

APPLICANT IS THE TOWN OF COVENTRY

GENERAL PLAN NOTES

- THE TRADES CONTRACTORS SHALL, TOGETHER WITH THE CONTRACTOR (OWNER), COORDINATE ALL WORK w/ EXISTING UTILITIES. NOTIFY ARCHITECT OF ANY DISCREPANCIES BEFORE PROCEEDING WITH WORK.
- ALL DIMENSIONS TO EXTERIOR CONSTRUCTION ARE TO FACE OF MASONRY (FOM) U.N.O.
- REFER TO DRAWING G001 FOR ABBREVIATIONS AND SYMBOLS DESCRIPTION
- CONTRACTOR TO WORK TO MINIMIZE DISRUPTIONS TO ACTIVITIES IN THE TOWN HALL ANNEX AND MAINTAIN A CLEAN AND SAFE JOBSITE.
- COORDINATE SITEWORK WITH RIDOT DESIGN STANDARDS AS APPLICABLE.
- RE: A050.2 FOR SCHEDULE OF SURFACE FINISHES.
- ALL DRIVE AISLES ARE TO BE A MINIMUM OF 24' WIDE U.N.O.
- ALL PARKING AREAS ARE NOT TO EXCEED 2% SLOPE AND WALKWAYS ARE NOT TO EXCEED 5% RUNNING SLOPE / 2% CROSS SLOPE REF TO DRAWINGS FOR SPOT GRADING
- SITE HAS NO WETLANDS, NO NATURAL HERITAGE AREAS, NO HISTORIC DISTRICT, AND NO GROUNDWATER PROTECTION AREAS

ZONING

ZONING OF PARCEL: RR-2
FIRE DISTRICT: CENTRAL COVENTRY FD
SITE: APT LOT 58(13) 15 ACRES
1675 FLAT RIVER ROAD
APPROXIMATE LOT LINES SITE HAS
NOT BEEN SURVEYED

SITE PLAN WORK NOTES

- A14.1 F&I NEW CONCRETE WALKWAY. RE: SITE PLAN AND SCHEDULE OF SURFACE FINISHES.
- A14.2 F&I NEW ASPHALT. PROVIDE PARKING STRIPING AS APPLICABLE. RE: SITE PLAN AND SCHEDULE OF SURFACE FINISHES.
- A14.3 F&I NEW 7" CONCRETE CURBING. RE: A050.2 FOR DETAIL.
- A14.4 F&I NEW CHAIN LINK FENCE AND FENCEPOSTS. RE: A050.2 FOR DETAIL.
- A14.5 F&I NEW LIGHTPOST AND CONCRETE BASE. RE: A050.2 FOR DETAIL.
- A14.6 F&I NEW GARDEN BED. COORDINATE WITH NURSERY.
- A14.7 RELOAM AND SEED THE GRADE FROM CONSTRUCTION.
- A14.8 F&I SALVAGED GENERATOR IN ORIGINAL LOCATION.
- A14.9 F&I SALVAGED STORM DRAIN FRAME AND COVER.
- A14.10 F&I SALVAGED SANITARY CLEANOUT CAP. RESET CAP HEIGHT AS NEEDED.
- A14.11 F&I SALVAGED MANHOLE COVER. RESET COVER HEIGHT AS NEEDED.
- A14.12 F&I NEW ADA CURBING. RE: A050.2.
- A14.13 F&I NEW LAYER OF ASPHALT ON MILLED SURFACE. PROVIDE PARKING STRIPING AS APPLICABLE. RE: SITE PLAN AND SCHEDULE OF SURFACE FINISHES.
- A14.14 F&I SMALL ORNAMENTAL TREE MAX. 15' HEIGHT
- A14.15 F&I SALVAGED FIRE HYDRANT.
- A14.16 F&I SWIFTDRAIN 600 SERIES 8" X 6" PRE SLOPED GALVANIZED STEEL TRENCH DRAIN SYSTEM.
- A14.17 F&I FLO-WELL KIT DRYWELL SYSTEM. COMPLY WITH ALL CLEARANCES REQUIRED FOR FRENCH DRAIN, DRYWELL AND DRAINAGE PIPE. RE: DETAIL 1/A050.2
- A14.18 F&I 1'-0" CAPE COD BERM. RE: A050.2.
- A14.19 F&I PRECAST CONCRETE WHEELSTOP. RE: 9/A050.2.
- A14.20 F&I 3' RADIUS CURBING
- A14.21 F&I 10' RADIUS CURBING
- A14.22 F&I 6' RADIUS CURBING
- A14.23 F&I 15' RADIUS CURBING
- A14.24 F&I 20' RADIUS CURBING

