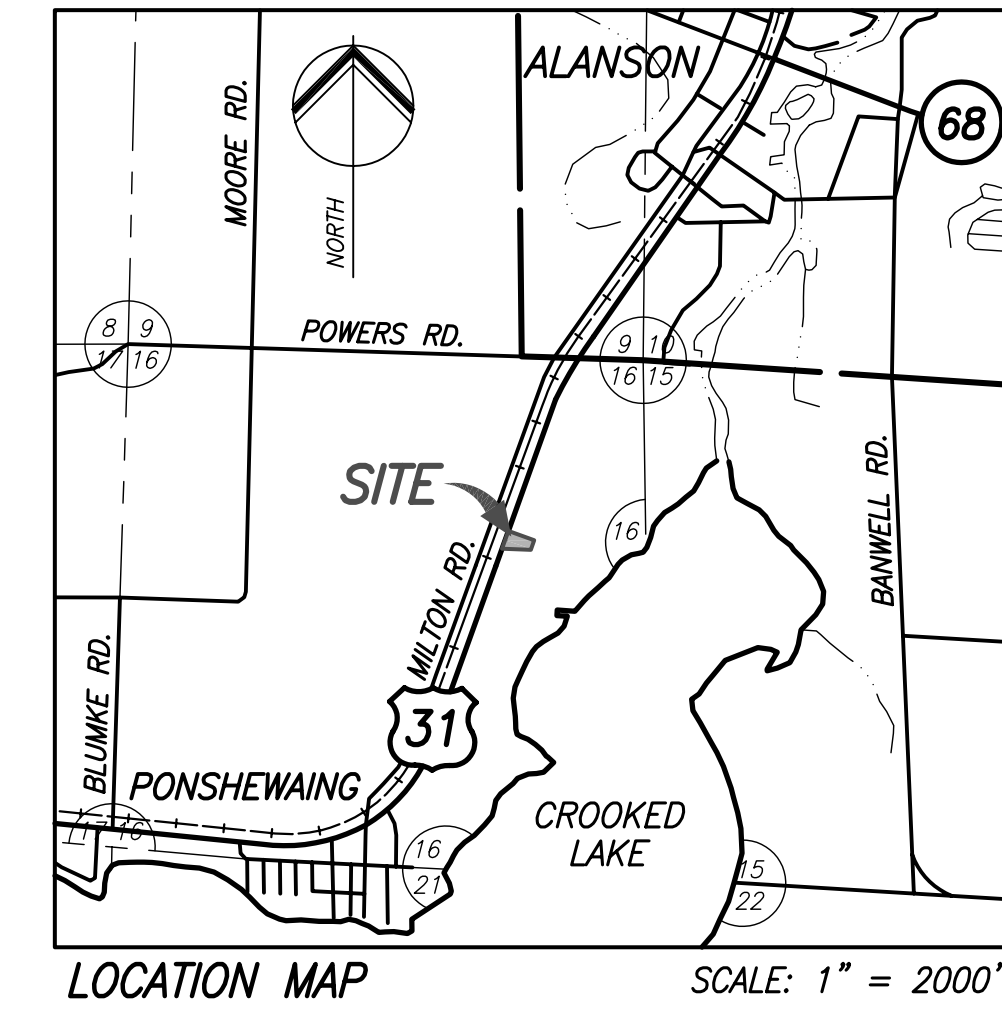
