

PROJECT DATA

<b>PROJECT DESCRIPTION:</b>	PINAL COUNTY ADMINISTRATIVE COMPLEX, INCLUDES NEW BUILDING AND ADDITIONS TO THE JP COURTS BUILDING										
<b>ARCHITECT:</b>	SWAN ARCHITECT, INC. 833 N. 5TH AVE. PHOENIX, AZ 85003 EMAIL: swanarchitects@aol.com										
<b>PROJECT MANAGER:</b>	ARCHIE CARREON - DIRECTOR FACILITIES MANAGEMENT DEPARTMENT TEL: 520-866-6416										
<b>ADDRESS:</b>	19955 N. WILSON AVENUE MARICOPA, ARIZONA 85139										
<b>PARCEL NO.</b>	510180010										
<b>NET SITE AREA:</b>	217,800 S.F.										
<b>BUILDING COVERAGE:</b>	45,429 / 217,800 = 21%										
<b>ZONING:</b>	GR WITH MIXED USE HERITAGE OVERLAY										
<b>BUILDING AREA:</b>	NORTH BUILDING: 8,314 G.S.F. NORTH BUILDING CANOPIES: 1,280 S.F. SOUTH BUILDING: 24,046 G.S.F. SOUTH BUILDING CANOPIES: 3,154 S.F. EXISTING BUILDING: 7,066 G.S.F. <b>TOTAL: 43,860 G.S.F.</b>										
