



PARKING ANALYSIS (06/09/04)

EXISTING DEVELOPMENT - REQUIRED PARKING SPACES:	303
Retail (1,730 Sq. Ft.)	72
Professional (6,000 Sq. Ft.)	231
TOTAL REQUIRED PARKING	303 Spaces
PROPOSED DEVELOPMENT - REQUIRED PARKING SPACES:	2
Two Bay Automatic Car Wash	2
EXISTING ON-SITE PARKING	623 Spaces
Includes 15 handicap-accessible spaces	34 Spaces
LESS: Existing Parking Removed with car	648 Spaces
NET ON-SITE PARKING WITH SPACES REMOVED	305 Spaces
FOR CAR WASH (plus 2 spaces for car wash)	303 Spaces
REQUIRED PARKING for Proposed Development	64 Spaces
Commercial Expansion	448 Spaces
REQUIRED PARKING with Car Wash and Proposed Commercial Expansion	448 Spaces
NET ON-SITE PARKING with Car Wash	448 Spaces
Parking spaces available for additional development	144 Spaces
Parking Calculations based on the following rates:	
Retail: 1 space per 250 sq. ft. ft.	
Professional: 1 space per 100 sq. ft. ft.	
Car Wash: 2 spaces	

This Plan is a preliminary plan, subject to future development. The proposed car wash and parking spaces are shown in the plan. The proposed car wash and parking spaces are shown in the plan. The proposed car wash and parking spaces are shown in the plan. The proposed car wash and parking spaces are shown in the plan.

David B. Perry
 David B. Perry, Agent for Applicant
 and Property Owner
 Date: 5/6/04
 Date: 6/16/04
 Donald Blank, Attorney For Applicant
 and Property Owner
 Date: 6/16/04

Sheet 1 of 1 Z03-113

SITE PLAN
 1" = 50' Scale

CPD SITE PLAN
 7000 EAST BROAD STREET
 COLUMBUS, OH 43123
 MAY 6, 2004



FACILITY ENGINEERING
 4111 MCCURTIC PARKWAY
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ISSUE DATE:	03/17/04
DATE:	03/17/04