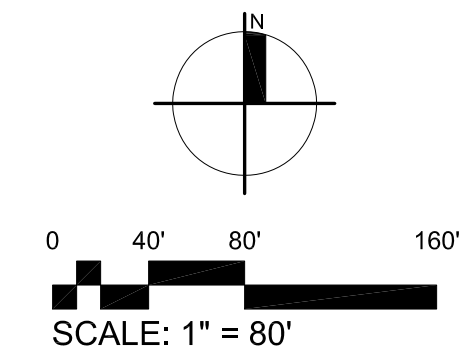




PROJECT DATA - NORTH
(N.I.C. Convenience Market and Accessory Fuel Sales Parcel)

Land Use Group:	Community Commercial
Existing Zoning:	PC
APN#:	313-25-006A
Net Site Area:	324,470 S.F. (7.4 AC.)
Building Area:	53,860 S.F.
Coverage (based on net site area):	16.6%
Landscape Area (70,528 S.F.):	21.7%
Total Parking Provided:	357 Spaces
ADA Parking Required:	8 Spaces
ADA Parking Provided:	14 Spaces
Bike Parking Required (1/10 Spaces):	36 Spaces
Bike Parking Provided:	36 Spaces
Motorcycle/Scooter Parking Required (1/50 Spaces):	8 Spaces
Motorcycle/Scooter Parking Provided:	8 Spaces
Parking Ratio:	6.6 / 1,000 S.F.
Proposed Height (60 feet allowed):	38 Feet

