LEGAL DESCRIPTION:

LOT TWO (2), IN BLOCK ONE (1), IN REPLAT OF LOT 2 BLOCK 1 SPRING BROOK ADDTION SECTION 4, TO THE CITY OF NORMAN, CLEVELAND COUNTY, OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF,

SITE INFORMATION:

PERVIOUS/IMPERVIOUS RATIO

SITE SF:	31,509 SF / 0.72 ACRES +/-	
IMPERVIOUS SF / %:	19,092 SF / 61%	(W/O PERMEABLE PARKING)
PERVIOUS SF / %:	12,417 SF / 39%	(W/O PERMEABLE PARKING)
IMPERVIOUS SF / %:	14,714 SF / 47%	(W/ PERMEABLE PARKING)
PERVIOUS SF / %:	16,795 SF / 53%	(W/ PERMEABLE PARKING)

REQUIRED PARKING:
OFFICE, BUSINESS OR PROFESSIONAL: 1 PER 300 SF G/FA
TOTAL BUILDING SF: 8,855 SF
8,855 / 300 = 29.52 (30)
30 PARKING SPACES REQUIRE WITH 2 BEING ACCESSIBLE
32 PARKING SPACES PROVIDED WITH 2 BEING ACCESSIBLE

BUILDING SUMMARY:

USE CLASSIFICATION: BUSINESS (B)
NUMBER OF STORIES: TWO
HEIGHT OF BUILDING: VARIES 16'-0" TO 30'-0"

SQUARE FOOTAGE:

FIRST FLOOR:	4,902 SF
SECOND FLOOR:	3,953 SF
TOTAL	8,855 SF

.1 PROPOSED SITE PLAN

SCALE: NTS

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PROJECT NO.
2017-0054

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SPRING BROOK OFFICE SUITES

801 36th Ave NW
Norman, OK 73072

SHEET TITLE
PROPOSED SITE PLAN

DRAWING NO.
A101