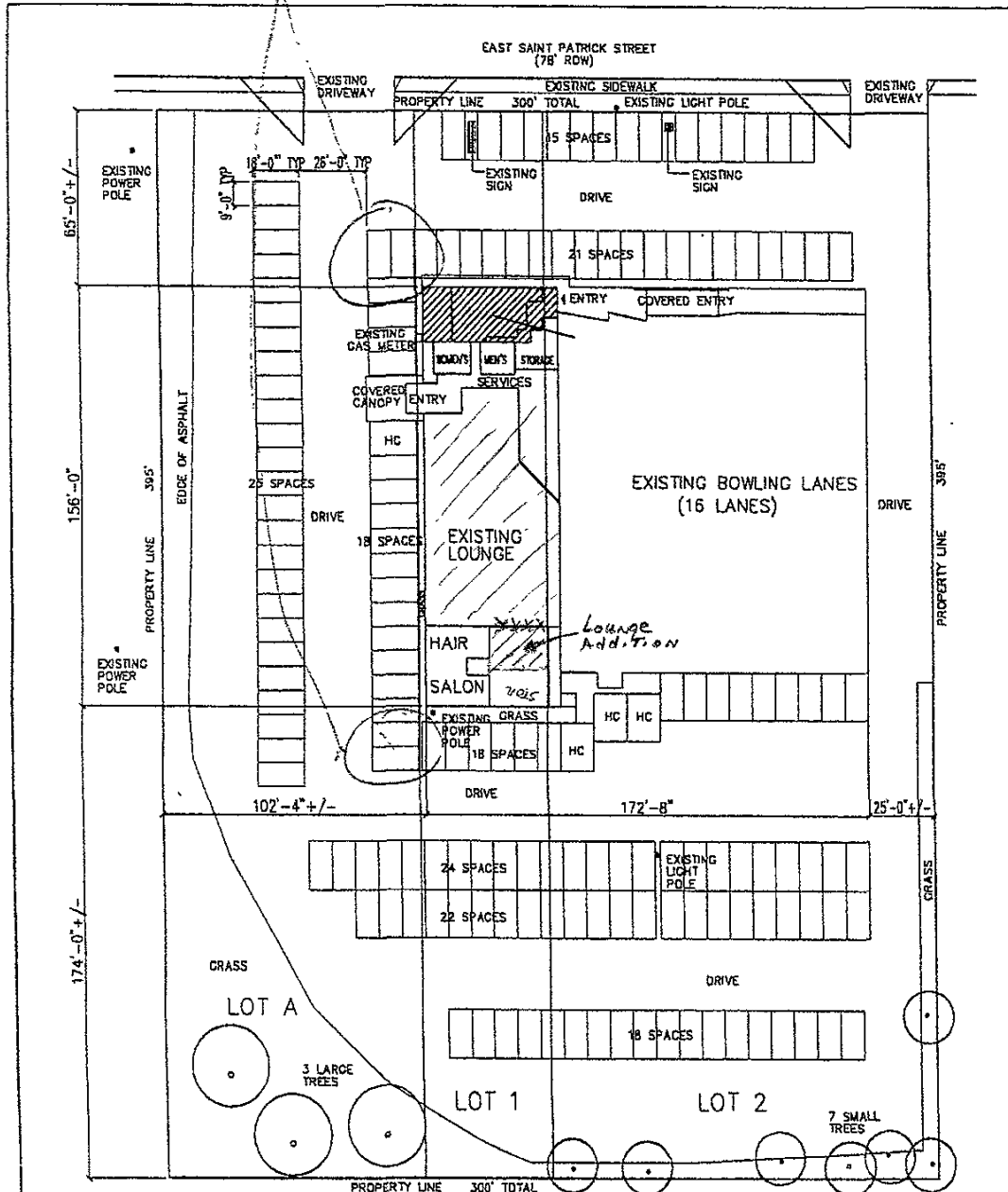


*these 4 parking spaces do exist.*



**SITE PLAN**  
SCALE: 1" = 8'

*Uniform trees in all sites are large*

**PROJECT DATA**

**PARKING:**  
 EXISTING 161 SPACES  
 REQUIRED 146 SPACES

**EXISTING BOWLING ALLEY**  
 5.5 X 16 = 88

**EXISTING LOUNGE**  
 ASSEMBLY 3958 SF X 10 / 1000 = 39.58  
 SERVICES 1430 SF X 5 / 1000 = 7.15  
 STORAGE 1188 SF X .25 / 1000 = 0.30  
 TOTAL 47.03

**EXISTING HAIR SALON**  
 704 SF X 5 / 1000 = 3.52

**NEW TAVERN**  
 ASSEMBLY 580 SF X 10 / 1000 = 5.8  
 SERVICES 180 SF X 5 / 1000 = 0.9  
 STORAGE 228 SF X .25 / 1000 = 0.05  
 TOTAL 6.86

**EXISTING LANDSCAPING:**  
 10/3 LARGE TREES (2000 EA.) 20,000 PTS  
 7 SMALL TREES (1000 EA.) 7,000 PTS  
 1,680 SQ. YDS GRASS (10 EA.) 16,800 PTS

**TENANT IMPROVEMENT LESS THAN 20% OF EXISTING BUILDING, THEREFORE NO ADDITION LANDSCAPING REQUIRED.**

**ZONING:** GENERAL COMMERCIAL

**LOTS LEGAL DESCRIPTION:**  
 LOTS 1 AND 2 OF OUTLOT C OF MERCHANT'S FIRST ADDITION, AND OUTLOT A OF MERCHANT'S FIRST ADDITION, SECTION 7, T1N, R8E, S8M, RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA.

**LOTS SF:**  
 LOT 1 19,750 SF  
 LOT 2 59,250 SF  
 LOT A 39,500 SF  
 TOTAL 118,500 SF

**BUILDING SF:** 24,606 SF  
**AREA OF CONCERN SF:** 1,002 +/- SF

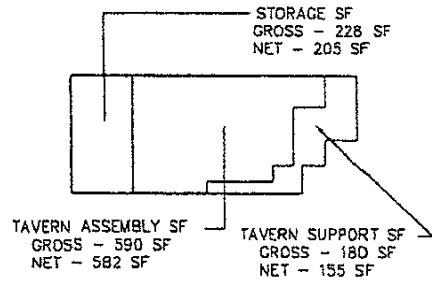
**ADDRESS OF AREA OF CONCERN:** 803 EAST SAINT PATRICK STREET

**PRESENT USE:** B-2 (BEAUTY SALON)  
**PROPOSED USE:** B-2 (TAVERN WITH LESS THAN 50 OCCUPANCY)

**PLUMBING FIXTURES REQUIRED:**  
 EXISTING FIXTURES  
 WOMEN'S TOILETS 4 FIXTURES  
 MEN'S TOILETS 2 FIXTURES  
 TOILETS URINALS 3 FIXTURES

**REQUIRED FIXTURES BY OCCUPANCY LOAD**  
 EXISTING LOUNGE (300 PEOPLE)  
 NEW TAVERN (41 PEOPLE)  
 TOTAL OCCUPANCY LOAD = 340 PEOPLE  
 WOMEN'S (170 PEOPLE) 4 FIXTURES  
 MEN'S (170 PEOPLE) 1 FIXTURES  
 TOILETS URINALS 2 FIXTURES

**TAVERN SF:**



**PROJECT FOR**  
 R. KENT KENNEDY  
 2515 EAST SAINT PATRICK STREET  
 RAPID CITY, SD 57102  
 PHONE: (605) 342-5031

**SITE PLAN PROJECT DATA**

**A01**