

GMA ARCHITECTS
860 West Park Street / Ste 300
Eugene / Oregon / 97401
p 541.344.9157
gma-arch.com

REVISIONS

DEVNW

905 AND 925 COTTAGE ST NE SALEM, OR 97301
TYPE III QUASI-JUDICIAL ZONE CHANGE

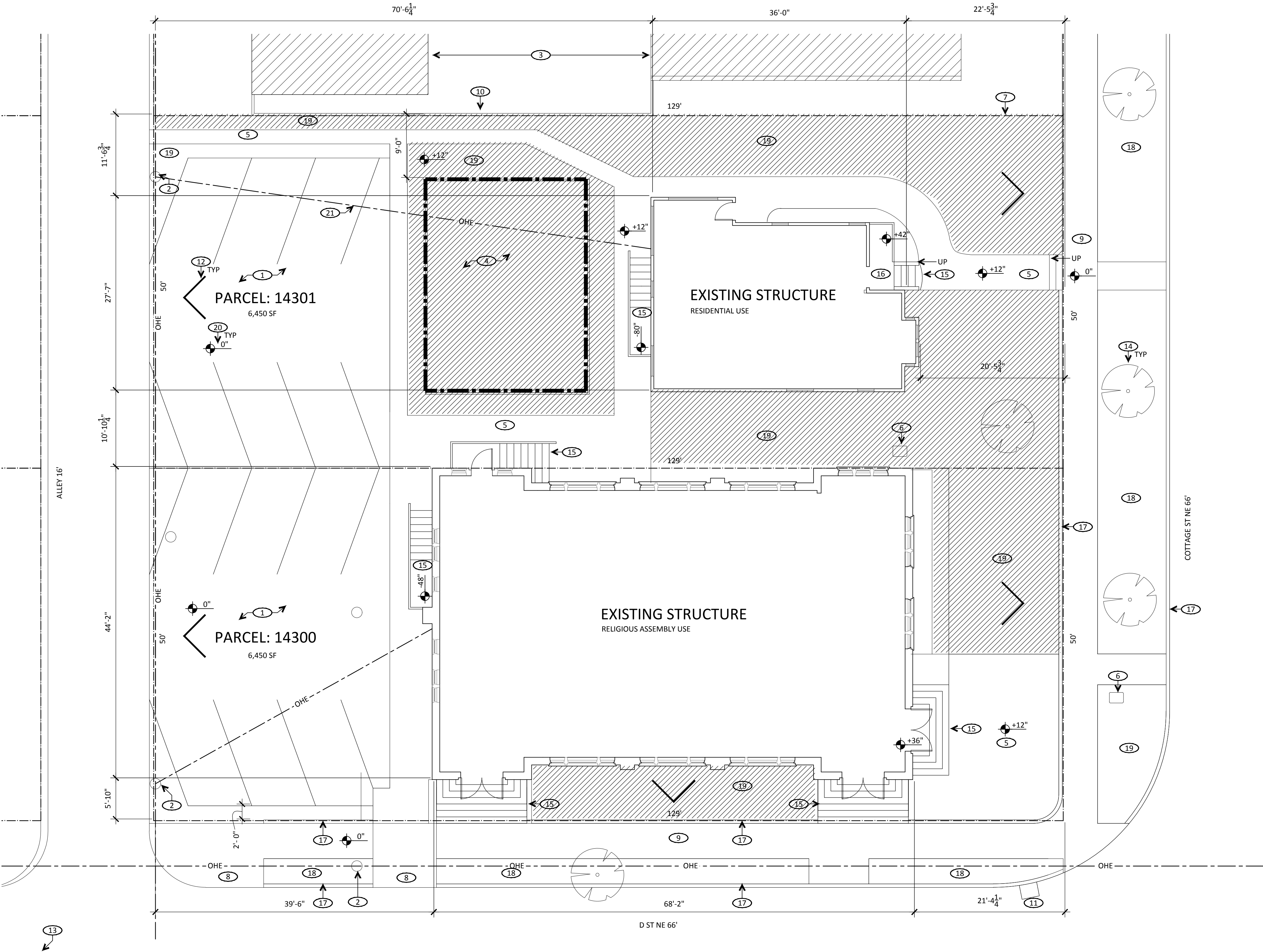
EXISTING
CONDITIONS
PLAN

A-110

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EXISTING SITE PLAN KEYNOTES

- 1 EXISTING GRAVEL PARKING LOT
- 2 EXISTING POWER POLE
- 3 EXISTING STRUCTURE AT NEIGHBORING PROPERTY
- 4 EXISTING PLAYGROUND W/ CHAIN LINK FENCE
- 5 EXISTING CONCRETE WALKWAY
- 6 EXISTING UNDERGROUND UTILITY BOX
- 7 PROPERTY LINE
- 8 EXISTING DRIVEWAY APPROACH
- 9 PUBLIC SIDEWALK
- 10 EXISTING FENCE
- 11 EXISTING STORM DRAIN
- 12 INDICATES DRAINAGE, PROPERTY DRAINS TO PUBLIC RIGHT OF WAY
- 13 EXISTING FIRE HYDRANT AT SOUTHWEST CORNER/D ST. & COTTAGE ST. INTERSECTION
- 14 EXISTING TREE
- 15 EXISTING EXTERIOR STAIR
- 16 EXISTING PORCH
- 17 EXISTING CURB
- 18 EXISTING LAWN MOW STRIP
- 19 EXISTING LANDSCAPE AREA, LAWN AND/OR PLANTINGS
- 20 INDICATES ELEVATION, NO SIGNIFICANT SLOPE IDENTIFIED ON SITE
- 21 EXISTING OVERHEAD ELECTRICAL SERVICE

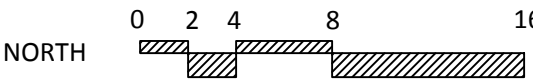


1 EXISTING CONDITIONS PLAN

1/8" = 1'-0"

MAP NUMBER: 07 3W 23CB

LOT 14300 & LOT 14301 TOTAL COMBINED SITE AREA: 12,900 SF



- TOTAL SITE AREA: 12,900 SF
- VEGETATED OPEN SPACE: 3,875 SF
- COMMON OPEN SPACE > 750 SF: 682 SF

% SITE DEDICATED TO OPEN SPACE: 27%

NOTE: ENTIRE SITE IS W/IN THE 500 YEAR FLOODPLAIN
MODERATE FLOOD RISK AREA