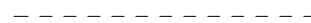
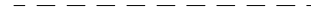
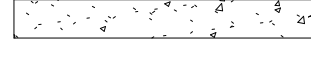
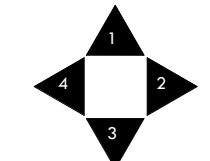


| Zoning Stipulation                                                                                                                                                                   | Request                                                                           |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|
| <p>TABLE 11-6-3.A<br/>Minimum Setback along Property Lines or Building and Parking Areas(Ff)<br/>Front And Street- Facing Side<br/>6-Lane Arterial: 15 ft.</p>                       | 5' - 5" building setback (BIZ Overlay)                                            |
| <p>TABLE 11-30-10 Minimum setbacks from Intersections Arterial (110-130' R.O.W.) with Arterial minimum 50' Radius</p>                                                                | 0' building setback(BIZ Overlay)                                                  |
| <p>11-33-5.B.2.A Landscape for non-single residence uses adjacent to other non-single residence.<br/>15' landscape yard</p>                                                          | 5' landscape yard(BIZ Overlay)                                                    |
| <p>11-33-4.B.2. Landscape islands shall be a minimum of 8' wide and 15' in length for single-row and 30' in length for double-row parking. All measurements are to face of curb.</p> | minimum of 5' by 15' or 5' by 30' for double rows (BIZ Overlay)                   |
| <p>11-32-3 Parking spaces required</p>                                                                                                                                               | Special use permit to reduce required parking from 142 to 103. See parking study. |

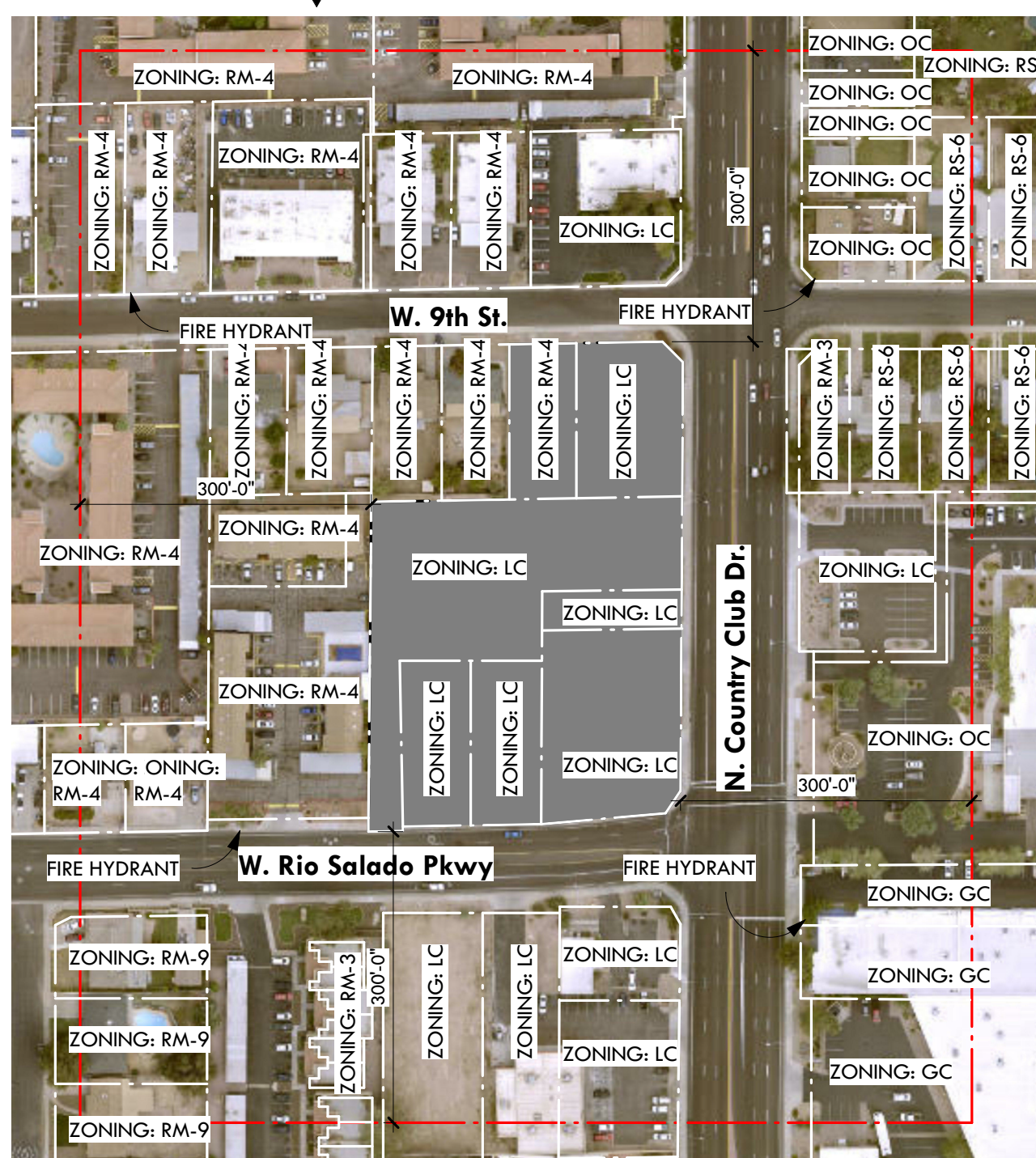
|                                         |                                                                                                                 |
|-----------------------------------------|-----------------------------------------------------------------------------------------------------------------|
| Development Planning Request            | Requested Deviation                                                                                             |
| Requested PUFU on East Property Line 8' | Reduction to 5'(formal request sent to Demian Thomas)                                                           |
| Board of Adjustments Request            | Request                                                                                                         |
| Maximum allowed sign area increase      | Special use permit to Increase signage area to include mural on south east corner. See comprehensive sign plan. |

