

**PARKING SUMMARY - BUILDING A**

PARKING STALL:	PROVIDED	REQUIRED	ADA PROVIDED	ADA REQUIRED
OPEN (SURFACE)	275	585	8	7
TRAILER STALLS	62			

REQUIRED PARKING:	MINIMUM # OF SPACES	USER AREA	SPACES REQUIRED
75% OF FLOOR AREA	1:500 SQ.FT.	202,125 SF	405
25% OF FLOOR AREA	1:375 SQ.FT.	67,375 SF	180
		TOTAL REQUIRED	585
		TOTAL PROVIDED	275

SPECIAL USE PERMIT REQUIRED

**PARKING SUMMARY - BUILDING B**

PARKING STALL:	PROVIDED	REQUIRED	ADA PROVIDED	ADA REQUIRED
OPEN (SURFACE)	286	585	8	7
TRAILER STALLS	65			

REQUIRED PARKING:	MINIMUM # OF SPACES	USER AREA	SPACES REQUIRED
75% OF FLOOR AREA	1:500 SQ.FT.	202,125 SF	405
25% OF FLOOR AREA	1:375 SQ.FT.	67,375 SF	180
		TOTAL REQUIRED	585
		TOTAL PROVIDED	286

SPECIAL USE PERMIT REQUIRED

**PROJECT DATA - BUILDING A**

PROPOSED USE: INDUSTRIAL  
APN NUMBERS: 304-63-006V  
EXISTING ZONING: GI - GENERAL INDUSTRIAL  
PROPOSED ZONING: GI - GENERAL INDUSTRIAL  
NET AREA: 842,415 SF / 19.34 AC  
GROSS AREA: 842,415 SF / 19.34 AC  
FLOOR COVERAGE RATIO: 296,500 SF / 842,415 SF = 35.2%  
LOT COVERAGE MAXIMUM: 90%  
LOT COVERAGE PROVIDED: 14.05 AC (73%)  
BUILDING HEIGHT: 50'

**PROJECT DATA - BUILDING B**

PROPOSED USE: INDUSTRIAL  
APN NUMBERS: 304-63-006V  
EXISTING ZONING: GI - GENERAL INDUSTRIAL  
PROPOSED ZONING: GI - GENERAL INDUSTRIAL  
NET AREA: 792,118 SF / 18.18 AC  
GROSS AREA: 792,118 SF / 18.18 AC  
FLOOR COVERAGE RATIO: 296,500 SF / 792,118 SF = 37.4%  
LOT COVERAGE MAXIMUM: 90%  
LOT COVERAGE PROVIDED: 13.64 AC (75%)  
BUILDING HEIGHT: 50'

