

SITE PLAN
THE WASH FACTORY
 LOTS 1 & 2, BLOCK 1, WASH FACTORY CLASSEN ADDITION
 NORMAN, CLEVELAND COUNTY, OKLAHOMA

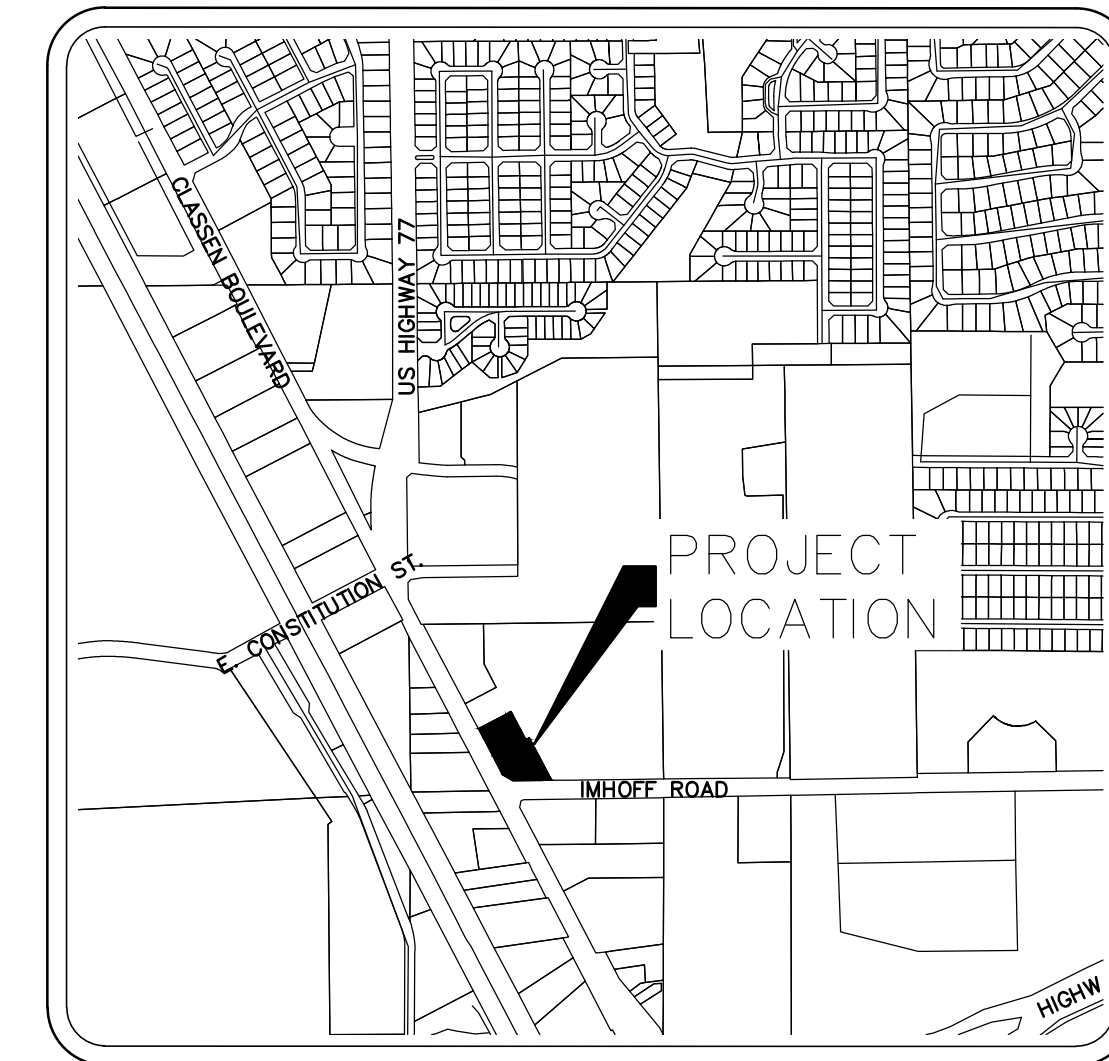
APPLICANT
 FACTORY MANAGEMENT, LLC
 525 S. LOOP 288, SUITE 105
 DENTON, TEXAS 76205
 CONTACT: AARON COLE
 PHONE: 940-382-5003

ENGINEER
 HOMEYER ENGINEERING, INC.
 PO BOX 294527
 LEWISVILLE, TEXAS 75029
 CONTACT: STEVEN R. HOMEYER, PE
 PHONE: 972-906-9985

OWNER
 ST. CLAIR INVESTMENTS, LLC
 2511 MCGEE DRIVE
 NORMAN, OKLAHOMA 73072

OWNER
 SJAC FOOD GROUPS HOLDINGS, LLC
 3080 SE HIGHLANDS PKWY, SUITE C
 SMYRNA, GEORGIA 30082

SITE INFORMATION	
SITE DATA	
GROSS SITE AREA	78,604 SF (1.80 ACRES)
ZONING DATA	
EXISTING ZONING:	PUD
PROPOSED ZONING:	C-2 COMMERCIAL
CURRENT USE:	VACANT
PROPOSED USE:	CAR WASH
LOT COVERAGE DATA:	
BUILDING COVERAGE (PROPOSED)	11.44% 8,992 SF
IMPERVIOUS AREA	57.35% 45,082 SF
PERVIOUS AREA	31.21% 24,532 SF