<b>MIN. BUILDING SETBACKS:</b>	<table><tr><td>REQUIRED:</td><td>PROVIDED:</td></tr><tr><td>FRONT (WEST SIDE): 20' (MAX)</td><td>73'-0" (EXISTING)</td></tr><tr><td>NORTH SIDE: 0'</td><td>66'-0"</td></tr><tr><td>SOUTH SIDE: 0'</td><td>185'-0"</td></tr><tr><td>REAR (EAST SIDE) 20'-0"</td><td>76'-0"</td></tr></table>	REQUIRED:	PROVIDED:	FRONT (WEST SIDE): 20' (MAX)	73'-0" (EXISTING)	NORTH SIDE: 0'	66'-0"	SOUTH SIDE: 0'	185'-0"	REAR (EAST SIDE) 20'-0"	76'-0"
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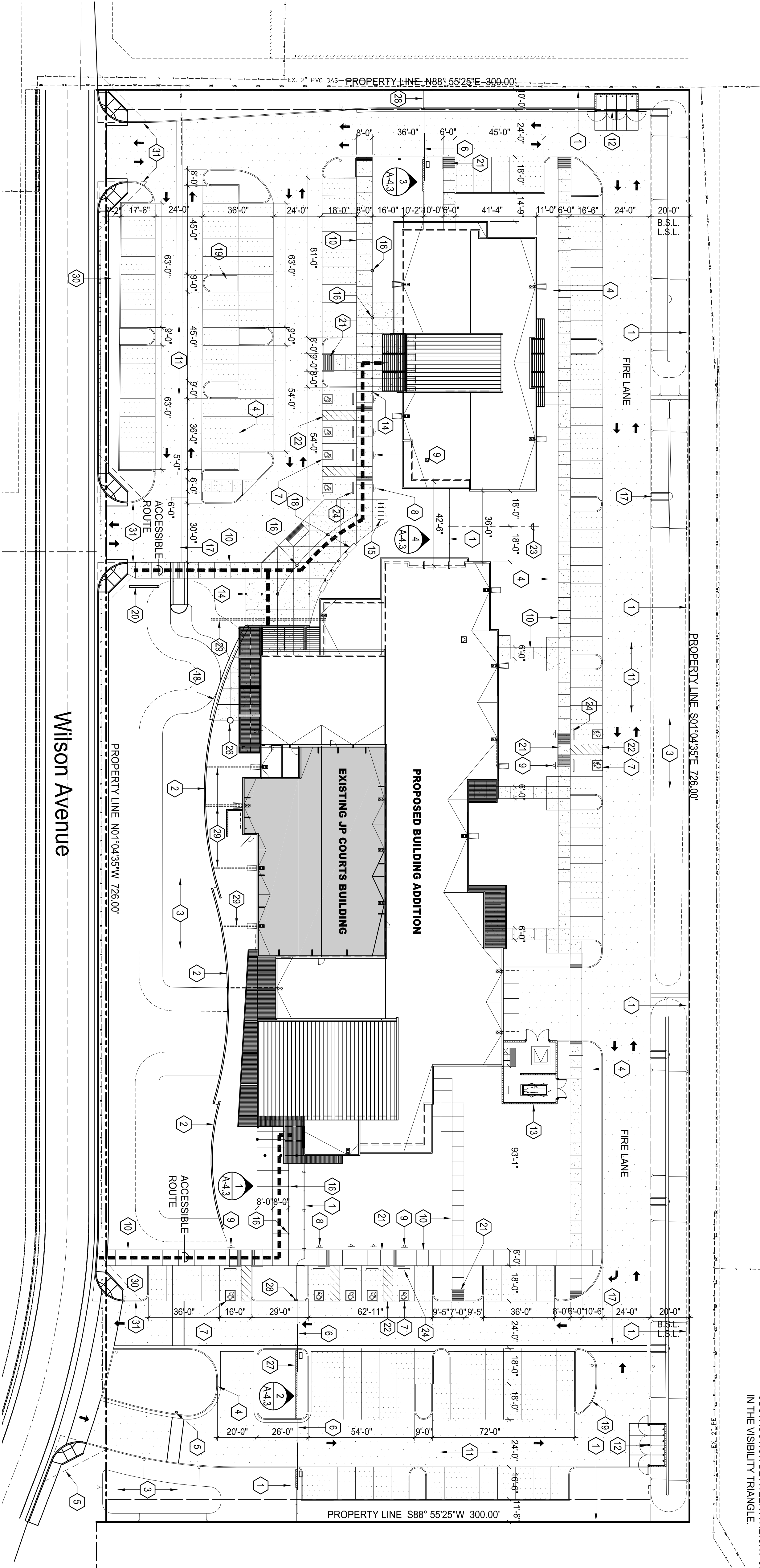
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<b>OCCUPANCY: NORTH BUILDING OCCUPANT LOAD:</b>	B / A-3																										
<b>CONSTRUCTION TYPE:</b>	VB																										
<b>ALLOWABLE BUILDING AREA:</b>	36,000 PER TABLE 506.2																										
<b>ALLOWABLE BUILDING HEIGHT:</b>	60 FEET																										
<b>ALLOWABLE STORIES:</b>	3																										