## SITE PLAN LEGEND

- |                                                                                       |                                             |
|---------------------------------------------------------------------------------------|---------------------------------------------|
|    | PROPERTY LINE                               |
|    | PROPERTY LINE AFTER RIGHT-OF WAY DEDICATION |
|    | EASEMENT                                    |
|    | RIGHT-OF-WAY                                |
|    | BUILDING SETBACK                            |
|    | WASTE ACCESS ROUTE                          |
|    | BUILDING OVERHEAD                           |
|   | UNDERGROUND RETENTION                       |
|  | LANDSCAPE SETBACK                           |
|  | ACCESSIBLE ROUTE                            |
|  | PROPOSED BUILDING FOOTPRINT                 |
|  | SHADED PARKING                              |
|  | CONCRETE                                    |
|  | SITE VISIBILITY TRIANGLE                    |
|  | LANDSCAPE                                   |



SITE PHOTO NUMBER AND DIRECTION



## PROJECT INFORMATION

Project : Child Crisis Arizona Headquarters  
N Country Club  
Mesa, Arizona 85201

Owner: Child Crisis Arizona  
817 N Country Club Drive  
Mesa, Arizona 85201

Applicant: Architectural Resource Team  
1055 E. Indian School Rd  
Phoenix, AZ 85014  
v | 602.307.5399  
Contact: Doug McCord  
e | dmccord@art-team.com

**Project Description:** Child Crisis Arizona is building a new headquarters campus. The campus will include a (2) story courtyard centered building, providing administrative offices for Child Crisis Arizona as well as drop in office for partner, community support organizations. The building will also include; training and multi/purpose rooms that can be utilized for program delivery and meetings. A separate entrance to the building will provide counseling support and wellness center. Child Crisis Arizona Headquarters will also house their donation and volunteer center.

## DEVELOPMENT SUMMARY

|              |                       |                        |
|--------------|-----------------------|------------------------|
| ITE ACREAGE: | GROSS SF = 140,086 SF | Gross Acreage: 3.21 ac |
|              | NET SF = 100,133 SF   | Net Acreage: 2.29 ac   |
| PN NO:       | 135-16-022 -          | 9,278 sf LC            |
|              | 135-16-030 -          | 8,276 sf RM-4          |
|              | 135-16-031 -          | 12,894 sf LC           |
|              | 135-16-045 -          | 9,281 sf LC            |
|              | 135-16-048A -         | 3,774 sf LC            |
|              | 135-16-048B -         | 20,996 sf LC           |
|              | 135-16-049 -          | 37,113 sf LC           |