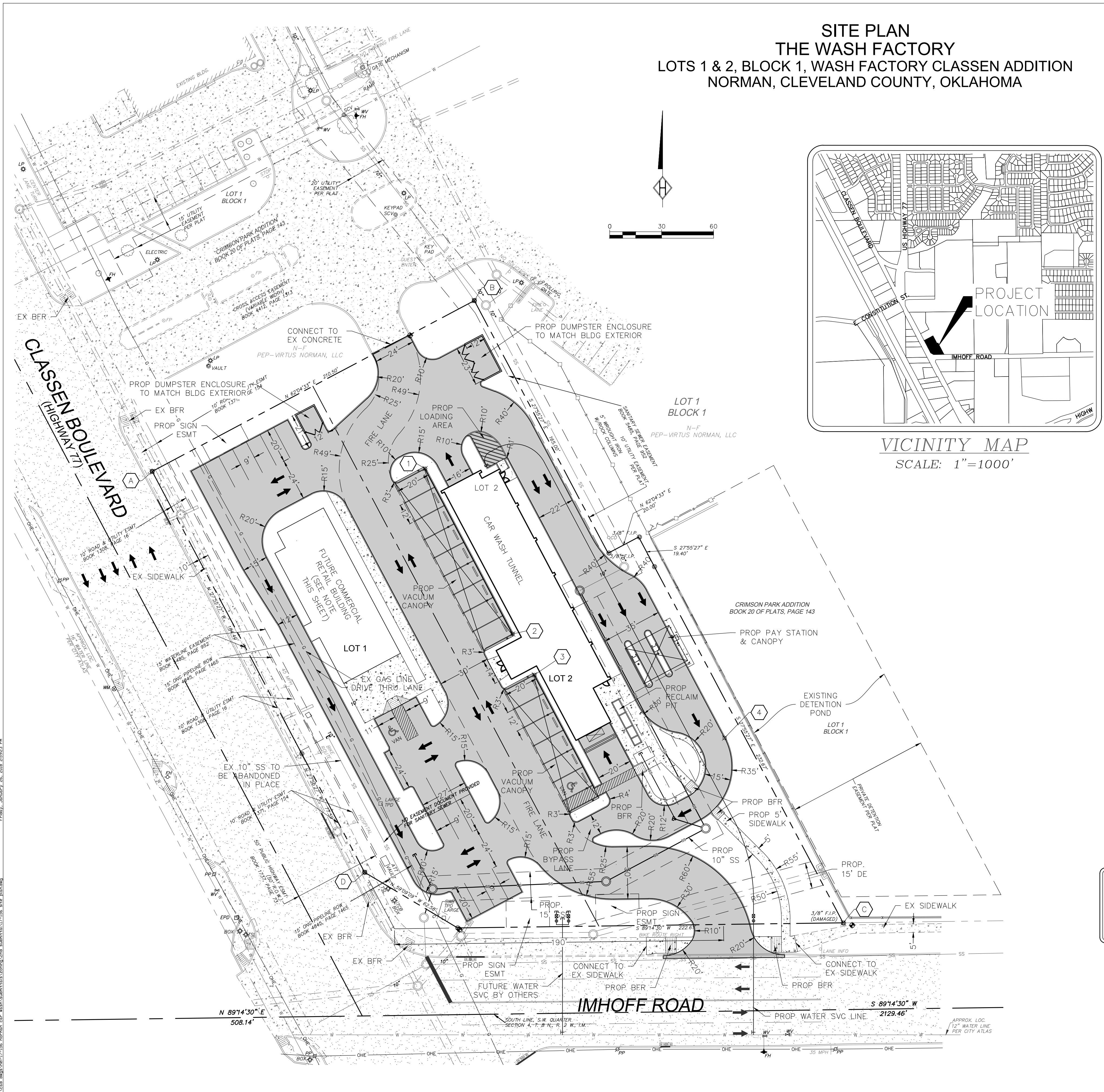


DESIGN POINTS					
PT	NORTHING	EASTING	PT	NORTHING	EASTING
A	5285.5261	2704.4547	1	5287.1317	2862.0533
B	5384.1038	2890.4458	2	5191.7030	2912.6301
C	5024.9601	3103.4321	3	5168.0868	2925.1467
D	5054.1020	2827.1145	4	5131.6743	3034.9790

LEGEND			
I.R.F.	IRON ROD FOUND	⊗	POWER POLE
I.R.S.	IRON ROD SET	⊙	LIGHT POLE
"X"	CUT X IN CONCRETE	⊗	WATER VALVE
F.C.P.	FENCE CORNER POST	⊙SSMH	SANITARY SEWER MANHOLE
///	ASPHALT	⊙	FIRE HYDRANT
⊙	TELEPHONE MANHOLE	⊗WM	WATER METER

NOTE:
 THE FUTURE BUILDING AND ASSOCIATED PARKING IDENTIFIED ON LOT 1 IS FOR CONCEPTUAL PLANNING PURPOSES ONLY. A SEPARATE PERMIT SHALL BE REQUIRED WHEN LOT 1 IS PROPOSED FOR DEVELOPMENT.

PRELIMINARY PLANS
 THIS DOCUMENT IS FOR INTERIM REVIEW AND IS NOT INTENDED FOR CONSTRUCTION, BIDDING OR PERMIT PURPOSES.
 STEVEN R. HOMEYER, PE # 24850
 DATE: 01/26/2018



HOMEYER ENGINEERING, INC.
 OK FIRM LICENSE NO. CA-6112
 P.O. BOX 294527 LEWISVILLE, TEXAS 75029
 972-906-9985 PHONE 972-906-9987 FAX
 WWW.HEI.US.COM
 CA-6112 EXPIRES JUNE 30, 2019

THE WASH FACTORY
LOTS 1 & 2, BLOCK 1
WASH FACTORY CLASSEN ADDITION
1.80 ACRES
CITY OF NORMAN
CLEVELAND COUNTY, OKLAHOMA

SITE PLAN

DRAWN: SRH
DATE: 01/05/2018
HEI #: 17-156

SHEET NO:
 SP1

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