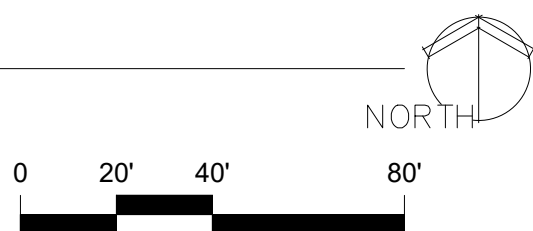


PRELIMINARY SITE & PARKING PLAN

SCALE: 1" = 40'-0"



KEY NOTES

1. COS COMPLIANT REFUSE ENCLOSURE
2. ADA ACCESS RAMP
3. FOOD TRUCK
4. ACCESS GATE
5. SES
6. FIRE RISER
7. BICYCLE PARKING
8. 10' BLUE ACOUSTIBLOK OR SIMILAR.
9. SHADE STRUCTURE ABOVE
10. SHADE SAIL ABOVE
11. EXISTING ACCESS DRIVE
12. 10' FENCE
13. RETENTION
14. EXISTING SHARED DRIVEWAY
15. LANDSCAPE AREA
16. FOOD TRUCK QUEUING AND DINING W/ STRING LIGHTS ABOVE
17. OBSERVATION SEATING W/ 42" TALL DRINK RAIL
18. RECREATIONAL TURF
19. TRANSFORMER
20. ADA ACCESSIBLE SIDEWALK
21. CONCRETE WALK WAY
22. PATIO AREA
23. COS COMPLIANT T-SHAPE EMERGENCY TURN-AROUND
24. COS COMPLIANT FIRE LANE SIGN

GENERAL NOTES

1. 42" TALL FENCING BETWEEN COURTS AND WALK WAYS TYPICAL.

PROJECT INFORMATION

PROJECT NAME: PICKLE AND POUR  
PROJECT ADDRESS: 7300 E. McDOWELL RD  
SCOTTSDALE, AZ 85257  
PROPERTY OWNER: BOX MOTOR HOLDINGS  
3523 N 70TH ST  
SCOTTSDALE, AZ 85251  
DEVELOPER: McDOWELL PICKEL, LLC  
ATTN: CRAIG PASCHICH  
519 E HORSESHOE PL  
CHANDLER, AZ 85249  
ARCHITECT: DALKE DESIGN GROUP, LLC  
2039 E. RICE DRIVE  
TEMPE, AZ 85283  
480-589-3793  
VINCE@DALKEDESIGNGROUP.COM

