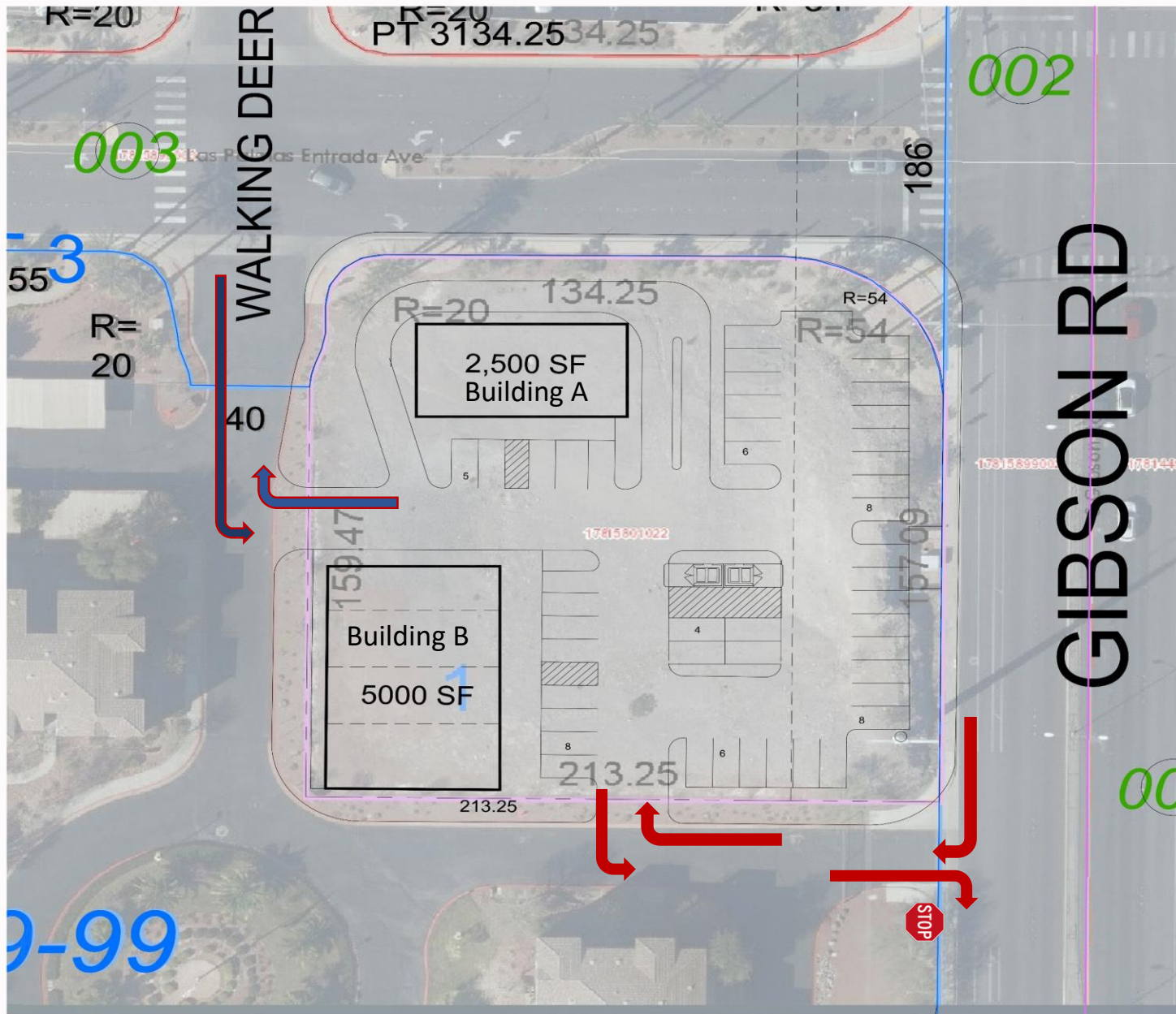


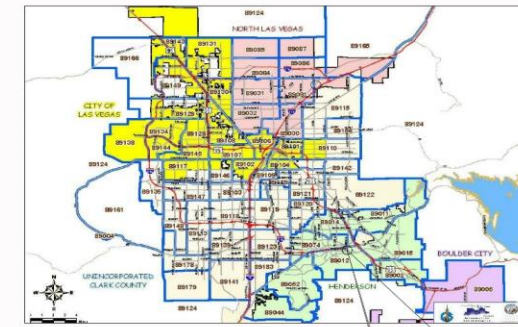
# Ingress & Egress (Request)

- Entry into the project from Gibson.
- Stop sign for traffic getting on Gibson



## PROJECT DATA

APN:	17815801002
GROSS SITE:	1 A.C.
DISTURBED SITE AREA:	1 A.C.
EXISTING ZONING:	PS
PROPOSED ZONING:	CC
<b>BUILDING AREA</b>	
RETAIL 1:	5,000 SF
PAD-1:	2,500 SF
<b>PARKING ANALYSIS</b>	
<b>PARKING REQUIRED:</b>	
RETAIL 1:	1/175 SF GFA
5,000 SF:	29 CARS
FAST FOOD RESTAURANT:	1/100 SF SERVICE AREA
1,200 SF SERVICE, 1,300 SF SUPPORT:	16 CARS
TOTAL PARKING REQUIRED:	45 CARS
<b>PARKING PROVIDED:</b>	
TOTAL ON-SITE PARKING PROVIDED:	41 CARS
HANDICAP PARKING PROVIDED:	4 CARS
TOTAL PARKING PROVIDED:	45 CARS
BIKE PARKING:	4 SPACES
LOADING SPACE:	1
BUILDING COVERAGE:	20.2%



PROJECT LOCATION



YIHONG LIU + ASSOCIATES  
ARCHITECTURE PLANNING INTERIOR

1669 HORIZON RIDGE PARKWAY  
SUITE 120  
HENDERSON, NV 89012  
702-778-8711  
702-946-0933 - FAX

# GIBSON RETAIL HENDERSON, Nevada

AS01  
SITE PLAN

02/04/2020  
SCALE 1" = 20'-0"

