140-68-152

LC

LC

45,462 SF

6,410 SF

14.00%

600 SF

BETWEEN 24'-0" TO 28'-0"

BUSINES / MERCANTILE

INTERIOR 1 SPACE / 200 SF EXTERIOR 1 SPACE / 200 SF

32 INTERIOR | 6 EXTERIOR

4420 E Baseline Rd

Mesa, AZ 85206

PROPOSED BUILDING AREA PROPOSED PATIO AREA

LOT COVERAGE

OCCUPANCY

PROVIDED ACCESSIBLE PARKING REQUIRED **PROVIDED**

EXITING REQUIRED **PROVIDED** PROJECT DESCRIPTION

GROUND UP CONSTRUCTION AND INTERIOR FITOUT FOR **DENTAL OFFICE.** SIDE OF THE PROPERTY FOR SNOW CONES/ICEES. THIS IS

ALSO INCLUDED IS A DRIVE-THRU SPACE ON THE WESTERN OPERATED BY THE SAME OWNER (SNOW FAMILY DENTISTRY). IT WILL NOT INCLUDE COOKING EQUIPMENT/RANGES/HOODS. ONLY EQUIPMENT FOR MAKING SNOW CONES/ICEES

CODES & ORDINANCES

2018 INTERNATIONAL BUILDING CODE 2012 UNIFORM PLUMBING CODE 2018 INTERNATIONL MECHANICAL CODE 2018 NATIONAL ELECTRICAL CODE /NFPA-70 2018 INTERIONAL FIRE CODE 2018 INTERIONAL ENERGY CONSERVATION CODE 2009 ICC/ANSI A117.1 2010 ADA 2012 INTERNATION FUEL GAS CODE WITH AMENDMENTS

PROJECT TEAM

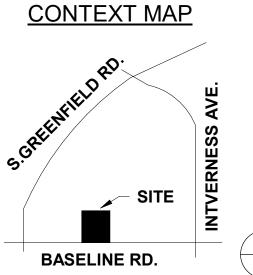
OWNER **SNOW FAMILY DENTISTRY 4540 E BASELINE RD MESA, AZ 85206 LINDSEY SNOW** 602.770.2575

ARCHITECT JAMMONSTUDIOS LLC 7700 E INDIAN SCHOOL ROAD SCOTTSDALE, AZ 85251

JONATHAN AMMON 602.689.9552 JAMMON@JAMMONSTUDIOS.COM

ADDRESSING

ADDESS IDENTIFICATION SHALL BE LEGIBLE AND PLACED IN A POSITION THAT IS VISIBLE FROM THE STREET FRONTING THE ROAD. MINIMUM 12" HIGH WITH MINIMUM STROKE WIDTH OF 2 INCHES.



PROJECT INFORMATION

PROJECT ADDRESS

ZONING **ADJACENT ZONING**

SITE AREA

PROPOSED BUILDING HEIGHT

PARKING CALCULATION REQUIRED

ACCESSIBLE PARKING

03/23/21 Drawn By: JammonStudios Reviewed By:



LEGAL DESCRIPTION

CONSTRUCTION TYPE

NOT A DEFERRED SUBMITTAL.

NEW EXTERIOR SITE LIGHTING

VISION PORTALS

TRASH ENCLOSURE

2, SCREEN WALL SECTION

scale 3/4" = 1'-0"

-STONE CAP

CMU SCREENING

ON ON SOUTHERN

REINFORCING STEEL;

POURED CONCRETE

SEE STRUCTURAL

PROPERTY

FOOTING

COLORS TO MATCH WALLS

scale 1/4" = 1'-0"

EXTERIOR BUILDING LIGHTING IS INCLUDED IN BUILDING

ELEVATIONS, PHOTOMETRIC DOCUMENTATION NOT REQUIRED

CANE BOLTS WITH BLACK

CONSTRUCTION PLAN SUBMITTAL.

WILL BE INCLUDED IN THE

VB WOOD FRAME ON EXTERIOR

TO BE COMPLETED

FIRE SPRINKLER

LIGHTING

AT THIS TIME.

paint cmu to

V V

APN: 140-68-153

33,126 S.F.

EXISTING

ZONING LC

match stucco

SNOW FAMILY DENTISTRY 4420 E Baseline Rd Mesa, AZ 85206

Sheet Title: SITE PLAN

, SITE PLAN scale 1" = 20'-0" **EXISTING**

BUILDING

DRIVE THRU ENTRANCE

ORDER BOARD

APN: 140-68-044A

50,760 S.F.

ZONING LC

APN: 140-68-021A

50,717 S.F.

ZONING LC

EXISTING

BUILDING

18' - 0"

BEIGE CONCRETE WALK W/ DIAMOND PATTERN

BEIGE CONCRETE WALK

APN: 140-68-152

SITE AREA 45,462 S.F.

BUILDING AREA = 6,410 SF

BUILDING HEIGHT = ~ 24'-0"

ZONING LC

DENTIST OFFICE

(SEE FLOOR PLAN)

E BASELINE RD

cmu stucco 🔻

A-001

40" screen wall

match building

— paint cmu to

match stucco

∄ 158.44' S₁89° 38' 22" E

BIKE PARKING