

PROJECT INFORMATION

OWNER: DESERT SKY DERMATOLOGY
 1688 E BOSTON ST
 GILBERT, AZ 85295

LOCATION: 1205 E. BASELINE ROAD
 MESA, ARIZONA

ZONING: LC

PARCEL NUMBER: 304-05-009R
 SITE AREA: 14,291 SF. - 1.170 ACRES

OCCUPANCY: B OFFICE/MEDICAL

BUILDING #1:
 MEDICAL OFFICES 11,000 SF.
 TOTAL BUILDING #1 = 11,000 SF.

BUILDING #2:
 MEDICAL OFFICES 5,400 SF.
 TOTAL BUILDING #2 = 5,400 SF.

TOTAL BUILDING #1 + #2 = 16,600 SF.

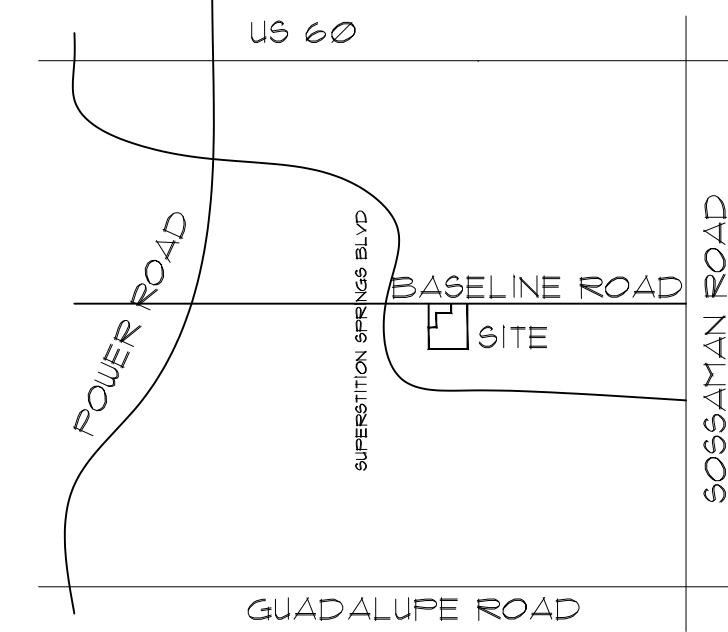
PARKING REQUIRED:
 MEDICAL (200 PER SF = 82 SPACES)

TOTAL REQUIRED = 82

PARKING PROVIDED:
 GENERAL PARKING (9'X18' SPACES) = 51 SPACES
 COVERED PARKING (9'X18' SPACES) = 14 SPACES
 COMPACT PARKING (8'X16' SPACES) = 16 SPACES
 ACCESSIBLE PARKING PER A.D.A. = 4 SPACES
 (2 VAN ACCESSIBLE SPACES)
 TOTAL PROVIDED = 85

FOUNDATION LANDSCAPING:
 REQUIRED PER MZO 11-33-5.A.1
 FRONT ENTRY SIDE - 15' - 15'X110'-0" = 2,560 SF. MIN.
 PROVIDED - 10' MIN. 20' MAX. = 4,138 SF.
 ENTRY PLAZA REQUIRED - 20' WIDTH MIN. 800 SF. MIN.
 ENTRY PLAZA - PROVIDED - 23'-10"X46'-4" = 1,103 SF.
 SIDES REQUIRED - 10' MIN.
 SIDES PROVIDED - SOUTH - 10' - NORTH - 30'

REAR REQUIRED - 10' MIN.
 REAR PROVIDED - 30'



VICINITY MAP

NOTE:
 ALL NEW POWER AND COMMUNICATION SERVICES TO BE PLACED UNDERGROUND PER CITY OF MESA ENGINEERING AND DESIGN STANDARDS SECTIONS 604.3 AND 105.4

