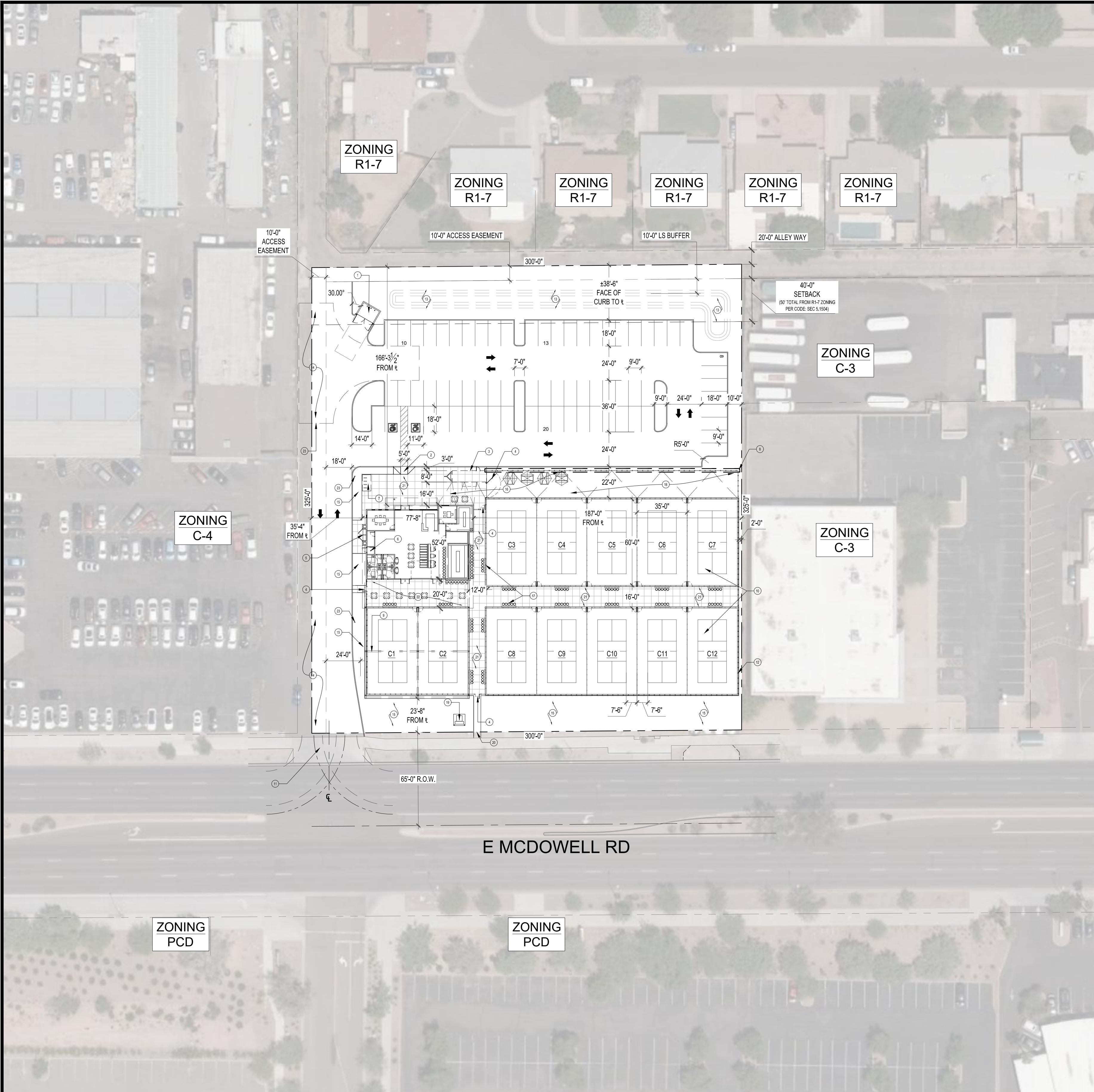
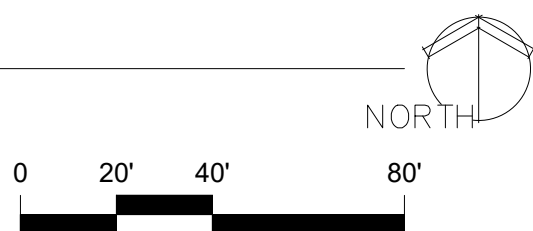




