



DETAILED SITE DEVELOPMENT PLAN

BLOCK 1, TRACT A, PRUIT ADDITION

ZONING C - COMMERCIAL

SETBACKS

C - COMMERCIAL
 FRONT YARD = 0'
 SIDE YARD = 5'
 REAR YARD = 20'

LAND AREA

LOT 2.046 ACRES

BUILDING AREA

SHOPPING CENTER 10,490 SQ.FT.

PARKING REQUIREMENTS

SHOPPING CENTER: 10,490 SQ.FT.

(CITY OF LOVINGTON, NEW MEXICO - CODE OF ORDINANCES / TITLE 17 - ZONING / CHAPTER 17.28 "C" COMMERCIAL DISTRICT / 17.28.040 PARKING REGULATIONS.)

(B) NEW COMMERCIAL BUILDINGS SHALL PROVIDED PERMANENT SPACE 1 THE LOT IN THE RATIO OF ONE PARKING SPACE FOR EACH HUNDRED SQUARE FEET OF FLOOR SPACE IN THE BUILDING.

10,523/800 = 13.15 (14) PARKING SPACES REQUIRED

2015 IBC - TABLE 1106.1
 ACCESSIBLE PARKING SPACES

TOTAL PARKING SPACES PROVIDED IN PARKING FACILITIES	REQUIRED MINIMUM NUMBER OF ACCESSIBLE SPACES
1 TO 25	1
26 TO 50	2
51 TO 75	3
76 TO 100	4
101 TO 150	5
151 TO 200	6
201 TO 300	7
301 TO 400	8

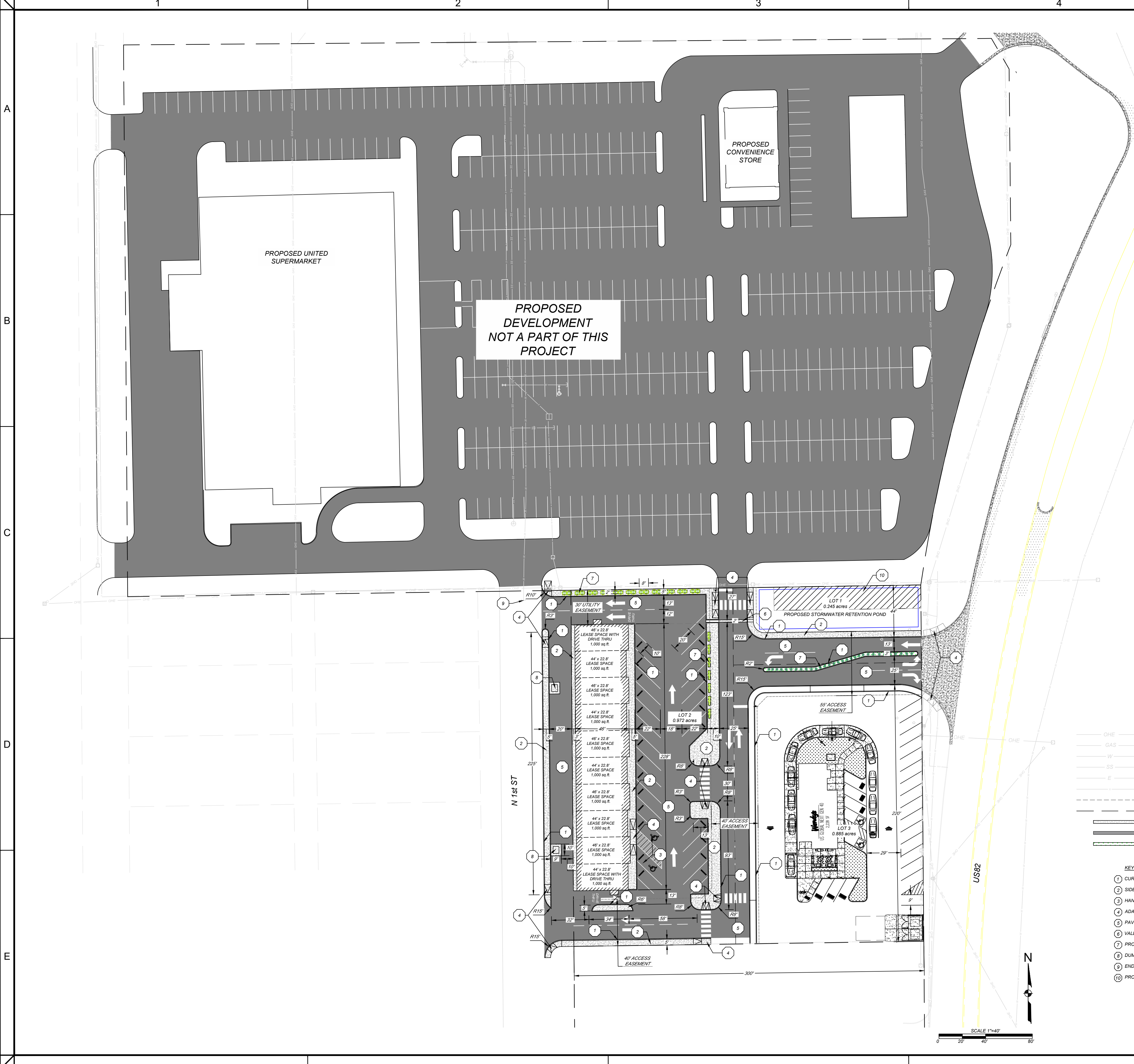
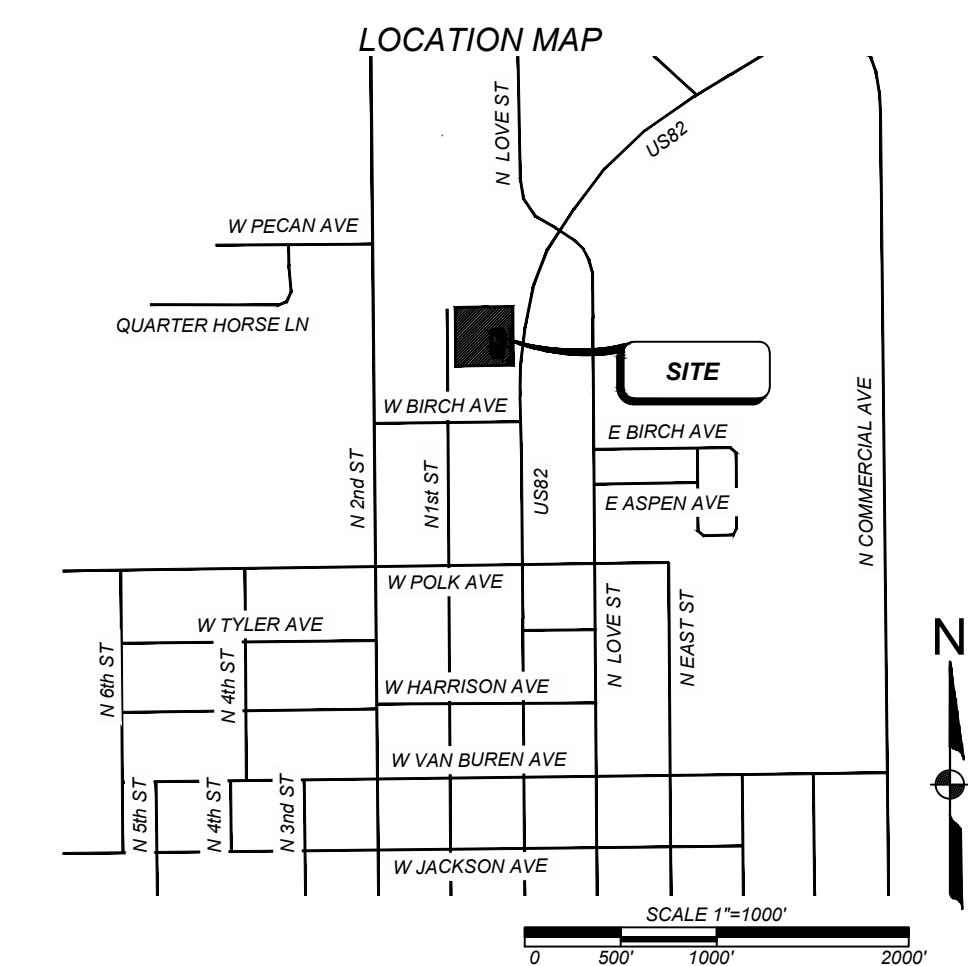
TOTAL PARKING REQUIRED = 14
 TOTAL PARKING PROVIDED = 31
 2 OF WHICH ARE H.C

