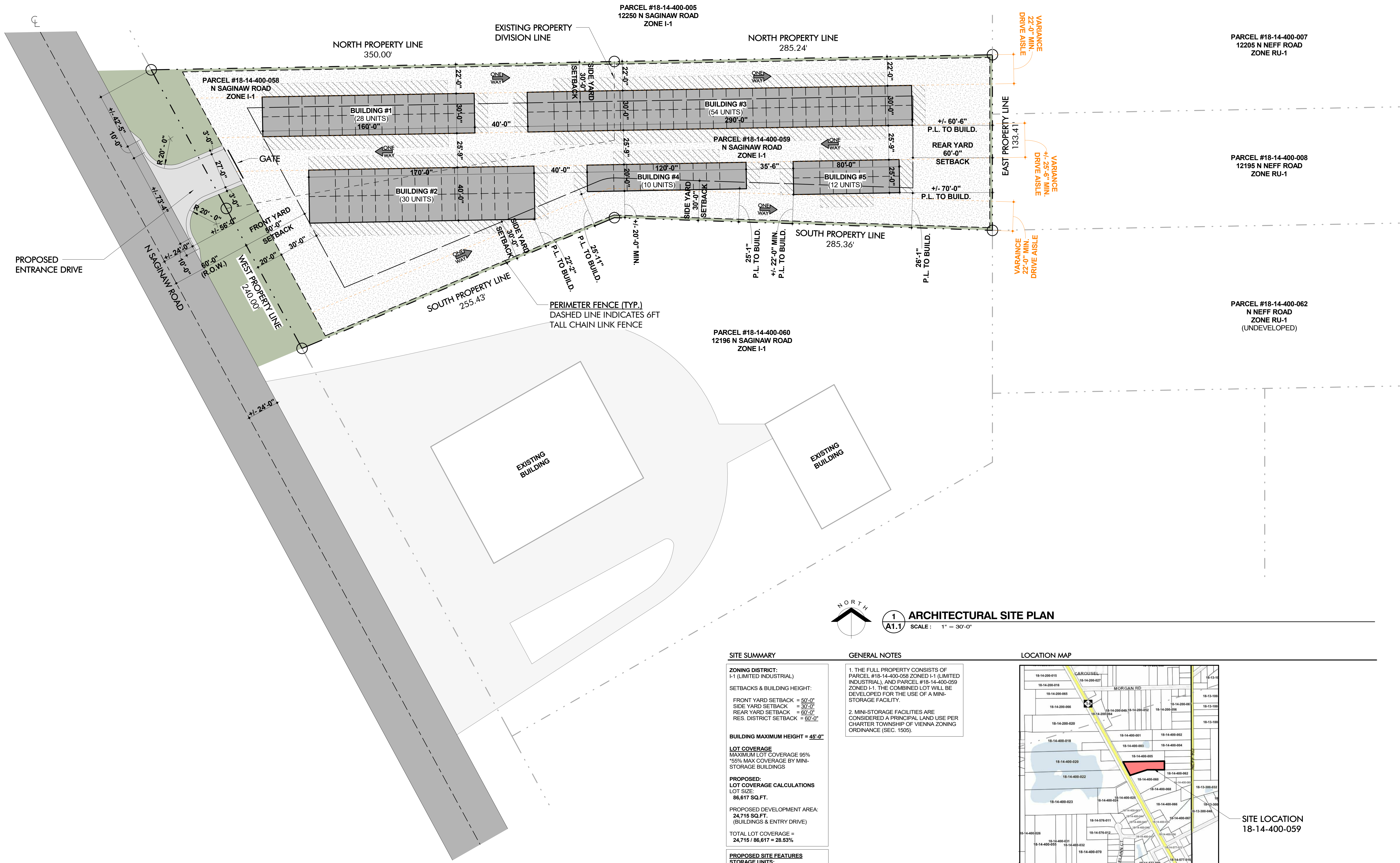




SITE SUMMARY

ZONING DISTRICT:
I-1 (LIMITED INDUSTRIAL)

SETBACKS & BUILDING HEIGHT:
FRONT YARD SETBACK = 50'-0"
SIDE YARD SETBACK = 30'-0"
REAR YARD SETBACK = 60'-0"
RES. DISTRICT SETBACK = 60'-0"

BUILDING MAXIMUM HEIGHT = 45'-0"

LOT COVERAGE
MAXIMUM LOT COVERAGE 95%
*55% MAX COVERAGE BY MINI-STORAGE BUILDINGS

PROPOSED:
LOT COVERAGE CALCULATIONS
LOT SIZE:
86,617 SQ.FT.

