

PROJECT DATA:

PROJECT ADDRESS: 8946 E. GERMANN RD
MESA, AZ. 85212

DEVELOPER: LGE DESIGN BUILD
740 NORTH 52ND STREET
PHOENIX, AZ. 85008

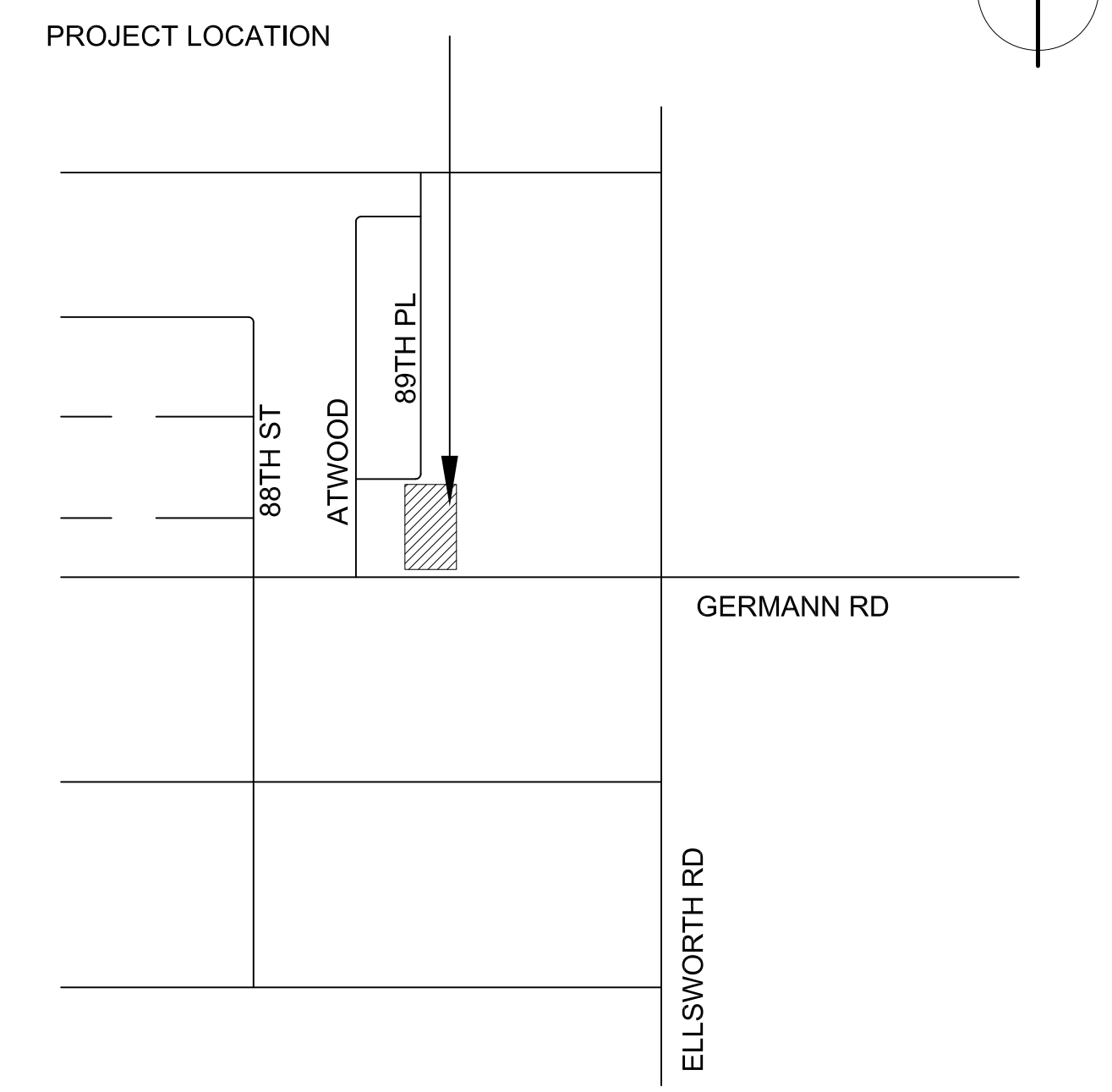
EXISTING USE: VACANT LAND
PROPOSED USE: A NEW RECREATIONAL BUILDING
ASSESSOR PARCEL NO.: 304-62-0070
CURRENT ZONING: LI
SITE AREA: NET: 177,550 S.F. (4.08 AC.)
GROSS: 199,239 S.F. (4.57 AC.)

LANDSCAPE AREA: 50,691 S.F. (28.6%)
STORIES: ONE STORY
GROSS BUILDING S.F.: 29,606 S.F.
LOT COVERAGE: 16.7%
OCCUPANCY: B / A
CONSTRUCTION TYPE: V-B W/ A.F.E.S.
CLEAR HEIGHT: 26'-0"
BUILDING HEIGHT: 36'-0" TOP OF PARAPET

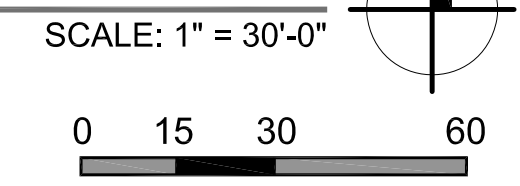
REQUIRED PARKING CALCS:	USE	SQUARE FT.	FACTOR	TOTAL
	OFFICE / ADMIN	2,528 S.F.	1 / 375 S.F.	7 SPACES
	OUTDOOR RECREATION (MINIATURE GOLF, AMUSEMENT ..)	24,106 S.F.	1 / 500 S.F.	48 SPACES
	INDOOR EATING	2,972 S.F.	1 / 75 S.F.	40 SPACES
TOTAL SPACES REQUIRED:				95 SPACES

PARKING PROVIDED				112
TOTAL REGULAR SPACES				112
TOTAL ACCESSIBLE SPACES				5
TOTAL SPACES				117
PARKING RATIO			3.95 CARS FOR 1,000 S.F.	

VICINITY MAP



PRELIMINARY SITE PLAN



NUMBER	REVISION	DATE

PRELIMINARY NOT FOR CONSTRUCTION

SHEET TITLE: PRELIMINARY SITE PLAN
ISSUE DATE: 01/29/2018
DRAWN BY: JPM/KAW
CHECKED BY: AG
PROJECT No.:
SHEET:

A1.1