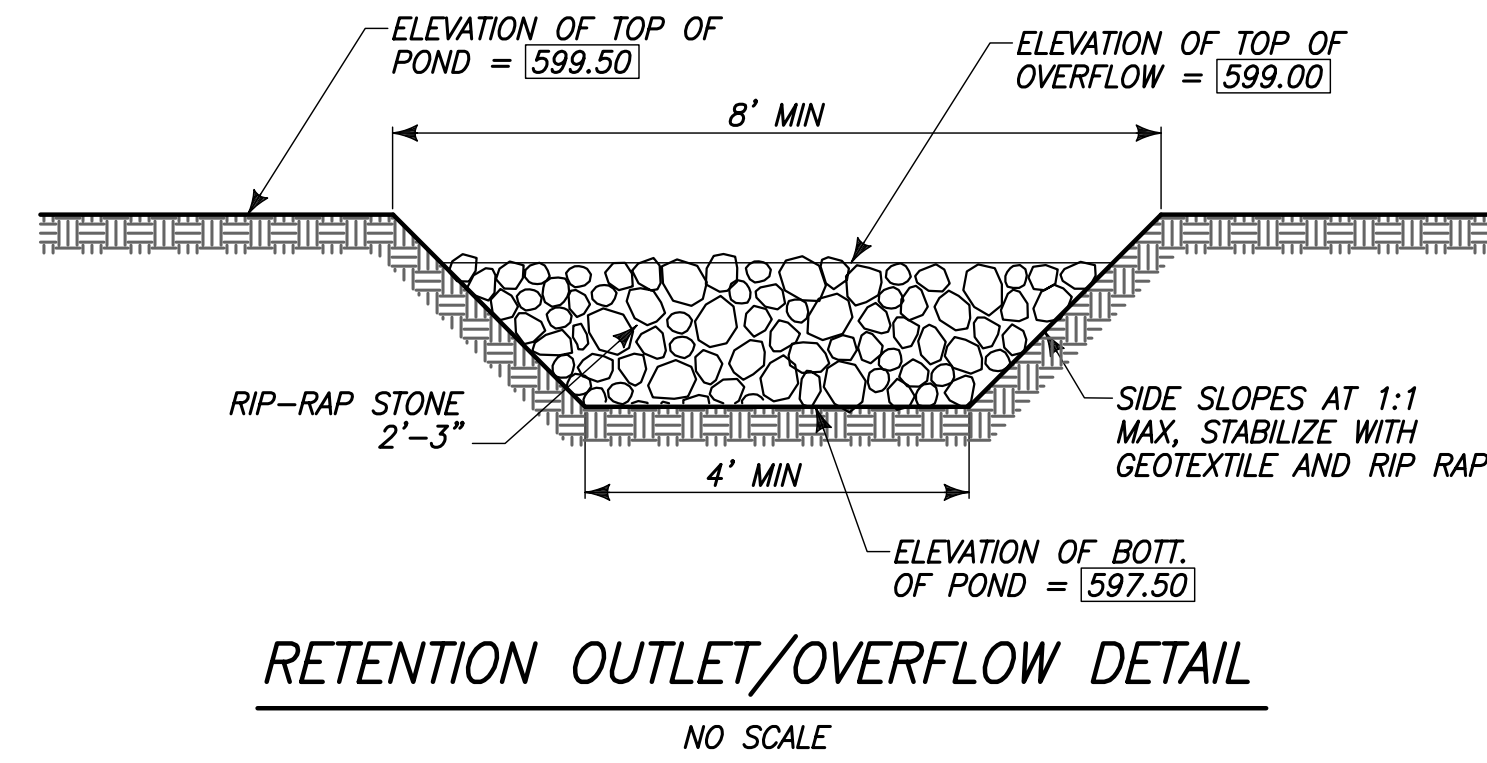
