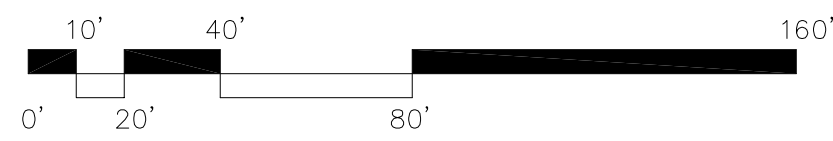


Longbow Parcel 7
1 Proposed Site Plan



Parcel 7 Site Data:

Per City of Mesa Ordinance No. 3972:

Parcel 9 Zoning: M-1-DMP
Current Gross Area: 6.56 Acres
Current Net Area: 5.81 Acres
Land use: Employment

Required Setback Information
per Ordinance No. 3972, Section 2.15:

Front Setback: Not Less Than 30 Ft.
Double Frontage Setbacks: Not Less Than 30 Ft.
Corner Setback: Not Less Than 30 Ft.
Side Setback: Not Less Than 15 Ft.
Rear Setback: Not Less Than 20 Ft., Except where
the rear of any parcel abuts any golf course property
the setback required shall be based on the relationship
of the turf and golf boundaries but shall not be less
than 10 Ft.

Required Parking Information:

Parking needs shall not be less than the City of Mesa
parking requirements at the time of review and
construction.

Independent Commercial Building and Uses:
General Offices: 1 space / 375 Sq. Ft. G.F.A.

Group Commercial Developments:
Shell Building: 1 space / 300 Sq. Ft. G.F.A.

Required Standard Stall Size: 9 Ft. x 18 Ft.

Accessible parking spaces shall be provided and
maintained pursuant to the applicable Section of the
Mesa City Code and the Americans with Disabilities Act.

Proposed Building Data:

All Proposed Building Data is maintained pursuant to the applicable
Sections of the Mesa City Code, UBC, Americans with Disabilities Act, and
the Development Master Plan and City of Mesa Ordinance No. 3972:

Proposed Occupancy: Office
of Floors: 3
Building Height: 40 Ft.
Gross Building Area: 54,650 Sq. Ft.

Proposed Parking Information:

Spaces Required: 54,650 sf / 375 = 146 spaces
Spaces Provided Total: 216 spaces
Standard Spaces: 210
Accessible Spaces: 8

Site Plan Key Notes:

- 01 Existing Golf Cart Path, Typical.
- 02 Existing Longbow Golf Teebox, Fairways or Green, Typical.
- 03 Existing Curb Cut To Be Demolished.
- 04 New Entrance Drive to Align With Driveway Entrance
Opposite Where Occurs.
- 05 Refuse/Recycle Location:
Refuse Enclosure per City of Mesa Detail
M-62.2 and/or Trash Compactor per approval by
City of Mesa Waste Management.
- 06 Asphalt Paving.
- 07 Emergency Vehicle Turn Radius per City of Mesa
Standards, Typical.
- 08 Landscape Area, Typical.
- 09 Accessible Parking Stall per ADAAG Section 4.6.3.,
Typical.
- 10 Loading Area.
- 11 Building Identification Signage (Under Separate Permit.
Shown for Design Intent Only.)
- 12 Existing Electrical Transformers To Remain.
- 13 New Cooling Tower Location.
- 14 New Electrical Transformer Location.
- 15 Hike and Bike Trail Route.
- 16 Future Parking Canopies. (Shown For Reference Only.)
- 17 Existing R.O.W.

Key Plan:

NTS



LONG BOW
PARCEL NINE

MESA, ARIZONA 85215

Title

Parcel Seven
Master Site Plan

Sheet No.

A1.8

- ☐ PRESUBMITTAL DRAWINGS
☒ PLANNING & ZONING REVIEW
☐ DESIGN REVIEW BOARD
☐ PRELIMINARY TECHNICAL REVIEW
☐ CITY SUBMITTAL
☐ PERMIT DRAWINGS

Project No. 02002
Cad File X_parcel 9-Site.dwg
Submitted Date 03.09.04

Plan Review No. PS04-005
Plan Review No.
Down By / Checked By CJ/PMK

Revision
City Comments 3.9.04
Owner 3.9.04

ARCHITECT
Circle West
Circle West Architects, P.C.
8700 East Via De Ventura
Suite 100 Phoenix, Arizona 85018
Phone: 480.409.1000
Fax: 480.409.1037

Circle West Architects, P.C.
I hereby certify that I am a duly
licensed professional architect
in the State of Arizona.
Any unauthorized use of the
name of Circle West Architects, P.C.
for any project not shown on
this drawing is strictly prohibited.
For use of license number:
No. 002882227

PRELIMINARY
Not For Construction

OWNER
Dowd Associates LLC
c/o Daedalus Real Estate
4148 North Arcadia Drive
Phoenix, Arizona 85018
Phone: 480.409.1000
Fax: 480.409.1037

ANOTHER
DAEDALUS
DEVELOPMENT
DAEDALUS REAL ESTATE ADVISORS, L.L.C.