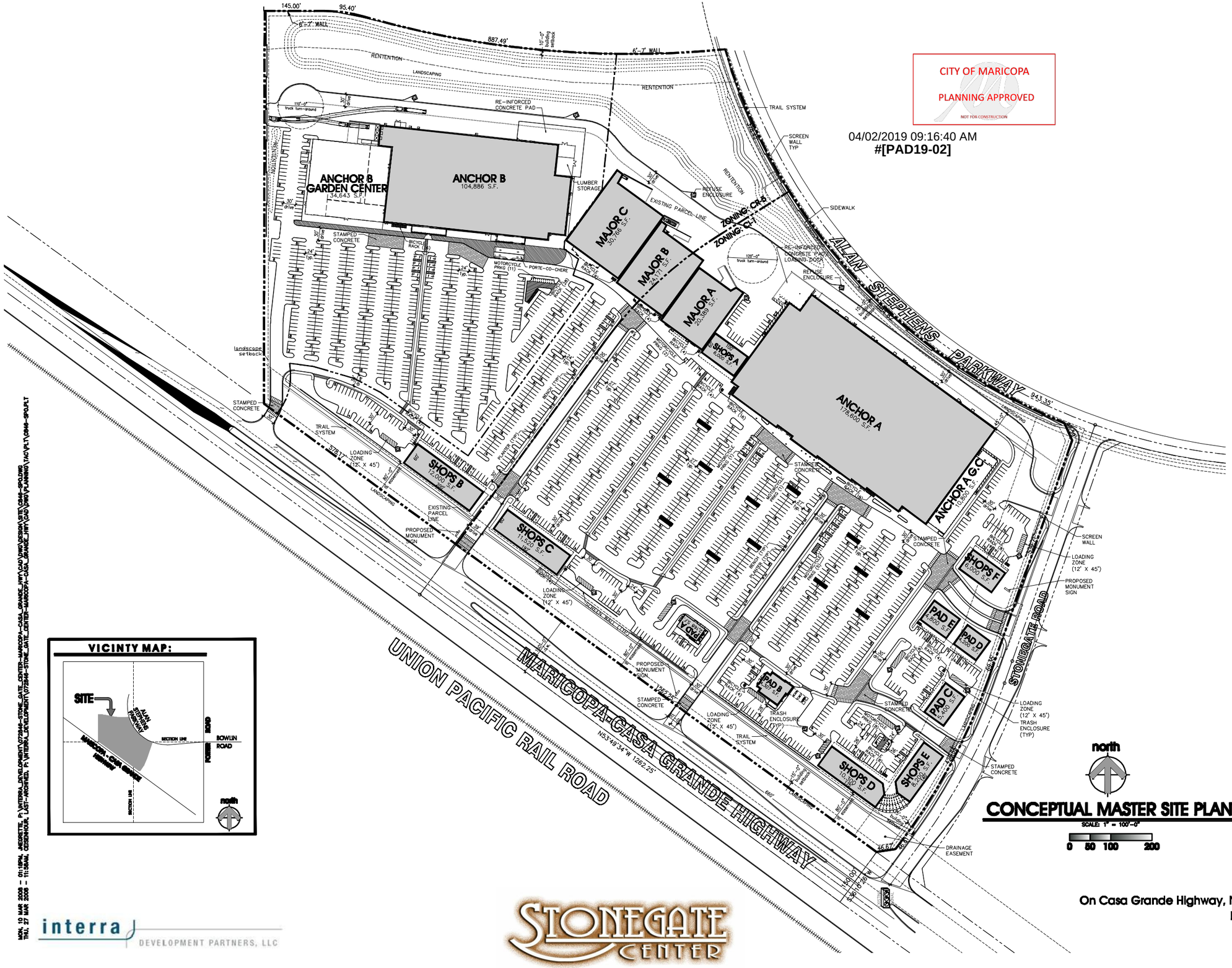


CITY OF MARICOPA

PLANNING APPROVED

NOT FOR CONSTRUCTION

04/02/2019 09:16:40 AM

#[PAD19-02]

