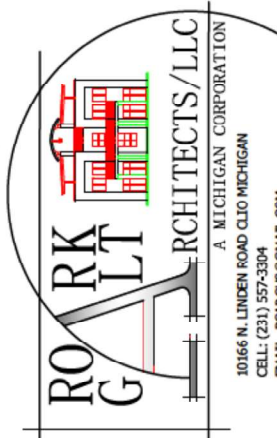


ISSUED FOR	DATE
OWNER REVIEW	3.1.25
VARIANCE APPRVL	3.3.25

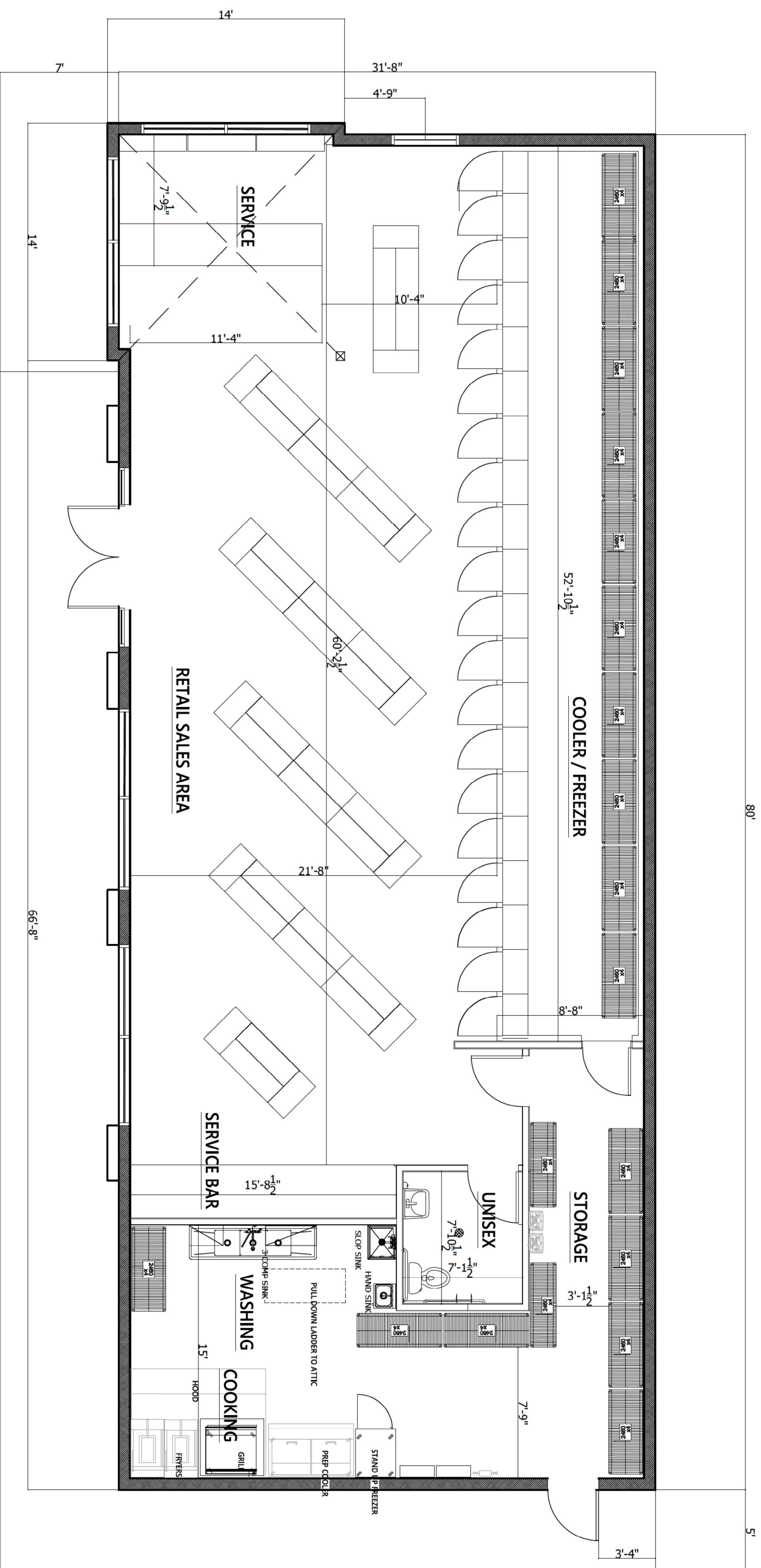
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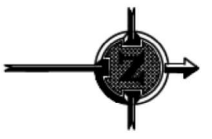