MINIMUM PLUMBING FIXTURES REQUIRED:			
	<u>MEN (94)</u>	<u>WOMEN (94)</u>	<u>OTHER</u>
WCS	3	3	-
LAVS	2	2	-
EDF	-	-	1
MOP SINK	-	-	1

PLUMBING FIXTURES PROVIDED:			
	<u>MEN</u>	<u>WOMEN</u>	<u>OTHER</u>
WCS	4	4	1
LAVS	3	3	1
EDF	-	-	1
MOP SINK	-	-	1

SPECIFIC DESCRIPTIVE NOTES

- PROVIDE 6'-0" HIGH FENCE WITH NO-CLIMB STEEL MESH AND STEEL POSTS WITH SEALED RUST FINISH. REFER TO DETAILS FOR ADDITIONAL INFORMATION.
- PROVIDE CAST-IN-PLACE CONCRETE RETAINING WALL WITH LIGHT SANDBLASTED FINISH. WALL SHALL BE 2'-0" ABOVE HIGH SIDE OF FINISH GRADE.
- RETENTION AREA. REFER TO CIVIL DRAWINGS.
- PROVIDE LIGHT POLE/FITURE. REFER TO ELECTRICAL DRAWINGS.
- PROVIDE GATE OPERATOR.
- PROVIDE ELECTRIC ROLLING GATE.
- PROVIDE INTERNATIONAL ACCESSIBILITY SYMBOL. TYPICAL.
- PROVIDE ACCESSIBLE VAN SIGN COMPLYING WITH ADA GUIDELINES.
- PROVIDE ACCESSIBLE VEHICLE SIGN COMPLYING WITH ADA GUIDELINES. TYPICAL.
- PROVIDE 3000 PSI CONCRETE SIDEWALK OVER COMPACTED AGGREGATE BASE COURSE.
- PROVIDE ASPHALTIC CONCRETE PAVEMENT.
- PROVIDE TRASH ENCLOSURE.
- PROVIDE MECHANICAL/ELECTRICAL YARD ENCLOSURE.
- PROVIDE 6" DIAMETER x 4'-0" HIGH (ABOVE GRADE) STEEL PIPE BOLLARD WITH WEILED STEEL CAP. TYPICAL.
- PROVIDE BIKE RACK.
- PROVIDE 12'-0" HIGH ACCENT LIGHT STOCK/POLE.
- PROVIDE CONCRETE DRAINAGE CHANNEL. REFER TO CIVIL DRAWINGS.
- PROVIDE CAST-IN-PLACE CONCRETE BENCH.
- PROVIDE LANDSCAPE ISLAND.
- PROVIDE MONUMENT SIGN.
- PROVIDE ACCESSIBLE CURBSIDEWALK RAMP COMPLYING WITH ADA GUIDELINES. REFER TO CIVIL DRAWINGS.
- PROVIDE PAINTED HASH LINES COMPLYING WITH ADA GUIDELINES.
- IMAGINARY PROPERTY LINE BETWEEN NEW BUILDINGS.
- PROVIDE PRECAST CONCRETE WHEEL STOP.
- PROVIDE LOCKABLE SWINGING GATE.
- REINSTALL SALVAGED FLAG POLE.
- PROVIDE 8" CMU FENCE WALL. REFER TO DETAILS FOR ADDITIONAL INFORMATION.
- PROVIDE 8" x 2'-0" CMU FENCE WALL. REFER TO DETAILS FOR ADDITIONAL INFORMATION.
- ROUTE DRAIN LEADER BELOW GRADE TO RETENTION BASIN. REFER TO CIVIL DRAWINGS.
- PROVIDE 3'-0" HIGH LANDSCAPE SCREEN OF PARKING SPACES. REFER TO CIVIL DRAWINGS.
- NO FENCE. WALLS, SHRUBBERY, SIGN, OR OTHER OBSTRUCTION BETWEEN A HEIGHT OF 2 FEET AND 7 FEET SHALL OCCUR IN THE VISIBILITY TRIANGLE.



drawing: ARCHITECTURAL SITE PLAN

project: PINAL COUNTY ADMINISTRATIVE COMPLEX  
IN THE CITY OF MARICOPA  
19955 N. WILSON AVENUE  
MARICOPA, ARIZONA 85239

date: Sep. 1, 2019  
drawn: J.A.S.  
checked: J.A.S.  
rev:  
project number(s):

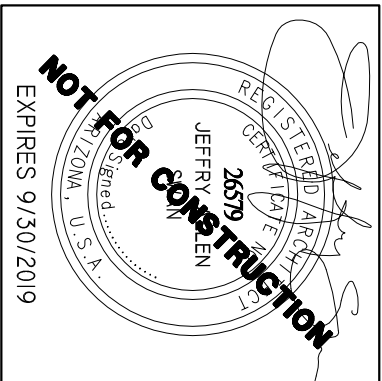
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architect  
planning  
historic preservation

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Fax: 602-274-7658



ARCHITECTURAL SITE PLAN

SCALE: 1/30