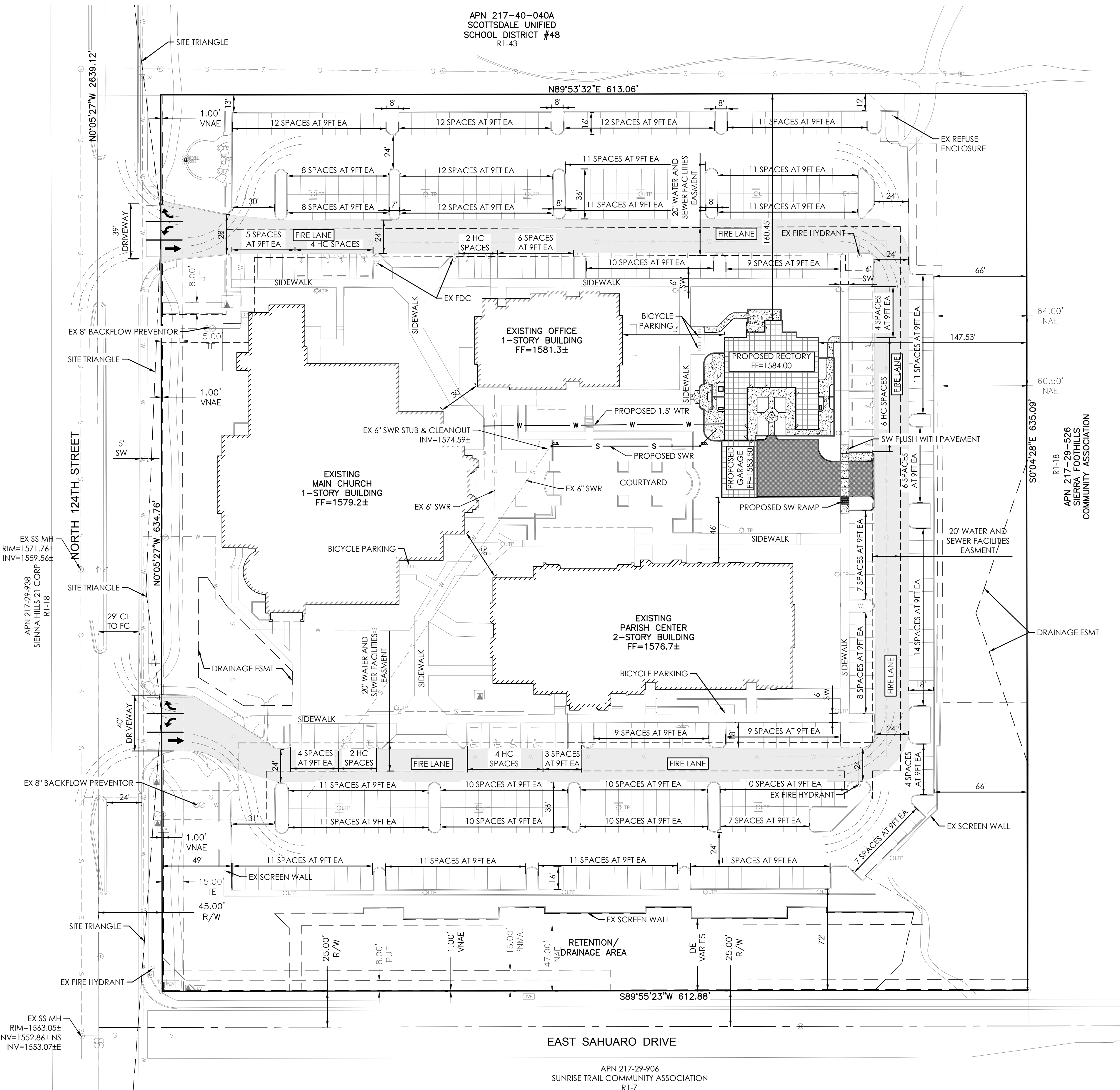


# RECTORY ADDITION TO ST. BERNARD OF CLAIRVAUX CATHOLIC CHURCH

## 10755 N. 124TH ST. - SCOTTSDALE, ARIZONA 85259

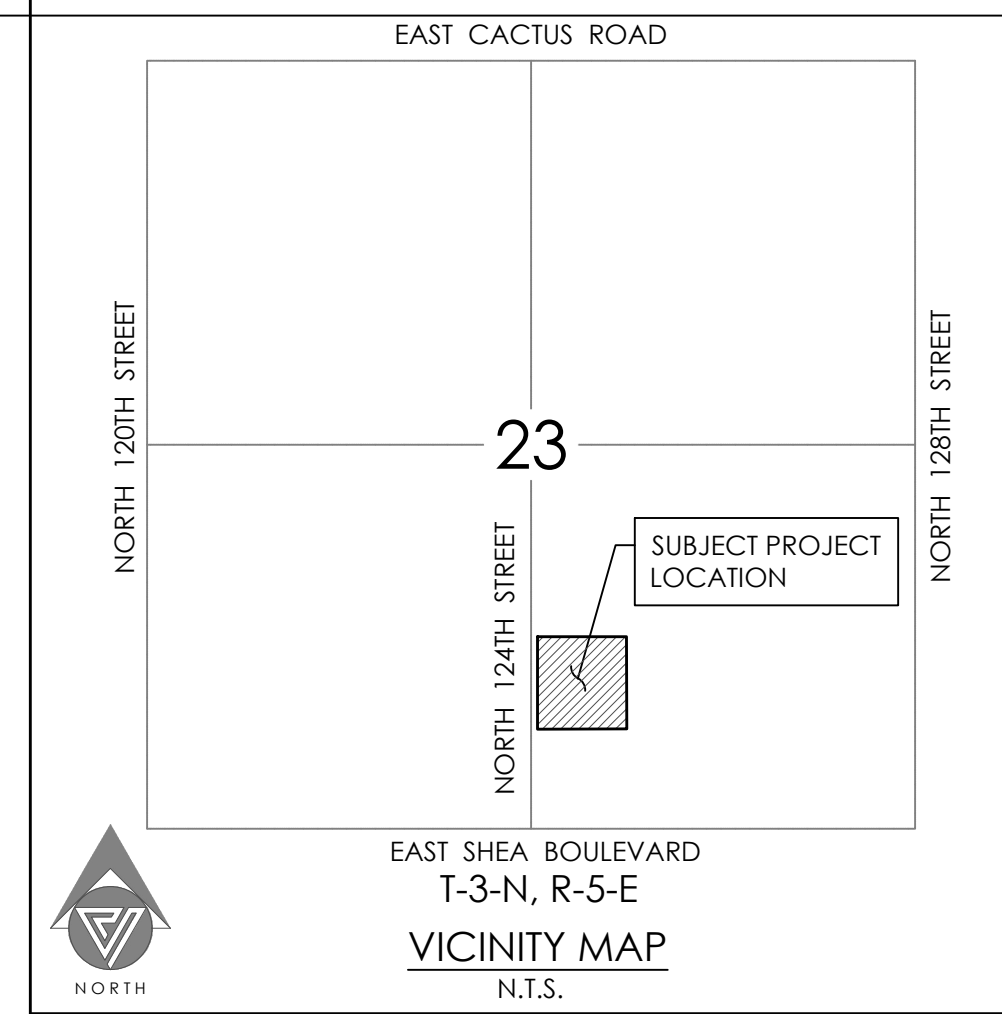
### SITE PLAN

APN 217-40-040A  
SCOTTSDALE UNIFIED  
SCHOOL DISTRICT #48  
R1-43



#### LEGEND

- - - - - EXISTING BOUNDARY LINE
- - - - - EXISTING EASEMENT LINE
- ▨ PROPOSED CONCRETE / WALKS
- ▩ PROPOSED BUILDING AREA
- PROPOSED PAVING
- ▭ FIRE LANE - DESIGNATED FIRE LANE



#### PROJECT CONTACTS

<b>OWNER</b> ST BERNARD OF CLAIRVAUX ROMAN CATHOLIC PARISH 400 E MONROE ST PHOENIX, ARIZONA 85004 CONTACT: MIKE HUESMAN	<b>ARCHITECT</b> BRENT MAUPIN ENGINEERING & DESIGN P.O. BOX 21032 SEDONA, AZ 86341 PH: (928) 300-4822 CONTACT: BRENT MAUPIN, PE	<b>CIVIL ENGINEER</b> VESPRO 8502 E. VIA DE VENTURA, SUITE 101 SCOTTSDALE, AZ 85258 PH: (480) 393-3640 CONTACT: PETER VESECKY, PE
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#### SITE DATA

