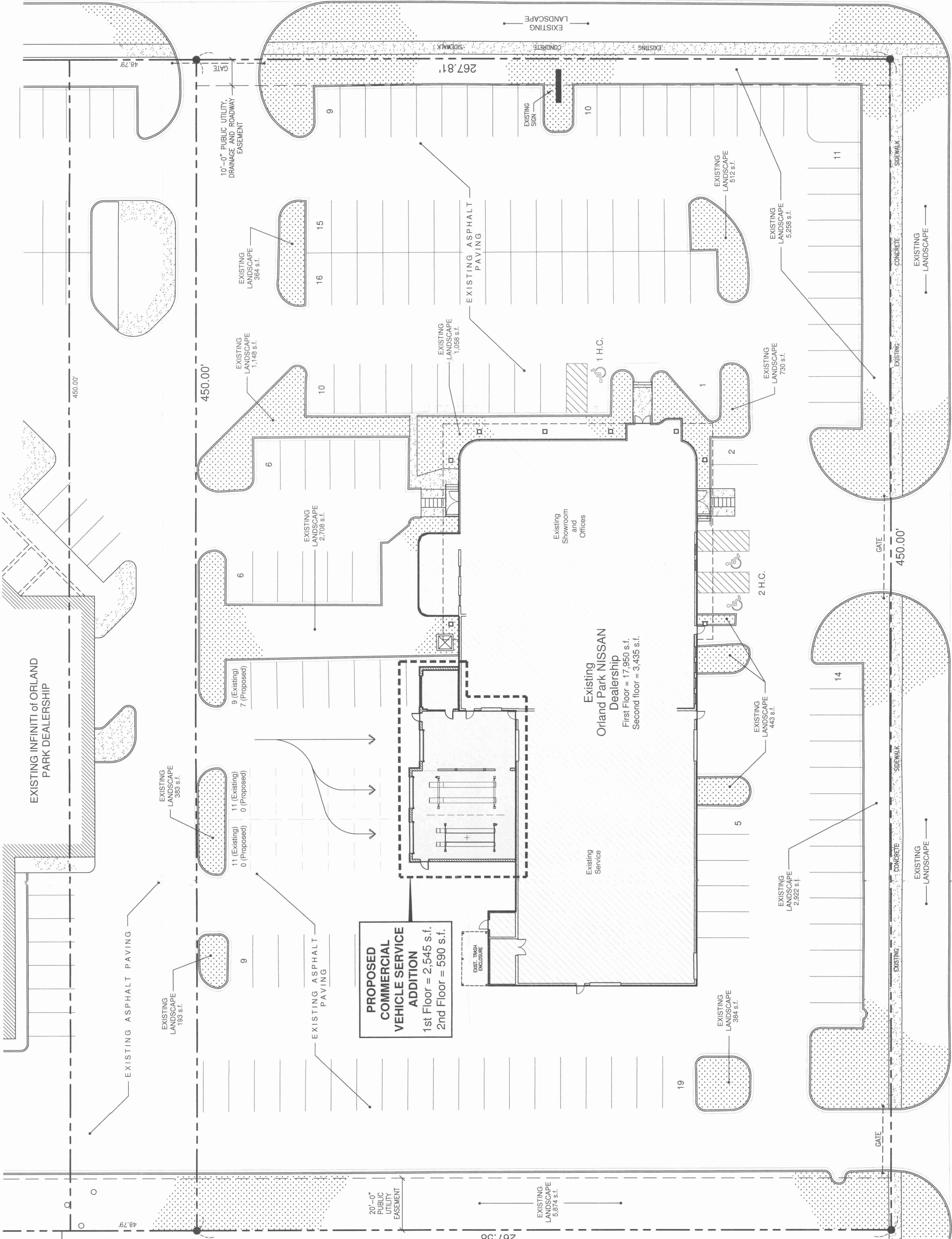


Proposed Service Addition to
Orland Park NISSAN
8550 w. 159th Street Orland Township
Orland Park, Illinois 60462



Rev	Date	Description
A	11/18/09	SITE DEVELOPMENT REVIEW

Drawing Title
**PRELIMINARY
SITE PLAN**

Service Addition to
Orland Park NISSAN
8550 w. 159th Street
Orland Park, IL 60462

Consultants
E. ANTHONY, INC.
Complete Construction Services
Tinley Park, IL 60477
Ph.: 708.802.8230
Fax: 708.802.8233

LOCATION MAP
No Scale

BOARD APPROVED
CASE NO. 2010-0001
DATE 4/5/10
W/O CONDITIONS

SITE DEVELOPMENT CALCULATIONS

LOT / PROPERTY DATA:

Existing Property Area:	120,533 S.F. (2.77 Acres)
Existing Building Area (Footprint - 1st Floor Only):	17,942 Sq. Ft.
Proposed Building Addition (Footprint - 1st Floor Only):	2,545 Sq. Ft.
TOTAL (1st Floor Existing and Proposed):	20,487 Sq. Ft.

Existing Floor Area Ratio (FAR):	15%
Proposed Floor Area Ratio (FAR):	17%
PERMITTED LOT COVERAGE (Table 6-301 (A)): 75%	
ACTUAL BUILDING AREA LOT COVERAGE (w/ Proposed Addition):	17%

Existing Pervious Area:	21,977 Sq. Ft.
Existing Pervious Area Lot Coverage:	18%
Proposed Pervious Area:	21,977 Sq. Ft.
Proposed Pervious Area Lot Coverage:	18%
Existing Impervious Area:	98,566 Sq. Ft.
Proposed Impervious Area:	98,556 Sq. Ft.

BUILDING DATA:

Existing Zoning:	BIZ
Existing Building Use Group:	B / S-1
Existing Building Construction Type:	III-B (Protected)
Proposed Addition Use Group:	S-1
Proposed Addition Construction Type:	III-B (Protected)
Existing Building (Total - 1st Floor and 2nd Floor):	21,385 Sq. Ft.
Proposed Building Addition (Total - 1st Floor and 2nd Floor):	3,135 Sq. Ft.
TOTAL (Existing and Proposed):	24,520 Sq. Ft.

PARKING DATA:

Required Parking Spaces (Table 6-306 (B) - 1 per 300 s.f.):	82 + 3 H.C.
EXISTING PARKING SPACES:	164 + 3 H.C.
PROPOSED PARKING SPACES:	140 + 3 H.C.

LANDSCAPING DATA:

Existing Landscaped Area:	21,977 Sq. Ft.
Existing Landscaped Area Lot Coverage:	18%
Proposed Landscaped Area:	21,977 Sq. Ft.
Proposed Landscaped Area Lot Coverage:	18%