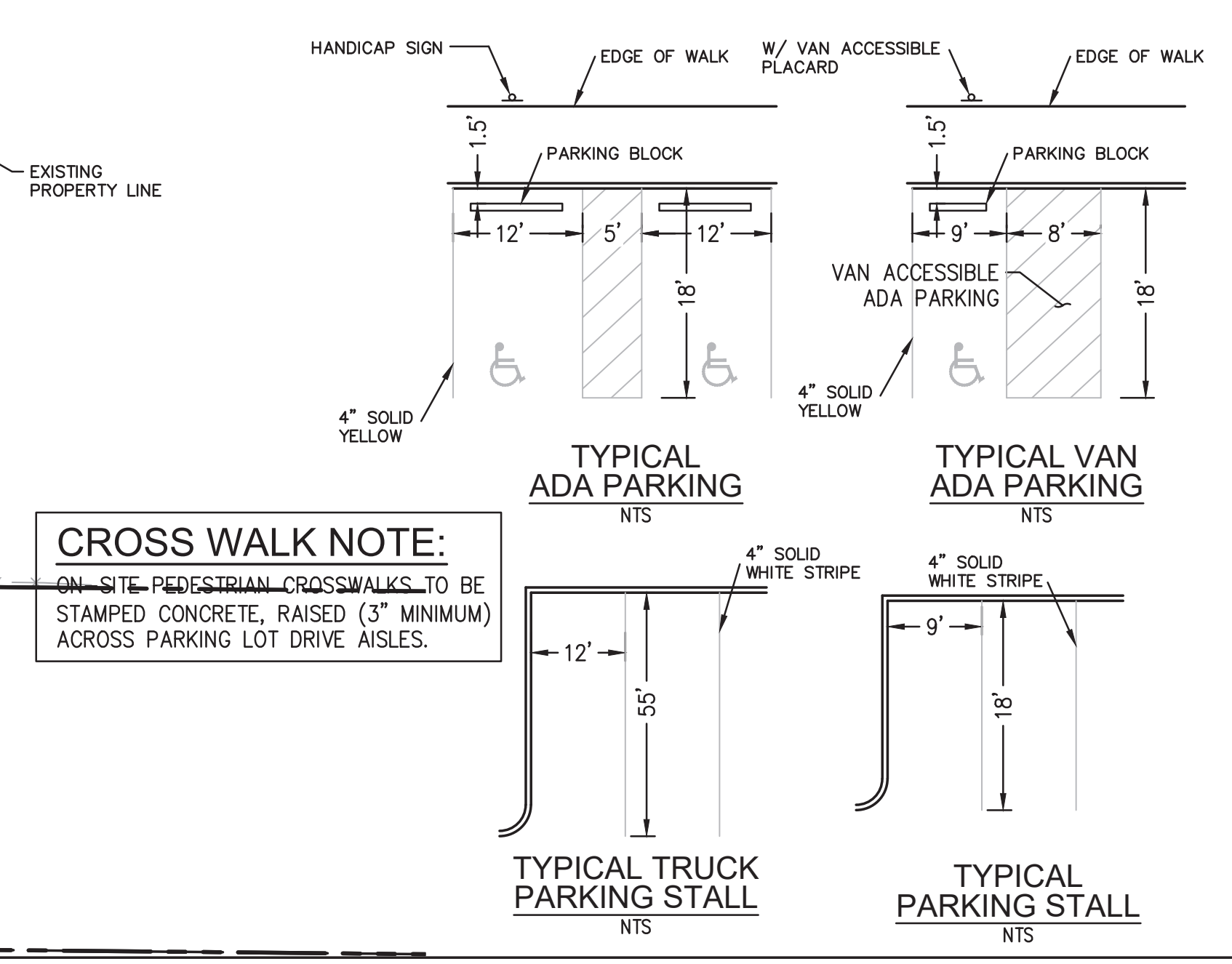
**ARCHITECT**  
LAMAR JOHNSON COLLABORATIVE  
2199 INNERBELT BUSINESS CENTER DRIVE  
ST. LOUIS, MISSOURI 63114  
PHONE: (314) 592-5623  
CONTACT: JOE SCHNIEDERS

**OWNER/DEVELOPER**  
CRG  
7800 FORSYTH BLVD, 3RD FLOOR  
ST. LOUIS, MO 63105

**APPLICANT / LAND USE ATTORNEY**  
WITHEY MORRIS, PLC  
2525 E. ARIZONA BILTMORE CIRCLE, STE. A-212  
PHOENIX, AZ 85016  
PHONE: (602) 346-4619  
CONTACT: STEPHANIE WATNEY

**PROJECT DESCRIPTION**  
NEW CONSTRUCTION OF A WAREHOUSE. DESIGN WILL INCLUDE GRADING & DRAINAGE, PARKING LOTS, UTILITIES AND OTHER ONSITE IMPROVEMENTS.

**BASIS OF BEARING**  
THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 2 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA. SAID LINE BEARS: N89°26'06"E.



APN: 304-63-006  
INNERBELT BUSINESS CENTER DRIVE  
ZONED: GENERAL INDUSTRIAL (GI)

DATE: 04-22-2022

257 Chesterfield Business Parkway  
St. Louis, MO 63005 PH: (636) 530-9100 FAX: (636) 530-9080  
e-mail: general@stockandassociates.com  
Web: www.stockandassociates.com

**Stock & Associates**  
Consulting Engineers, Inc.

PREPARED BY: Lamar Johnson Collaborative

2199 INNERBELT BUSINESS CENTER DRIVE  
ST. LOUIS, MISSOURI 63114  
PH: 314.429.5100 FX: 314.429.3137

**CLAYCO**  
THE ART & SCIENCE OF BUILDING  
2199 INNERBELT BUSINESS CENTER DRIVE  
ST. LOUIS, MISSOURI 63114  
PH: 314.429.5100 FX: 314.429.3137

