

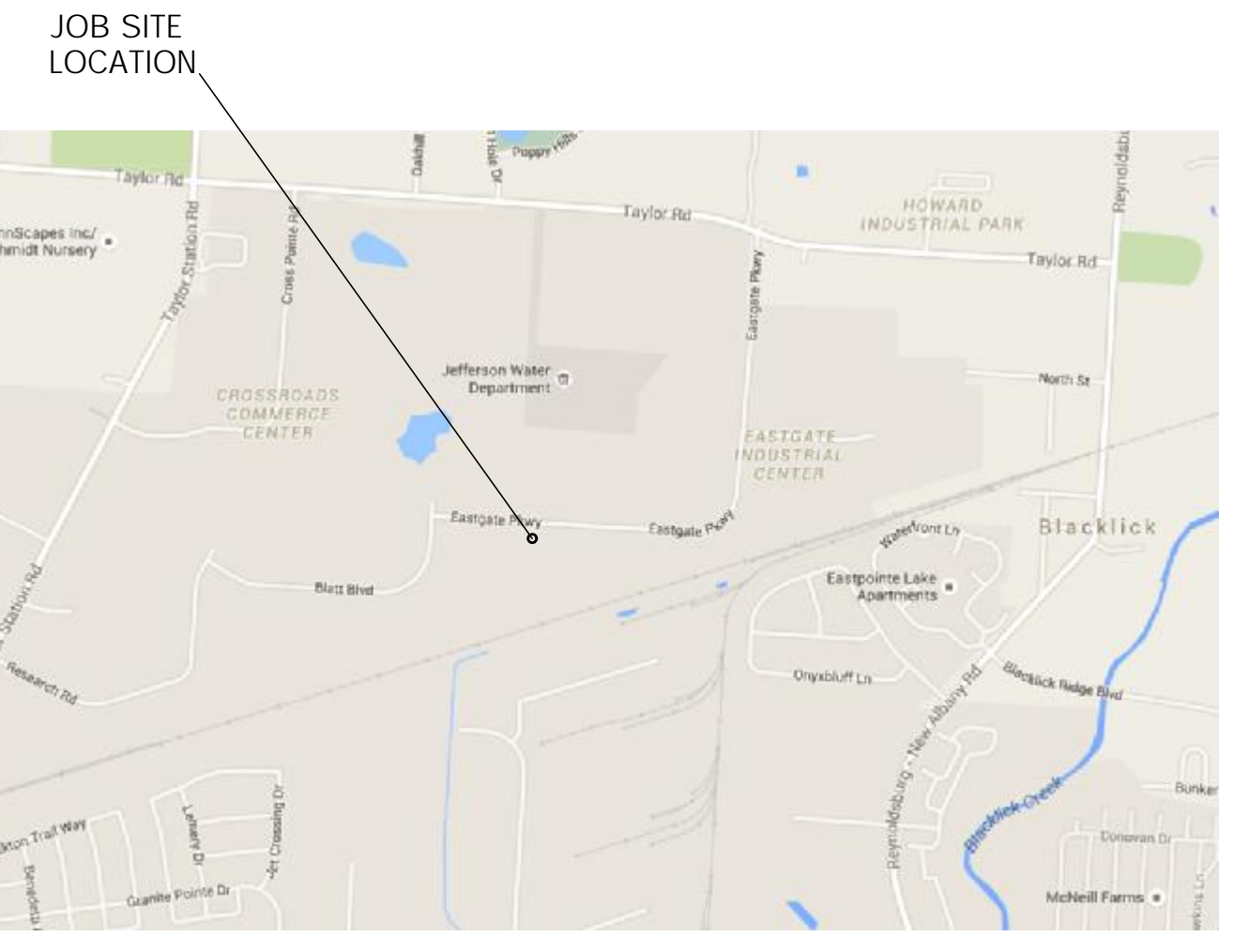
