KEY NOTE LEGEND:

- LIGHT DUTY ASPHALT PAVEMENT
- HEAVY DUTY ASPHALT PAVEMENT
- HEAVY DUTY CONCRETE PAVEMENT
- CONCRETE SIDEWALK
- GRASS PAVERS, H-20 LOAD REQUIREMENT

NORTH

SCALE IN FEET

0 100 200

THOMAS L. THORNTON
NANCY B CONKLE
SUCCESSOR TRUSTEES
100.57 ACRES
I.N. 202100033670

35' PARKING SETBACK
50' BUILDING SETBACK
PROPOSED GAS EASEMENT
STORMWATER POND
50 TRUCK/TRAILER STALLS
18 TRUCK/TRAILER STALLS
33 VEHICLE STALLS
90' ESMT
EASTERN GAS TRANSMISSION AND STORAGE, INC

PROPOSED
185,250 FT²
BUILDING #1A

PROPOSED
143,000 FT²
BUILDING #1B

PROPOSED
224,750 FT²
BUILDING #2

111 VEHICLE STALLS
79 VEHICLE STALLS
14 VEHICLE STALLS
SHARED AMENITIES AREA

AMTREC LLC
1.000 ACRES
P.B. 1697, PAGE 43

AMTREC LLC
1.010 ACRES
P.B. 1697, PAGE 36

MARGIE EXENKAMPER
1.000 ACRES
P.B. 1839, PAGE 875

BASIL WESTERN ROAD

FRANCIS X MALONEY III
9.240 ACRES
I.N. 202100010183

THE UGLY MUG BAR & GRILL
3.631 ACRES
I.N. 202100029080

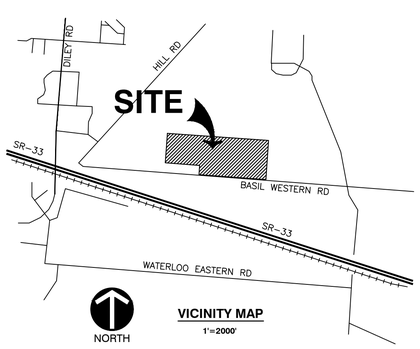
FRANCIS X MALONEY III
4.013 ACRES
P.B. 1835, PAGE 3855

NATHAN WILLIAMS & CORTNEY M ALLAR
2.000 ACRES
O.R. 1809, PAGE 685

THE WILLIAMS REALTY GROUP LTD
9.150 ACRES
I.N. 202100016029

OLIVER L LINDI
2.500 ACRES
O.R. 1784, PAGE 4239

FAIRFIELD COMMERCIAL PROPERTIES, LLC
131.000 ACRES
P.B. 1820, PAGE 3619



VICINITY MAP
1"=2000'

REVISION RECORD

NO	DATE	DESCRIPTION

Civil & Environmental Consultants, Inc.
250 W. Old Wilson Bridge Road · Suite 250 · Worthington, OH 43085
614-540-6633 · 888-598-6808
www.cecinc.com

PAUL HEMMER COMPANY
BASIL WESTERN WAREHOUSE
VIOLET TOWNSHIP
FAIRFIELD COUNTY, OHIO

3 BUILDING CONCEPT
SITE PLAN

DATE:	NOV 2022
DRAWN BY:	AJY
DWG SCALE:	1" =100'
CHECKED BY:	BAB
PROJECT NO.:	314-751
APPROVED BY:	BAB

DRAWING NO.:
EX-3 BLDG

SHEET 1 OF 1

P:\310-200\314-751\-CADD\Dwg\XRef\314751XR-CVDB-Layout.dwg(LAYOUT1) LS:(4/19/2024 - ajuung) - LP: 4/19/2024 10:42 AM