**CRG** INTEGRATED REAL ESTATE SOLUTIONS

**THE CUBES AT MESA BUILDINGS A & B**

LOT 1 - 10101 E. PECOS ROAD,  
LOT 2 - 6935 S. CRISMON ROAD,  
MESA, AZ 85212

DRAWING ISSUE

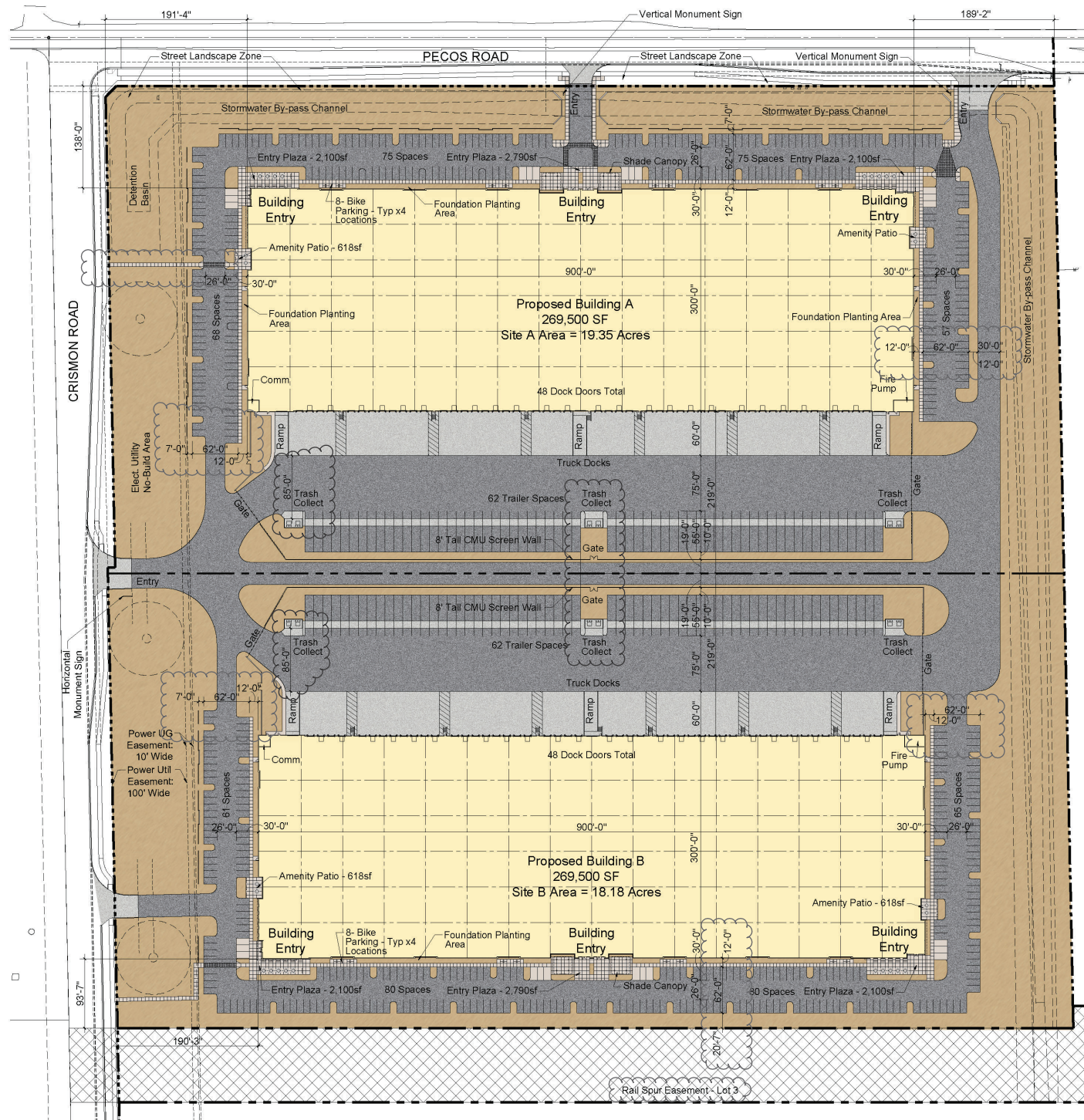
DESCRIPTION	DATE
1. DR SUBMITTAL	3-21-2022
2. 1ST REVIEW COMMENTS	4-22-2022

DRAWING TITLE: SITE PLAN

DRAWING NO: C1.0

CRG Job # 006367 STOCK Job # 221-7112