ARCHITECT SIGNATURE: **David J. McDade**

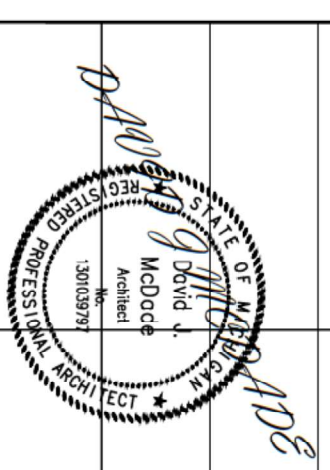
PROJECT DESCRIPTION:
**PRELIMINARY SITE PLAN FOR:
 FIRST STOP PROPERTIES**
 ADDRESS: 8490 W. MT. MORRIS ROAD
 FLUSHING TOWNSHIP, MICHIGAN

DRAWN BY:	DJM
CHECKED:	DJM
SCALE:	
DATE:	3.3.25
JOB NUMBER:	20250006
TITLE:	COLORED ELEVATIONS
SHEET NUMBER	




UPPER FLOOR PLAN
 1/4" = 1'-0"

ISSUED FOR	DATE
OWNER REVIEW	3.1.25
VARIANCE APPROVAL	3.3.25



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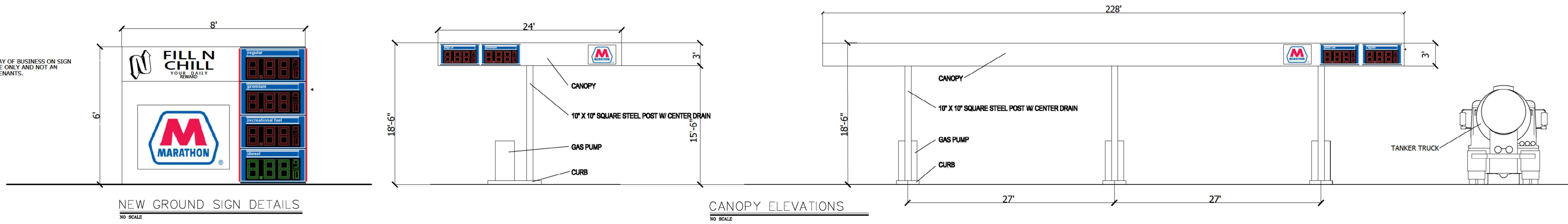


ARCHITECT SIGNATURE: **David J. McDade**

PROJECT DESCRIPTION:
**PRELIMINARY SITE PLAN FOR:
 FIRST STOP PROPERTIES**
 ADDRESS:
 8490 W. MT. MORRIS ROAD
 FLUSHING TOWNSHIP, MICHIGAN