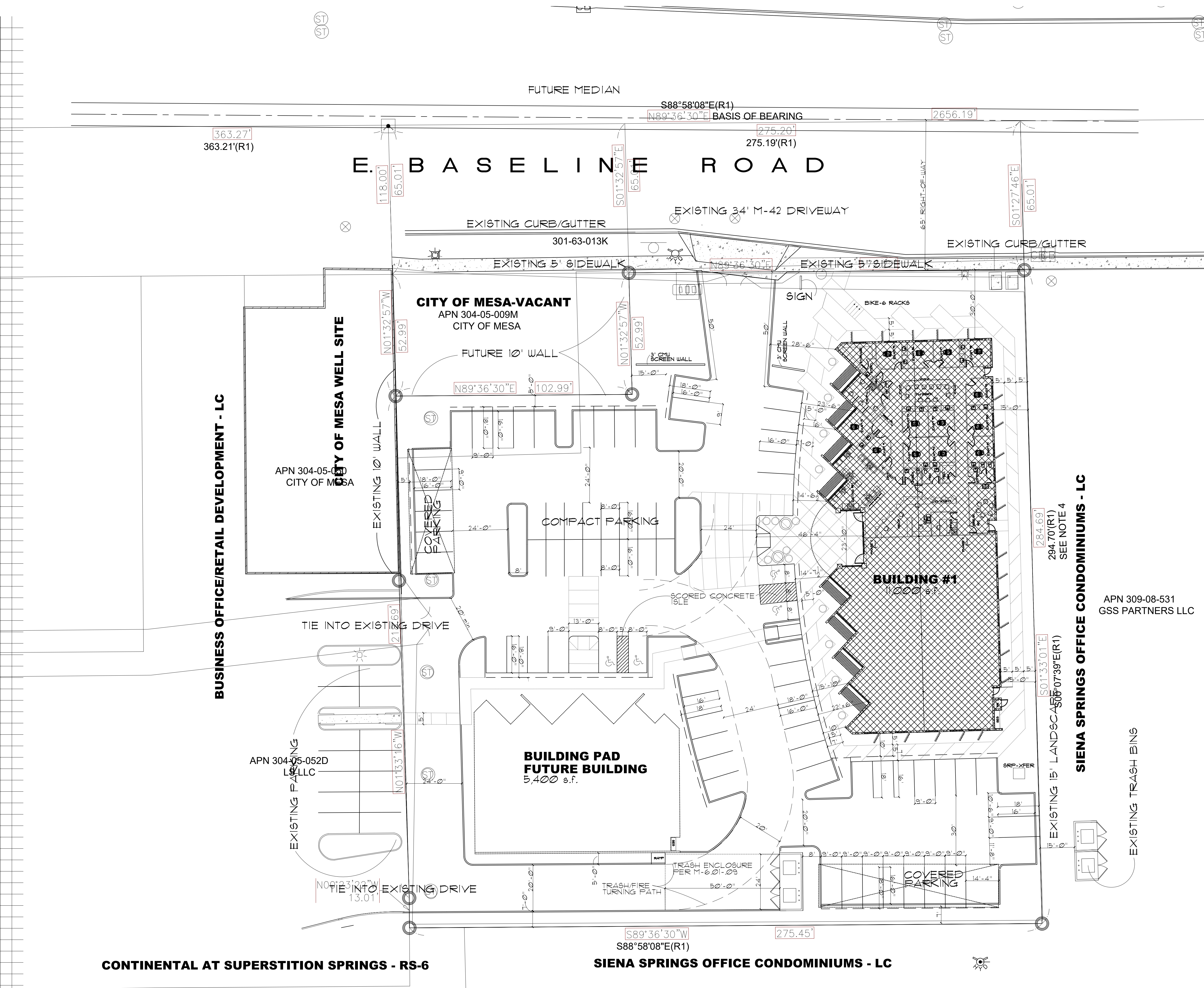
NOTE:
 PROVIDE 20' FUE FOR PUBLIC SEWER. CONSTRUCT ALL ON-SITE SEWERS IN ACCORDANCE WITH CITY OF MESA DESIGN STANDARDS.

NOTE:
 WATER SERVICE FOR THIS PROJECT SHALL BE IN ACCORDANCE WITH CITY OF MESA REQUIREMENTS.

CONCEPTUAL

SITE PLAN

1" = 20' NORTH



BUSINESS OFFICE/RETAIL DEVELOPMENT - LC

SIENA SPRINGS OFFICE CONDOMINIUMS - LC

CONTINENTAL AT SUPERSTITION SPRINGS - RS-6

SIENA SPRINGS OFFICE CONDOMINIUMS - LC

CITY OF MESA-VACANT
 APN 304-05-009M
 CITY OF MESA

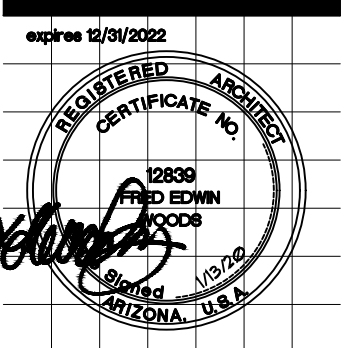
APN 304-05-052D
 CITY OF MESA

APN 304-05-052D
 LG, LLC

APN 309-08-531
 GSS PARTNERS LLC

PRONO: DESERT SKY
 DATE: 11/12/2019
 DRAWN BY: FEW
 REVISIONS:
 12/5/19 2/20/20
 1/13/20
 1/16/20
 1/23/20
 1/29/20

MATHEW T. WOODS MD
DESERT SKY DERMATOLOGY
 MESA, ARIZONA



WOODS ASSOCIATES
 ARCHITECTS, LLC
 3319 E. McDOWELL RD.
 MESA, ARIZONA 85213
 (480) 962-7672