**PARKING DATA:**

**CARS**

**SITE A = 275**

**RATIO = 976 SQ.FT. / SPACE**

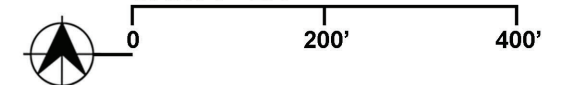
**SITE B = 286**

**RATIO = 942 SQ.FT. / SPACE**

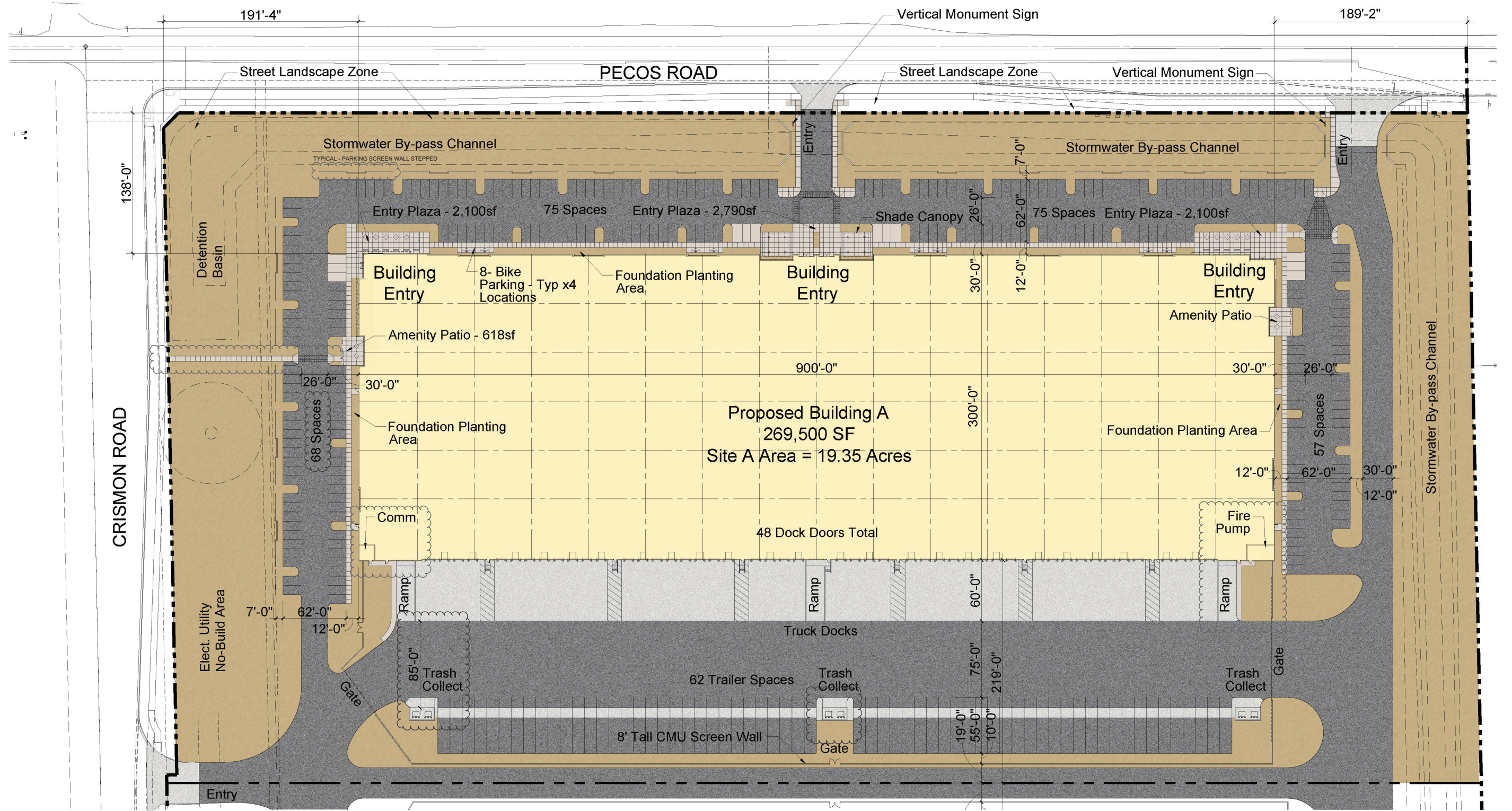


**ARCHITECTURAL  
SITE PLAN - COLORED**

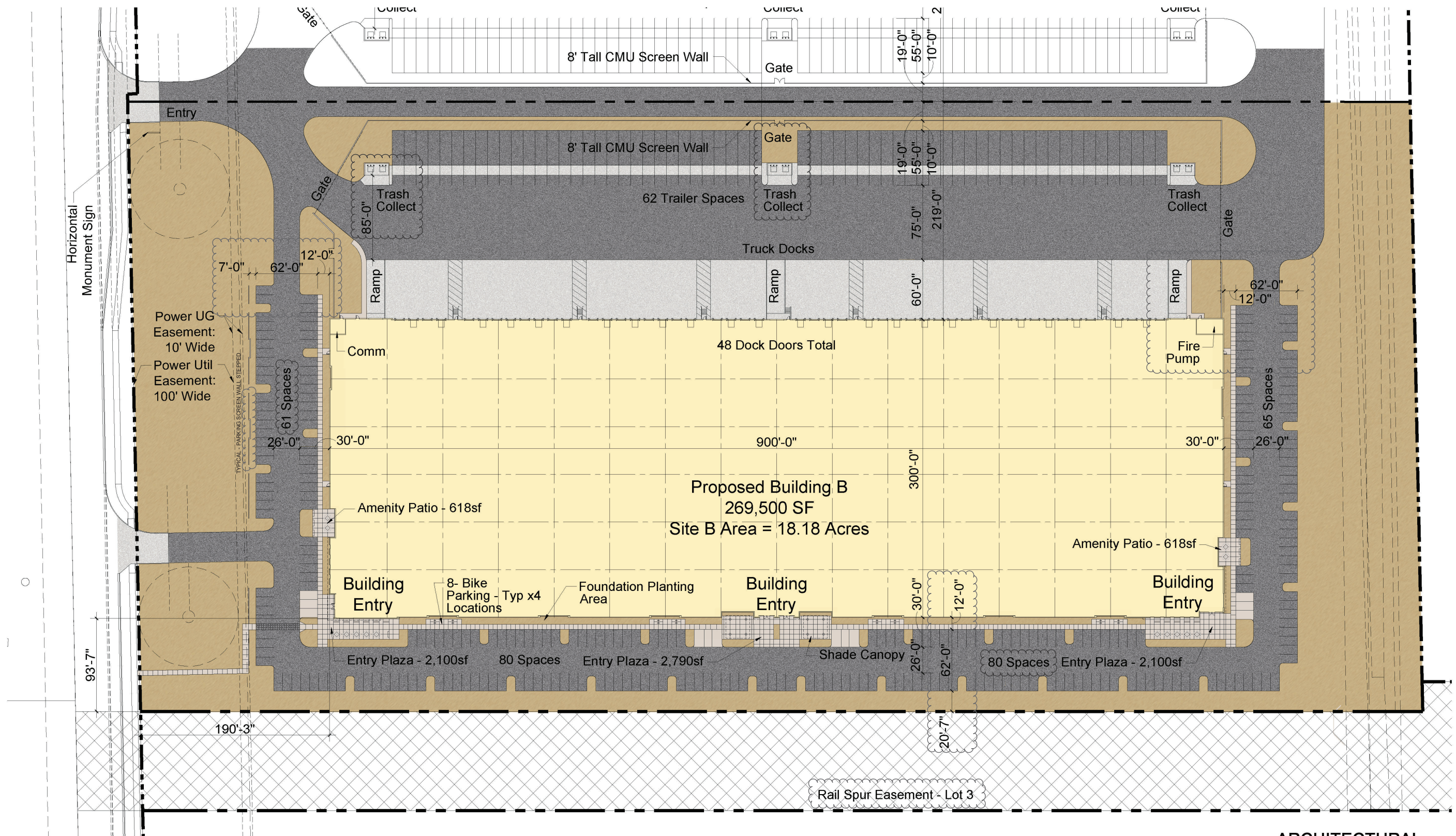
**Scale: 1"=200'**











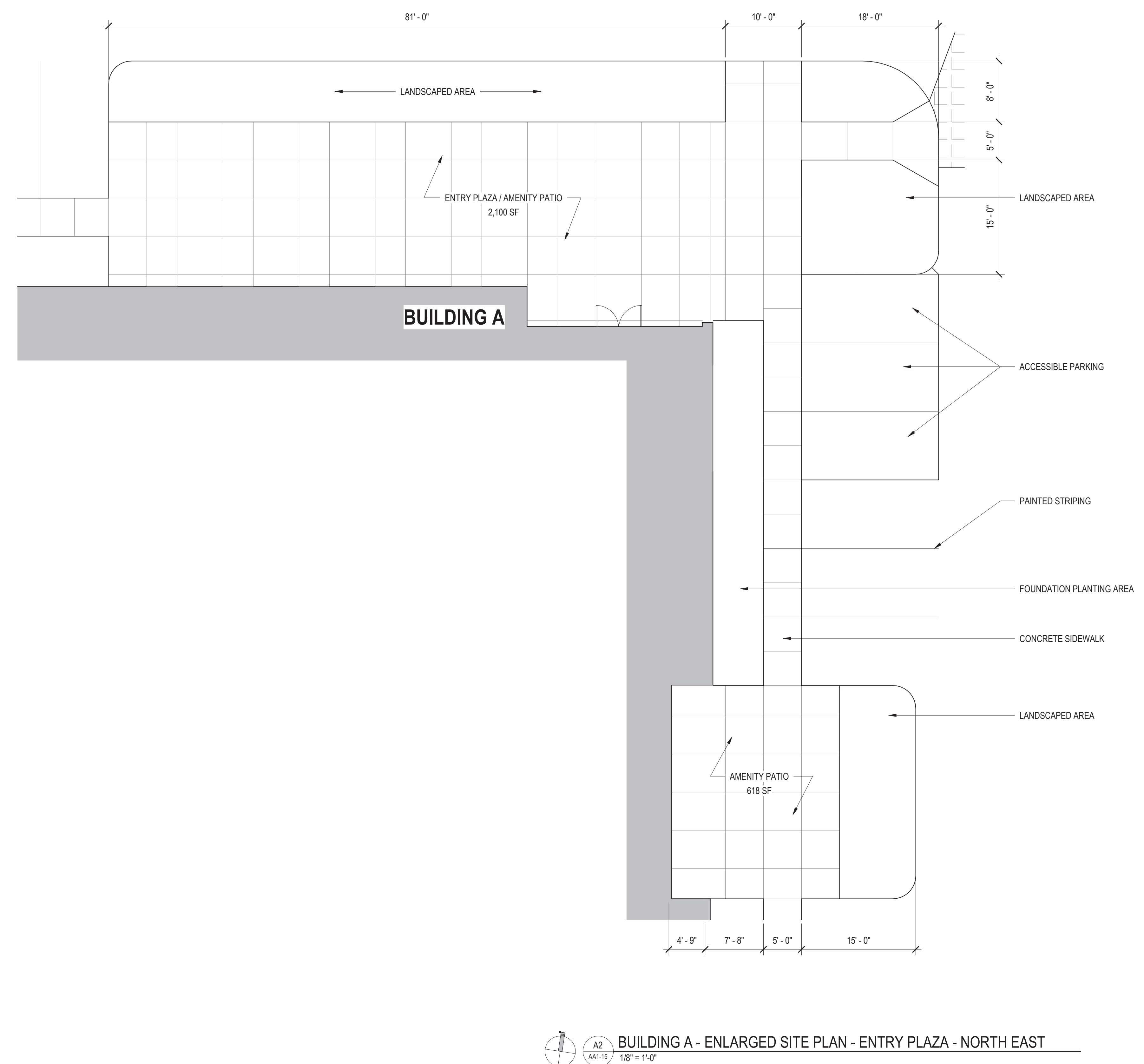
