

- ### SITE PLAN NOTES
- (E) SIDEWALK TO REMAIN
 - (E) CONCRETE CURB TO REMAIN
 - (E) LANDSCAPING TO REMAIN
 - (E) PEDESTRIAN PLAZA TO REMAIN
 - (E) LIGHT POLE / STREET LIGHT TO REMAIN
 - (E) BICYCLE RACK (SHORT-TERM) TO REMAIN (DR2012-0077; B2013-1418)
 - (E) BUILDING TO REMAIN
 - (E) TRANSFORMER TO REMAIN
 - (E) ELECTRICAL UTILITY TO REMAIN
 - (E) FREESTANDING SIGN TO REMAIN
 - (E) BOLLARD TO REMAIN
 - (E) FREESTANDING CANOPY TO REMAIN
 - (E) SIGNIFICANT INDIVIDUAL TREE T17
 - (E) LOADING AREA TO REMAIN
 - RELOCATED FIRE DEPT. CONNECTION
 - (N) SIDEWALK / CONC. WALKWAY - SEE CIVIL
 - (N) CONCRETE CURB (TYP) - SEE CIVIL
 - (N) CURB RAMP - SEE CIVIL
 - (N) LANDSCAPING - SEE LANDSCAPE PLAN
 - (N) TREE - SEE LANDSCAPE PLAN
 - (N) LIGHT POLE
 - (N) DRIVEWAY APRON - SEE CIVIL
 - (N) TRANSFORMER - UNDER SEPARATE PERMIT
 - (N) SCREENING - SEE LANDSCAPE PLAN
 - RE-STRIPE (E) APPROVED INVENTORY SPACES (DR2012-0077 & LD 2012-0008)
 - (N) TRASH/RECYCLING ENCLOSURE. STL. GATES TO INCLUDE SELF-CLOSING HINGES.
 - (N) BOLLARD
 - (N) BICYCLE RACK (SHORT-TERM)
 - (N) BICYCLE RACK (LONG-TERM)
 - NOT USED
 - (N) NO PARKING FIRE LANE SIGNAGE
 - (N) EV CHARGING (EMPLOYEE ONLY)
 - (N) FIRE DEPARTMENT CONNECTION
 - (N) FIRE HYDRANT - SEE CIVIL
 - (N) FLOODPLAIN - SEE CIVIL
 - (N) EMPLOYEE ACCESS ONLY SIGNAGE
 - (N) FIRE DEPT. CONNECTION - SEE CIVIL
 - (N) LIDA STORMWATER PLANTER - SEE CIVIL
 - (N) STREET LIGHT
 - (E) OIL STORAGE CONTAINER TO REMAIN
 - (E) GAS METER TO REMAIN
 - (E) FENCE TO REMAIN
 - APPROX. AREA OF (N) AC PAVING - SEE CIVIL
 - (E) APPROVED VEHICLE INVENTORY SPACES (DR2012-0077 & LD2012-0008)
 - (E) FIRE HYDRANT TO BE RELOCATED - SEE CIVIL
 - RELOCATE (E) DEMO'ED FENCE OR PROVIDE (N)
 - (N) CONC. BUS PAD - SEE CIVIL
 - (N) KNOX BOX @ HT. REQ'D BY FIRE DEPT.
 - (N) BLDG ADDRESS SIGNAGE AT FDC

- ### EASEMENTS:
- APPROXIMATE LOCATION OF 24' FLOODWAY
 - TRUNK "D" SEWER EASEMENT
 - 10' SEWER EASEMENT
 - WATERLINE EASEMENT
 - NOT LISTED IN TITLE RPT. - 20' STORM ESMT. SURVEY #17,579

