REQUIREMENTS.
3. HANDICAP ACCESSIBLE CURB RAMPS SHALL HAVE A RUNNING SLOPE NOT TO EXCEED 1:12 MAX. AND A CROSS SLOPE NOT TO EXCEED 1%.
4. THE COMMUNITY BUILDING & ON-SITE LAUNDRY FACILITIES WILL BE FULLY HANDICAP ACCESSIBLE IN ACCORDANCE WITH ANSI A117.1 AND CHAPTER 11 OF THE 2010 OSC.
5. 2% OF THE LIVING UNITS OR (3) UNITS WILL BE TYPE "A" HANDICAP ACCESSIBLE. THESE INCLUDE A 1, 2 AND 3 BEDROOM UNIT AS INDICATED ON THIS SITE PLAN. THE BALANCE OF THE GROUND FLOOR LIVING UNITS WILL BE TYPE "B" ADAPTABLE UNITS IN ACCORDANCE WITH ANSI A117.1.

- - WALL PACK LIGHTS MOUNTED ON BUILDINGS
- ⊙ - POLE LIGHT MAXIMUM 14' TALL
- ⊙ - POST LIGHT MAXIMUM 5' TALL
- LOCATION OF ELECTRICAL SEPARATION WALL
- ⊙ - MAXIMUM 1:12 SLOPE ON SIDEWALK END RAMPS
- ⊙ - 6 BICYCLE SPACES PER BLOCK

- 28 TOTAL APARTMENT UNITS
- 28 TYPE "A" 2-Bd, 2-Ba (952 S.F.) UNITS
- 48 TOTAL PARKING STALLS
- 25 STANDARD STALLS
- 21 COMPACT STALLS
- 2 HANDICAP STALLS
- 6 TOTAL BICYCLE SPACES (4 REQUIRED)
- (1) BIKE RACK
- 1 TRASH / RECYCLE
- 2 PLAY / RECREATION AREAS
- 1 U.S. MAIL BOX AREA

■ THE INDICATED LOWER FLOOR UNIT IN BUILDING 4 IS TO BE TYPE A UNIT IN ACCORDANCE WITH THE 2011 OSC SECTION 3.3.3.1.1. UNITS ON FLOOR PLANS. ALL OTHER LOWER FLOOR UNITS TO BE TYPE B UNITS IN ACCORDANCE WITH THE 2011 OSC SECTION 3.3.3.1.1.1.

07 2W 19BD

07 2W 19BD
SALEM

MARION COUNTY, OREGON
SE1/4 NW1/4 SEC19 T7S R2W W.M.
SCALE 1" = 100'

LEGEND**LINE TYPES**

Taxlot Boundary	Historical Boundary
Road Right-of-Way	Easement
Railroad Right-of-Way	Railroad Centerline
Private Road ROW	Taxcode Line
Subdivision/Plat Bndry	Map Boundary
Waterline - Taxlot Bndry	Waterline - Non Bndry

CORNER TYPES

1/2611 Section Cor	1/4 Section Cor
DLC Corner	16 15 21 22 Section Corner

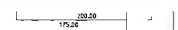
NUMBERS

Tax Code Number
000 00 00 0

Acresage 0.25 AC All acres listed are Net Acres, excluding any portions of the taxlot within public ROWs

NOTES

Tick Marks A tick mark in the road indicates that the labeled dimension extends into the public ROW

**CANCELLED NUMBERS**

100
1000
1103
1300B1
1300S1
1301
3200
3300U2
3600
3900
4201
4601
4700
4800

DISCLAIMER: THIS MAP WAS PREPARED
FOR ASSESSMENT PURPOSES ONLY



Assessors Office
Cartography Dept

FOR ADDITIONAL MAPS VISIT OUR WEBSITE AT
www.co.marion.or.us

PLOT DATE: 1/24/2018

SALEM
07 2W 19BD