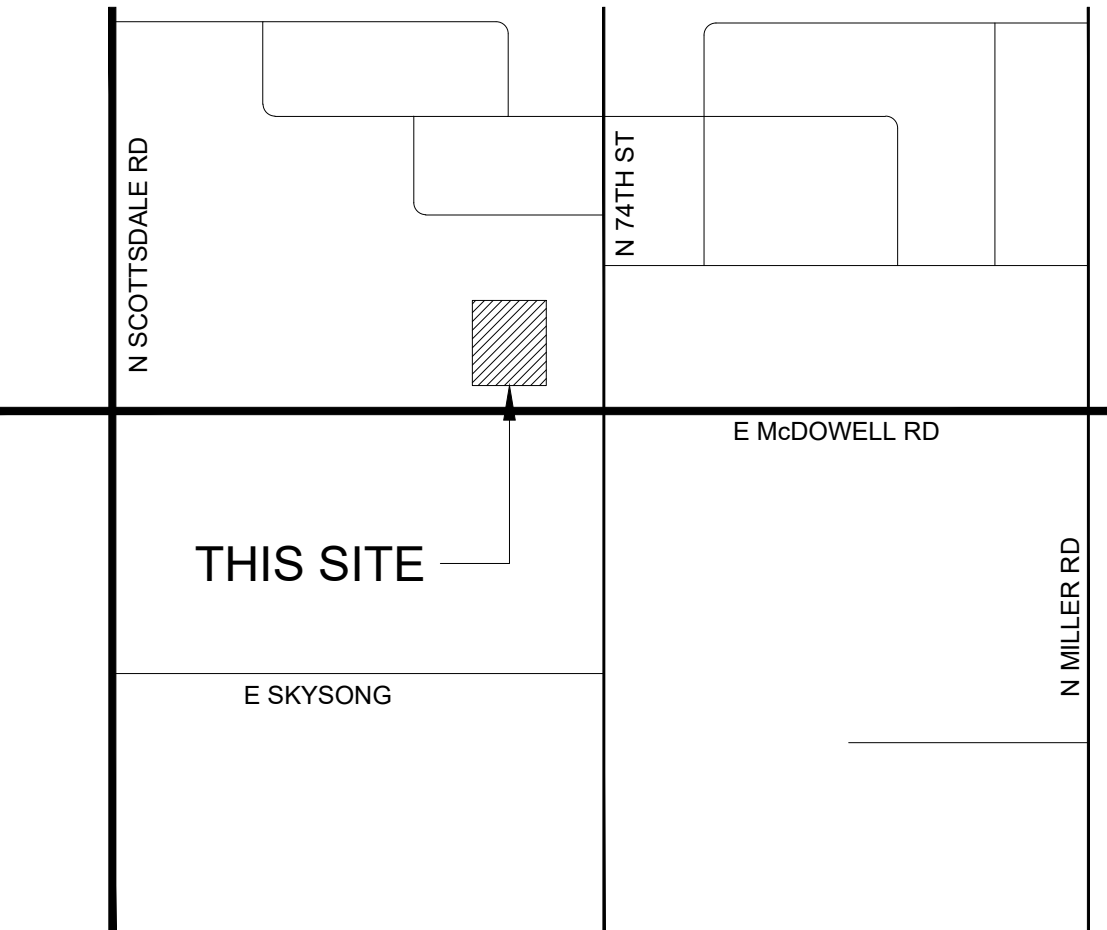
PROJECT DATA

PARCEL NUMBERS: 131-18-091B  
GROSS SITE AREA: 116,998 S.F. (2.69 ACRE)  
NET SITE AREA: 97,499 S.F. (2.24 ACRE)  
CURRENT ZONING: C-3  
BUILDING AREA: 3,691 SF  
LOT COVERAGE: 3.79% (80% PERMITTED)  
F.A.R.: 0.0379 (0.80 PERMITTED)  
STORIES: 1  
BUILDING HEIGHT: 24'-0" (36'-0" PERMITTED)  
OCCUPANCY: A-2 / A-3  
CONSTRUCTION TYPE: V-B (SPRINKLED)

REQUIRED PARKING:  
USE: RATIO: SPACES:  
CLUB 1 PER 200/3,691 S.F. = 18.45 19 SPACES  
COURTS 3 PER COURT X 12 COURTS = 36 36 SPACES  
TOTAL REQUIRED: 55 SPACES  
PROVIDED PARKING:  
TOTAL REGULAR SPACES: 69 SPACES  
TOTAL ACCESSIBLE SPACES: 2 SPACES  
TOTAL PROVIDED: 71 SPACES

BIKE PARKING REQ.: 1:10 PARKING SPACES 8 BICYCLE SPACES  
BIKE PARKING PROVIDED: 8 BICYCLE SPACES

VICINITY MAP



2039 E RICE DR., TEMPE  
AZ, 85283  
480-589-3793  
VINCE@DALKEDESIGNGROUP.COM



McDOWELL PICKLE LLC.  
**PICKLE & POUR**  
7300 E. McDOWELL RD  
SCOTTSDALE, AZ

NUMBER REVISION DATE


SEAL



EXPIRES: 12/31/2023

SHEET TITLE  
PRELIMINARY SITE & PARKING  
PLAN

ISSUE DATE 11/15/23  
DRAWN KAW  
CHECKED BY VJD  
PROJECT NUMBER -

DRAWING NO.

**A0.1**

REV

11.15.2023