PRELIMINARY SITE & PARKING PLAN

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

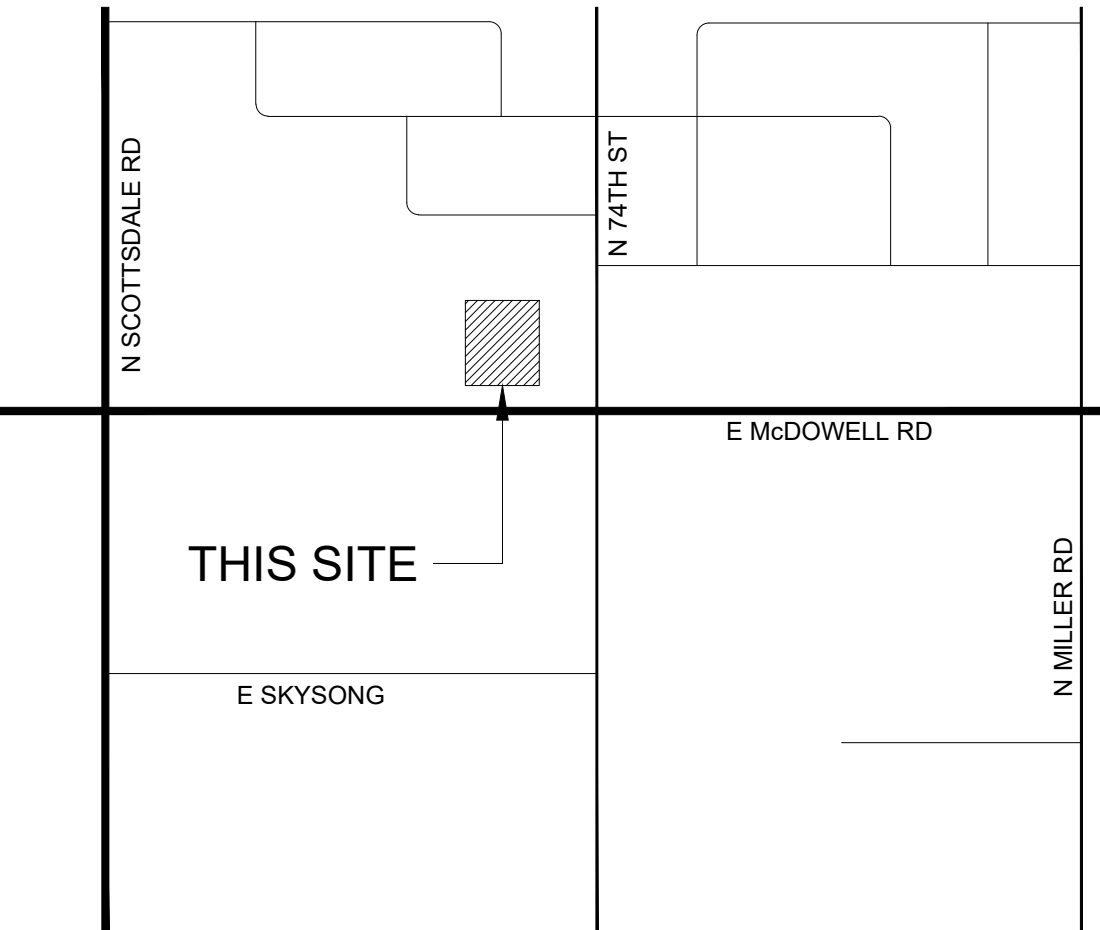
PROJECT DATA

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



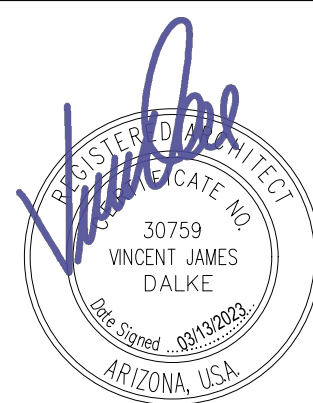
2039 E RICE DR., TEMPE
AZ, 85283
480-589-3793
VINCE@DALKEDESIGNGROUP.COM



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