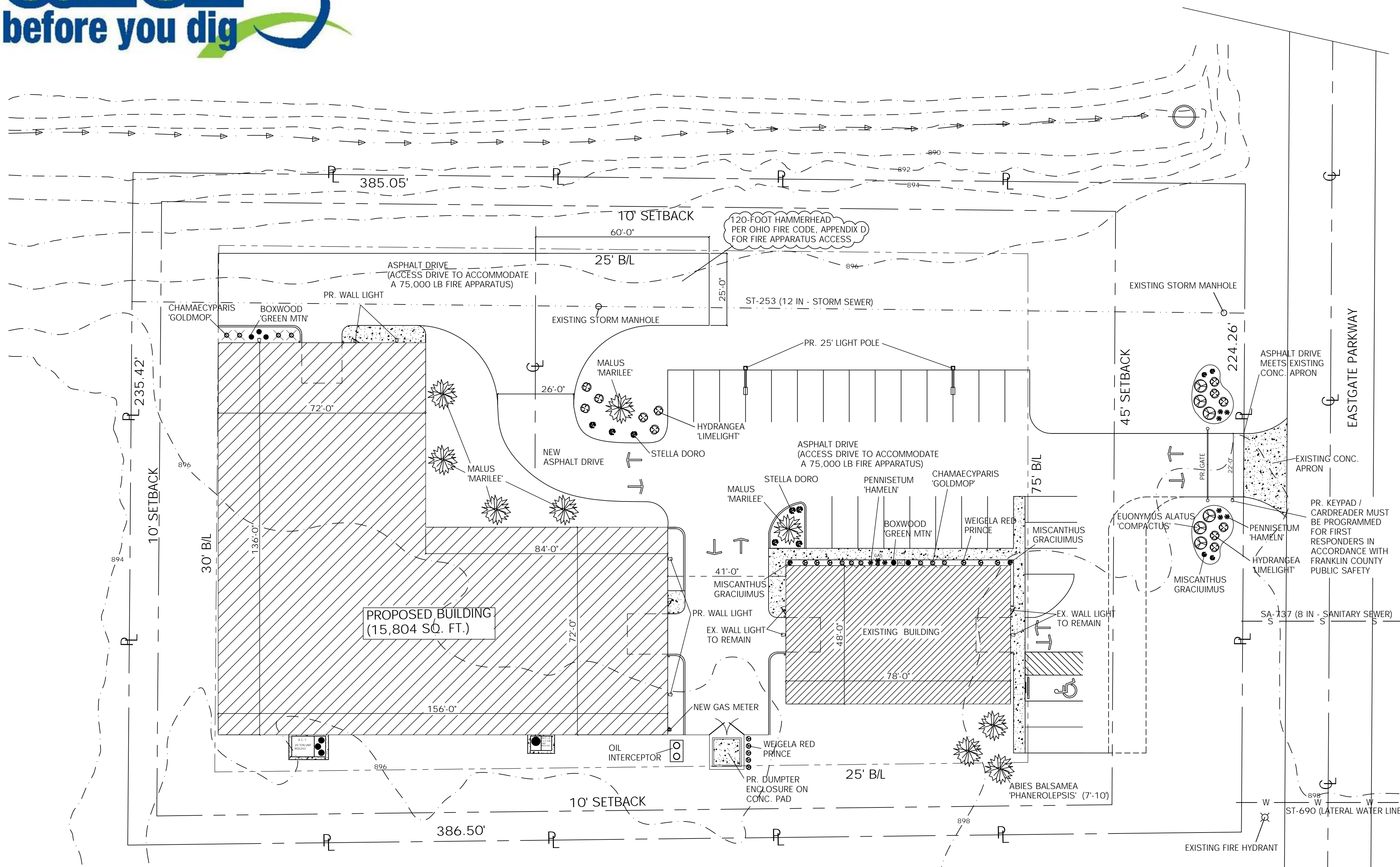


