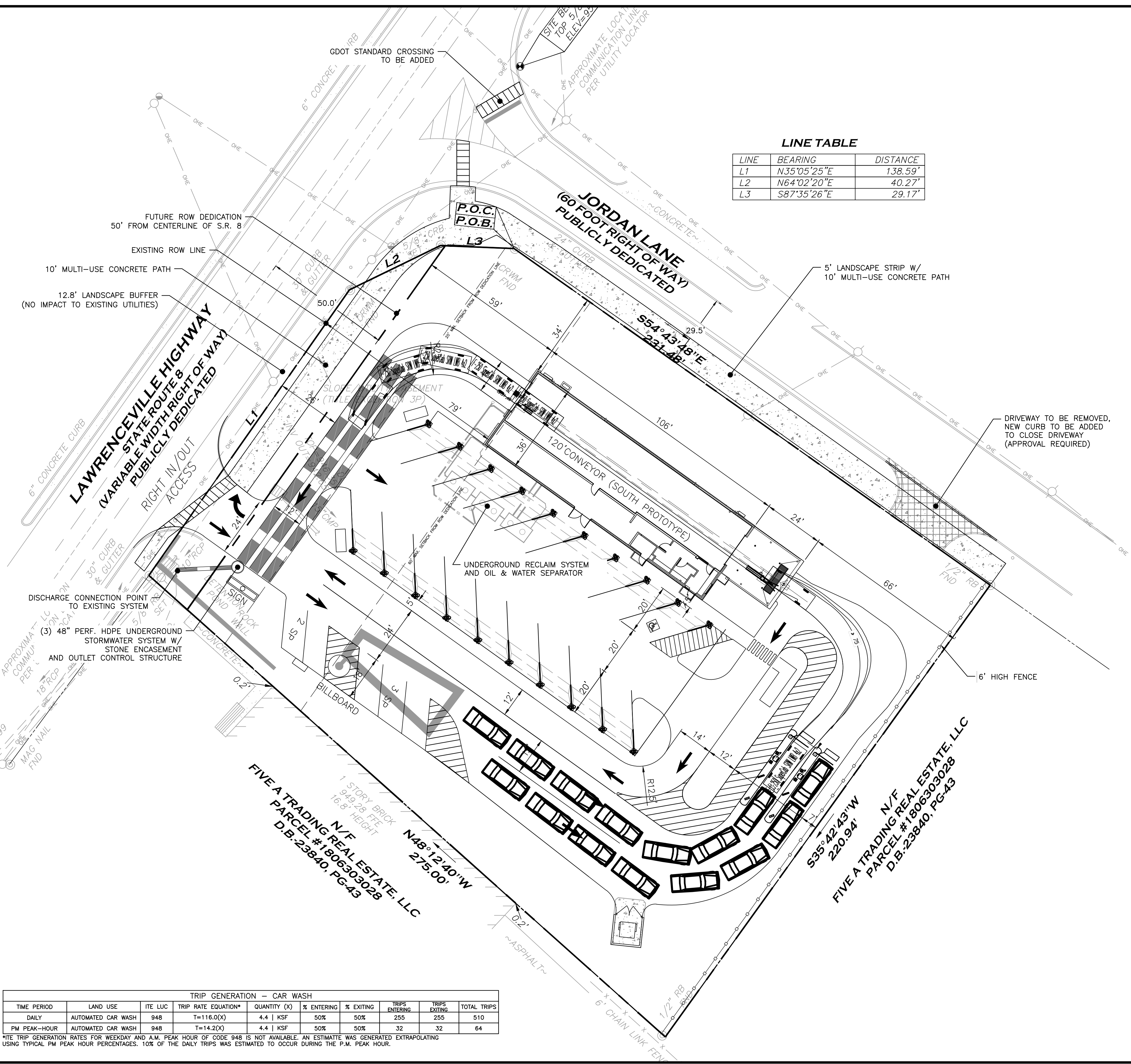


SITE DATA		
STREET LOCATION: 1849 LAWRENCEVILLE HWY, DECATUR, GEORGIA		
CURRENT SITE AREA: 1.28 A.C. TOTAL		
CURRENT ZONING: C-1 LOCAL COMMERCIAL (FLUM: TC)		
BUILDING TYPE: NEW 120' CONVEYOR		
ZONING REQUIREMENTS	REQUIRED	PROPOSED
<b>BUILDING SETBACKS</b>		
FRONT	20' TO 60' MAX.	>20' & <60'
LEFT	15'	>15'
RIGHT	30'	>30'
REAR	20'	>20'
<b>PARKING (MAX.)</b>		
3 STACKING PER LANE	TBD	18 VAC
3 DRYING PER LANE		5 REGULAR
60 DEGREES	9'x17' (14' AISLE)	12'x20'
90 DEGREES	9'x18' (24' AISLE)	-
FAR (MAX.)	90%	8.2%
MIN. OPEN SPACE	15%	34% (0.44 AC.)

HOURS OF OPERATION 8AM TO 8PM

LINE	BEARING	DISTANCE
L1	N35°05'25"E	138.59'
L2	N64°02'20"E	40.27'
L3	S87°35'26"E	29.17'



TRIP GENERATION - CAR WASH									
TIME PERIOD	LAND USE	ITE LUC	TRIP RATE EQUATION*	QUANTITY (X)	% ENTERING	% EXITING	TRIPS ENTERING	TRIPS EXITING	TOTAL TRIPS
DAILY	AUTOMATED CAR WASH	948	T=116.0(X)	4.4   KSF	50%	50%	255	255	510
PM PEAK-HOUR	AUTOMATED CAR WASH	948	T=14.2(X)	4.4   KSF	50%	50%	32	32	64

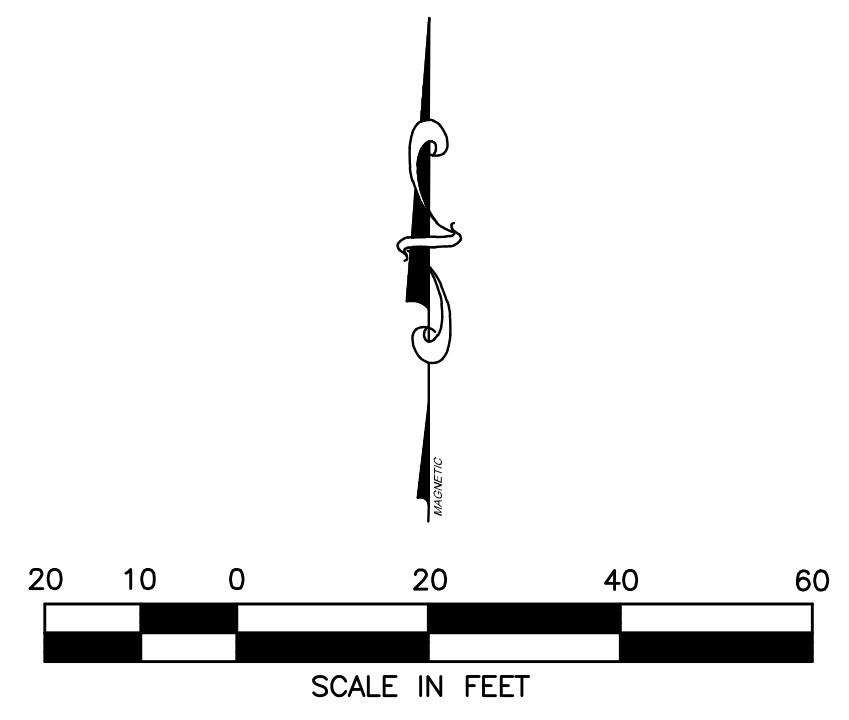
\*ITE TRIP GENERATION RATES FOR WEEKDAY AND A.M. PEAK HOUR OF CODE 948 IS NOT AVAILABLE. AN ESTIMATE WAS GENERATED EXTRAPOLATING USING TYPICAL PM PEAK HOUR PERCENTAGES. 10% OF THE DAILY TRIPS WAS ESTIMATED TO OCCUR DURING THE P.M. PEAK HOUR.

NO.	DATE:	DESCRIPTION	REVISIONS
4			
3			
2			
1			



DRAWING TITLES	
SITE PLAN	
PROJECT NAME:	MODWASH 1849 LAWRENCEVILLE HWY, DECATUR, GEORGIA
CLIENT:	HUTTON 738 CHERRY STREET, CHATTANOOGA, TENNESSEE 37402

PROJECT NO.:	PROJ. MGR.:
DATE:	DRWN. BY:
SCALE:	CHKD. BY:
DRAWING SERIES:	
SHEET NO.	



DATE

SITE  
C-2.0