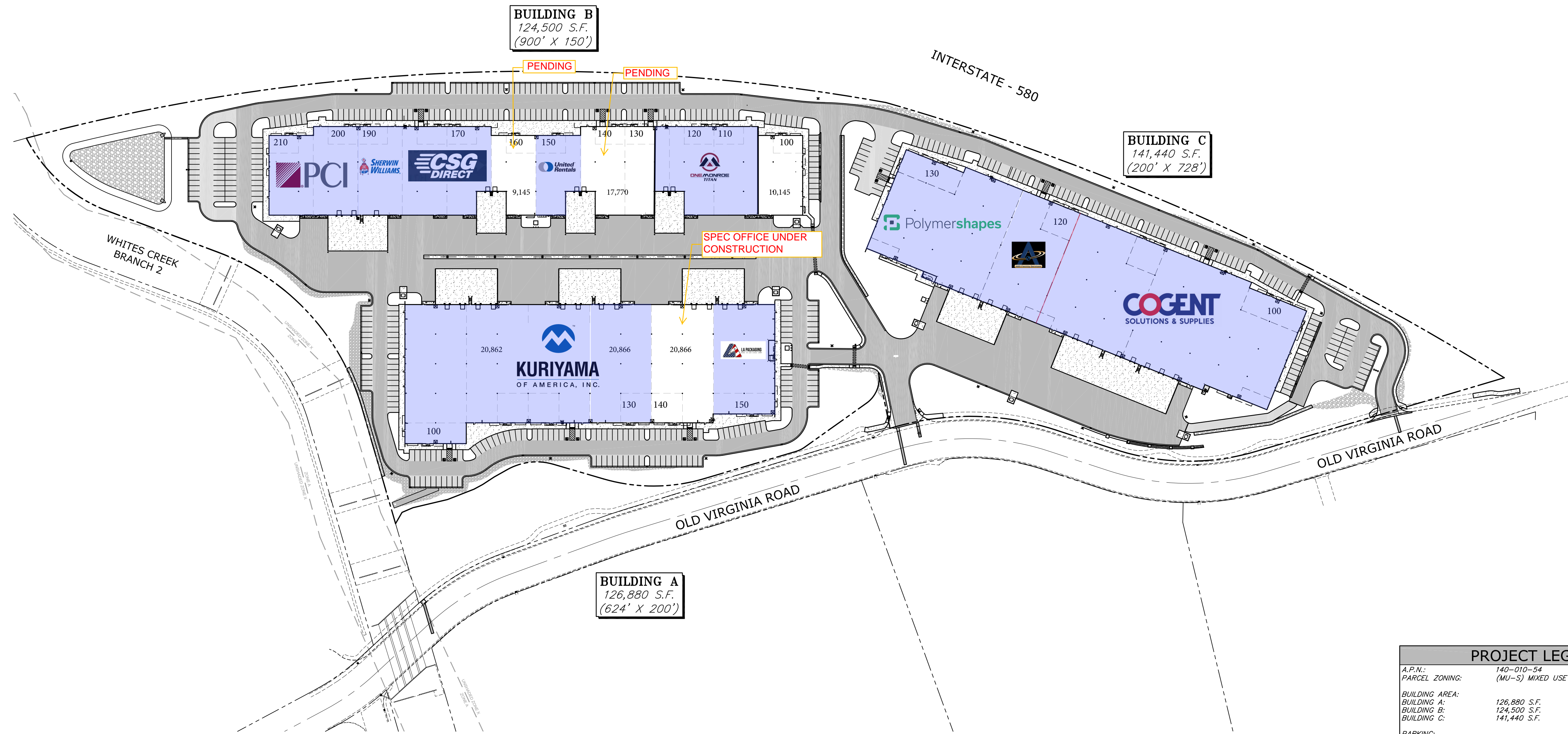
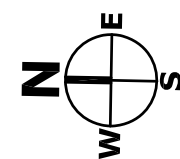


SCALE 1"=80' MCKENZIE PROPERTIES 20006.P52



SITE PLAN EXHIBIT

SCALE: 1" = 100'-0"



PROJECT LEGEND			
A.P.N.:	140-010-54		
PARCEL ZONING:	(MU-S) MIXED USE SUBURBAN		
BUILDING AREA:			
BUILDING A:	126,880 S.F.		
BUILDING B:	124,500 S.F.		
BUILDING C:	141,440 S.F.		
PARKING:			
REQUIRED BUILDING A:			
30% OFFICE PARKING REQUIRED AT 1/275:	=	138 SPACES	
70% WAREHOUSE PARKING REQUIRED AT 1/3300:	=	27 SPACES	
TOTAL PARKING REQUIRED:	=	165 SPACES	
TOTAL PARKING PROVIDED:	=	166 SPACES	
REQUIRED BUILDING B:			
35% OFFICE PARKING REQUIRED AT 1/275:	=	161 SPACES	
65% WAREHOUSE PARKING REQUIRED AT 1/3300:	=	24 SPACES	
TOTAL PARKING REQUIRED:	=	186 SPACES	
TOTAL PARKING PROVIDED:	=	187 SPACES	
REQUIRED BUILDING C:			
18% OFFICE PARKING REQUIRED AT 1/275:	=	93 SPACES	
82% WAREHOUSE PARKING REQUIRED AT 1/3300:	=	35 SPACES	
TOTAL PARKING REQUIRED:	=	128 SPACES	
TOTAL PARKING PROVIDED:	=	128 SPACES	
REQUIRED TOTAL:			
BUILDING A:	=	165 SPACES	
BUILDING B:	=	186 SPACES	
BUILDING C:	=	128 SPACES	
TOTAL PARKING REQUIRED:	=	479 SPACES	
TOTAL PARKING PROVIDED:	=	465 SPACES	
TOTAL HANDICAP PARKING PROVIDED:	=	8 SPACES	
TOTAL VAN ACCESSIBLE PARKING PROVIDED:	=	8 SPACES	
TOTAL SPACES PROVIDED:	=	481 SPACES	
BIKE PARKING:			
BIKE PARKING REQUIRED (481/20)	=	25 PARKS	
TOTAL PARKS SHOWN:	=	26 PARKS	

COPYRIGHT:

DRAWN: W.T.G.
DESIGNED: J.P.B.
CHECKED/STAMPED:

STAMP:

DESIGNER:

TECTONICS
DESIGN GROUP

730 Sandhill Rd., #250, Reno, Nevada 89521
tel 775-824-9988
fax 775-824-9986
www.tectonicsdesigngroup.com

PROJECT/CLIENT:

: 21016

OLD VIRGINIA ROAD
Old Virginia Road, Reno, NV

MSK

Mckenzie Properties

SUBMITTAL RECORD:

DATE:	SUBMITTAL
05/24/21	PERMIT SET
05/26/21	FIRE SUBMITTAL
10/15/21	CITY COMMENTS
11/08/21	TMWA PERMIT SET
11/09/21	CITY COMMENTS
12/28/21	FIRE RESUB
02/15/21	CITY COMMENTS
03/22/22	FIRE RESUB
03/30/22	CITY COMMENTS
03/31/22	IFC SET
04/18/22	IFC SET
06/17/22	SANITARY SEWER REALIGNMENT
07/07/22	

CITY APPROVAL

SHEET TITLE:

SITE PLAN EXHIBIT

SHEET:

EX