DEVELOPMENT PLAN CRITERIA

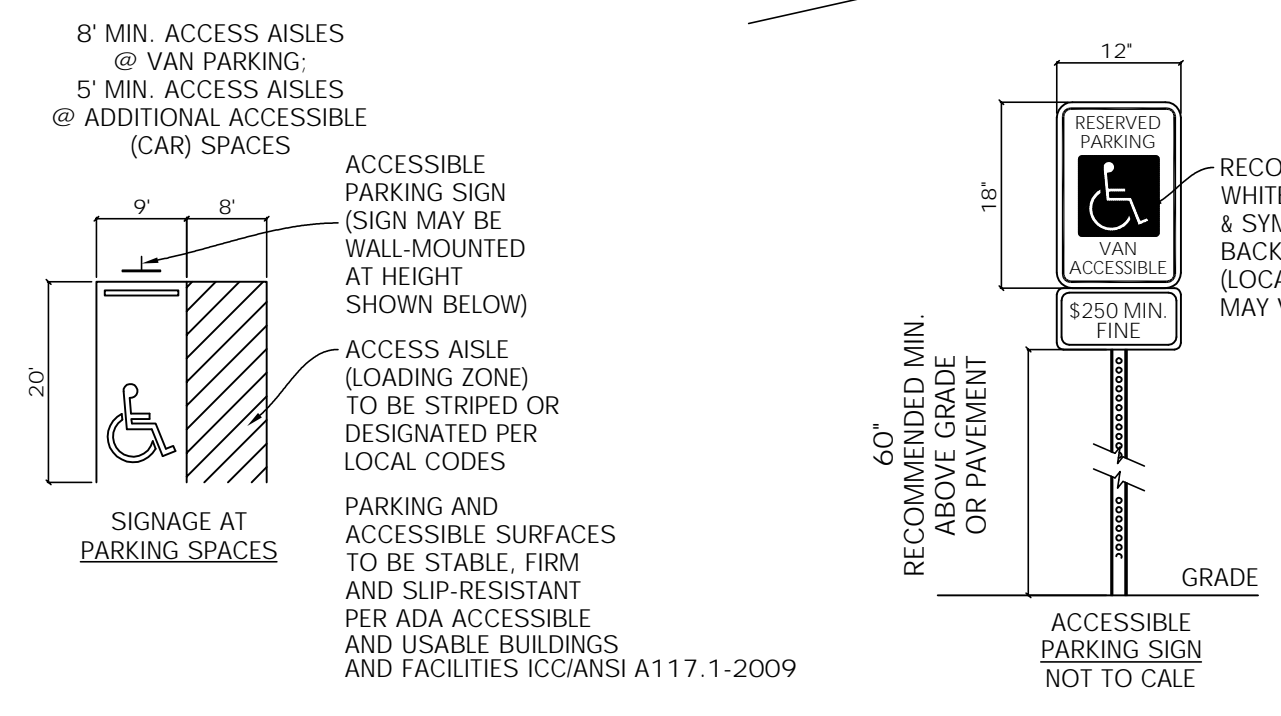
SITE DATA:	
ZONING DISTRICT:	OCT
APPLICABLE CODES:	FIRE 2011 OHIO FIRE CODE
LOT COVERAGE:	TRACT GROSS SQ FT 88,688 SQ FT (2.036 +/- ACRES)
TOTAL BUILDING AREA:	EXISTING 3,744 SQ FT
PROPOSED:	15,804 SQ FT
UNCOVERED LAND:	57,652 SQ FT
PROPOSED LOT COVERAGE:	31,036 SQ FT
PARKING:	SPACES REQ'D PER SQ FT 1 PER 1,000 SQ FT
PARKING LOT AREA:	11,488 SQ FT
PARKING SPACES REQ'D:	20
PARKING SPACES PROPOSED:	28 INCLUDING 1 HC SPACE
LANDSCAPE:	INTERIOR LANDSCAPE AREA REQ'D 5% OF PARKING AREA (575 SQ FT)
INTERIOR LANDSCAPE AREA PROVIDED:	750 SQ FT
PAVEMENT PROPOSED:	11,488 SQ FT
# OF 2" CALIPER TREES REQUIRED:	1 PER 100 SQ FT LANDSCAPE AREA
# OF 2" CALIPER TREES PROVIDED:	8
STRUCTURE:	NEW BUILDING HEIGHT 23'-4"
LIGHTING:	SEE PLAN FOR LIGHTING DIAGRAM (MIN. 1/2 FOOT CANDLE ILLUMINATION)
	SEE SHEET 9 FOR LIGHTING SPEC.
CONTIGUOUS PROPERTY OWNERS / ADDRESSES:	
G&N ENTERPRISE, LTD. 1176 POPPY HILLS DR. BLACKLICK, OH 43004	FRANKLIN STEEL CO. 1385 BLATT BLVD. BLACKLICK, OH 43004
CITY OF GAHANNA 200 S. HAMILTON RD. COLUMBUS, OH 43230	1650 EASTGATE PKWY, LLC. 8101 CORPORATE BLVD. PLAIN CITY, OH 43064
ONE ROLLINS PLZ BOX 1719 WILMINGTON, DE 19899	EASTGATE PKWY. PROPERTIES LLC. 2560 E. PHILADELPHIA ST. ONTARIO, CA 91761
PROPERTY OWNER & SURVEYOR'S NAME & ADDRESSES:	
OWNER NAME:	JOE FAVAZZO
OWNER ADDRESS:	1645 EAGLE GLEN DR. BLACKLICK, OH 43004
SURVEYOR NAME:	EMH&T
SURVEYOR ADDRESS:	5500 NEW ALBANY RD. COLUMBUS, OH 43054
NOTE:	SURVEY WAS PREVIOUSLY SUBMITTED TO CITY OF GAHANNA (2013)



New Private Auto Warehouse
FAVAZZO AUTO WAREHOUSE



SITE PLAN
SCALE: 1" = 20'-0"



JOB NUMBER	FA-1616
DATE	4/08/16
SITE PLAN	2