- ### SITE PLAN SHEET NOTES:
- BUILDING ADDRESSES ARE TO BE DISPLAYED ON THE BUILDINGS AS FOLLOWS:
 - ADDRESS IDENTIFICATION SHALL BE LEGIBLE AND PLACED IN A POSITION THAT IS VISIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY.
 - NUMBERS SHALL BE NOT LESS THAN SIX INCHES IN HEIGHT, WIDE STROKE BLOCK NUMBER FORM, CONTRASTING IN COLOR TO THE BUILDING BACKGROUND AND ARRANGED IN A HORIZONTAL OR NEAR HORIZONTAL CONFIGURATION.
 - AT EACH BUILDING'S MEANS OF EGRESS DISCHARGE PATH, THE ILLUMINATION LEVEL SHALL NOT BE LESS THAN 1 FOOT-CANDLE AT THE WALKING SURFACE.
 - FOR SITE LIGHTING, SEE SHEET A-103.
 - FOR SCREENING VEGETATION, SEE LANDSCAPE SHEETS L.2 AND L.3.
 - NEW FIRE ACCESS SHALL BE AN AC SURFACE CAPABLE OF SUPPORTING NOT LESS THAN 12,500 POUNDS WHEEL LOAD AND 75,000 POUNDS LIVE LOAD FOR FIRE APPARATUS. GRADE SHALL NOT EXCEED 15%.
 - FIRE FLOW DEMAND FOR NEW BUILDING: 2,750 GPM → 1,500 GPM (2 HOUR DURATION @ 20 PSI) W/ ALLOWED REDUCTION FOR FIRE SPRINKLERS.

SITE STATISTICS (PROPOSED):

SITE ADDRESS: 4275 SW 139TH WAY
 TAX LOT NUMBER: W460338 / S1168803300
 PROPERTY OWNER: NASH (SNA&D) LLC
 JURISDICTION: CITY OF BEAVERTON
 COUNTY: WASHINGTON
 ZONING: GC (GENERAL COMMERCIAL)
 SITE AREA: 4.52 ACRES

BUILDING AREA ON SITE:	1ST FLR.	2ND FLR.	TOTAL
EXISTING:	31,300 SF	7,170 SF	38,300 SF
PROPOSED:	9,575 SF	0 SF	9,575 SF
PROPOSED TOTAL:	40,705 SF	7,170 SF	47,875 SF

PARKING:
 VEHICLE PARKING: NO MINIMUM PARKING IS REQUIRED FOR ANY USE (BDC 60.30.10.3.A.1)
 BICYCLE PARKING: REQUIREMENT, AUTOMOTIVE SERVICE, MINOR:
 SHORT TERM: 2 SPACES OR 1 SPACE PER 5,000 SF OF FLOOR AREA
 LONG TERM: 2 SPACES OR 1 SPACE PER 5,000 SF OF FLOOR AREA
 TOTAL REQ'D BICYCLE PKNG. FOR NEW SERVICE BUILDING:
 9,575 SF * (1 SPACE/5,000 SF) = 2 SPACES
 SHORT TERM: 2 SPACES REQ'D, 2 SPACES PROPOSED
 LONG TERM: 2 SPACES REQ'D, 2 SPACES PROPOSED
 LOADING SPACE: 2 REQ'D, 2 PROPOSED



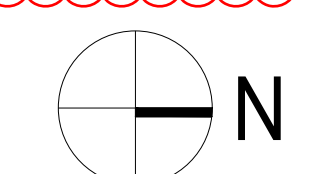
HERZOG-MEIER VOLKSWAGEN-VOLVO
 SERVICE EXPANSION
 4275 SW 139TH WAY
 BEAVERTON, OR 97005

REVISIONS

No.	Description	Date

DRAWN BY: ECU
 CHECKED BY: TRB
 JOB NO: 19-040
 DATE: 06/25/24
 ISSUED FOR: LAND USE
 SHEET TITLE
 SITE PLAN
 PROPOSED
 SHEET NO.

