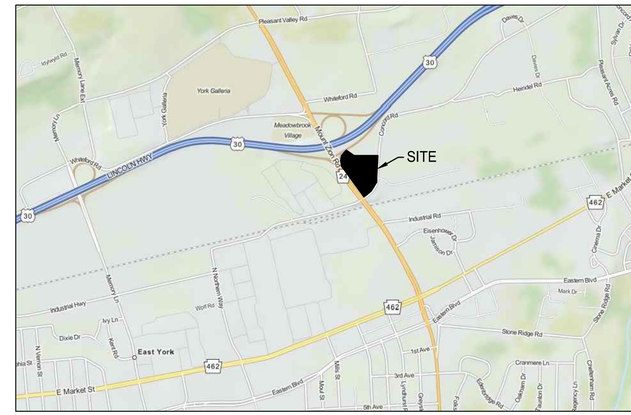

VICINITY MAP
N.T.S.

SITE DATA - LOT 1:

Zoning: F-D (Flexible Development District)
Site Area: 0.71 Acres
Proposed Building: 4,500 S.F.

Parking:

Retail: 4.5 / 1,000 S.F.
20 Parking Spaces Required
20 Parking Spaces Provided (19 Standard, 1 Accessible)

SITE DATA - LOT 2

Zoning: F-D (Flexible Development District)
Site Area: 2.61 Acres
Proposed Building #1: 5,175 S.F.
Proposed Building #2: 3,374 S.F.

Parking:

Automatic Car Wash: 6 Spaces / Wash Lane
Quick Vehicle Servicing: 5 / 1,000 S.F.
29 Parking Spaces Required
108 Parking Spaces Provided (101 Standard, 7 Accessible)

SITE DATA - LOT 3:

Zoning: F-D (Flexible Development District)
Site Area: 1.20 Acres
Proposed Building: 2,887 S.F.

Parking:

Restaurant: 10 / 1,000 S.F.
29 Parking Spaces Required
42 Parking Spaces Provided (40 Standard, 2 Accessible)

SITE DATA - LOT 4:

Zoning: F-D (Flexible Development District)
Site Area: 2.25 Acres
Proposed Building: 5,121 S.F.

Parking:

Gas Station: 4.5 / 1,000 S.F.
23 Parking Spaces Required
64 Parking Spaces Provided (61 Standard, 3 Accessible)

Setbacks:

Front: 35'
Side: 0'
Rear: 0'
Parking: 5'

SURFACE LEGEND

ASPHALT PAVEMENT

CONCRETE SIDEWALK

CONCRETE PAVEMENT

Quattro Development

Project Title:
PROPOSED DEVELOPMENT
3315 & 3401 CONCORD ROAD
YORK, PA

Seal:

Date:
Expires:

Rev.	Date	Description

Project #: YORK, PA
Drawn By: BJD
Checked By: RW / ML
Issue Date: 05.28.19

Sheet Title:
SITE PLAN - OPTION 68

SP68.0

Sheet: 1 of 1

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