PRELIMINARY SITE PLAN

SCALE: 1"=80'

SITE

TOTAL SITE AREA: 1,137,187 SF (26.11 ACRES)

TOTAL MHP SPACES: 199

TOTAL # OF 24'x40' UNITS	4
TOTAL # OF 24'x58' UNITS	80
TOTAL # OF 28'x58' UNITS	115

RECREATION AREA:

REQUIRED 200 SF/SPACE
= 39,800 SF

PROVIDED AMOUNT OF
AREA = 43,818 SF

NOTE: AMENITIES SHOWN IN THE RECREATION AREA ARE CONCEPTUAL ONLY AT THIS TIME. FINAL IMPROVEMENTS AND AMENITIES TO BE DETERMINED AT THE TIME OF FINAL ENGINEERING.

STORAGE AREA:

REQUIRED 160 SF/SPACE
= 31,840 SF

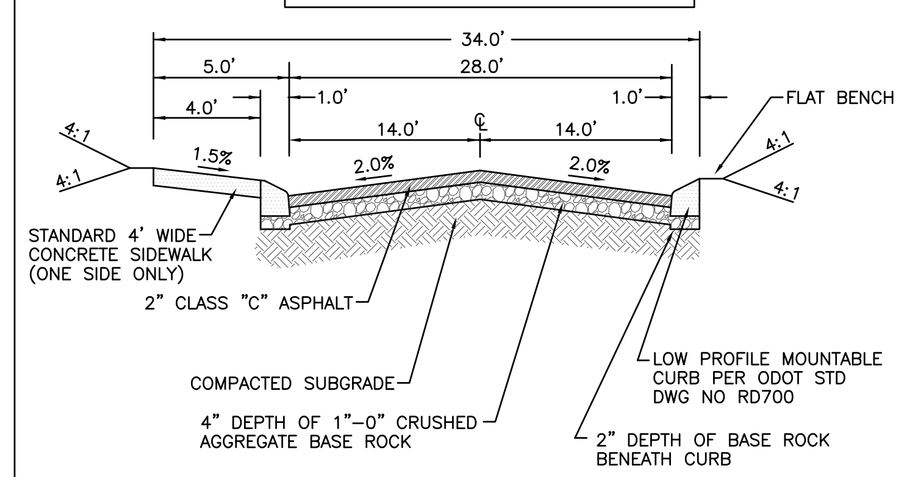
PROVIDED AMOUNT OF
AREA = 25,119 SF

PARKING

EACH SPACE TO HAVE 2 PARKING SPACES FOR A TOTAL OF 398 SPACES.

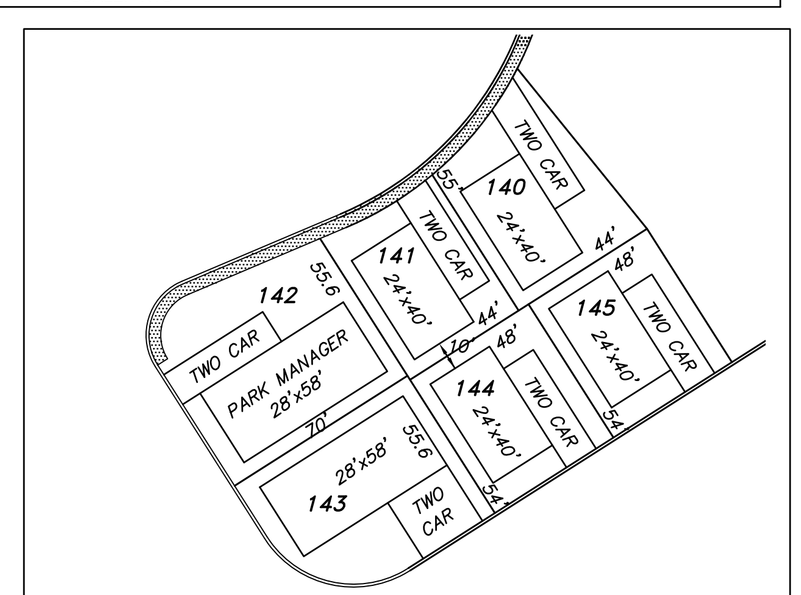
GUEST PARKING = 100 SPACES

NOTE: "NO PARKING" SIGNS ARE TO BE INSTALLED ALONG BOTH SIDES OF PRIVATE STREET AT BACK OF SIDEWALK IN 1' FLAT BENCH AREA, SEE PLAN FOR EXACT LOCATIONS.



TYPICAL PRIVATE STREET SECTION

SCALE: NTS



ENLARGED DETAIL

SCALE: 1"=40'

REVISIONS

REV. NO.	DATE	BY	DESCRIPTION

REGISTERED PROFESSIONAL ENGINEER 16,306 — OREGON DECEMBER 1, 1982 — JAMES ARTHUR STORMO

EXPIRES 6/30/2020
SIGNED

PINNACLE
ENGINEERING ASSOCIATES CORPORATION
17757 Kelok Road
Tel. (503) 635-4005
Lake Oswego, OR 97034
Fax (503) 635-4015

PRELIMINARY SITE PLAN

MANUFACTURED DWELLING PARK

HERMISTON, OERGON

PROJECT NUMBER	SAN001
DATE:	12/9/2019
DRAWN BY:	J. STORMO
DESIGNED BY:	J. STORMO
CHECKED BY:	J. STORMO
SHEET NUMBER	1 / 1