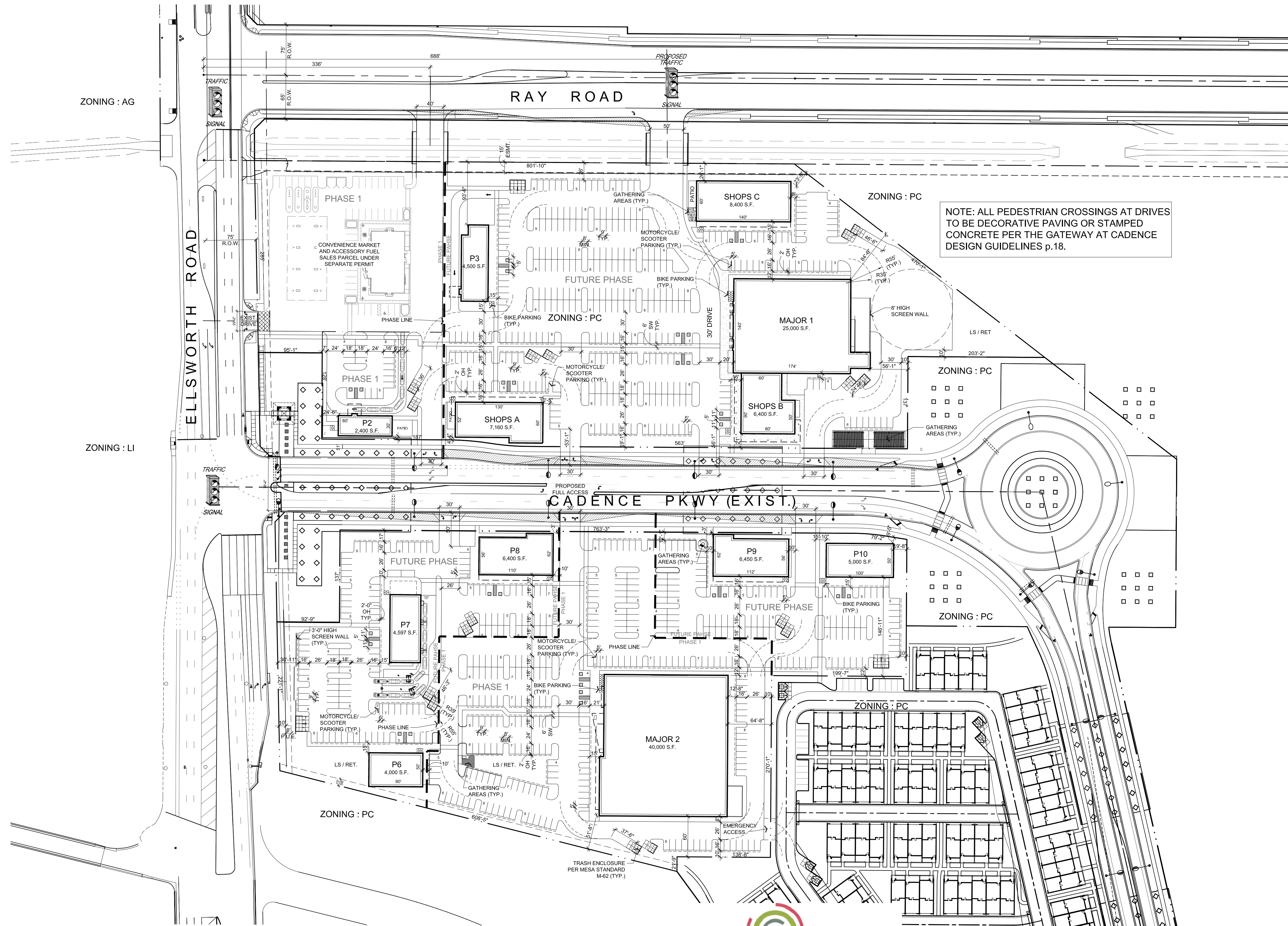
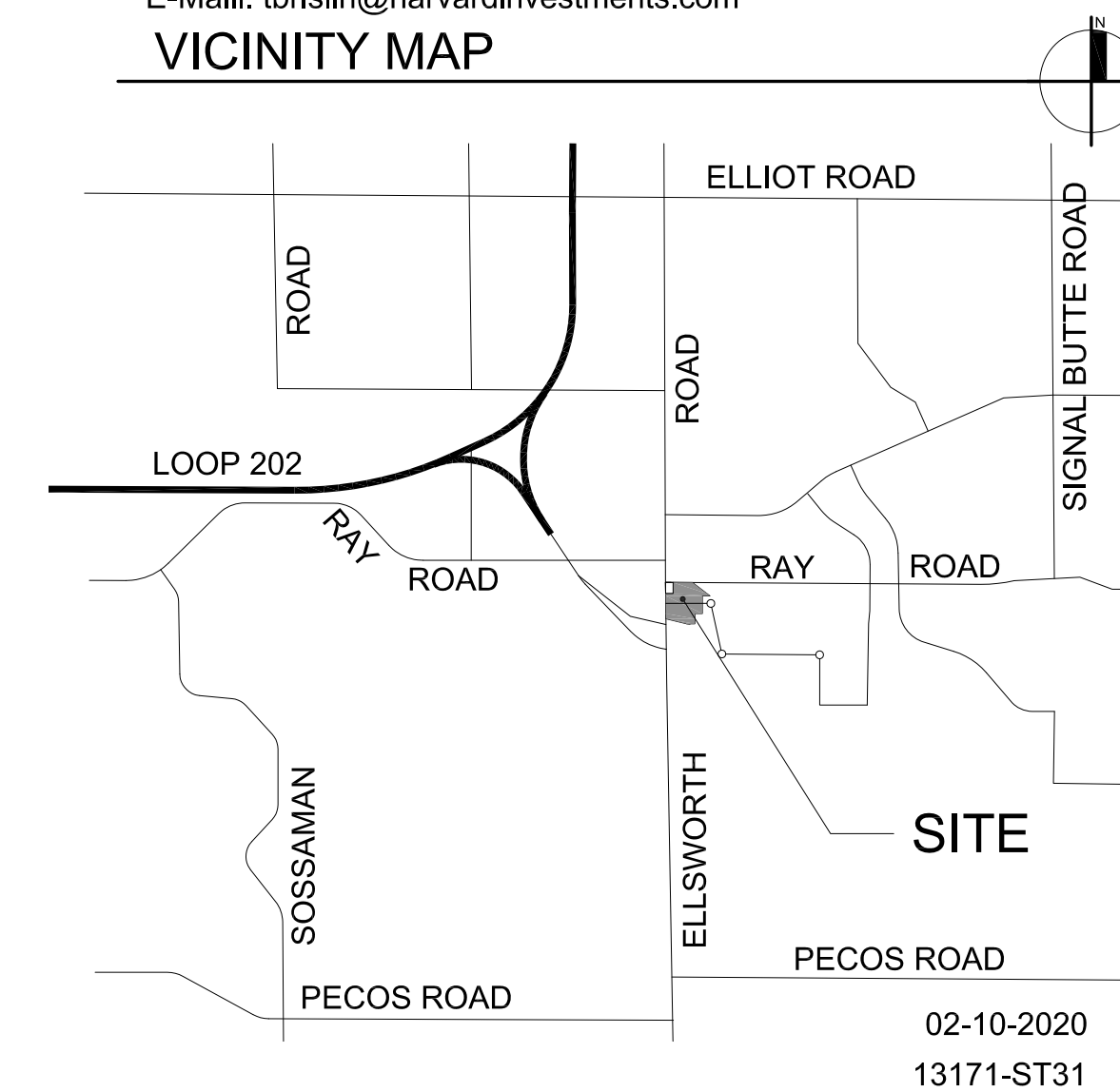
PROJECT DATA - SOUTH

Land Use Group:	Community Commercial
Existing Zoning:	PC
APN#:	313-25-006B
Net Site Area:	352,228 S.F. (8.1 AC.)
Building Area:	66,447 S.F.
Coverage (based on net site area):	18.9%
Landscape Area (71,283 S.F.):	20.2%
Total Parking Provided:	443 Spaces
ADA Parking Required:	9 Spaces
ADA Parking Provided:	14 Spaces
Bike Parking Required (1/10 Spaces):	45 Spaces
Bike Parking Provided:	46 Spaces
Motorcycle/Scooter Parking Required (1/50 Spaces):	9 Spaces
Motorcycle/Scooter Parking Provided:	9 Spaces
Parking Ratio:	6.7 / 1,000 S.F.
Proposed Height (60 feet allowed):	40 Feet

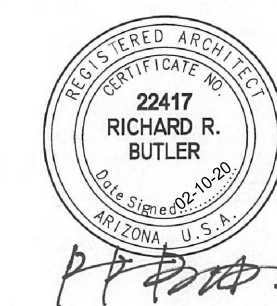
PROJECT TEAM

Developer / Owner	Architect
Harvard Investments	Butler Design Group
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VICINITY MAP



Cadence
AT GATEWAY
Proposed Commercial Development
S.E.C. Ray Road and Ellsworth Road
Mesa, Arizona



Butler Design Group, Inc
architects & planners