TVF&R Permit # 2020-0033
 Site Plan Revisions 7/16/24

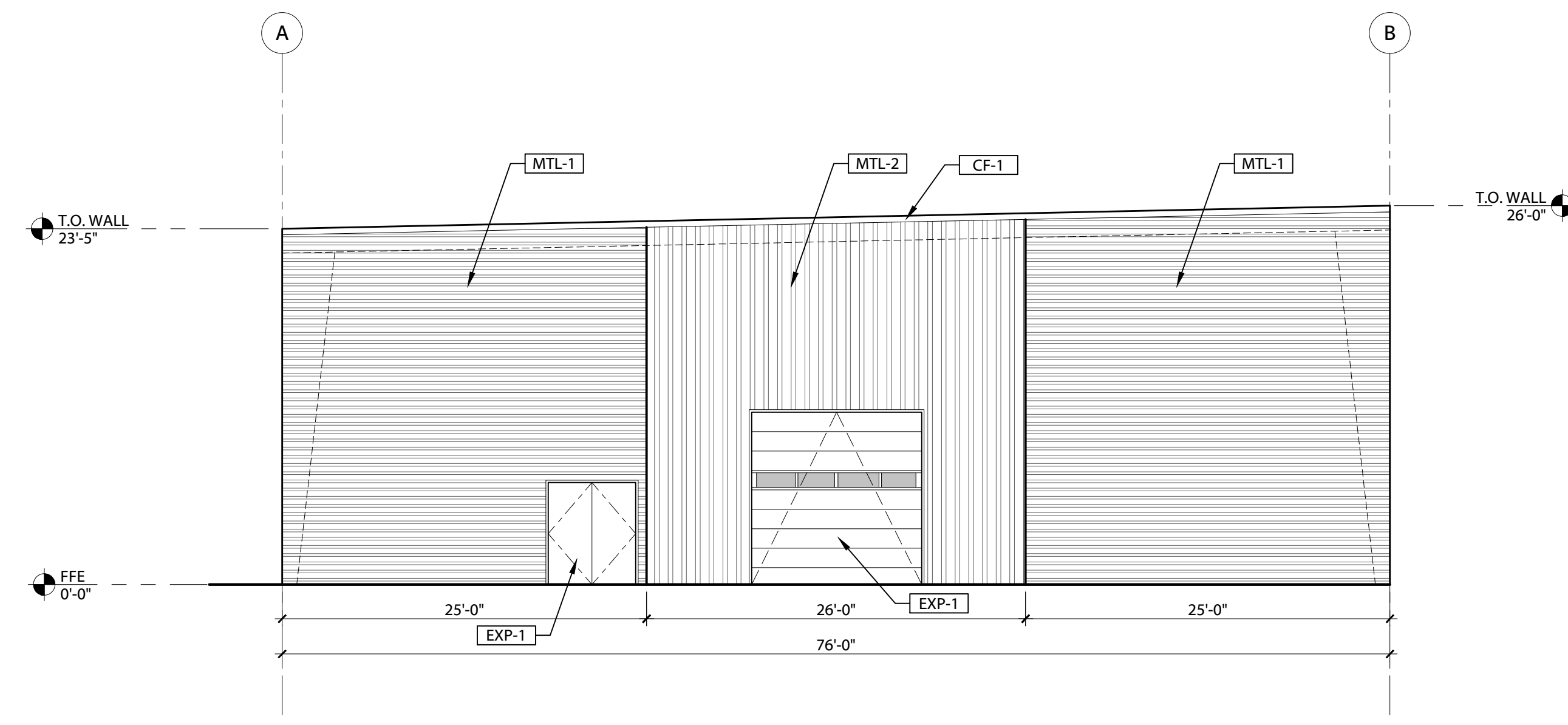


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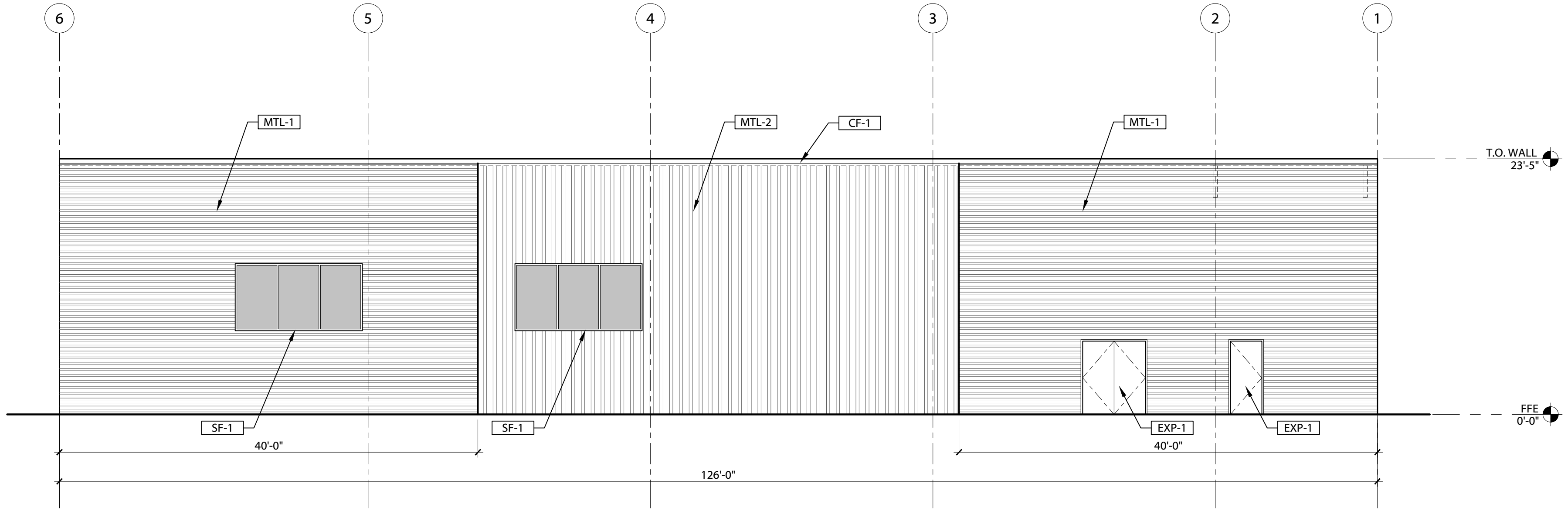
EXTERIOR FINISH MATERIAL SCHEDULE				
CODE	DESCRIPTION	MANUFACTURER	COLOR/FINISH	REMARKS
CF-1	CAP FLASHING	TBD	SILVER	
EXP-1	EXTERIOR PAINT	TBD	DARK GRAY	
MTL-1	METAL SIDING	AEP OR SIM.	METALLIC SILVER OR EQ.	
MTL-2	METAL SIDING	AEP OR SIM.	ZACTIQUE II OR SIM.	
SF-1	STOREFRONT GLAZING	TBD	CLEAR ANOD.	