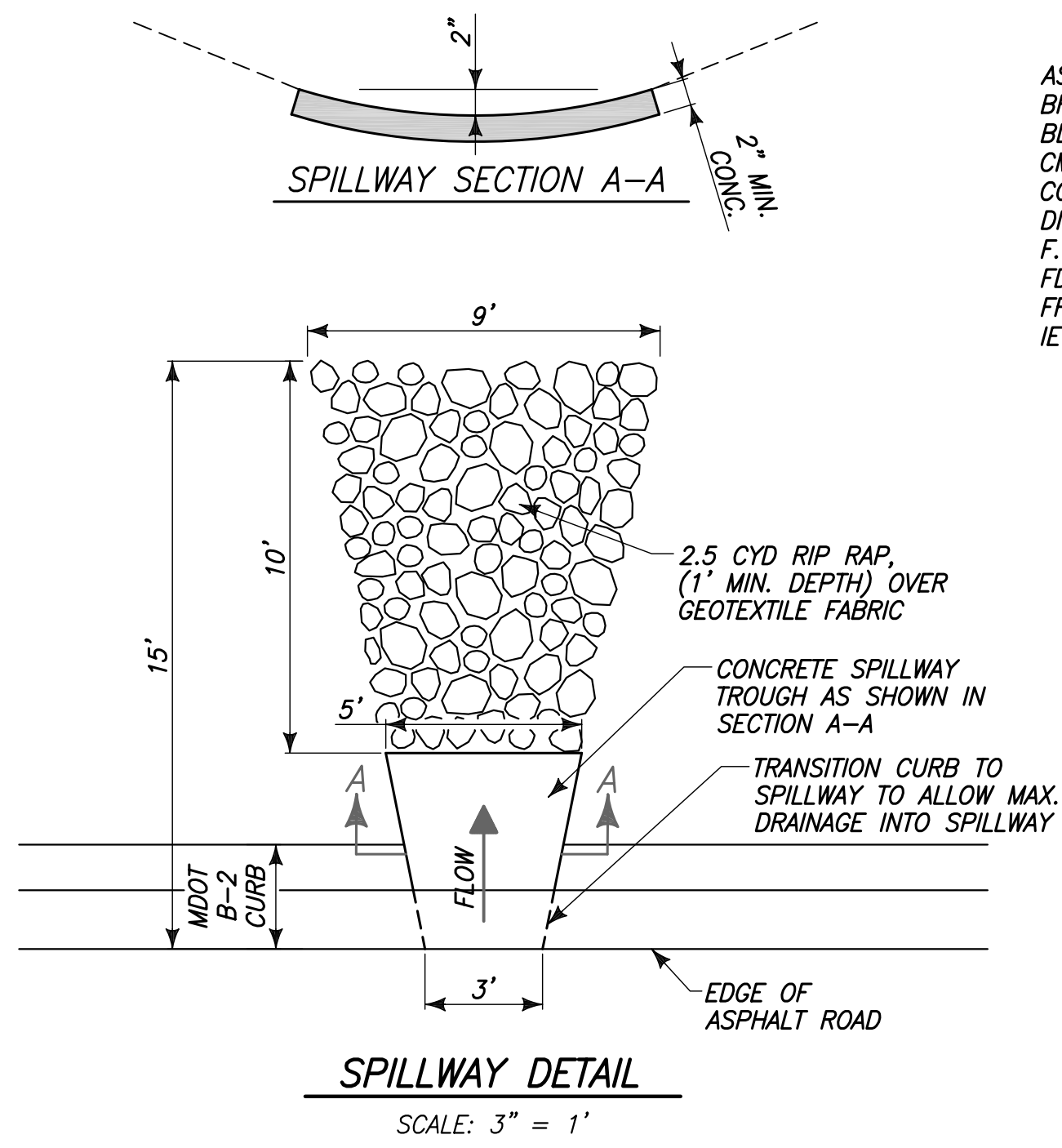