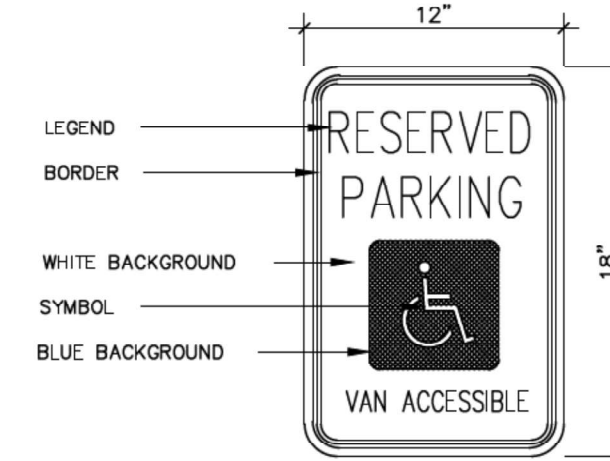
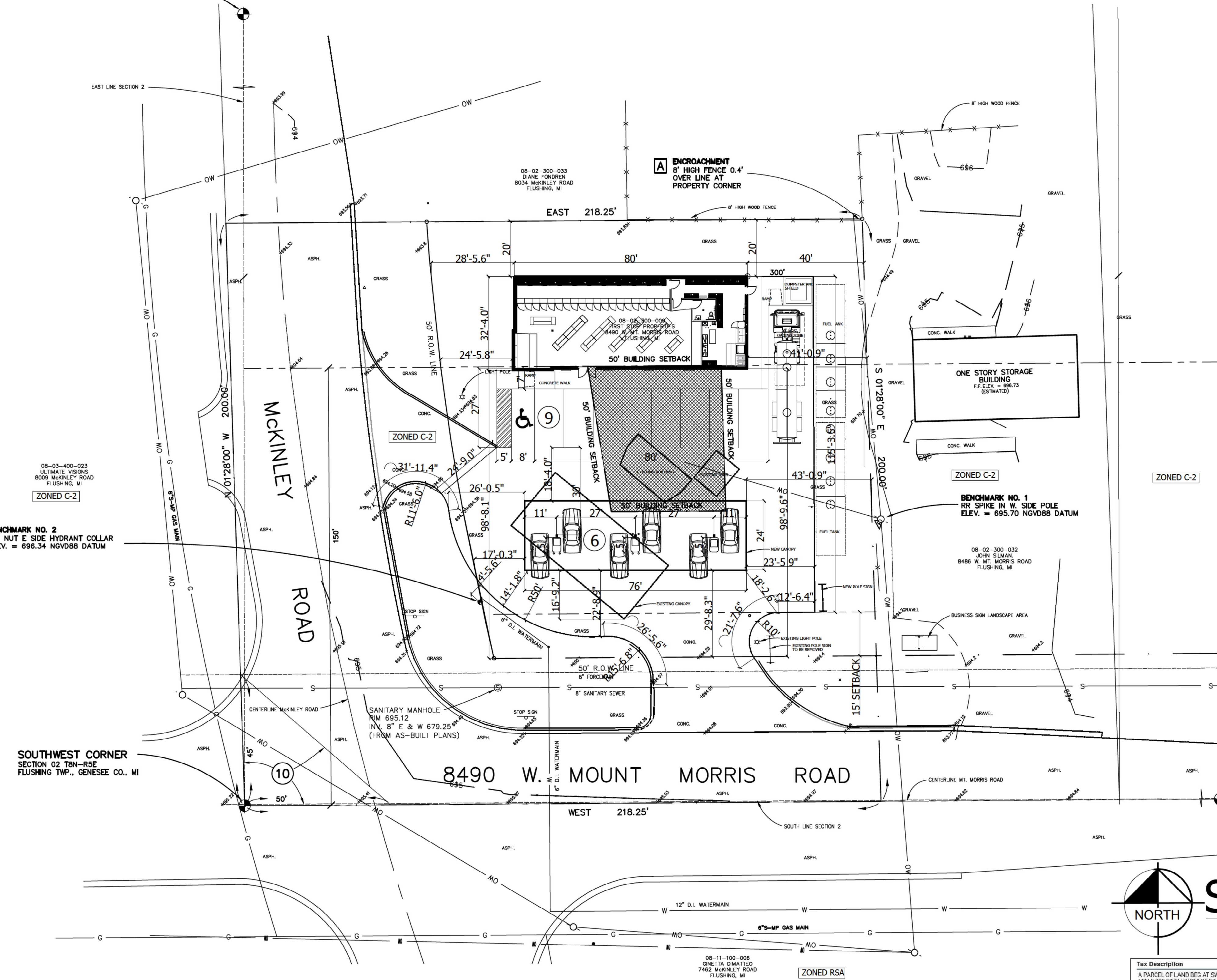
DRAWN BY:	DJM
CHECKED:	DJM
SCALE:	1/4" = 1'-0"
DATE:	3.3.25
JOB NUMBER:	20250006
TITLE:	FLOOR PLAN
SHEET NUMBER	A1

NOTE: THE DISPLAY OF BUSINESS ON SIGN IS FOR REFERENCE ONLY AND NOT AN INDICATION OF TENANTS.



