

C:\Users\wllik\Documents\Project Files - Documents\Project Files - Documents\2940 Broadway Bend\2940 Broadway Bend\240701.dwg plotted by William Kalman on 2024-07-02 at 9:06 PM



V CREEK
HOOL CHOIR

W Broadway St

Broadway St

51

2940 BROADWAY
PEARLAND, TX

2940 Broadway _240701.dwg 9:06 PM

July 2, 2024

PARKING REQUIREMENTS:

RETAIL	1:200
OFFICE	1:300
MED OFFICE	1:300
RESTAURANT	1:50 SEATING
	1:200 KITCHEN
RESTAURANT/DT	1:100

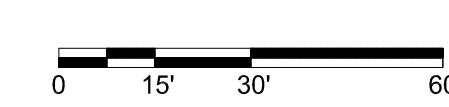
PARKING LOT DESIGN:

- MINIMUM SPACE SIZE 9 X 18
- DRIVE AISLE 24 FT
- 10 FT RAISED ISLAND AT EACH PARKING BAY
- 20 FT MAX TALL SITE LIGHTING POLE

LANDSCAPE REQUIREMENTS:

- 2" STREET TREE 1:15 LF
- PARKING LOT TREE WITHIN 36 FT
- MINIMUM LANDSCAPE 15%

SITE PLAN C



Scale: 1" = 30'

THIS DRAWING IS FOR PRESENTATION PURPOSES ONLY. ANY AND ALL FEATURES, MATTERS AND OTHER INFORMATION DEPICTED HEREON OR CONTAINED HEREIN ARE FOR ILLUSTRATIVE MARKETING PURPOSES ONLY. ARE SUBJECT TO MODIFICATION WITHOUT NOTICE. ARE NOT INTENDED TO BE RELIED UPON BY ANY PARTY AND ARE NOT INTENDED TO CONSTITUTE REPRESENTATIONS AND WARRANTIES AS TO THE SIZE AND NATURE OF IMPROVEMENTS TO BE CONSTRUCTED (OR THAT ANY IMPROVEMENTS WILL BE CONSTRUCTED) OR AS TO THE IDENTITY OR NATURE OF ANY OCCUPANTS THEREOF.

