

PROJECT DATA:			DEVELOPMENT STANDARDS:	
SITE AREA:			ZONING:	CB-2
GROSS:		5.85 AC	MAX. F.A.R.:	0.40
		254,610 SF	MAX. COVERAGE:	40%
NET:		5.85 AC	BUILDING SETBACKS:	
		254,610 SF	FRONT:	20 FT
BUILDING AREA:			SIDE:	0 FT
FOOTPRINT:		50,600 SF	REAR:	0 FT
LEVEL 2:		50,600 SF	LANDSCAPE SETBACKS:	
TOTAL BUILDING AREA:		101,200 SF	FRONT:	N/A
BUILDING USE:			SIDE:	N/A
STORAGE		100,300 SF	REAR:	N/A
OFFICE		900 SF	LANDSCAPE REQ.:	20%
FAR:			OFF-STREET PARKING:	
GROSS:		0.40	STANDARD:	9X20
COVERAGE:			HANDICAPPED:	12X20
GROSS:		20%	DRIVE AISLE:	27 FT
PARKING REQUIRED:			OVERHANG:	
EMPLOYEE		.75/EMPLOYEE 2 STALLS	TREE WELL:	
VEHICLES STORED		1/10 SPACES 6 STALLS	REQ. PARKING RATIO BY USE:	
SELF STORAGE:		1/50 UNITS 17 STALLS	SELF STORAGE:	1/50 UNITS
PARKING PROVIDED:				
AUTO:		25 STALLS		
		@0.25/1000 SF		
REQ. ACCESSIBLE		1 STALLS		
RV STALLS:		51 STALLS		

A PORTION OF THE ZONING INFORMATION IS UNKNOWN AT THIS TIME AND REQUIREMENTS MAY DIFFER THAN WHAT IS SHOWN IN THE SITE PLAN.

Stormwater Management Design:
AVERAGE REGIONAL REQUIRED PROVIDED

This conceptual design is based upon a preliminary review of entitlement requirements and on unverified and possibly incomplete site and/or building information, and is intended merely to assist in exploring how the project might be developed.

Boundary Source:
GIS MAP & AERIAL IMAGE

