



PROPOSED BUILDING USES OFFICE RETAIL FOR DURABLE MEDICAL EQUIPMENT. (DME) SALE, STORAGE & REPAIR OF MEDICAL EQUIPMENT.

OCCUPANCY GROUP: B
CONSTRUCTION TYPE V-B/S
BUILDING AREA: 13,107 SF.

LEGAL DESCRIPTION:
LOT 1 OF BLOCK 1 OF FOX RUN SUBDIVISION LOCATED IN TRACT B OF COLONIAL SUBDIVISION NO. 2 IN THE NE1/4 OF NW1/4 OF SECTION 13, T1N, R1E, B4E, RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA

LOT SIZE: 47,678 SF
BUILDING SIZE: 13,107 GSF
UNDEVELOPED AREA: 34,572 SF (MINUS BLDG., PARKING & SIDEWALKS) (27,132 SF)

HC PARKING STALLS: 2 HC (EXIST.)
TOTAL PARKING STALLS: 16 STALLS

RC PARKING REQUIREMENTS:
OFFICE SPACE = 5% 1000 GSF
RETAIL SALES / SERVICE = 5% 1000 GSF
WAREHOUSING / STORAGE = 25% 1000 GSF
BASEMENT / STORAGE = 25% 1000 GSF

EXISTING BUILDING UTILITIES & SERVICES TO REMAIN ON SITE.

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P-4b

SITE PLAN - PROPOSED

SCALE: NTS



FIRE HYDRANT
CORNER OF SONORA DR.

PRELIMINARY
NOT FOR CONSTRUCTION

9/14/09

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FOX RUN REMODEL FOR RCRH RCRH RAPID CITY, SD

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| COMM. NO.: 06021.3 | CADD FILE: SD/8-26-09 | DRAWN BY: JM | SHEET TITLE: SITE PLAN - PROPOSED |
| DATE: 9-10-09 | | | |

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