

#	REVISION	DATE

NOT FOR CONSTRUCTION

SHEET TITLE:
 ARCHITECTURAL SITE PLAN - OVERALL
 ISSUE DATE: 11/25/24
 DRAWN BY: LGE DESIGN GROUP
 CHECKED BY: --
 PROJECT No: --

GRAPHIC LEGEND

SYMBOL: **DESCRIPTION:**

- MAIN ENTRY / EXIT
- FIRE HYDRANT - COORDINATE LOCATIONS WITH CIVIL DRAWINGS
- FIRE LANE (FIRE ACCESSIBILITY SITE PLAN), COORDINATE FINAL LOCATIONS W/ CIVIL INDICATES NEW SITEWORK
- INDICATES ADJACENT EXISTING SITE CONDITIONS
- INDICATES PROPERTY LINE
- LIGHT POLE. COORDINATE W/ ELECTRICAL DRAWINGS

PROJECT DATA

PROJECT ADDRESS: 13875 N NORTHSGHT BLVD SCOTTSDALE, AZ 85260

OWNER: FINISH LINE AUTO CLUB
 3080 AIRWAY AVE.
 COSTA MESA, CA 92626
 TONY PRINCIPE

ARCHITECT: LGE DESIGN GROUP
 1200 NORTH 52ND STREET
 PHOENIX, AZ 85008
 STUDIO DIRECTOR: MARK S. CONE

PROJECT SCOPE: APPROXIMATELY 86,316 SF OF: AUTO CONDOS (48 TOTAL UNITS) OFFICE / CLUBHOUSE

ASSESSOR PARCEL NO.: 215-63-005D

CURRENT ZONING: C-2 PCD

PROPOSED ZONING: I-1

SITE AREA: +/- 190,855 S.F. (4.38 AC)

STORIES: (3) STORY (BUILDING A)
 (1) STORY (BUILDING B)
 (1) STORY (BUILDING C)
 (1) STORY (BUILDING D)

GROSS BUILDING S.F.: 88,379 S.F. TOTAL
 46,036 S.F. (BUILDING A)
 11,601 S.F. (BUILDING B)
 16,175 S.F. (BUILDING C)
 14,566 S.F. (BUILDING D)

LOT COVERAGE: 45.2%

OCCUPANCY: B / S-1

CONSTRUCTION TYPE: V-B W/ A.F.E.S.

BUILDING HEIGHT: 49'-0" (BUILDING A)
 32'-0" (BUILDING B)
 32'-0" (BUILDING C)
 32'-0" (BUILDING D)

PROJECT DESCRIPTION:
 THE FINISH LINE AUTO CLUB PROJECT CONSISTS OF 4 BUILDINGS (GARAGES WITH AN OFFICE AND CLUB SPACE) ON A 4.38 ACRE SITE LOCATED ON N NORTHSGHT BLVD WHICH CURRENTLY HAS ONE BUILDING.

REQUIRED PARKING:

BASEMENT LOUNGE/PRIVATE CLUB SPACE:	+/- 25 SPACES
LOUNGE/OFFICE/PATIO, 7,200 S.F./250'	29 SPACES
STORAGE (1150 UNITS); 48 UNITS/50'	1 SPACES
TOTAL REQUIRED=	55 SPACES

PROVIDED PARKING= 68 SPACES
 REGULAR PARKING= 64 SPACES
 ACCESSIBLE PARKING= 4 SPACES
 0.89 CARS/1000

AREA CALCULATIONS

BUILDING AREA - GROSS	
NAME	GROSS AREA
BUILDING A	
BLDG A - CLUBHOUSE 1ST FLOOR	3399 SF
BLDG A - CLUBHOUSE 2ND FLOOR	2360 SF
BLDG A - CLUBHOUSE 3RD FLOOR	4766 SF
BLDG A - GARAGES	26381 SF
BLDG A - MECH.	476 SF
BLDG A - MEZZANINES	5263 SF
BLDG A - ROOFTOP PATIO	3391 SF
BUILDING B	
BLDG B - MECH	337 SF
BUILDING B	9585 SF
BUILDING B - MEZZANINES	1679 SF
BUILDING C	
BLDG C - MECH	284 SF
BUILDING C	12987 SF
BUILDING C - MEZZANINES	2904 SF
BUILDING D	
BUILDING D	12612 SF
BUILDING D - MEZZANINES	1954 SF
Grand total:	20 88379 SF

GENERAL DRAWING NOTES

A. REFER TO THE A0 X SERIES DRAWINGS FOR ARCHITECTURAL GENERAL NOTES, DRAWING, REFERENCE AND MATERIAL SYMBOLS AS WELL AS ABBREVIATIONS USED ON THIS DRAWING.

B. FOR BASIC LIFE SAFETY AND CODE INFORMATION APPLYING TO THIS PROJECT, REFER TO G.X SERIES LOCATED PER THE PROJECT SHEET INDEX.