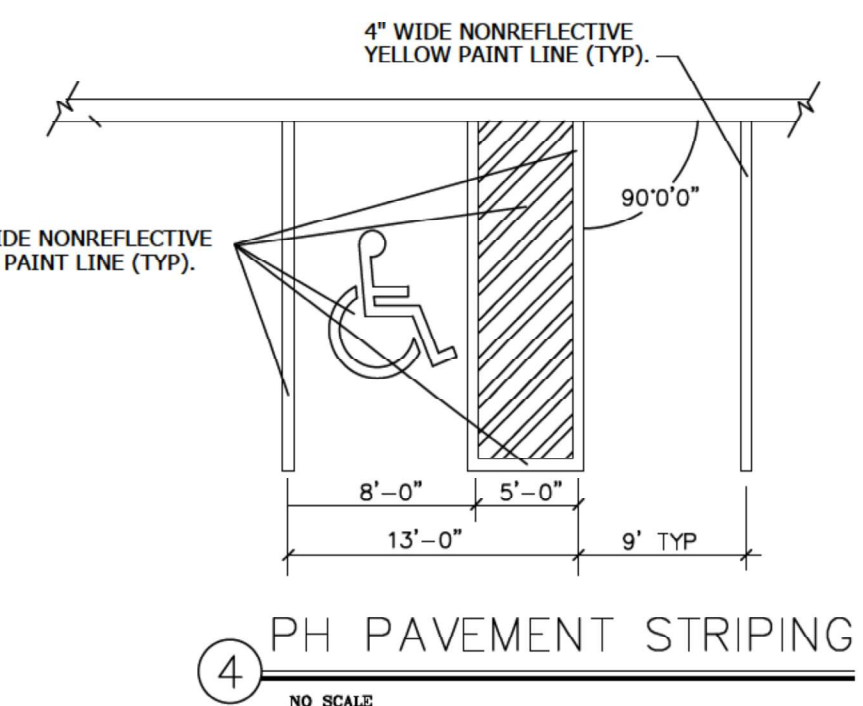
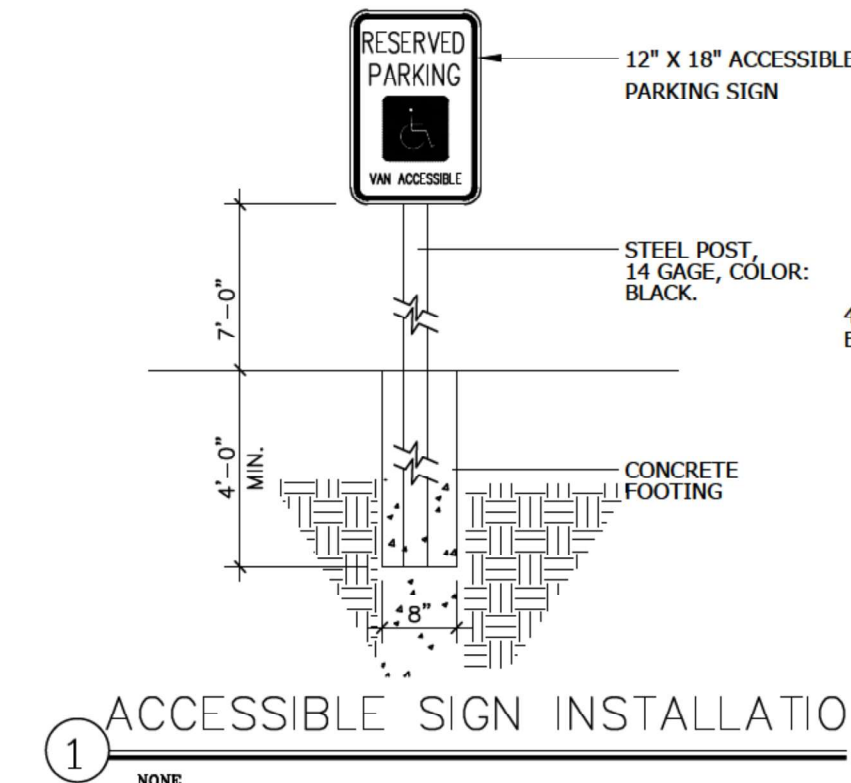
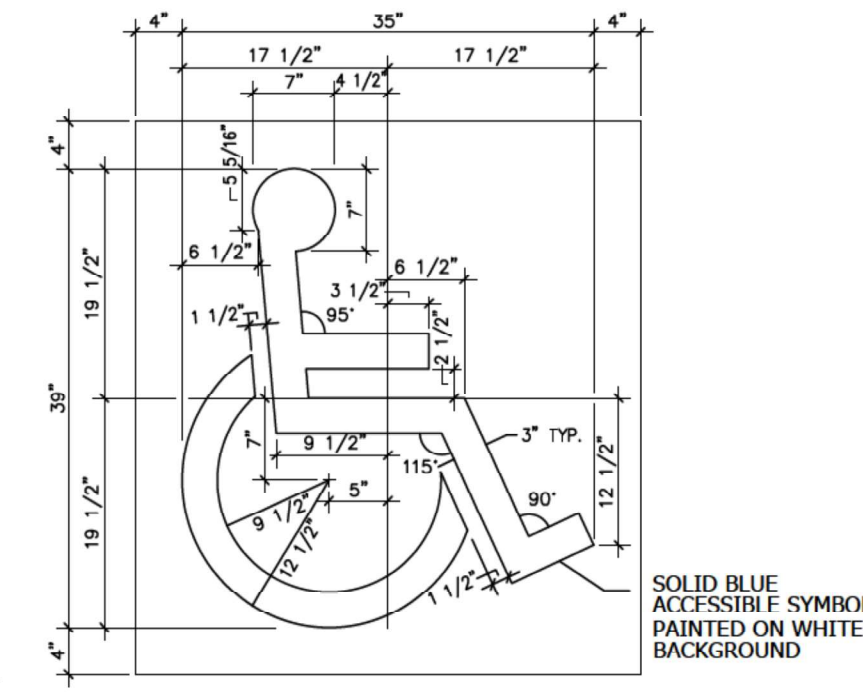
WEST 1/4 CORNER
SECTION 02 T8N-R5E
FLUSHING TWP., GENESEE CO., MI

