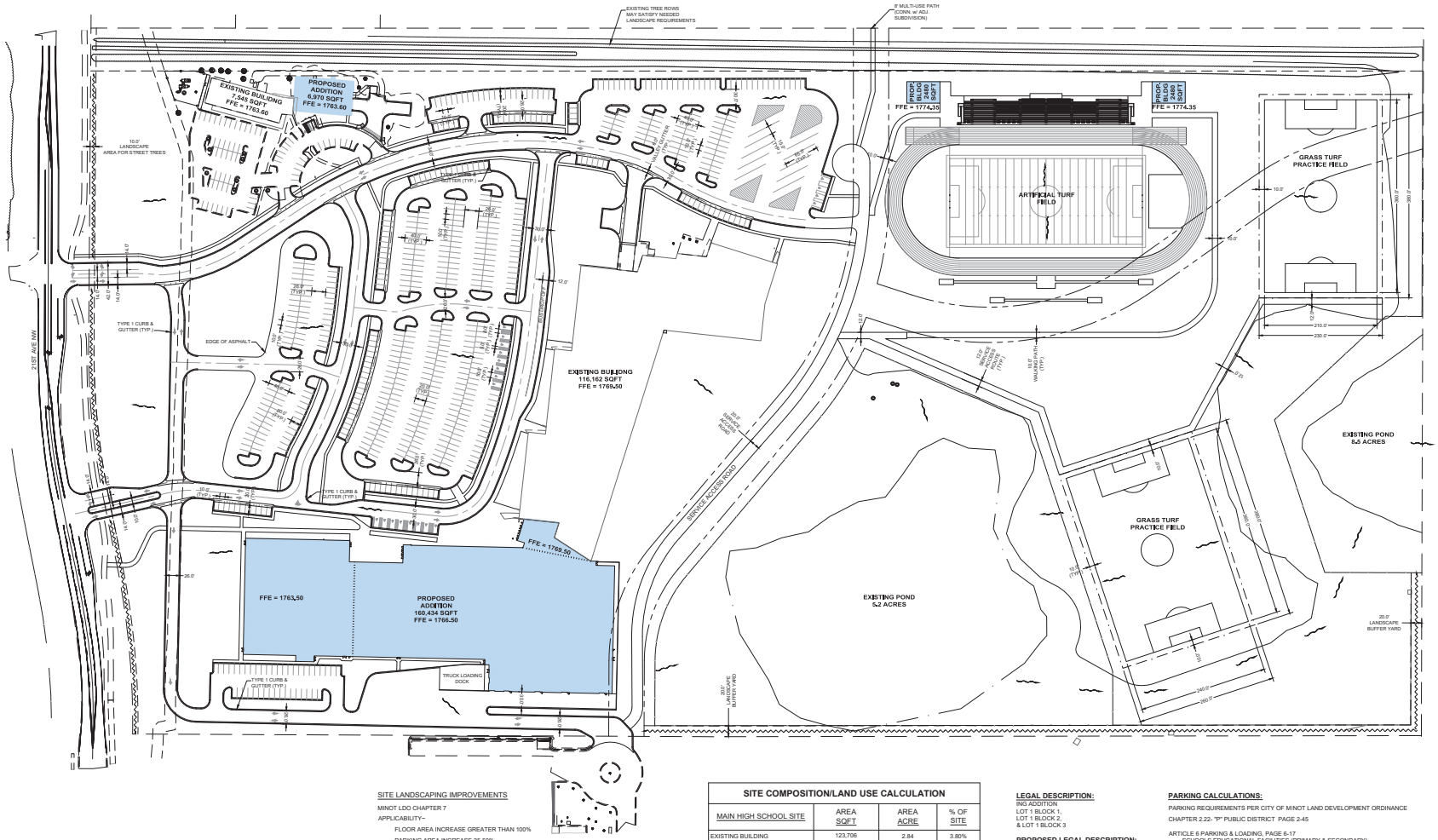
Attachment 'A'



GRAPHIC SCALE:

ATTENTION IS DRAWN TO THE FACT THAT DRAWING SCALES MAY BE ALTERED DURING REPRODUCTION PROCESSES. SCALES SHOWN HEREON ARE BASED ON A FULL SCALE SHEET SIZE OF 30" X 42".