CONSTRUCTION LEGEND

- EXISTING WALL/ITEM TO REMAIN
- NEW PARKING/SITE ELEMENT
- CAPE COD BERM. RE: A14.18 AND 2/A050.2

- F&I = FURNISH AND INSTALL
- WORK NOTES WITHOUT AN ARROW INDICATE AN ENTIRE SPACE/AREA
- WORK NOTES WITH AN ARROW(S) INDICATE SPECIFIC AREAS &/OR ITEMS.
- EXISTING BLDG: COVENTRY TOWN HALL ANNEX
- NEW ASPHALT. RE: A14.2 FINISH 'B'
- NEW MILLED ASPHALT. RE: A14.13 FINISH 'A'
- NEW CONCRETE. RE: A14.1 FINISH 'C'
- NEW GRASS. RE: A14.7

- STORM DRAIN. RE: A14.9
- MANHOLE. RE: A14.11
- EXISTING MANHOLE TO REMAIN
- SANITARY CLEANOUT. RE: A14.10
- EXISTING POWER POLE
- EXISTING LIGHT POLE
- NEW LIGHT POLE
- EXISTING SPOT GRADE TO REMAIN
- NEW SPOT GRADE
- NEW BUSH/SHRUB
- NEW TREE
- EXIST. TREE
- PARKING COUNTRY

USAGE OFFICE, PUBLIC OR PROFESSIONAL ADMINISTRATION OR SERVICE BUILDINGS 3 PLUS 1 FOR EACH 250 SF OF FLOOR.

PROPOSED RENOVATED FLOOR AREA = 31,680 SF / 250 = 127+ 3= 130 SPACES REQUIRED

NEW PARKING = 85 SPACES (INCLUDES 1 VAN AND 5 ADA SPACES)
EXISTING PARKING = 79 SPACES (INCLUDES 2 ADA SPACES)
TOTAL PARKING = 164 SPACES (INCLUDES 8 ADA SPACES)

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Certification

Drawn by AL
Checked by JCI
Revised on
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INST: 00001045
ENVS: 1 1826

TOWN OF COVENTRY, R.I.
Met. 04/2025 10:20A
JOANNE P. ANITKANG, TOWN CLERK

APPROVED BY THE
ADMINISTRATIVE OFFICER:

DATE: 3/5/25

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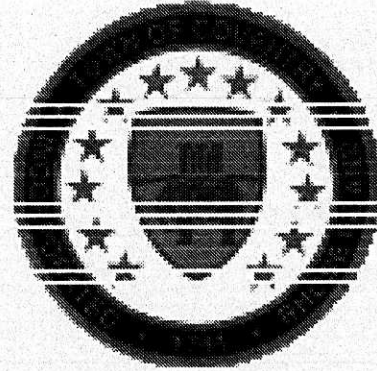
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Architecture - Project Management - Interior Design

Project

COVENTRY
DEPT. OF PUBLIC
WORKS

COVENTRY TOWN
HALL ANNEX



1675 FLAT RIVER ROAD
COVENTRY, RI 02816

Drawing Status
FOR RECORDING

Issued On 11/21/2024

Sheet Contents

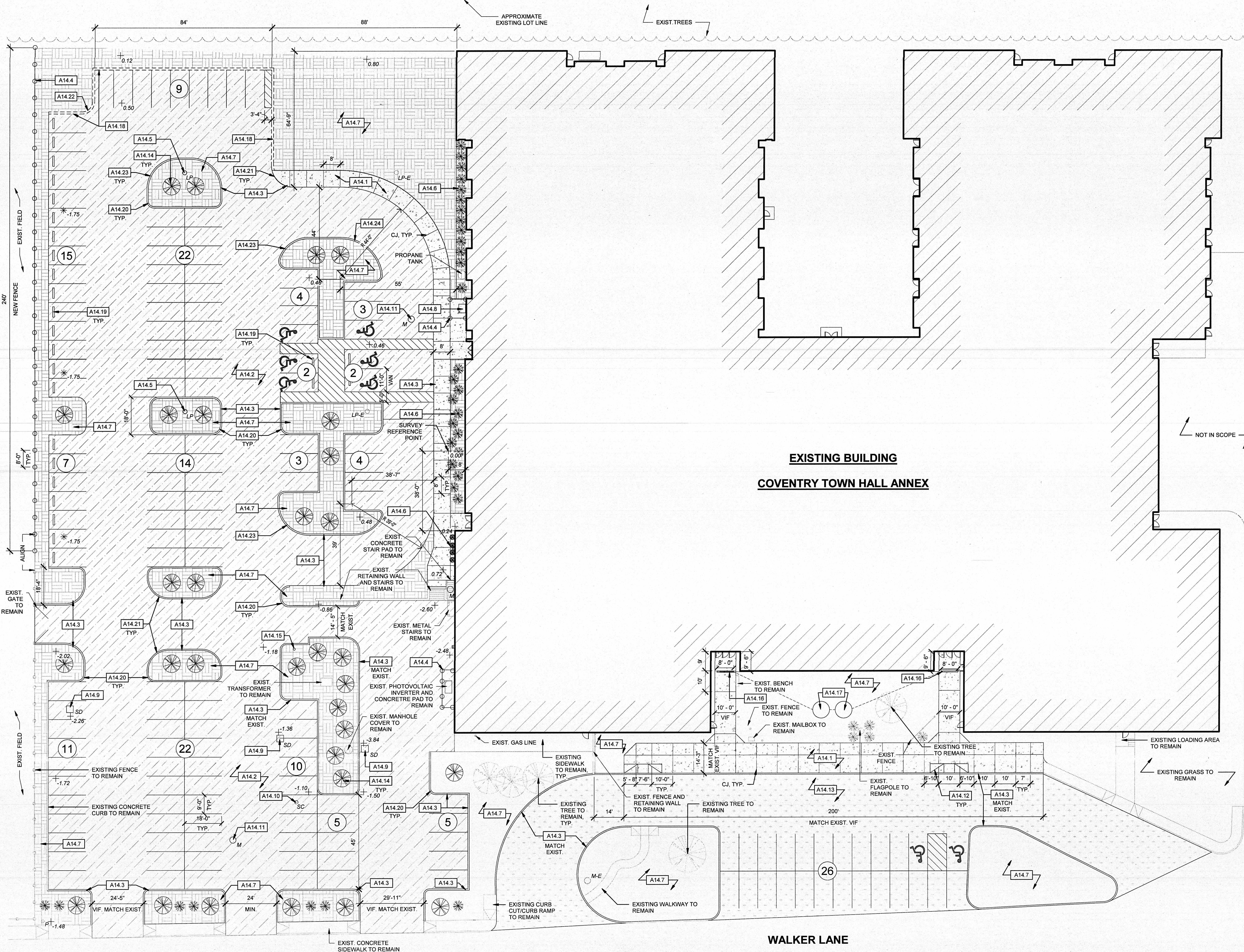
ARCHITECTURAL SITE
PLAN

Project Number. 6834

Drawing No.

A050.1

Sheet of



PROPOSED ARCHITECTURAL SITE PLAN

A050.1 Scale: 1" = 20'-0"