ZONED C-2



NOTES

1. PLACE ONE ACCESSIBLE SIGN PER ACCESSIBLE PARKING SPACE.
2. ALL SIGNS SHALL BE ALUMINUM PLATED.
3. SIGN COLORS:
ARROW, LEGEND AND BORDER - GREEN
SYMBOL - WHITE ON BLUE BACKGROUND
BACKGROUND - WHITE
4. SEE ACCESSIBLE STRIPING DETAILS FOR PLACEMENT.
5. VAN ACCESSIBLE SPACE REMOVE ARROW AND REPLACE WITH "VAN ACCESSIBLE".



PARKING REQUIREMENTS:

- RETAIL
- 1 SPACE FOR EACH 100 S.F. OF SALES AREA
- TOTAL SALES AREA = 1,209 S.F.
- 1,209 / 100 = 12 SPACES REQUIRED INCL. (1) P.H. SPACE
- 15 SPACES PROVIDED INCL. (1) P.H. SPACE

UTILITY NOTE

Underground utility lines are based on visual inspection of pipe inverts at manholes and catch basins, and/or from records obtain from utility agencies. No T.V. inspection or cleaning of the lines has been completed. Therefore, interconnection between structures is based on our best estimation as to their relationship to one another. The location, direction, interconnection, and condition of underground piping must be verified in the field by the architect and/or contractor before commencing any construction. No guarantee is either expressed or implied as to the completeness or accuracy of information provided to us by others. Contractor is responsible for calling MISS DIG prior to start of construction.



