LOT 5
SITE STORMWATER
MANAGEMENT AREA
45,453± SF
(1.04± Ac.)

POND
NWL = 3.5' 29,605 SF
TOB= 6.00' 21,337 SF
BOTTOM = (-4.5) 8,102 SF
MAX STAGE
SWFWMD 100 YR = 6.38'
25 YR = 6.20'
10 YR = 6.01'
FDOT 100 YR 24 HR CRITICAL STORM
MAX. STAGE = 6.40'

STORM
WATER
POND

N RIVER RD

N RIVER RD

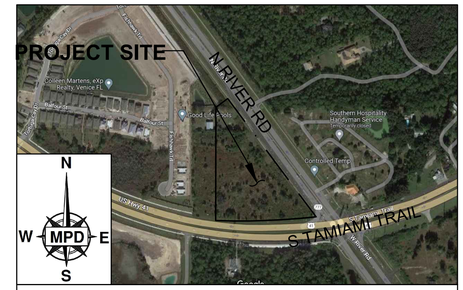
N RIVER RD

TAMIAMI TRAIL

US HWY 41

US HWY 41

S TAMIAMI TRAIL



LOCATION MAP
NOT TO SCALE

PROJECT DATA

LOT SIZE: 2.41 ACRES (105,100 SF)	
ZONING: PCDN	
OIL SERVICE	
	LOT SIZE: 0.69 ACRE (29,920SF)
	BUILDING AREA: 1,600 SF
	23 PARKING SPACES
CAR WASH	
	LOT SIZE: 1.72 ACRES (74,840 SF)
	BUILDING AREA: 4,720 SF
	29 PARKING SPACES

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RETAIL BUILDING

NW CORNER OF TAMIAMI TRAIL & RIVER RD
VENICE, FL

HAZEL RAFOLS GALCING
DATE: 08-05-2024

N
W MPD E
S

SCALE: 1 : 40

DESCRIPTION:	DATE:
CONCEPT DRAWING OF A CAR WASH AND OIL SERVICE	08-05-2024

REVISION/S:

JOB #: 34
DATE: 08-05-2024
DRAWN BY: HGRG
CHECKED BY:

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