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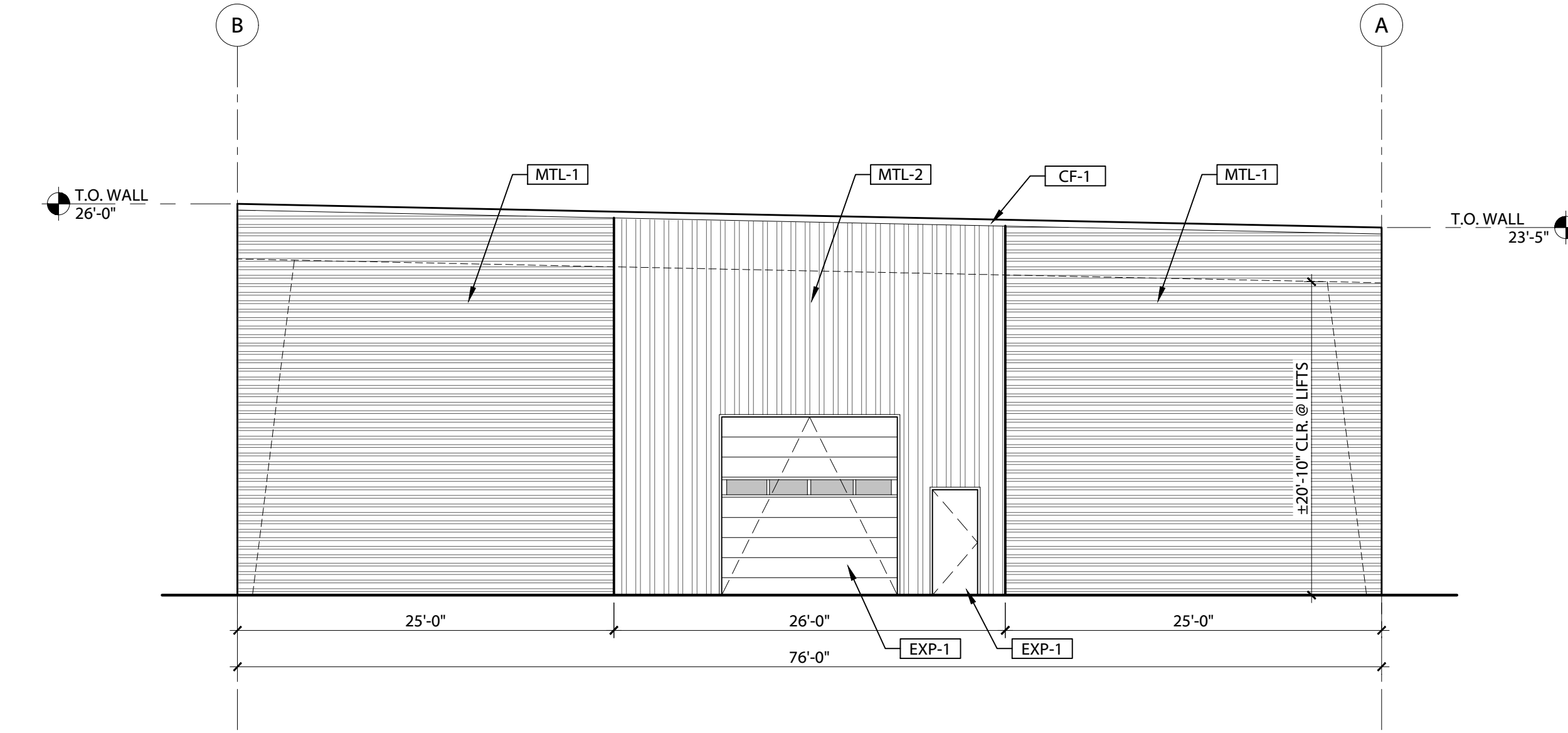
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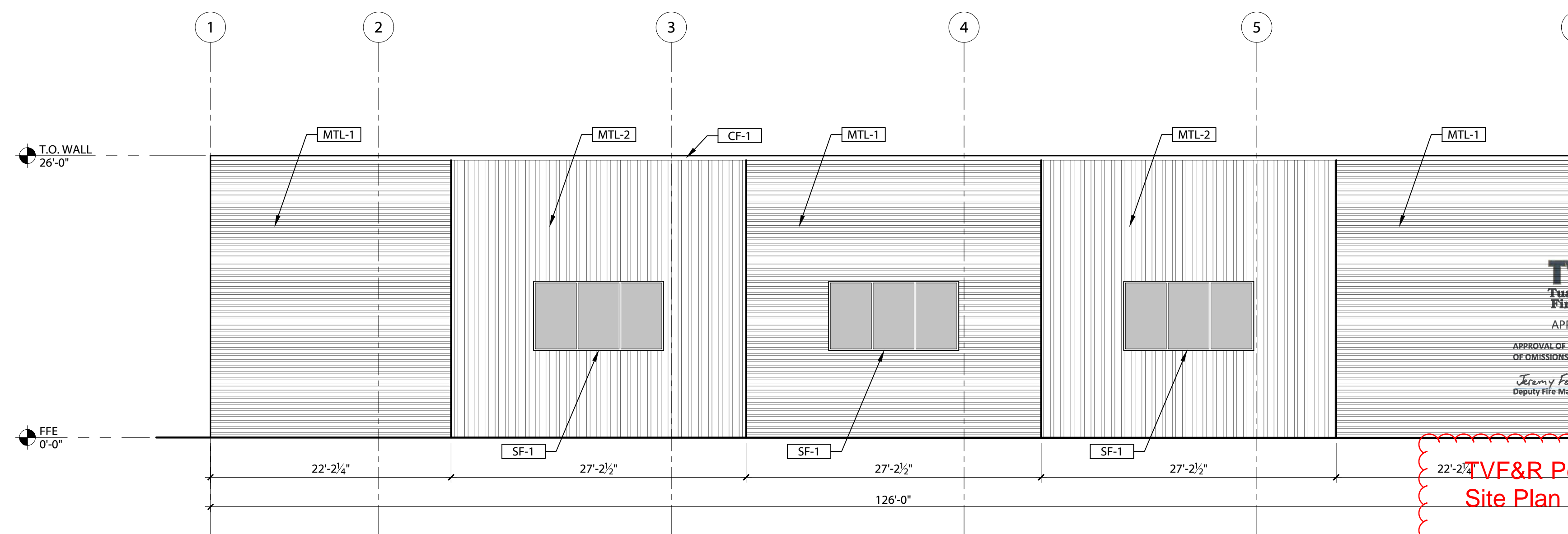
4 NEW SHOP - EXTERIOR ELEVATION - SOUTH
 SCALE: 1/8" = 1'-0"



3 NEW SHOP - EXTERIOR ELEVATION - WEST
 SCALE: 1/8" = 1'-0"



2 NEW SHOP - EXTERIOR ELEVATION - NORTH
 SCALE: 1/8" = 1'-0"



1 NEW SHOP - EXTERIOR ELEVATION - EAST
 SCALE: 1/8" = 1'-0"

TVP&R
 TUNNITT VALLEY
 PLANNING & RESEARCH
 APPROVED PLANS
 APPROVAL OF PLANS IS NOT AN APPROVAL
 OF OMISSIONS OR OVERSIGHTS.
 Jeremy Fisher
 Deputy Vice President

22-224 TVF&R Permit # 2020-0033
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