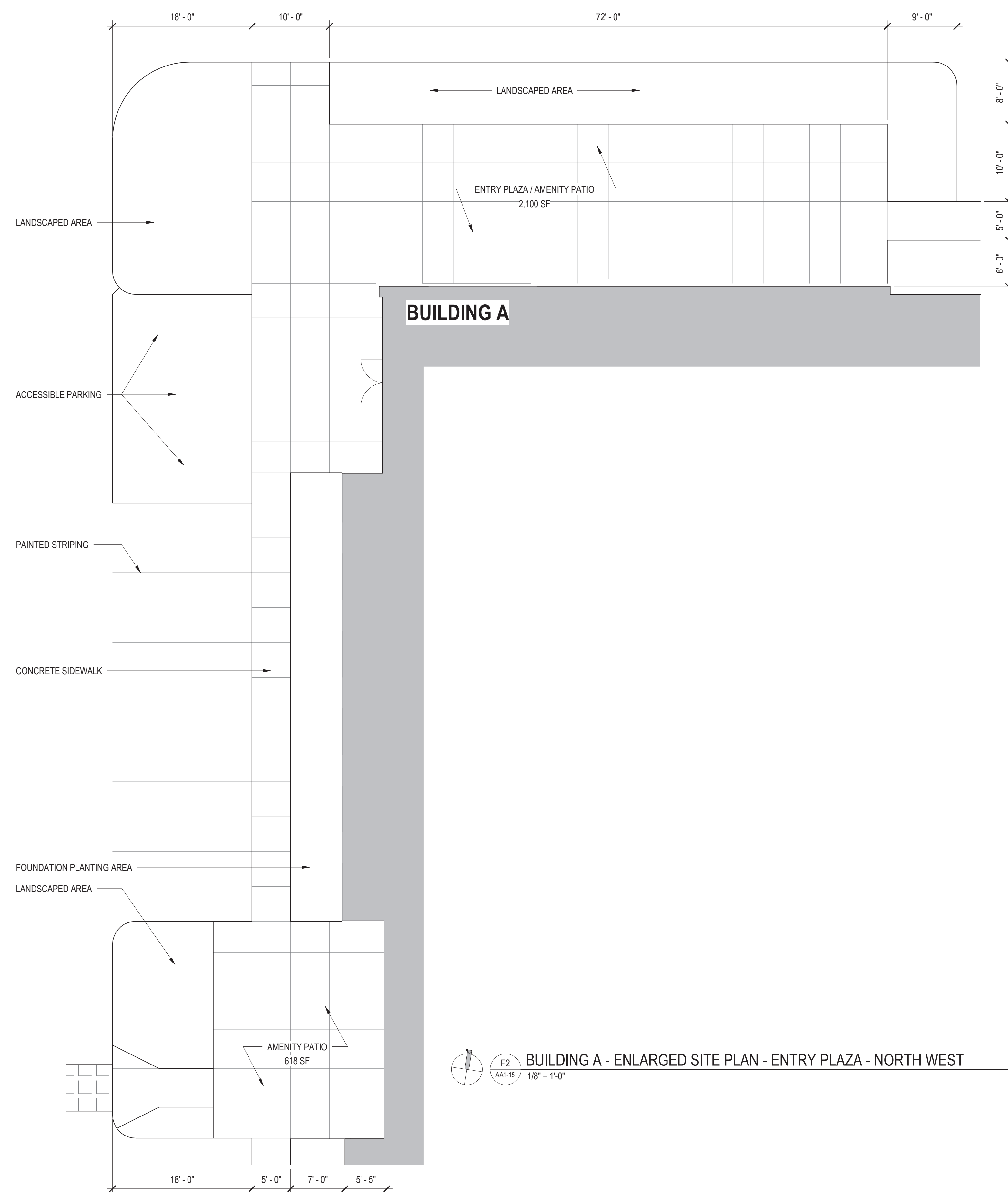
ARCHITECTURAL  
SITE PLAN - COLORED

Scale: 1"=100'



**A1.2**





**NOTE: BUILDING B IS THE SAME AS BUILDING A BUT OPPOSITE.**

