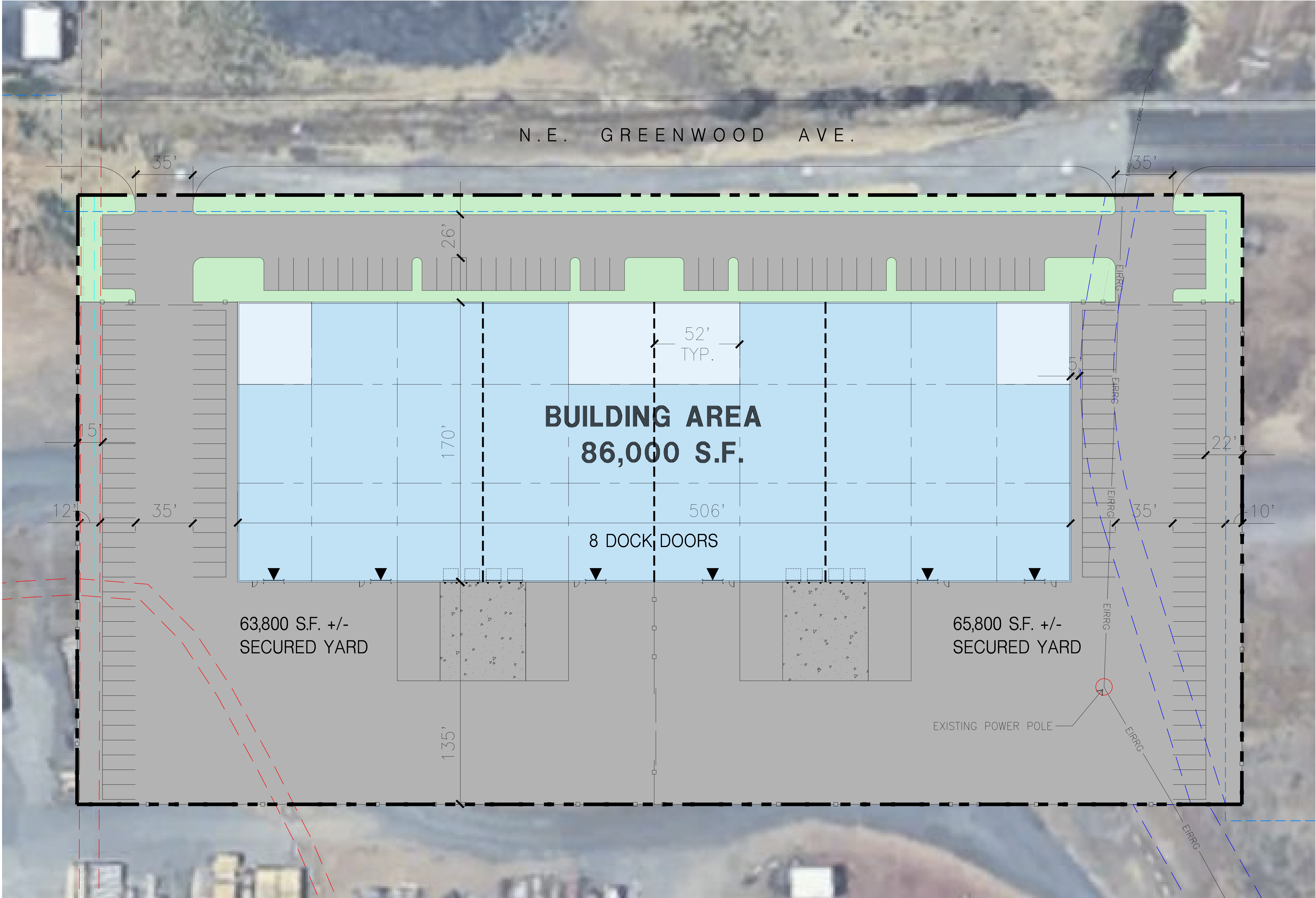
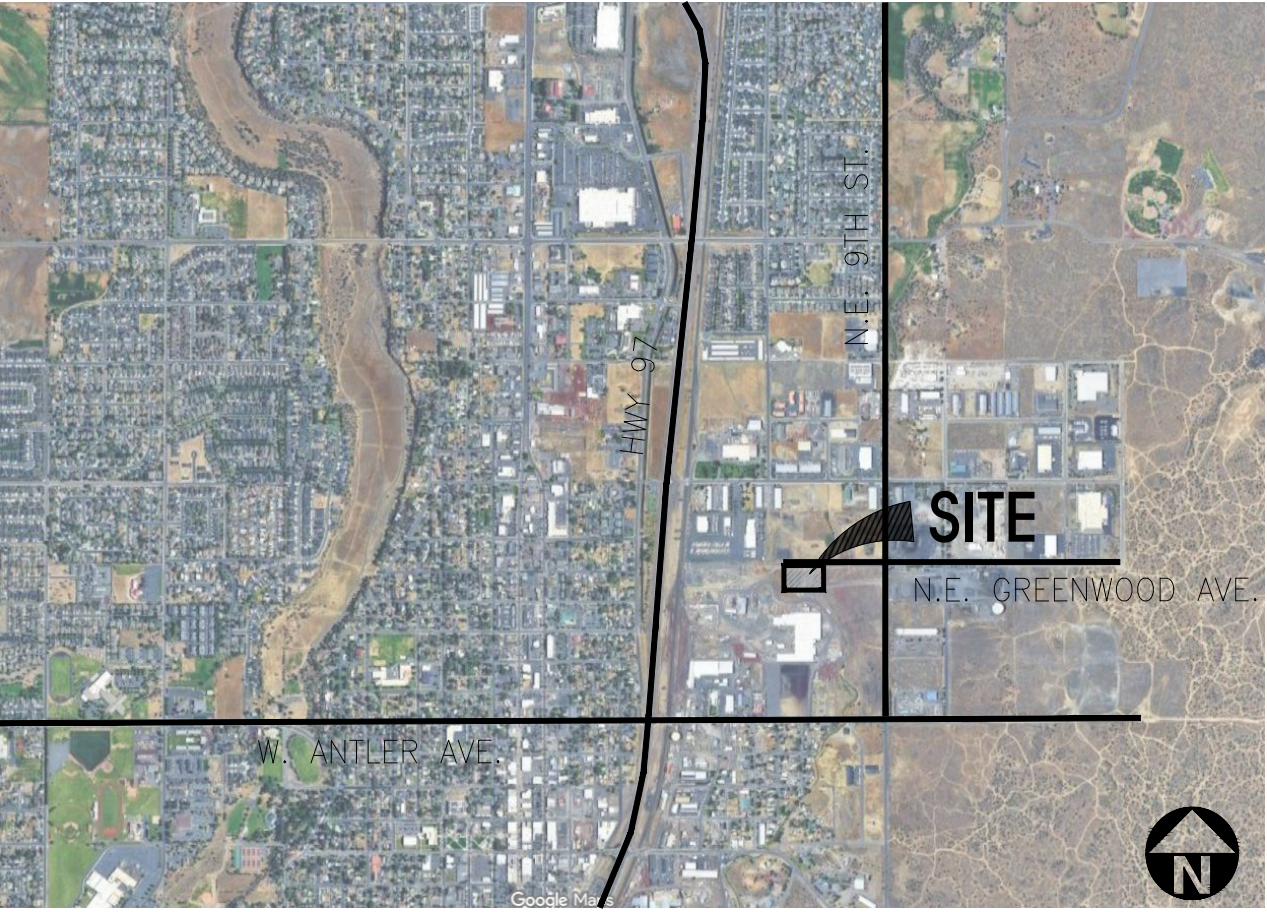