# SITE PLAN FOR THE SAM BRILL TRUST PT. OF THE N 1/2 OF SECTION 16, T35N, R4W LITTLEFIELD TWP., EMMET COUNTY, MI

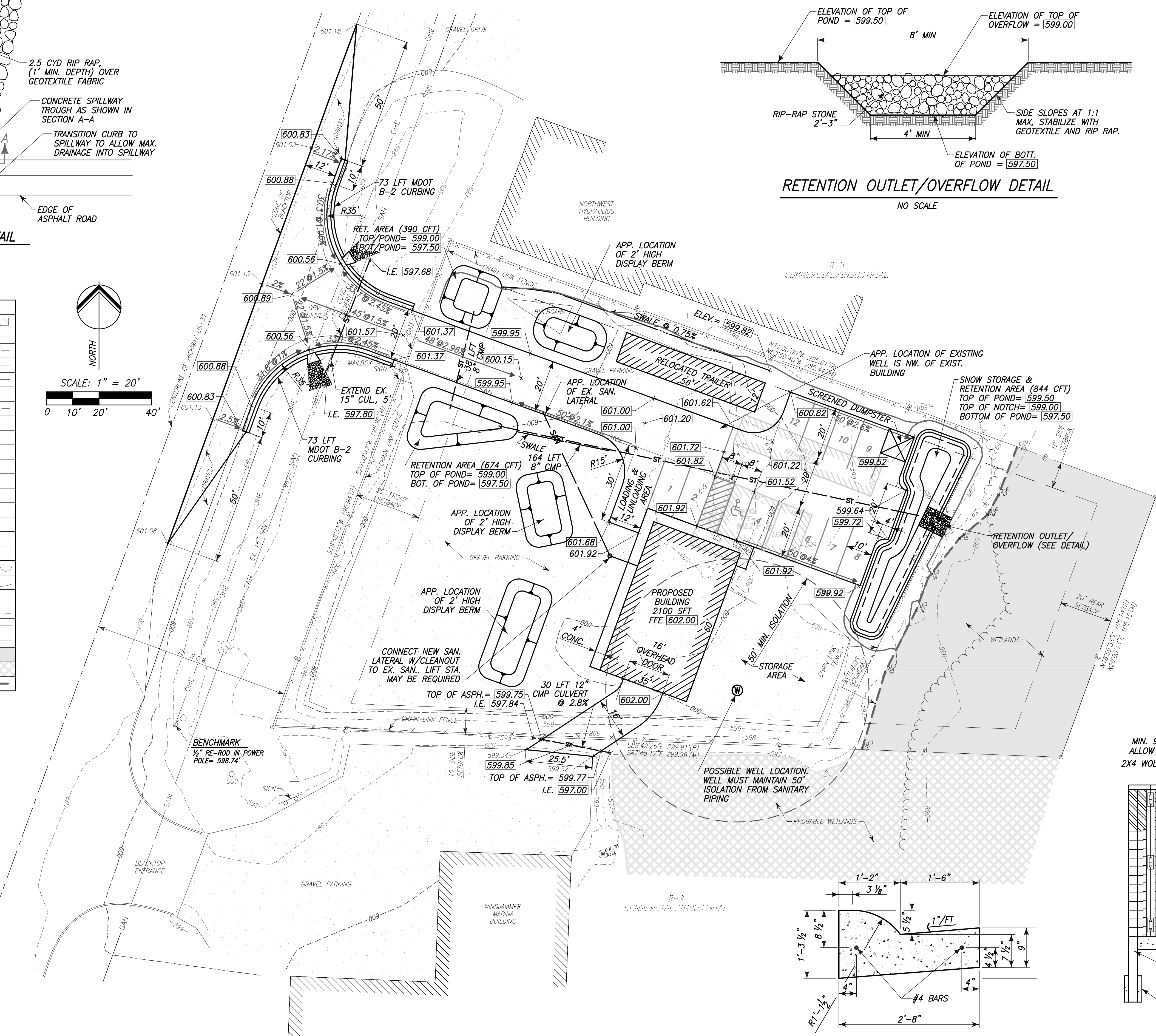
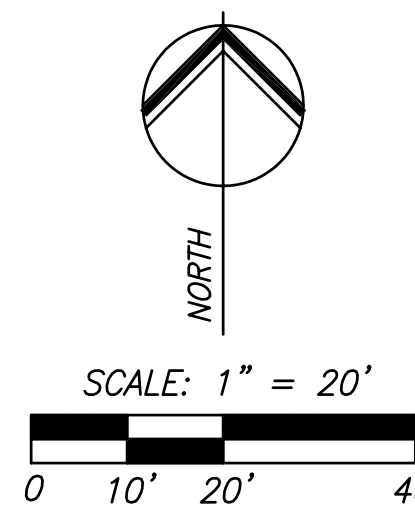
### ABBREVIATIONS