LEGEND

- EXISTING POWER POLE
- EXISTING LIGHT POLE
- SANITARY SEWER MANHOLE
- WATER VALVE
- FIRE HYDRANT
- WATER METER
- OHE — EXISTING OVERHEAD ELECTRIC
- GAS — EXISTING GAS LINE
- W — EXISTING DOMESTIC WATERLINE
- SS — EXISTING SANITARY SEWER LINE
- E — EXISTING UNDERGROUND ELECTRIC
- — EXISTING FENCE
- - - - - EASEMENT
- — — — — PROPERTY BOUNDARY
- — — — — CONCRETE
- — — — — ASPHALT
- — — — — LANDSCAPING

KEYED NOTES

- 1 CURB AND GUTTER
- 2 SIDEWALK
- 3 HANDICAP PARKING
- 4 ADA CURB RAMP
- 5 PAVEMENT
- 6 VALLEY GUTTER
- 7 PROPOSED LANDSCAPING
- 8 DUMPSTER PAD
- 9 END CAPS
- 10 PROPOSED AREA TO BE TRANSFERRED



NO.	DATE	DRAWN BY	CHECKED BY	APPROVED BY	MODIFICATIONS

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LOVINGTON
 NEW MEXICO

DETAILED SITE DEVELOPMENT PLAN

DOCUMENT NO:
 MAG23-160-CIV-C120
 HORIZONTAL SCALE: 1"=40'
 PRINT DATE: 05/17/2023
 PROJECT NO.: 23-160
 SUBSET: CIVIL
 VERTICAL SCALE: N/A
 DESIGNED BY: IL
 CHECKED BY: CSC
 SHEET: