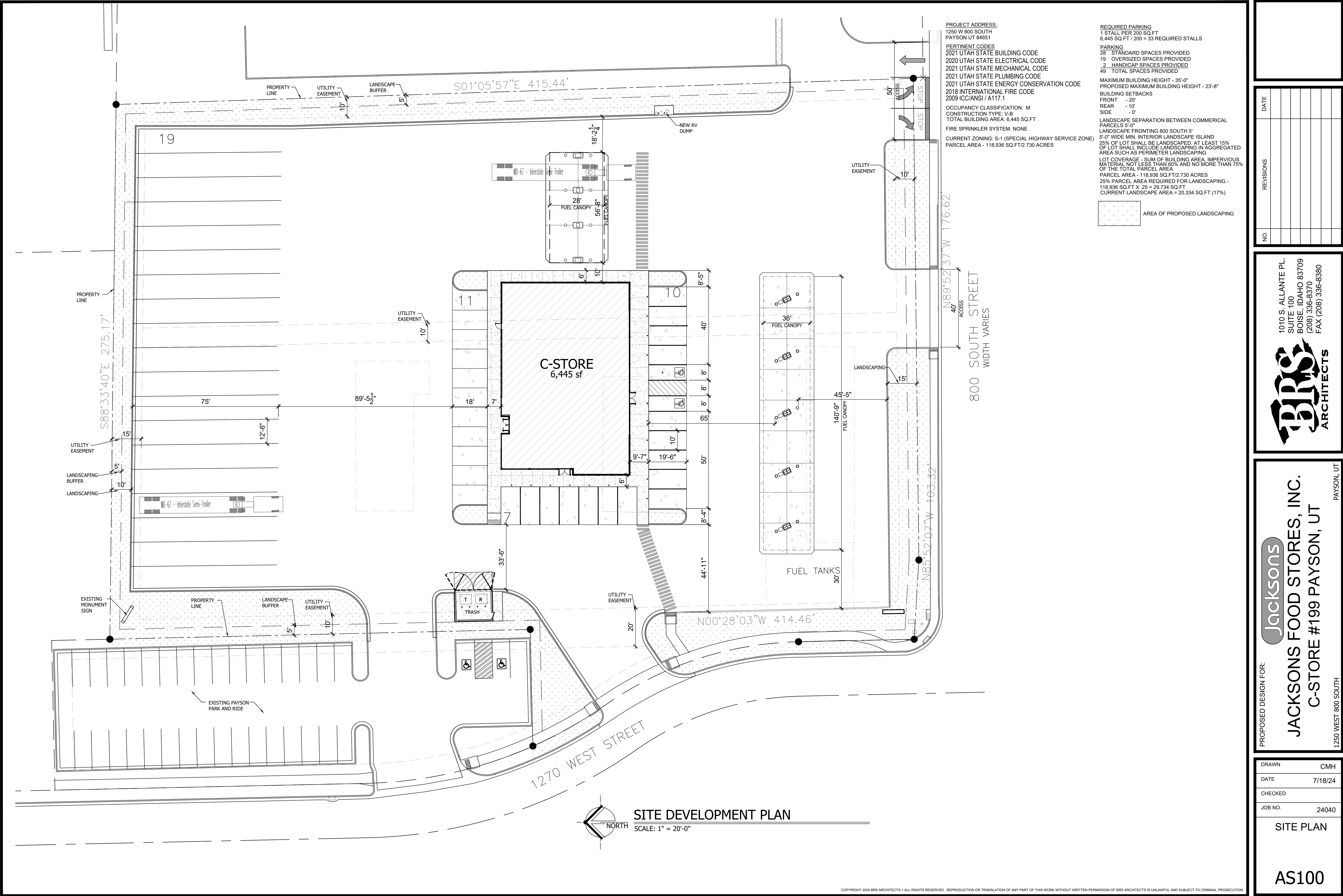




PROJECT ADDRESS:
1250 W 800 SOUTH
PAYSON UT 84651

PERTINENT CODES
2021 UTAH STATE BUILDING CODE
2020 UTAH STATE ELECTRICAL CODE
2021 UTAH STATE MECHANICAL CODE
2021 UTAH STATE PLUMBING CODE
2021 UTAH STATE ENERGY CONSERVATION CODE
2018 INTERNATIONAL FIRE CODE
2009 ICC/ANSI / A117.1

OCCUPANCY CLASSIFICATION: M
CONSTRUCTION TYPE: V-B
TOTAL BUILDING AREA: 6,445 SQ.FT

FIRE SPRINKLER SYSTEM: NONE

CURRENT ZONING: S-1 (SPECIAL HIGHWAY SERVICE ZONE)
PARCEL AREA - 118,936 SQ.FT/2.730 ACRES

REQUIRED PARKING
1 STALL PER 200 SQ.FT
6,445 SQ.FT / 200 = 33 REQUIRED STALLS

PARKING
28 STANDARD SPACES PROVIDED
19 OVERSIZED SPACES PROVIDED
2 HANDICAP SPACES PROVIDED
49 TOTAL SPACES PROVIDED

MAXIMUM BUILDING HEIGHT - 35'-0"
PROPOSED MAXIMUM BUILDING HEIGHT - 23'-8"

BUILDING SETBACKS
FRONT - 20'
REAR - 10'
SIDE - 0'

LANDSCAPE SEPARATION BETWEEN COMMERCIAL PARCELS 5'-0"
LANDSCAPE FRONTING 800 SOUTH 5'
5'-0" WIDE MIN. INTERIOR LANDSCAPE ISLAND
25% OF LOT SHALL BE LANDSCAPED. AT LEAST 15% OF LOT SHALL INCLUDE LANDSCAPING IN AGGREGATED AREA SUCH AS PERIMETER LANDSCAPING
LOT COVERAGE - SUM OF BUILDING AREA, IMPERVIOUS MATERIAL NOT LESS THAN 60% AND NO MORE THAN 75% OF THE TOTAL PARCEL AREA
PARCEL AREA - 118,936 SQ.FT/2.730 ACRES
25% PARCEL AREA REQUIRED FOR LANDSCAPING - 118,936 SQ.FT X .25 = 29,734 SQ.FT
CURRENT LANDSCAPE AREA = 20,334 SQ.FT (17%)



DATE	
REVISIONS	
NO.	

1010 S. ALLANTE PL.
SUITE 100
BOISE, IDAHO 83709
(208) 336-8370
FAX (208) 336-8380

BRS ARCHITECTS

PROPOSED DESIGN FOR:

Jacksons

JACKSONS FOOD STORES, INC.

C-STORE #199 PAYSON, UT

1250 WEST 800 SOUTH
PAYSON, UT

DRAWN	CMH
DATE	7/18/24
CHECKED	
JOB NO.	24040
SITE PLAN	
AS100	