- |                              |                              |
|------------------------------|------------------------------|
| ASPH - ASPHALT               | LF - LINEAL FEET             |
| BF - BARRIER FREE            | PVC - POLYVINYLCHLORIDE PIPE |
| BLDG - BUILDING              | RCP - REINFORCED CONC. PIPE  |
| CMP - CORRUGATED METAL PIPE  | STL - STEEL                  |
| CONC - CONCRETE              | STM - STORM                  |
| DIP - DUCTILE IRON PIPE      | T/C - TOP OF CURB            |
| F.G. - FINISH GRADE          | T/W - TOP OF WALK            |
| FDN - FOUNDATION             | T/WALL - TOP OF WALL         |
| FFE - FINISH FLOOR ELEVATION | TE - TOP ELEVATION           |
| IE - INVERT ELEVATION        | TYP - TYPICAL                |



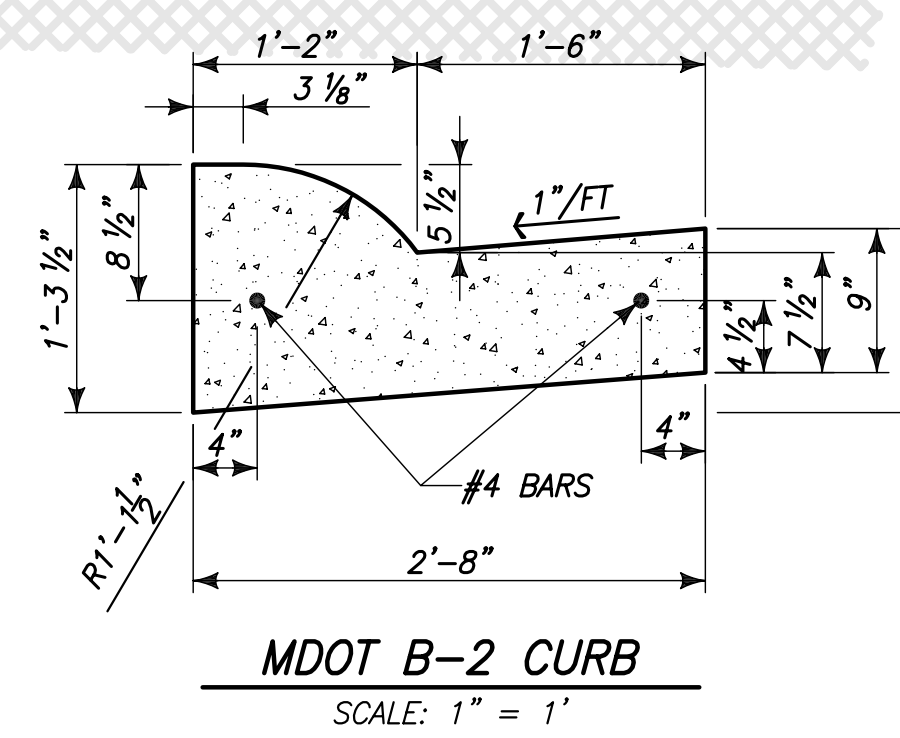
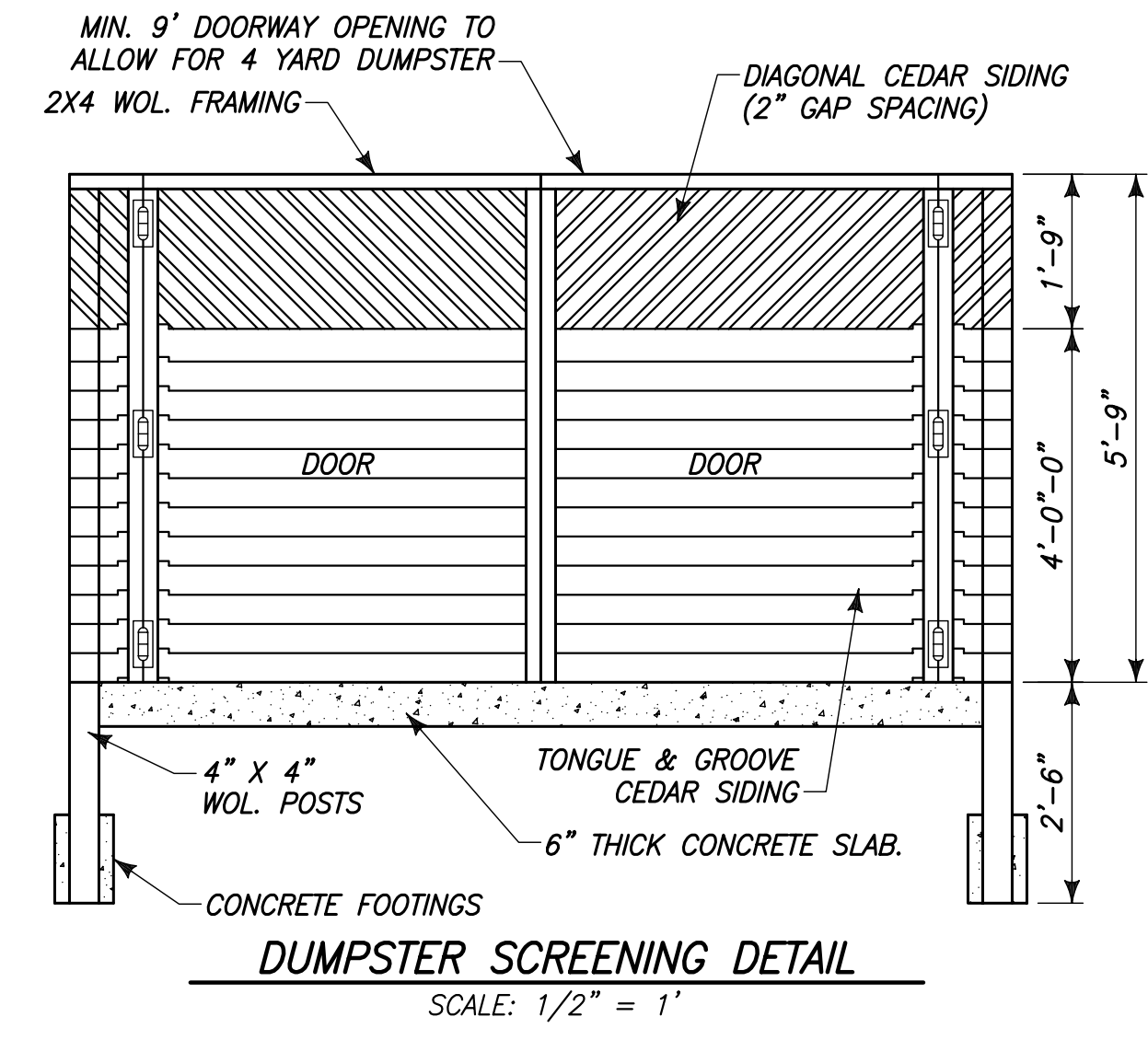
### LEGEND