<b>ZONING</b> R1-43 ELS	<b>ASSESSOR'S PARCEL NUMBER</b> 217-29-865	<b>AREA</b> SUBJECT PARCEL CONTAINS 389,620 SQUARE FEET OR 8.944 ACRES MORE OR LESS.	<b>OPEN SPACE</b> (SEE OPEN SPACE PLAN) 129,353 SF - REQUIRED 163,078 SF - PROVIDED
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**PROPERTY ADDRESS**  
10775 N. 124TH ST. SCOTTSDALE

**LEGAL DESCRIPTION**  
LOT 1, MINOR SUBDIVISION PLAT, SAINT BERNARD OF CLAIRVAUX, ROMAN CATHOLIC PARISH, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, BOOK 1066 OF MAPS, PAGE 11.

**PROJECT DESCRIPTION**  
THE CONSTRUCTION OF A NEW RECTORY CONSISTING OF APARTMENTS, A KITCHEN, GREAT ROOM, CHAPEL AND PRIVATE GARAGE WITH ALL SUPPORTING SERVICES.

#### BUILDING AREAS

<b>EXISTING BUILDINGS</b>		<b>PROPOSED BUILDINGS</b>	
MAIN CHURCH	26,347SF	RECTORY	3,648SF
PARISH OFFICE	6,666SF	RECTORY GARAGE	1,009SF
PARISH CENTER (1ST FLOOR)	19,011SF		
PARISH CENTER (2ND FLOOR)	9,298SF		
<b>TOTAL</b>			
GROSS FLOOR AREA	(EXISTING + PROPOSED) = 65,979SF		

#### PARKING CALCULATIONS

<b>PARKING REQUIRED</b>	<b>PARKING PROVIDED</b>
STANDARD (SEE FLOOR PLAN WORKSHEET) = 372	370 - STANDARD SPACES
ACCESSIBLE SPACES (390X0.4) = 16	16 - ACCESSIBLE SPACES
ACCESSIBLE VAN (TABLE 9.4 ZONING) = 2	2 - ACCESSIBLE VAN SPACE
390 REQUIRED	3 - GARAGE
	391 - TOTAL PARKING SPACES

<b>BICYCLE PARKING REQUIRED</b>	<b>BICYCLE PARKING PROVIDED</b>
390/10 = 39	42 - EXISTING
	0 - PROPOSED
	42 - TOTAL BICYCLE SPACES

#### SHEET INDEX

- SP01 - OVERALL SITE PLAN
- SP02 - REFUSE PLAN
- SP03 - OPEN SPACE PLAN
- SP04 - HARDSCAPE PLAN
- SP05 - PARKING PLAN
- SP06 - PEDESTRIAN AND VEHICULAR CIRCULATION PLAN
- FPW1 - FLOOR PLAN WORKSHEET
- A-1 - ENLARGED ARCHITECTURAL SITE PLAN
- A-2 - NORTH AND EAST SIDE ELEVATIONS
- A-3 - SOUTH AND WEST SIDE ELEVATIONS
- A-4 - FLOOR PLAN
- A-5 - DIMENSIONED FLOOR PLAN
- L-U - LUMENS PLAN
- NPI-1 - NATIVE PLANT INVENTORY/SALVAGE PLAN
- L-1 - CONCEPTUAL PLANTING PLAN
- WS01 - PRELIMINARY WATER AND SEWER PLAN
- PGD1 - PRELIMINARY GRADING AND DRAINAGE PLAN

**VESPRO**  
8502 E. Via de Ventura, Suite 101  
Scottsdale, AZ 85258  
PH: (480) 393-3640 Ex: (480) 393-3439  
www.Vespro.net

RECTORY ADDITION TO ST. BERNARD OF CLAIRVAUX CATHOLIC CHURCH  
10755 N. 124TH ST. - SCOTTSDALE, ARIZONA 85259  
**SITE PLAN**

PROJECT NO: 20004  
DRAWING DATE: 11/4/21  
DRAWN BY: MEC  
CHECKED BY: PV  
DRAWING SCALE: AS SHOWN  
DRAWING FILE: 20004-C-SP1.DWG

SITE PLAN  
**SP01**  
1 of 1

C.O.S. PROJECT NO. 866-PA-2020 - KEY CODE 91728 - NEW PHASE TO 38-DR-2010