PROPOSED DEVELOPMENT AREA:
24,715 SQ.FT.
(BUILDINGS & ENTRY DRIVE)

TOTAL LOT COVERAGE =
24,715 / 86,617 = 28.53%

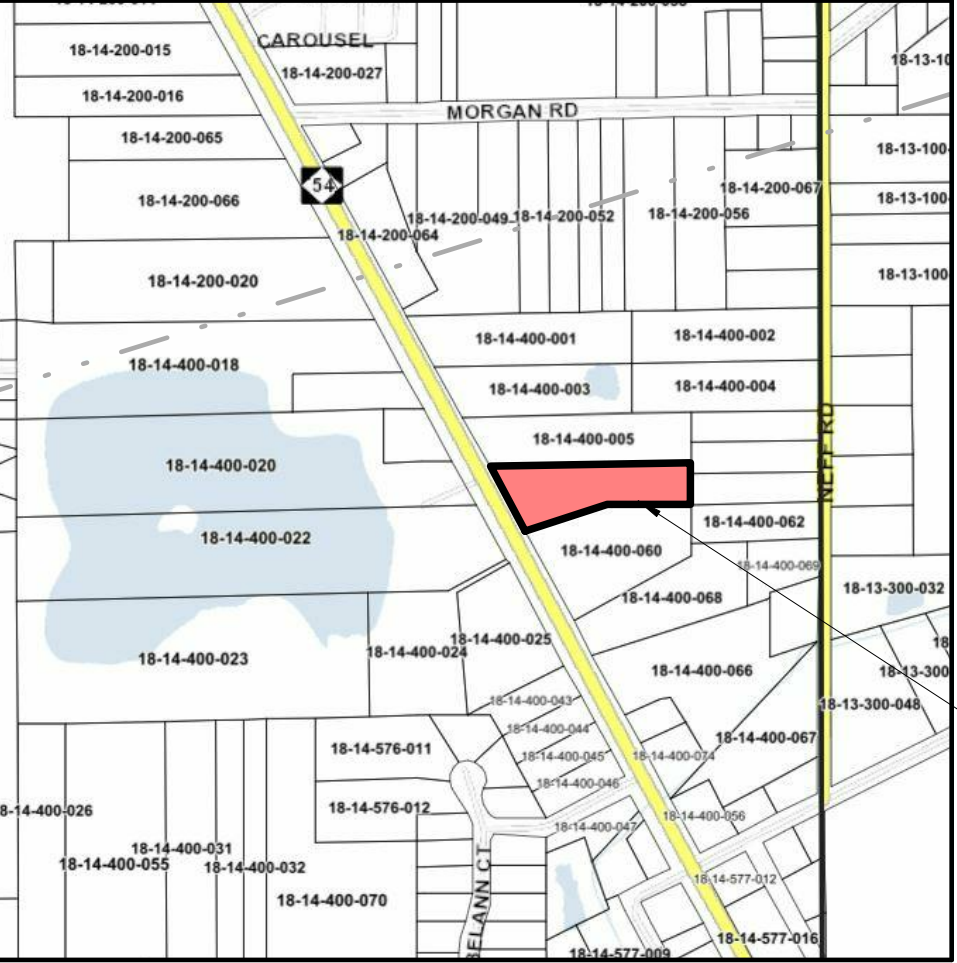
PROPOSED SITE FEATURES
STORAGE UNITS:
PROPOSED BUILDINGS: 6 BLDNGS.
BUILDING 1 - 30'-0"X160'-0" (28 UNITS)
BUILDING 2 - 40'-0"X170'-0" (30 UNITS)
BUILDING 3 - 30'-0"X290'-0" (54 UNITS)
BUILDING 4 - 10'-0"X120'-0" (10 UNITS)
BUILDING 6 - 25'-0"X80'-0" (12 UNITS)

GENERAL NOTES

1. THE FULL PROPERTY CONSISTS OF PARCEL #18-14-400-058 ZONED I-1 (LIMITED INDUSTRIAL), AND PARCEL #18-14-400-059 ZONED I-1. THE COMBINED LOT WILL BE DEVELOPED FOR THE USE OF A MINI-STORAGE FACILITY.

2. MINI-STORAGE FACILITIES ARE CONSIDERED A PRINCIPAL LAND USE PER CHARTER TOWNSHIP OF VIENNA ZONING ORDINANCE (SEC. 1505).

LOCATION MAP



SITE LOCATION
18-14-400-059