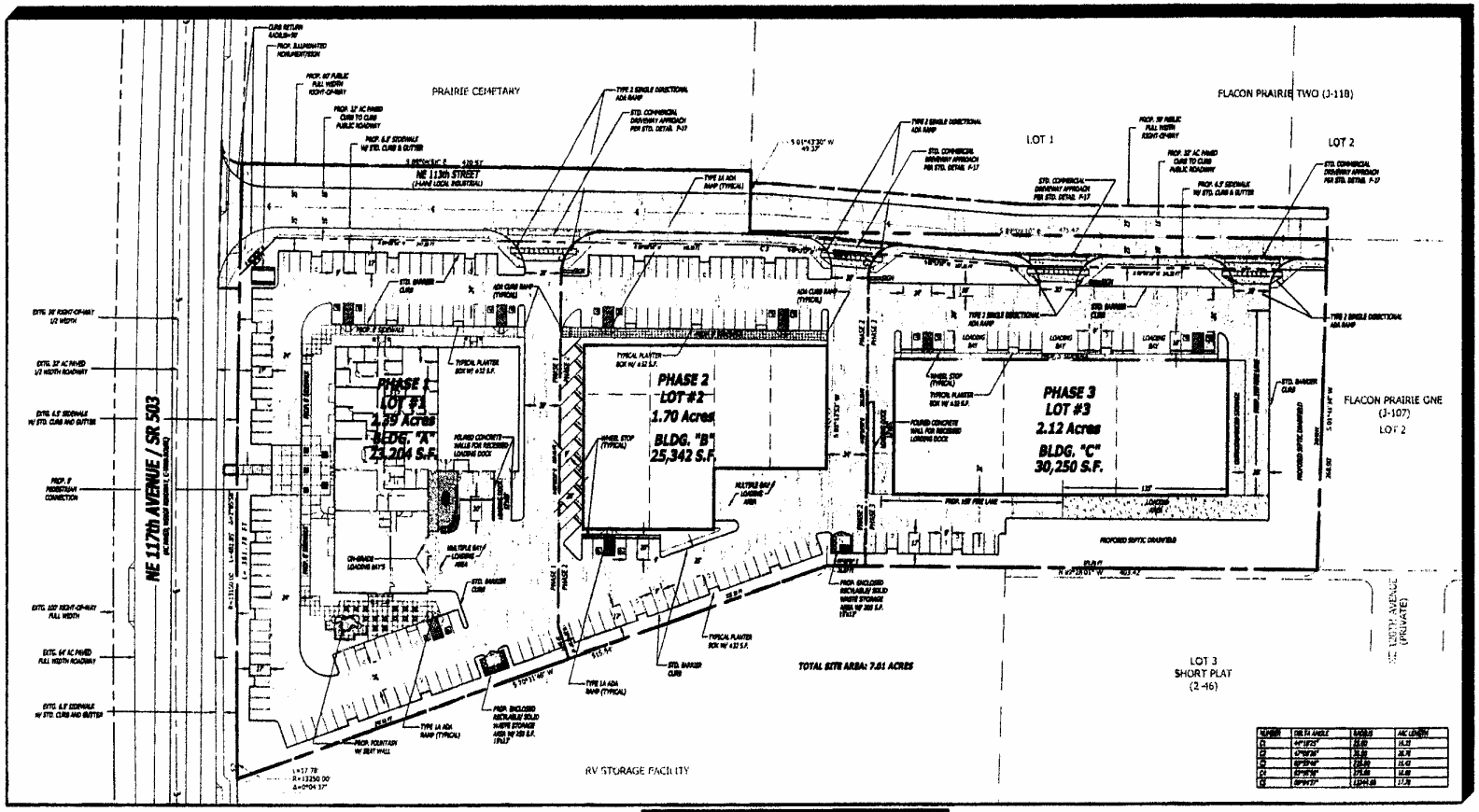

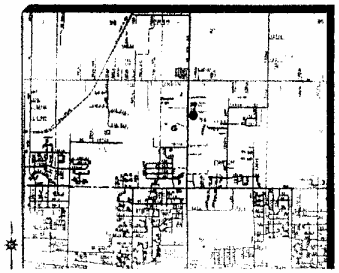

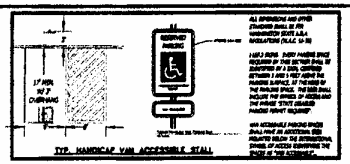

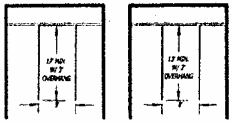

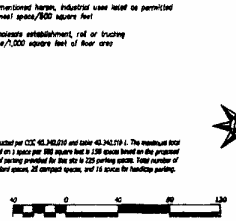

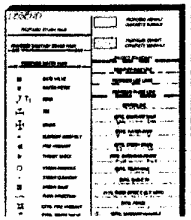

OWNER:

JAMES R. NELSON
P.O. BOX 1126
VANCOUVER, WA 98664

FUTURE OWNER:

NEW TRADITION HOMES
CONTACT PERSON: KELLEY HELMES
1171 NE 96th ST. SUITE 930
VANCOUVER, WA. 98665
PHONE: (360) 254-5233
FAX: (360) 254-3238
EMAIL: kelley@newtraditionhomes.com

APPLICANT/ CONTACT:

HARB ENGINEERING, INC.
CONTACT PERSON: GUS HARB, P.E.
900 WASHINGTON ST. SUITE 825
VANCOUVER, WA. 98660
PHONE: (360) 695-6230
FAX: (360) 695-6124
EMAIL: gus@harbengineering.com

ARCHITECT:

ARCHITECTS BARRENTINE BATES LEE
CONTACT PERSON: DAVID COMMARE
1101 BROADWAY SUITE 215
VANCOUVER, WA. 98660
PHONE: (360) 695-1224
FAX: (360) 694-1326

LANDSCAPING DESIGN BY:

PLANNING SOLUTIONS INC.
CONTACT PERSON: CHRIS MAUNAHAN
1308 BROADWAY
VANCOUVER, WA. 98663
PHONE: (360) 750-9208
FAX: (360) 750-9201
EMAIL: chris@planningsolutionsinc.com

V-SHERAL CONTRACTOR:

SCHLICHT CONSTRUCTION INC.
CONTACT PERSON: BRIAN HALBERT
9407 NE. VANCOUVER MALL DRIVE, SUITE C-1
VANCOUVER, WA. 98662
PHONE: (360) 254-3474
FAX: (360) 254-4436
EMAIL: brian@schlicht.com

ENVIRONMENTAL SPECIALIST:

ENVIRONMENTAL MANAGEMENT SYSTEMS
CONTACT PERSON: ROBERT SWEENEY
4380 SE INTERNATIONAL WAY, SUITE # 112
MILWAUKIE, OR. 97222
PHONE: (503) 353-9461
FAX: (503) 353-9465
EMAIL: emsmgmt@qwest.net

BOUNDARY AND TOPOGRAPHIC INFORMATION PROVIDED BY:

MINSTER & GLAESER SURVEYING
CONTACT PERSON: DAVID DENNY

ALL DIMENSIONS ARE OFFER DIMENSIONS UNLESS OTHERWISE NOTED. ALL WORK SHALL BE PER WASHINGTON STATE L&I & WASHINGTON RULE 34-90

HANDICAP PARKING SPACES REQUIRED BY THE BUILDING CODE, SHALL BE LOCATED WITHIN 1,000 FEET ALONG THE PARKING SURFACE, AT THE NEAREST ACCESSIBLE ENTRANCE TO THE BUILDING SPACE. THE SIGN SHALL INCLUDE THE WORDS OF ACCESS AND THE WORDS "STATE LICENSED PARKING VIOLATORS" REQUIRED

VAN ACCESSIBLE PARKING SPACES SHALL HAVE AN ADDITIONAL SIGN MOUNTED BELOW THE INTERNATIONAL SYMBOL OF ACCESS EXPRESSING THE WORDS OF THE SIGNAGE.

Parking 40.340

Table 40.340.010-4. Minimum Required Parking Spaces By Use D.

Industrial :

1. Except as specifically mentioned herein, industrial uses listed as permitted in the M, and MP zones: space/500 square feet
2. Storage warehouses, wholesale establishment, rail or trucking freight terminal: space/1,000 square feet of floor area

Total spaces required 159

Total spaces available

Standard spaces:	184
Compact spaces:	27
Handicap spaces:	16
Totals	227

Parking and loading will be constructed per CCC 40.340.010 and table 40.340.010 I. The maximum total parking required for the site based on 1 space per 500 square feet is 159 spaces based on the proposed use. The proposed total number of parking provided for this site is 225 parking spaces. Total number of parking spaces includes 184 standard spaces, 26 compact spaces, and 16 spaces for handicap parking.

HARB ENGINEERING, INC.
CIVIL ENGINEERING · STREETS & ENGINEERING · PLANNING · PROJECT MANAGEMENT
900 WASHINGTON ST. SUITE 825 · VANCOUVER, WASHINGTON 98660
PHONE: (360) 695-6230 · FAX: (360) 695-6124
EMAIL: HARB@HARBENGINEERING.COM

UNION PRAIRIE BUSINESS PARK

NEW TRADITION H·O·M·E·S

SHEET NAME:

SITE PLAN
SHEET #1

SITE LAYOUT