

**GENERAL NOTES:**

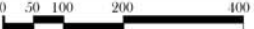
1. THIS DRAWING SHOULD BE REGARDED AS A PRELIMINARY "DIGITAL SKETCH".
2. THIS PLAN, BEING PRELIMINARY IN NATURE, DOES NOT TAKE INTO FULL ACCOUNT THE REQUIREMENTS FOR ZONING, DRAINAGE, STORMWATER RETENTION, GRADING, UTILITY EASEMENTS, D.O.T. RESTRICTIONS, RIGHTS OF WAY, ENVIRONMENTAL PROTECTION AGENCY RESTRICTIONS, OR F.A.A. AIR RIGHTS. THE ABOVE REQUIREMENTS CAN AFFECT THE LAYOUT OF THIS SITE.
3. ALL SITE DIMENSIONS AND AREAS ARE SUBJECT TO ESTIMATION AND SHOULD BE VERIFIED.
4. VERIFY ALL DIMENSIONS WITH CIVIL ENGINEER DOCUMENTS, SURVEY AND FIELD CONDITIONS. NOTIFY CIVIL ENGINEER AND ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES.

**DEVELOPMENT TABULATIONS**

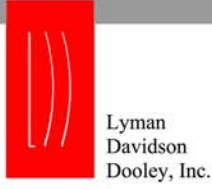
- RETAIL / RESTAURANT - 116,975 GSF
- MULTIFAMILY - 111 UNITS / 161,500 GSF
- TOYHOMES - 55 UNITS / 137,500 HEATED GSF
- OFFICE - 19,250 GSF
- CONFERENCE - 19,000 GSF
- HOTEL - 82 ROOMS
- SINGLE FAMILY - 14 LOTS (60' X 140' TYPICAL = .19 AC)
- FIRESTATION & POLICE ANNEX - 13,000 GSF
- COLLEGE CAMPUS -  
PHASE I: 30,000 GSF  
PHASE II: 30,000 GSF
- ALTERNATE (IN LIEU OF CONF. CENTER)  
RETAIL - 12,800  
MULTIFAMILY - 18 UNITS / 25,600 GSF



**ARCHITECTURAL SITE PLAN**



NOTE: TOPOGRAPHICAL INFORMATION PROVIDED BY THE CITY OF SENECA, INC.  
PARCEL BOUNDARY LINES WERE PRICED TOGETHER PARTIALLY FROM ELECTRONIC SURVEY INFORMATION PROVIDED BY STOWEN & EDWARDS AND ASSOC. AND TRACED FROM CITY ZONING MAP.



**KTC SENECA**  
City of Seneca, SC  
Development Masterplan

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