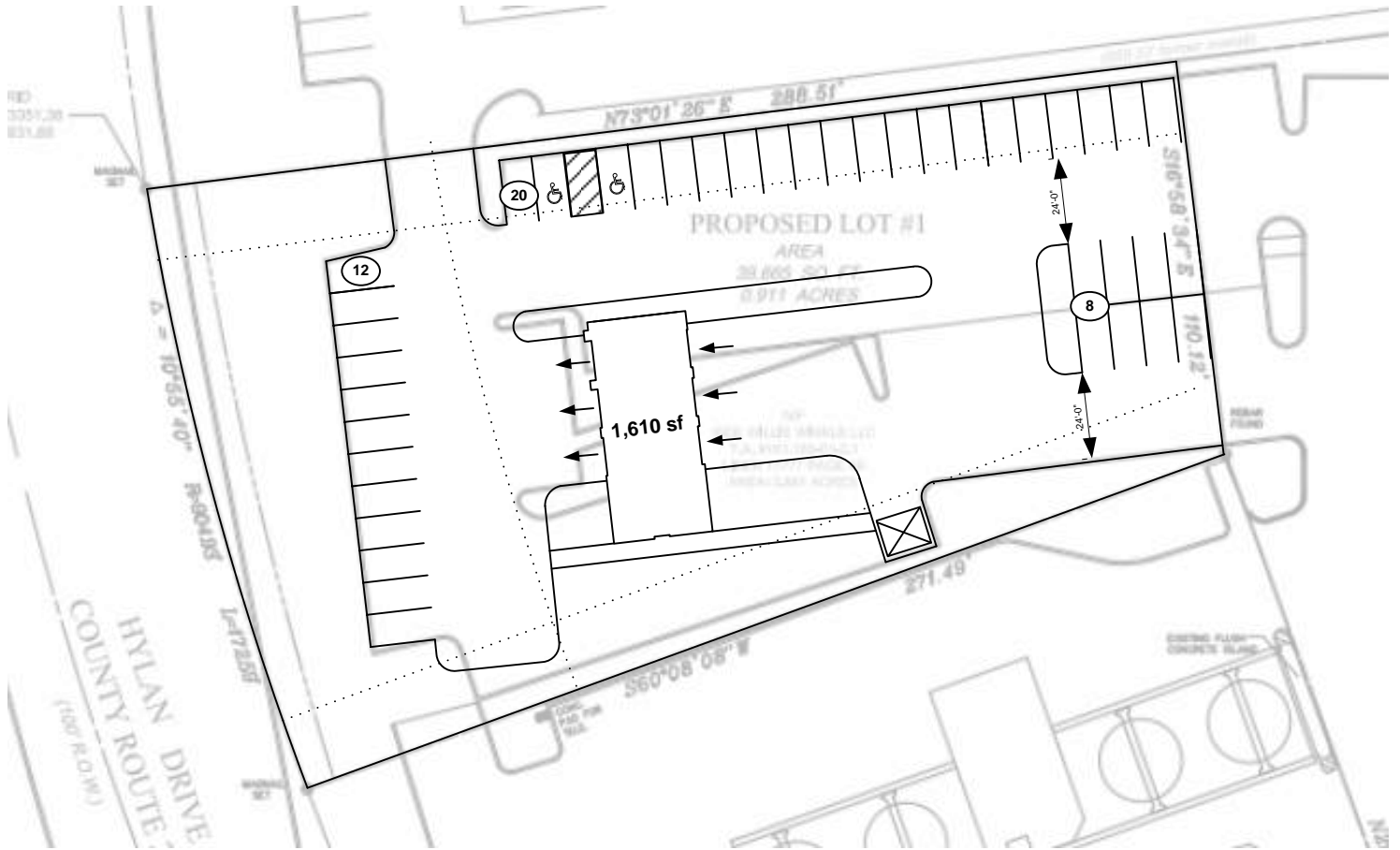


Quattro
Development

**840 Hylan Drive,
Henrietta, NY**



Scale: 1 in = 50ft. 0in.
0 ft. 18 ft.30 ft. 60 ft.

Current Zoning: Planned Commercial Development District

Approximately .91 Acres – 39,655 Lsf

1,610 SF Building (66.33' w x 26.67' d) - .041 FAR

40 Parking Spots, 24.85 / 1,000SF

Quattro Development Construction Contact: **Brett Dahlman**

Phone: 630.870.1921 – Email: Brett@quattrodevelopment.com

Quattro Development Leasing Contact: **Rob Walters**

Phone: 630.891.6475 – Email: Rob@quattrodevelopment.com

Setbacks: Front – 80', Side – 200', Rear - 60'

Landscaping: 5' side yard landscaping

Parking Requirements: 90 degree – 9' x 18' w/ 24' aisle

Auto Repair/Service – 2.5 / 1,000 sf

Med/Dent – 5.0 / 1,000 sf

Retail – 5.0 / 1,000 + 1 per 2 employees

Restaurant – 8.33 / 1,000 sf