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PROJECT FALL SITE CONCEPT
EL CAMPO GRANDE AVE-MT.HOOD & ANN ROAD
 (NORTH LAS VEGAS, NV)

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ISSUE DATES:

08-13-19	PRELIMINARY SITE EVALUATION PLAN
09-19-19	PRELIMINARY SITE EVALUATION PLAN
10-01-19	SITE EVALUATION PLAN (SENT TO CIV)
10-10-19	SITE EVALUATION PLAN (UPDATED)

MPA PROJECT NUMBER: 19-039
 ISSUE:
 SHEET NAME:

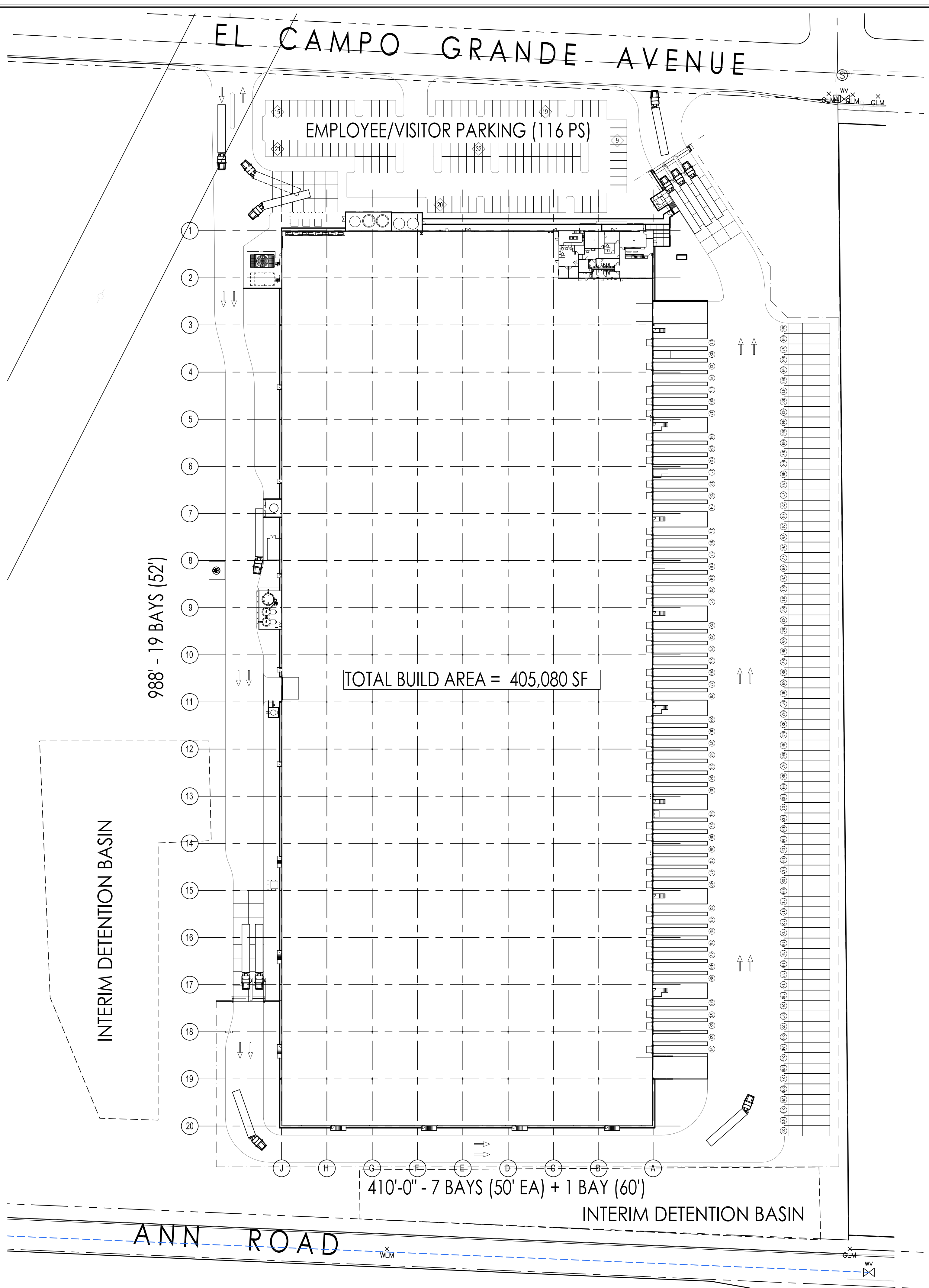
**PRELIM
 SITE PLAN**

TABULATION

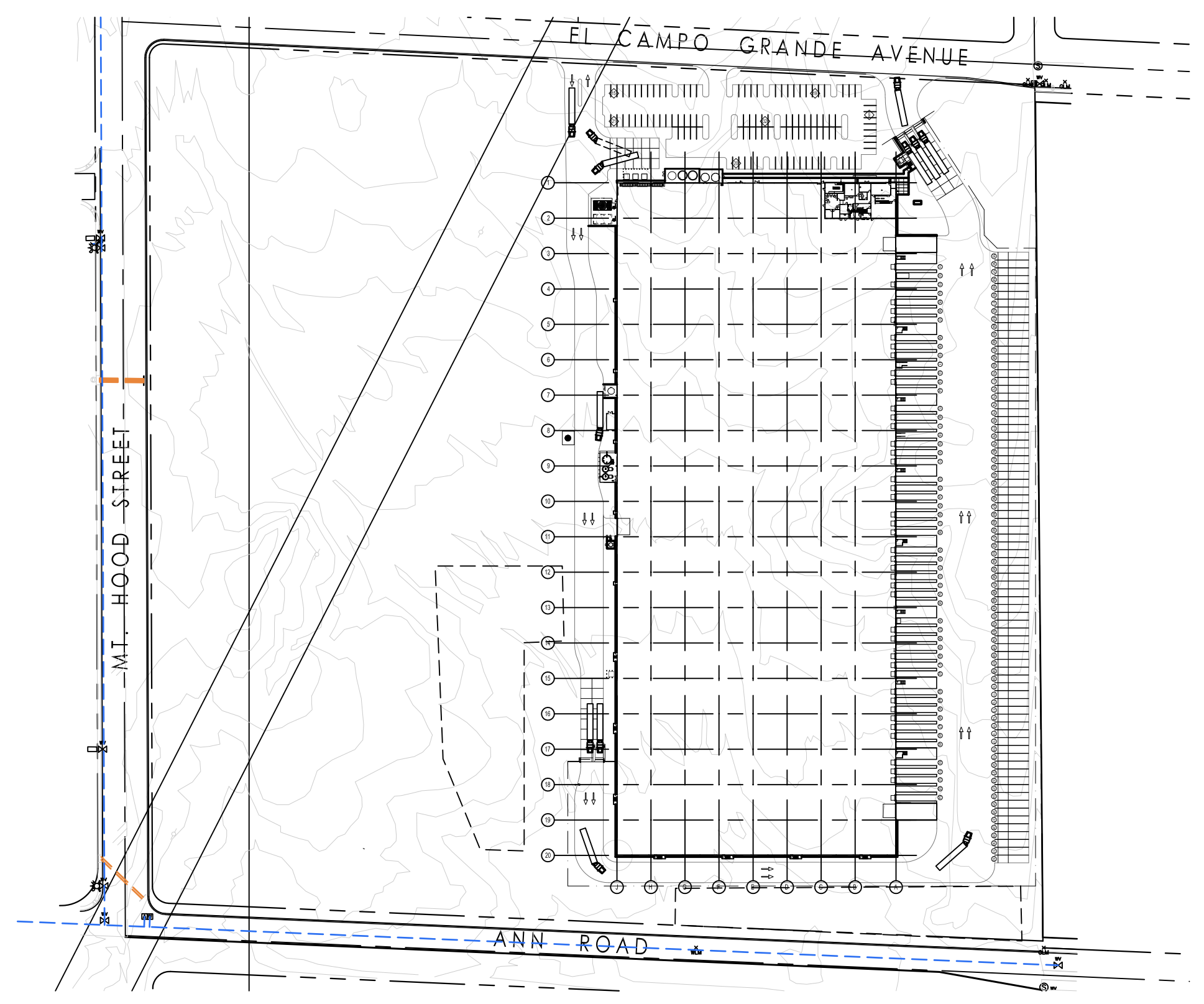
SITE AREA	
GROSS IN SF	902,321
IN ACRES	20.71
BUILDING AREA	
OFFICE	5,465 SF
WAREHOUSE	399,615 SF
TOTAL	405,080 SF
COVERAGE : 44.89%	
TOTAL BUILDING AREA =	405,080 S.F.
MAXIMUM BUILDING HEIGHT ALLOWED	60 FEET
SETBACK REQUIRED (STREET SIDE)	20 FEET
DETENTION =	INTERIM DETENTION BASIN

PARKING SUMMARY

AUTO PARKING REQUIRED	TOTAL 222 STALLS
(BLDG. AREA 405,080 S.F.)	
OFFICE : 1 PER 250 SF =	5,465 SF/250 = 22 PS
WAREHOUSE : OVER 125K SF AT 1/2,000 SF =	399,615 SF/2000 = 200 PS
AUTO PARKING PROVIDED	
EMPLOYEE/VISITOR PARKING :	116 (405K SF)
LOADING DOCK :	54 POSITIONS
TRAILER PARKING TOTAL BUILD :	78 SPACES (405K SF)



01 PRELIMINARY SITE EVALUATION PLAN - ENLARGED
 SCALE: 1/64" = 1' - 0"



02 PRELIMINARY SITE EVALUATION PLAN - OVERALL
 SCALE: NTS

