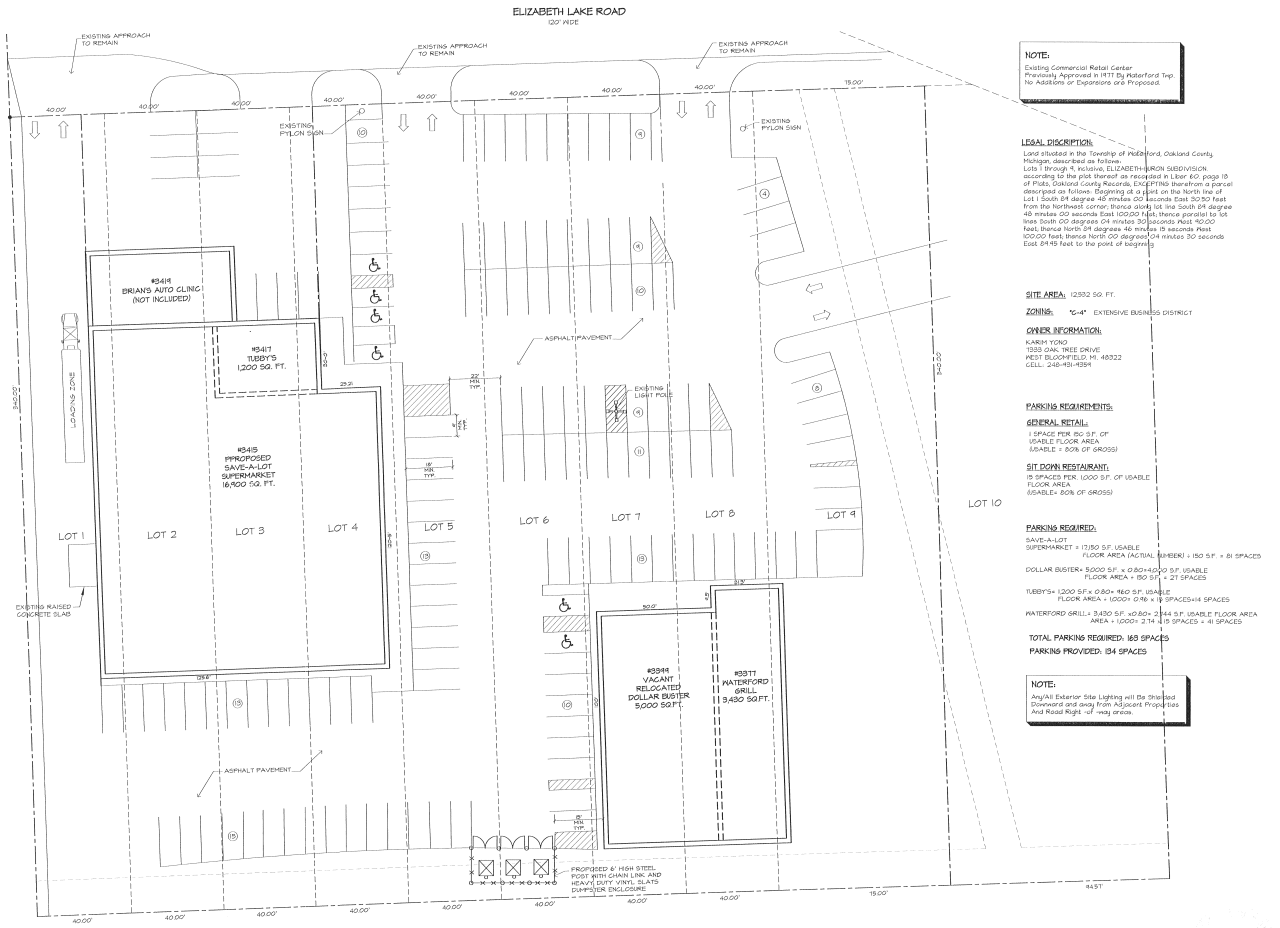

EXISTING SITE PLAN
SCALE: 1"= 20'-0"
NORTH

NOTE:
Existing Commercial Retail Center
Previously Approved In 1977 By Waterford Twp.
No Additions or Expansions are Proposed.

LEGAL DISCRIPTION:
Land situated in the Township of Waterford, Oakland County, Michigan, described as follows:
Lots 1 through 9, inclusive, ELIZABETH-HURON SUBDIVISION according to the plat thereof as recorded in Liber 60, page 18 of Plats, Oakland County Records, EXCEPTING therefrom a parcel described as follows: Beginning at a point on the North line of Lot 1 South 84 degree 46 minutes 00 seconds East 30.50 feet from the Northwest corner; thence along lot line South 84 degree 46 minutes 00 seconds East 100.00 feet; thence parallel to lot lines South 00 degrees 04 minutes 30 seconds West 40.00 feet; thence North 84 degrees 46 minutes 19 seconds West 100.00 feet; thence North 00 degrees 04 minutes 30 seconds East 84.45 feet to the point of beginning.

SITE AREA: 12,552 SQ. FT.

ZONING: "C-4" EXTENSIVE BUSINESS DISTRICT

OWNER INFORMATION:
KARIM YONO
1333 OAK TREE DRIVE
WEST BLOOMFIELD, MI. 48322
CELL: 248-431-4354

PARKING REQUIREMENTS:

GENERAL RETAIL:
1 SPACE PER 150 S.F. OF USABLE FLOOR AREA
(USABLE = 80% OF GROSS)

SIT DOWN RESTAURANT:
15 SPACES PER 1,000 S.F. OF USABLE FLOOR AREA
(USABLE= 80% OF GROSS)

PARKING REQUIRED:
SAVE-A-LOT SUPERMARKET = 17,150 S.F. USABLE FLOOR AREA (ACTUAL NUMBER) ÷ 150 S.F. = 81 SPACES

DOLLAR BUSTER= 5,000 S.F. x 0.80=4,000 S.F. USABLE FLOOR AREA ÷ 150 S.F. = 27 SPACES

TUBBY'S= 1,200 S.F.x 0.80= 960 S.F. USABLE FLOOR AREA ÷ 1,000= 0.96 x 15 SPACES=14 SPACES

WATERFORD GRILL= 3,430 S.F. x0.80= 2,744 S.F. USABLE FLOOR AREA AREA ÷ 1,000= 2.74 x 15 SPACES = 41 SPACES

TOTAL PARKING REQUIRED: 163 SPACES

PARKING PROVIDED: 154 SPACES

NOTE:
Any/All Exterior Site Lighting will Be Shielded Downward and away from Adjacent Properties And Road Right -of -way areas.

12/15/10

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Farmington Hills, MI 48334
(248) 865-5555 Fax (248) 865-5015
info@etchengumma.com

Project:

Proposed
Save *a lot*
Relocation

3415 Elizabeth Lake Rd
Waterford, MI 48328

Designed	E. A. Etchen, Architect
Drawn	N. Fadheli/ R. Khamov
Approved	E. A. Etchen, Architect
Scale	AS NOTED

Notes

All drawings and written material appearing herein constitute original and unpublished work of Etchen Gumma Limited and may not be duplicated, used or disclosed without the written consent of Etchen Gumma Limited.

Do not scale drawings. Use given dimensions only. If not shown, verify correct dimensions with Etchen Gumma Limited. Contractor shall check and verify all dimensions and conditions of job site.

Issued

Owner's Review	10/04/10
Planning Review	12/06/10
Planning Resubmittal	12/13/10

Sheet Title and Number

Existing Site Plan

C-1