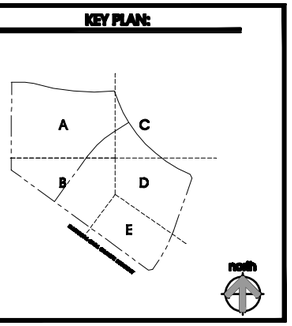
SITE DATA:

PROPOSED ZONING:	**CI-1**
EXISTING ZONING CR-3:	**1,040,215 S.F. ±24.00 AC.**
EXISTING ZONING CI-1:	**1,288,976 S.F. ±29.61 AC.**
LAND AREA:	
ANCHOR A	784,894 S.F. ±18.02 AC.
ANCHOR B	564,078 S.F. ±15.55 AC.
NET LAND AREA	998,827 S.F. ±21.51 AC.
TOTAL LAND AREA:	**2,347,599 S.F. ±59.09 AC.**
BUILDING AREA:	
ANCHOR A	178,600 S.F.
ANCHOR A G.C.	10,600 S.F.
ANCHOR B	104,886 S.F.
ANCHOR B G.C.	34,643 S.F.
MAJOR A	20,389 S.F.
MAJOR B	24,171 S.F.
MAJOR C	30,765 S.F.
PAD A	
Restaurant	2,100 S.F.
PAD B	4,307 S.F.
PAD C	5,400 S.F.
PAD D	4,200 S.F.
PAD E	4,000 S.F.
SHOPS A	6,000 S.F.
SHOPS B	12,000 S.F.
SHOPS C	11,200 S.F.
SHOPS D	10,200 S.F.
SHOPS E	8,700 S.F.
SHOPS F	6,000 S.F.
TOTAL BUILDING AREA:	**470,100 S.F.**
BUILDING / LAND COVERAGE:	**20.4%**
REGULAR PARKING REQUIRED:	
[RETAIL FACTOR = 1/200 S.F.]:	
[FAST FOOD FACTOR = 1/100 S.F.]:	
[GARDEN CENTER FACTOR = 1/300 S.F. + 1 PER EMPLOYEE]:	
REGULAR PARKING REQUIRED / PROVIDED:	
ANCHOR A (INCL 50 SPCS FOR G.C.)	891 / 894 SPACES
ANCHOR B (INCL 119 SPCS FOR G.C.)	485 / 585 SPACES
MAJOR A	98 / 78 SPACES
MAJOR B	81 / 74 SPACES
MAJOR C	103 / 103 SPACES
PAD A Restaurant	22 / 21 SPACES
PAD B	14 / 18 SPACES
PAD C	18 / 18 SPACES
PAD D	14 / 18 SPACES
PAD E	18 / 24 SPACES
SHOPS A	20 / 18 SPACES
SHOPS B	40 / 48 SPACES
SHOPS C	38 / 38 SPACES
SHOPS D	39 / 39 SPACES
SHOPS E	27 / 21 SPACES
SHOPS F	20 / 20 SPACES
TOTAL REQUIRED / PROVIDED:	**1,912 / 2,109 SPACES**
PARKING RATIO:	**4.41 SPACES PER 1,000 S.F.**

ACCESSIBLE PARKING REQUIRED / PROVIDED:
31 / 47 SPACES

BYCICLE PARKING REQUIRED / PROVIDED:
106 / 108 SPACES

KEY PLAN:



NOTE: THIS DRAWING WAS PREPARED WITHOUT COMPLETE SURVEY INFORMATION AND SHOULD BE CONSIDERED APPROXIMATE.

VICINTY MAP:

north

CONCEPTUAL MASTER SITE PLAN

SCALE: 1" = 100'-0"

0 50 100 200

On Casa Grande Highway, NW of Porter Road
Maricopa, Arizona
MARCH 21, 2008
MSP

interra DEVELOPMENT PARTNERS, LLC

STONEGATE CENTER

KURT D. REED ASSOCIATES, INC.
7400 E. McDonald Drive, Suite 101
Scottsdale, AZ 85260
Ph.: 480.941.1440
www.kdra.com
Job No. 072846

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