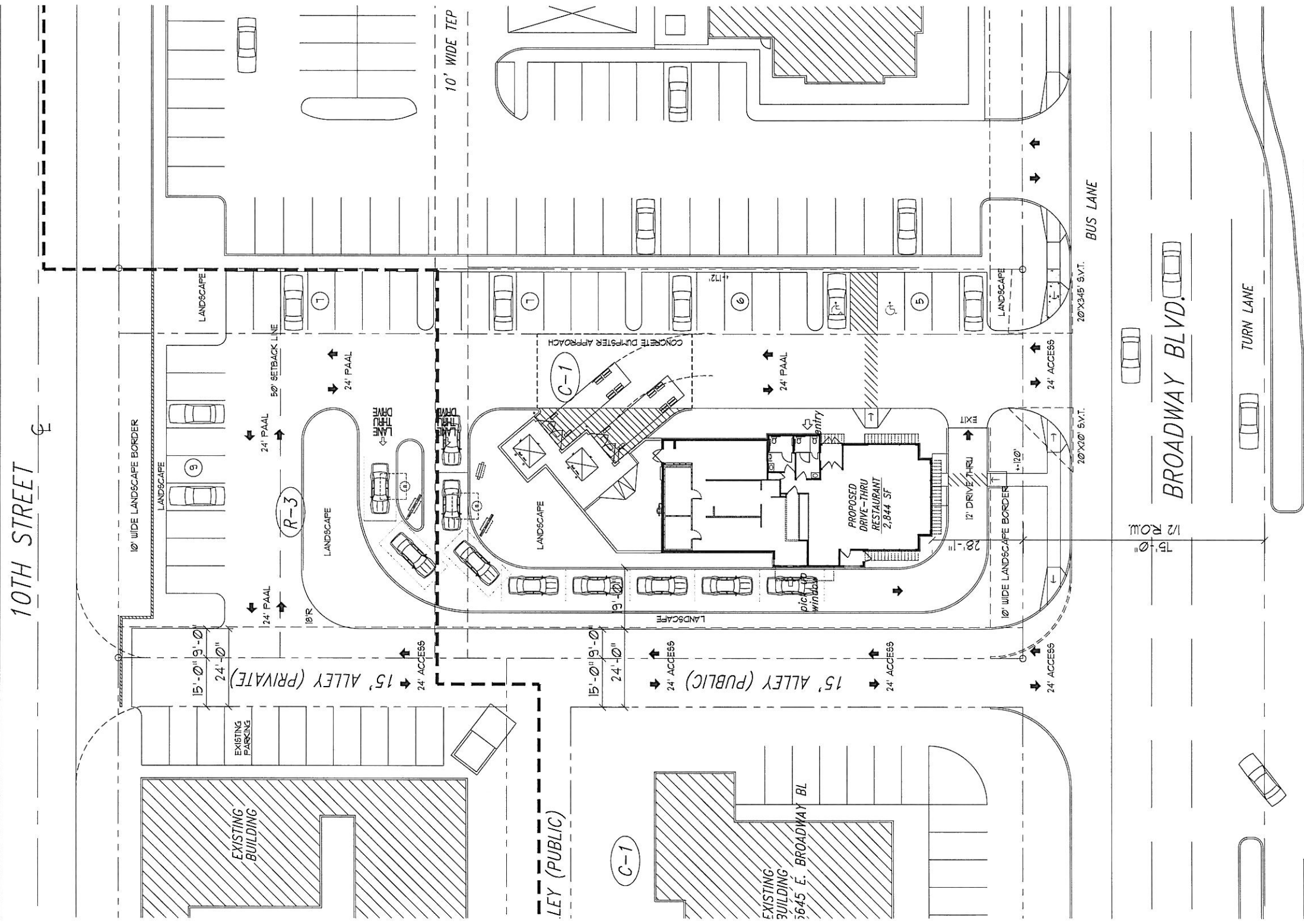


EXISTING RESIDENCE 7 E. 10TH STREET
 EXISTING RESIDENCE 5701 E. 10TH STREET
 EXISTING RESIDENCE 5707 E. 10TH STREET
 EXISTING RESIDENCE 5713 E. 10TH S



PRELIMINARY SITE PLAN CONCEPT

5712 E. BROADWAY BLVD. TUCSON, ARIZONA
 9/16/15 KBP #2503

EXISTING ZONING: C-1/R-3 (PROPOSED C-1)

SITE AREA: APPROX. 120X172=20,640 SF (0.47 ACRES)

PROPOSED DRIVE-THRU BLDG = 2,844 SF / 100 = 29 PARKING SPACES REQUIRED
 34 PARKING SPACES PROVIDED

2 SHORT TERM & 2 LONG TERM BIKE PARKING SPACES REQUIRED
 LOADING ZONES REQ'D: NONE REQUIRED LESS THAN 5,000 SF FOOD SERVICE
 SOLID WASTE & RECYCLE DISPOSAL: ONE TRASH AND ONE RECYCLE DUMPSTER REQUIRED



kbp architecture, llc
 design - build

design ■ planning ■ construction

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Kevin B. Petrick, Architect/Builder

Rezoning
 Preliminary Development Plan
 C9_15-04 Date 9/17/15
 Planning & Development Services

updated 9/16/15
 Z&H - JLB REVISIONS