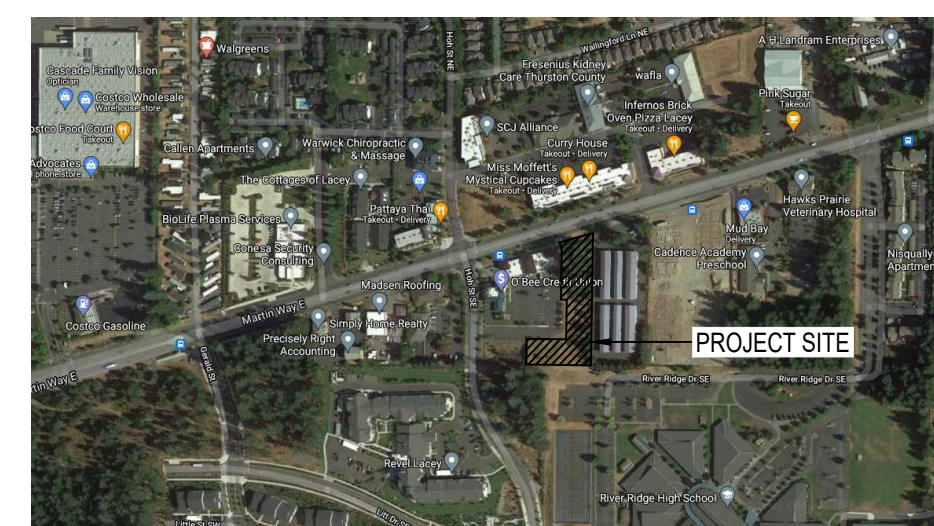
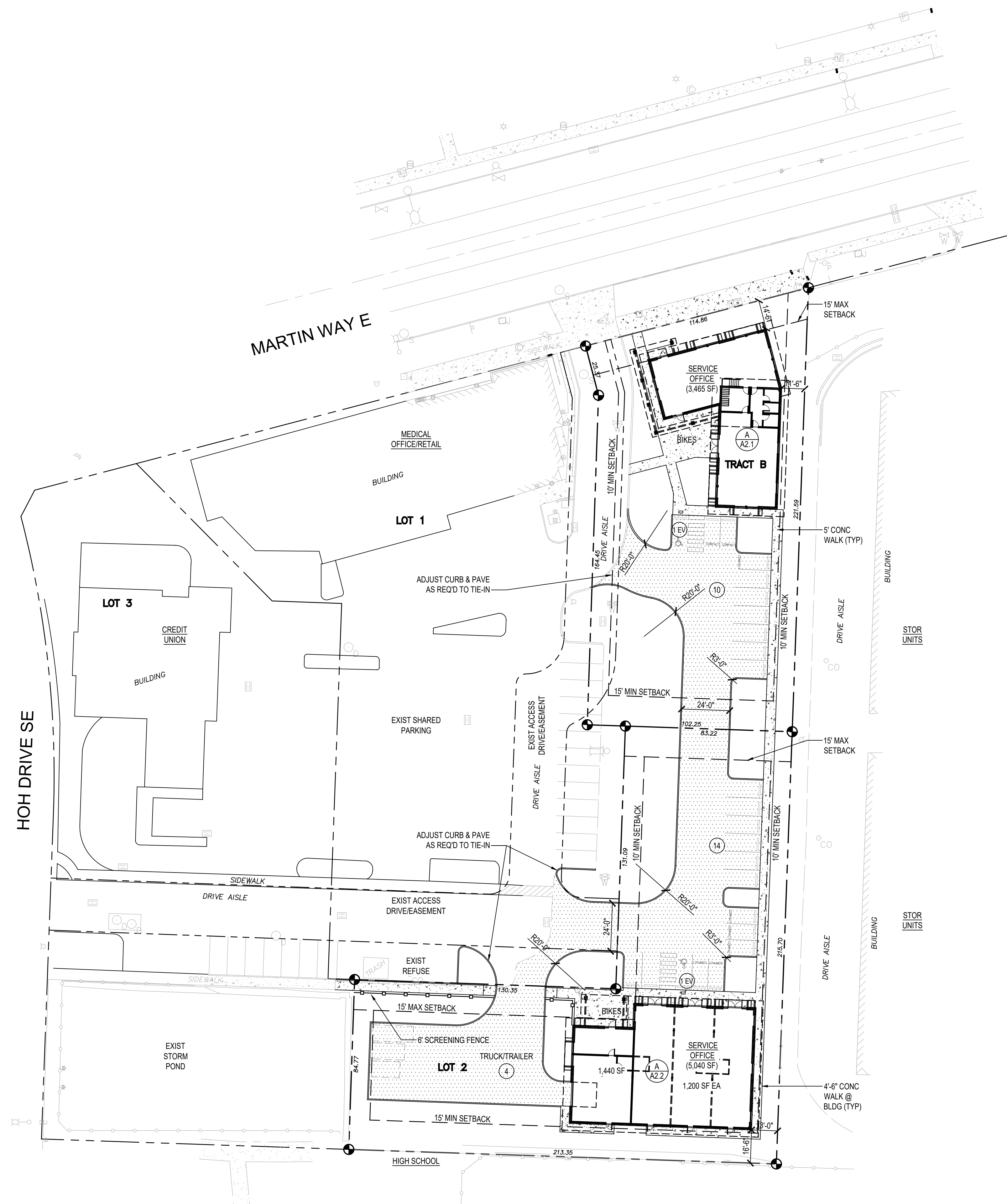


ZONING DATA

PARCELS:	NORTH = 11812310401 SOUTH = 11812310402
ADDRESS:	NORTH = 8695 MARTIN WAY E, LACEY, WA 98513 SOUTH = 8675 MARTIN WAY E, LACEY, WA 98513
ZONE:	MIXED-USE HIGH-DENSITY CORRIDOR (MHDC)
USE:	RETAIL, SERVICES
SETBACKS:	FRONT = 0'-15', SIDE = 10', REAR = 15'
LOT SIZES:	NORTH = 21,239 SF (0.49 ACRES) SOUTH = 28,980 SF (0.67 ACRES)
BLDG SIZE:	ALLOWED: 15,000 SF PROVIDED: NORTH = 3,465 SF SOUTH = 5,040 SF
BLDG COVERAGE:	ALLOWED: 35% MAX PROVIDED: NORTH = 16.3% SOUTH = 17.4%
DEV COVERAGE:	ALLOWED: 60% MAX PROVIDED: NORTH = 8,677 SF (40.9% W/ PERVIOUS ASPHALT) SOUTH = 8,461 SF (29.2% W/ PERVIOUS ASPHALT)
BLDG HT:	ALLOWED: 45' MAX PROVIDED: NORTH = 23' SOUTH = 22'
PARKING:	ALLOWED: OFFICE BLDG = 2.4 STALL / 1,000 SF COMPACT = 30%-50% EV = 3% BIKES = 1 / 15 AUTO STALLS (2 MIN) PROVIDED: NORTH = 10 STALLS (1 ADA/EV & 3 COMP) SOUTH = 14 STALLS (1 ADA/EV & 5 COMP) BIKES = 2 NORTH & 2 SOUTH
PARKING SIZE:	2-WAY @ 90° W/ 24' AISLE STALLS = 9'X18' (8'X16' COMPACT)



(B) VICINITY MAP
SCALE: N.T.S.



(A) SITE PLAN
SCALE: 1" = 30'



REVISIONS:

SITE PLAN REVIEW

PROJECT NO.:
21006.00

DATE:
05.05.2023

SHEET:
SITE PLAN