ISSUED FOR	DATE
OWNER REVIEW	3.1.25
VARIANCE APPRVL	5.3.25

DAVID J. MCDADE
Professional Engineer
No. 1330378
Michigan State Board of Examiners
Professional Engineers

ROARK ARCHITECTS/LLC
A REGISTERED PROFESSIONAL CORPORATION
11000 LUDLOW ROAD, SUITE 100
FLUSHING, MI 48133-1000
TEL: 586.859.0400
FAX: 586.859.0401

ARCHITECT SIGNATURE: **David J. McDade**

PROJECT DESCRIPTION:
**PRELIMINARY SITE PLAN FOR:
FIRST STOP PROPERTIES**

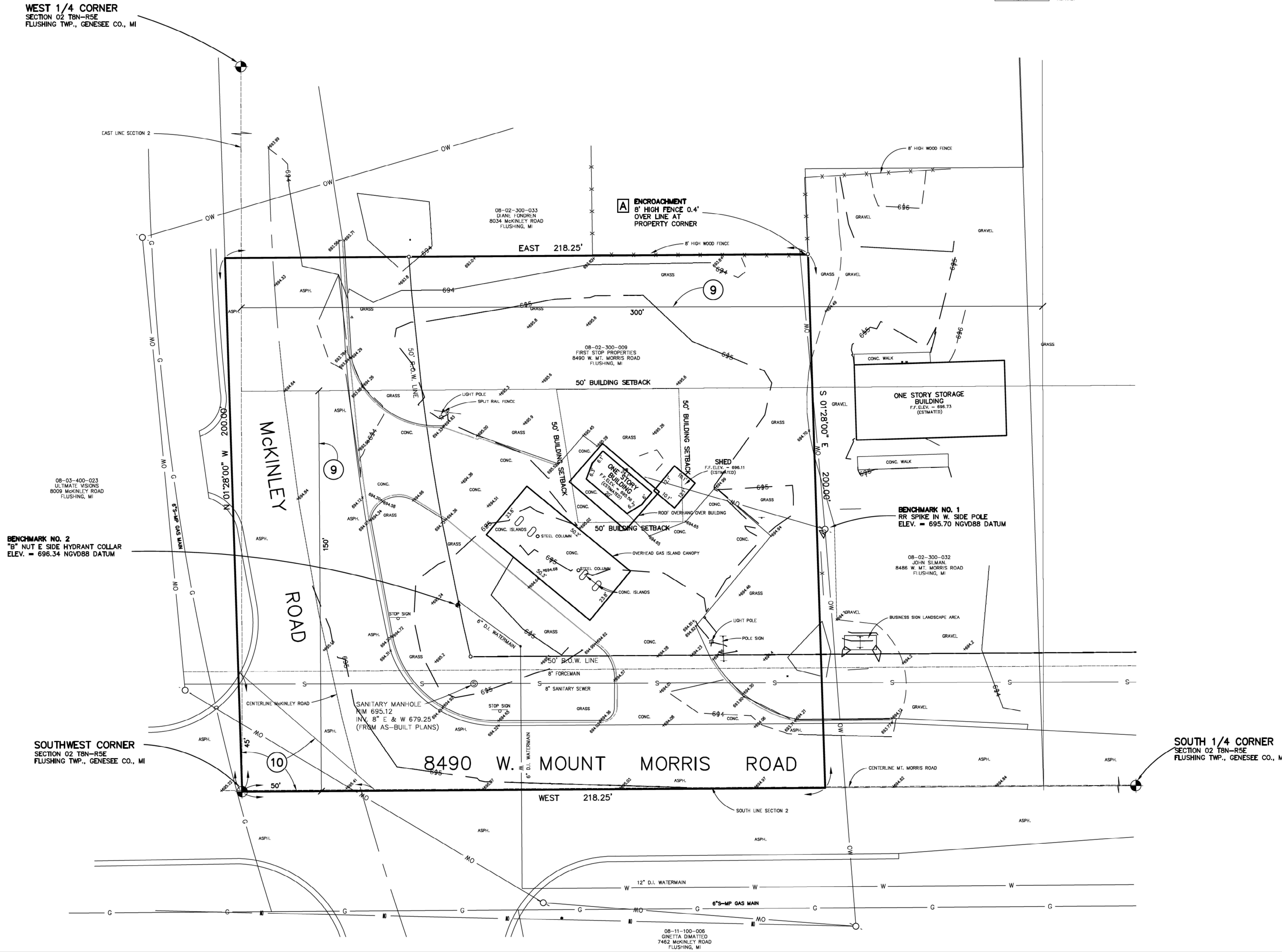
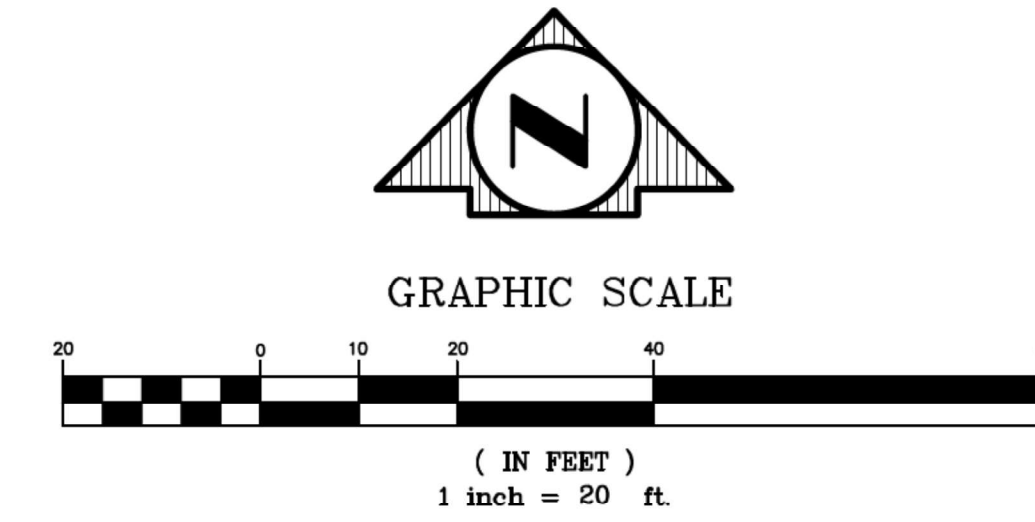
ADDRESS:
8490 W. MT. MORRIS ROAD
FLUSHING TOWNSHIP, MICHIGAN