C. REFER TO A2 X.X SERIES FOR ARCHITECTURAL FLOOR PLANS, ROOF PLANS, & TILT WALL COORDINATION INFORMATION

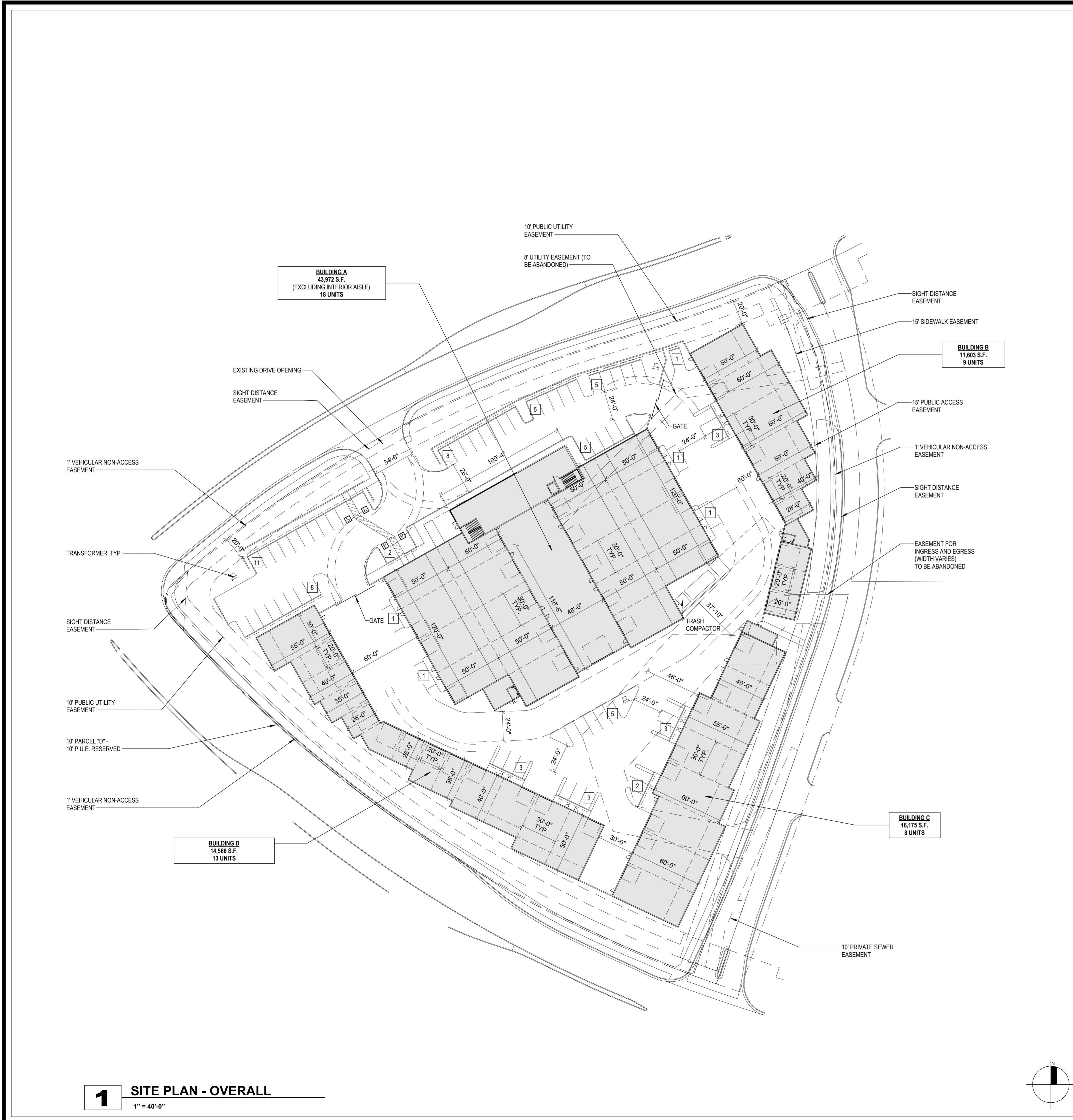
D. REFER TO AND COORDINATE WITH CIVIL, LANDSCAPE, STRUCTURAL, MECHANICAL, AND ELECTRICAL DRAWINGS FOR ADDITIONAL SITE INFORMATION NOT SHOWN ON THIS DRAWING.

E. SITE SCREEN WALLS A MAXIMUM 8'-0" ABOVE THE HIGHEST FINISHED GRADE OF THE PARKING AREA OR STREET CURB, WHICHEVER IS HIGHER

F. REFER TO AND COORDINATE WITH CIVIL DRAWINGS FOR ALL FINISH GRADES.

G. REFER TO A4 X.X SERIES DRAWINGS FOR ENLARGED EXTERIOR ELEVATIONS, BUILDING SECTIONS, TILT WALL ELEVATIONS, & WALL SECTIONS

VICINITY MAP



1 SITE PLAN - OVERALL
 1" = 40'-0"