SCALE: 1" = 80'

SITE LANDSCAPING IMPROVEMENTS

MINOT LDO CHAPTER 7

APPLICABILITY–

FLOOR AREA INCREASE GREATER THAN 100%

PARKING AREA INCREASE 25-50%

CREDIT FOR EXISTING TREES / PLANTINGS

LANDSCAPING CATEGORIES:

STREET TREES

- ONE TREE PER 50' OF STREET FRONTAGE

PARKING LOT

- ONE TREE PER ISLAND + SUPPLEMENTAL PLANTING @ 1 SPACE = 20 SQFT
- PERIMETER PLANTINGS = 1 TREE PER 10 LF OF STREET FRONTAGE

FOUNDATION

- MIN. 4' PLANTING BED ALONG BUILDING FACE THAT IS VISIBLE FROM PUBLIC RIGHT-OF-WAY

BUFFER YARD

- 20' WIDE BUFFER YARD ALONG ADJACENT PROPERTIES HAVING LESS INTENSIVE ZONING DISTRICT
- ONE TREE PER 20 LF OF BUFFER LENGTH

LOADING / SERVICE AREA

- AREA NOT VISIBLE FROM A PUBLIC RIGHT-OF-WAY, SO SCREENING MAY NOT BE REQUIRED

SITE COMPOSITION/LAND USE CALCULATION

MAIN HIGH SCHOOL SITE	AREA SQFT	AREA ACRE	% OF SITE
EXISTING BUILDING	123,706	2.84	3.80%
PROPOSED BUILDING	165,493	3.80	5.08%
EXISTING PAVEMENT	33,747	0.77	1.04%
PROPOSED PAVEMENT	512,751	11.77	15.73%
OPEN AREA/GRASS	760,788	17.46	23.34%
ATHLETICS AREA			
PROP. ATHLETICS BLDG	4,960	0.11	0.15%
STADIUM	18,172	.42	0.55%
TRACK	73,002	1.68	2.24%
ARTIFICIAL TURF FIELD	96,798	2.22	2.97%
GRASS TURF FIELDS	186,200	4.27	5.71%
SERVICE ACCESS ROAD	27,073	0.62	0.83%
WALKWAY	35,492	0.81	1.09%
PONDS	260,644	5.98	8.00%
OPEN AREA/GRASS	950,592	21.67	29.47%
SUB-TOTAL AREA OF IMPROVEMENTS	**1,582,593**	**36.33**	**48.55%**
OPEN AREA	**1,676,825**	**38.50**	**51.45%**
TOTAL	**3,259,418**	74.83	100%

LEGAL DESCRIPTION:

ING ADDITION
LOT 1 BLOCK 1,
LOT 1 BLOCK 2,
& LOT 1 BLOCK 3

PROPOSED LEGAL DESCRIPTION:

MINOT HS 2 ADDITION

ZONED

CURRENTLY ZONED C-2

PROPOSED REZONE:

"P" PUBLIC DISTRICT

LEGEND:

CURB

FLOW DIRECTION ARROW

REQUIRED LA PLANTING AREA

PARKING CALCULATIONS:

PARKING REQUIREMENTS PER CITY OF MINOT LAND DEVELOPMENT ORDINANCE

CHAPTER 2.22- "P" PUBLIC DISTRICT PAGE 2-45

ARTICLE 6 PARKING & LOADING, PAGE 6-17
SCHOOLS EDUCATIONAL FACILITIES (PRIMARY & SECONDARY)
SECONDARY - 1 SPACE PER STAFF MEMBER ON THE LARGEST SHIFT, PLUS 1 SPACE PER 2 STUDENTS OF THE LARGEST CLASS ATTENDANCE.

STAFF MEMBER = 150
STUDENTS = 600

TOTAL SPACES REQUIRED = 750

EXISTING PARKING SPACES = 68
HC SPACES = 15
HC VAN ACCESSIBLE SPACES =3
PARKING SPACES =684

TOTAL SITE PARKING SPACES PROVIDED = 770

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Minot PUBLIC SCHOOLS

MINOT HIGH SCHOOL

2100 21st Ave NW

Key Plan

No.	Date	Revision Description

Project Status

OVERALL SITE

Project	R21064.20	Drawing Number
Date	2/10/2022	
Drawn by	EDS	1
Checked by	SRW	

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