DRAWN BY:	DJM
CHECKED BY:	DJM
SCALE:	1" = 20'
DATE:	5.3.25
JOB NUMBER:	20250006
TITLE:	SITE PLAN
SHEET NUMBER	S2 OF 2

WEST 1/4 CORNER
SECTION 02 T8N-R5E
FLUSHING TWP., GENESEE CO., MI

LEGEND

- FOUND IRON
- SET IRON
- FOUND MONUMENT
- SET MONUMENT
- ① STORM SEWER & MANHOLE
- ② SANITARY SEWER & MANHOLE
- ③ WATERMAIN, HYDRANT, & GATE VALVE
- ④ GAS MAIN & VALVE
- ⑤ BURIED TELEPHONE & MANHOLE
- ⑥ UNDER GROUND ELECTRIC & MANHOLE
- ⑦ OVERHEAD ELECTRIC POLE, & GUY WIRE
- ⑧ CATCH BASIN (OUBS & ROUND)
- ⑨ CONTOUR LINE
- FENCE
- GUARD RAIL
- WELL
- LIGHT POLE
- METAL POLE
- SIGN
- STREET SIGN
- MAILBOX
- CONCRETE
- ASPHALT



UTILITY NOTE
Underground utility lines are based on visual inspection of pipe inverts at manholes and catch basins, and/or from records obtain from utility agencies. No T.V. inspection or cleaning of the lines has been completed. Therefore, interconnection between structures is based on our best estimation as to their relationship to one another. The location, direction, interconnection, and condition of underground piping must be verified in the field by the architect and/or contractor before commencing any construction. No guarantee is either expressed or implied as to the completeness or accuracy of information provided to us by others. Contractor is responsible for calling MISS DIG prior to start of construction.



Revisions

REVISION	

ALTA/NSPS LAND TITLE SURVEY

FIRST STOP PROPERTIES, LLC
8490 W. MT MORRIS ROAD
SECTION 02, FLUSHING TOWNSHIP
GENESEE COUNTY, MICHIGAN

F.S.E. Surveying & Engineering Since 1957
5370 MILLER ROAD, SUITE 13 • SWARTZ CREEK, MI 48473
PHONE: (616) 230-1333 FAX: (616) 230-7844

Date : 6-2-23

Drawn by: MAX

Designed by: K.R.C.

Sheet No. 2 OF 2

Job No. 26628