| DESCRIPTION          | PROPOSED           | EXISTING           |
|----------------------|--------------------|--------------------|
| BUILDING             | [Hatched Box]      | [Hatched Box]      |
| STORM SEWER          | ST                 | ST                 |
| SANITARY SEWER       | SAN                | SAN                |
| WATER                | W                  | W                  |
| NATURAL GAS          | G                  | G                  |
| UNDRGRD ELEC.        | E                  | E                  |
| OVERHEAD ELEC.       | OHE                | OHE                |
| UNDRGRD TEL.         | T                  | T                  |
| MANHOLE              | [Circle]           | [Circle]           |
| CATCH BASIN          | [Square]           | [Square]           |
| POWER POLE           | [Circle]           | [Circle]           |
| CLEANOUT             | CO                 | CO                 |
| WATER VALVE          | WV                 | WV                 |
| ELECTRICAL BOX       | [Square]           | [Square]           |
| TELEPHONE RISER      | [Square]           | [Square]           |
| STREET SIGNS         | [Sign]             | [Sign]             |
| DECIDUOUS TREE       | [Tree]             | [Tree]             |
| TREELINE             | [Line]             | [Line]             |
| DITCH OR SWALE       | [Line]             | [Line]             |
| ELEVATION            | 000.00             | 000.00             |
| CONTOUR              | 000                | 000                |
| PROPERTY LINE        | [Line]             | [Line]             |
| FENCE                | [Line]             | [Line]             |
| WETLANDS             | [Wavy Line]        | [Wavy Line]        |
| PROBABLE WETLANDS    | [Dotted Wavy Line] | [Dotted Wavy Line] |
| WETLANDS DELINEATION | [Dotted Wavy Line] | [Dotted Wavy Line] |



### SITE NOTES

- EXISTING ZONING.....B-3 COMMERCIAL / INDUSTRIAL
- PROPOSED USE  
SALES TO INCLUDE CARS, TRUCKS, HEAVY EQUIPMENT, TRACTORS, GARDEN EQUIPMENT, GARDEN SUPPLIES, STORAGE SHEDS, RVs, BOATS, PERSONAL WATERCRAFT, SHORE STATIONS & OTHER MARINE EQUIPMENT. WILL INCLUDE REPAIR AND SERVICE USES WITH OUTDOOR DISPLAY.
- LOT AREA .....43,115 SFT  
PROPOSED BUILDING SIZE.....2100 SFT  
% LOT COVERAGE.....4.87%
- SETBACK REQUIREMENTS  
FRONT.....25 FEET  
REAR.....20 FEET  
SIDE.....10 FEET
- BUILDING HEIGHT NOT TO EXCEED 30'
- PARKING REQUIREMENTS:  
ONE (1) SPACE FOR EACH 200 SFT OF SHOWROOM OR USEABLE FLOOR AREA PLUS ONE (1) SPACE FOR EACH SERVICE STALL
- USEABLE FLOOR AREA.....2100 \* 0.8 = 1680  
PARKING REQUIRED.....1680 / 200 = 9 SPACES
- BARRIER FREE.....1 SPACE  
10' X 20' SPACES.....11 SPACES  
TOTAL PARKING PROVIDED.....12 SPACES
- SIGNAGE & LIGHTING TO MEET EMMET COUNTY SIGN & LIGHTING ORDINANCES.



PROPERTY ADDRESS:  
8407 S US 31 HIGHWAY  
ALANSON, MI 49706

PARCEL NUMBER:  
07-17-16-200-020

SURVEY INFORMATION PROVIDED BY:  
NORTH STAR LAND SURVEYING L.L.C.  
THOMAS D. SWENOR, P.S. 37282  
2202 MITCHELL PARK DRIVE, SUITE 001  
PETOSKEY, MICHIGAN 49770



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|     |                   |      |    |
|     |                   |      |    |

**SITE PLAN**  
PROJECT TITLE  
SAM BRILL TRUST  
MEN'S TOYLAND  
LITTLEFIELD TOWNSHIP, EMMET COUNTY, MI

DRAWN: J. Koch  
DESIGNED: J. Malewitz  
CHECKED:  
PROJ. MGR.: J. Malewitz

JOB NO.  
**08-2953**  
SHEET  
**C-01**

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