Aerial Map

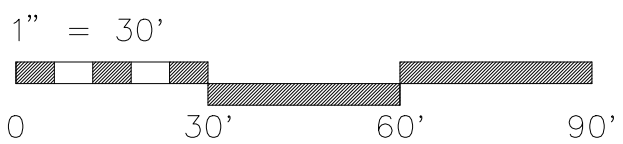
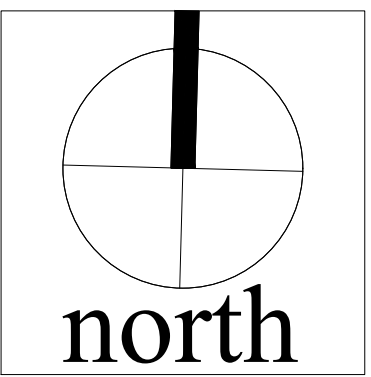


Tabulation

SITE AREA	
In s.f.	261,660 sf
In acres	6.01 ac
BUILDING AREA	
Office	3,000 sf
Industrial	83,000 sf
TOTAL	86,000 sf
COVERAGE	
Maximum	To be verified
Actual	32.9%
AUTO PARKING REQUIRED	
Office: 1/300 s.f.	10 stalls
Warehouse: 1/1,000 s.f.	83 stalls
TOTAL	93 stalls
AUTO PARKING PROVIDED	
Standard (9' x 20')	158 stalls
MAXIMUM HEIGHT	
Height- 60'	
ZONING ORDINANCE FOR CITY	
Zoning Designation - Heavy industrial (M-2)	
SETBACKS	
Front (Collector) - 25'	
Interior side - 10' (2-story industrial building)	
Rear (Interior) - 10'	

Legend

- POTENTIAL OFFICE
- WAREHOUSE
- LANDSCAPE
- DRIVE THRU DOOR



Note: This is a conceptual plan. It is based on preliminary information which is not fully verified and may be incomplete. It is meant as a comparative aid in examining alternate development strategies and any quantities indicated are subject to revision as more reliable information becomes available.

Conceptual Site Plan

1180 SW Lake Rd

Redmond, OR