BUILDING FOOTPRINT: 24,258 SF

BUILDING LOT COVERAGE: Max. Lot Coverage (%) =80% as per 11-6-3A  
Proposed:  
24,258 SF/100,013SF = .242  
=24% LOT COVERAGE

|                            |                                          |
|----------------------------|------------------------------------------|
| CONSTRUCTION TYPE:         | TYPE VB                                  |
| OCCUPANCY CLASSIFICATIONS: | BUSINESS GROUP B (PROFESSIONAL SERVICES) |

BUILDING GROSS AREA  
NEW TWO STORY  
BUILDING: 37,958 GSF

BUILDING HEIGHT: New = Maximum Height (ft) 30 as per 11-6-3.A

PARKING CALCS: General Offices: 1 space per 375 sq ft  
33,015/375= 88.04 parking stalls

General Assembly(Dance): 1 Space per 75 sq ft  
 $1,644 / 75 = 21.92$  parking stalls

Wellness Center: 1 space per 200 sq ft  
1,463 / 200 = 7.315 Parking stalls

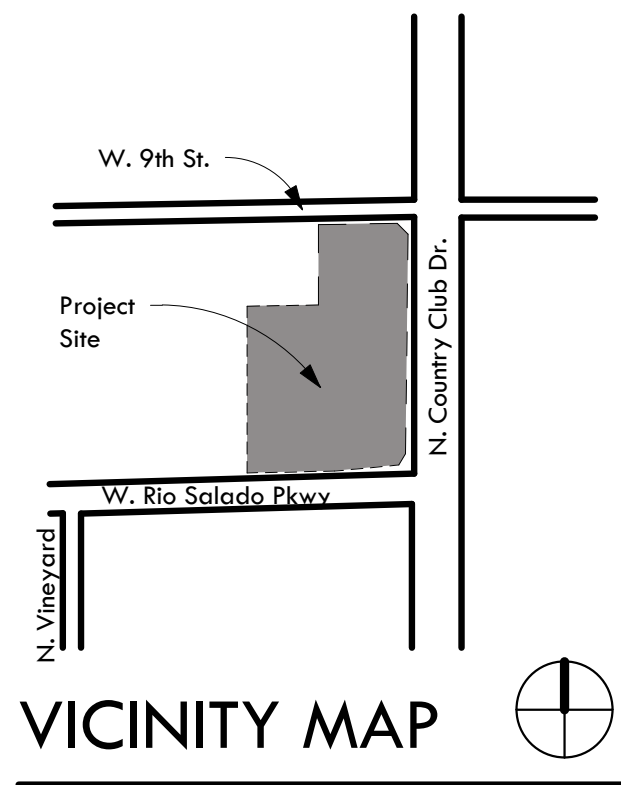
Training: 1 Space per 75 sq ft  
1,836 / 75 = 24.48 Parking stalls

PROVIDED: 103 (including (4) Accessible Spaces (1) Accessible Van Space) Special use permit request to reduce required parking from 142 to 103.

|                  |             |      |
|------------------|-------------|------|
| EXISTING ZONING: | 135-16-022  | LC   |
|                  | 135-16-030  | RM-4 |
|                  | 135-16-031  | LC   |
|                  | 135-16-045  | LC   |
|                  | 135-16-048A | LC   |
|                  | 135-16-048B | LC   |
|                  | 135-16-049  | LC   |

PROPOSED ZONING: Proposed rezone of parcel 135-16-030 RM-4 to LC.

Proposed lot combination of all 7 Parcels.

RE-SUBMITTAL DATE: PRS21-01176 JANUARY 4th, 2021

## VICINITY MAP



Child Crisis Arizona  
Child Crisis Arizona HQ

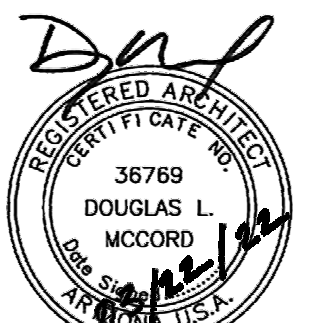
424 W Rio Salado Pkwy  
Mesa 85201

424 W Rio S  
Mesa 85201

| Revision Schedule |      |             |
|-------------------|------|-------------|
| No.               | Date | Description |

|            |                |
|------------|----------------|
| 21018      | ART PROJECT NO |
| 02.17.2022 | DATE           |
| CW         | DRAWN BY       |
| DMc        | CHECKED BY     |

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**Expires 09/30/2023**

## FINAL SITE PLAN

DRAWING N