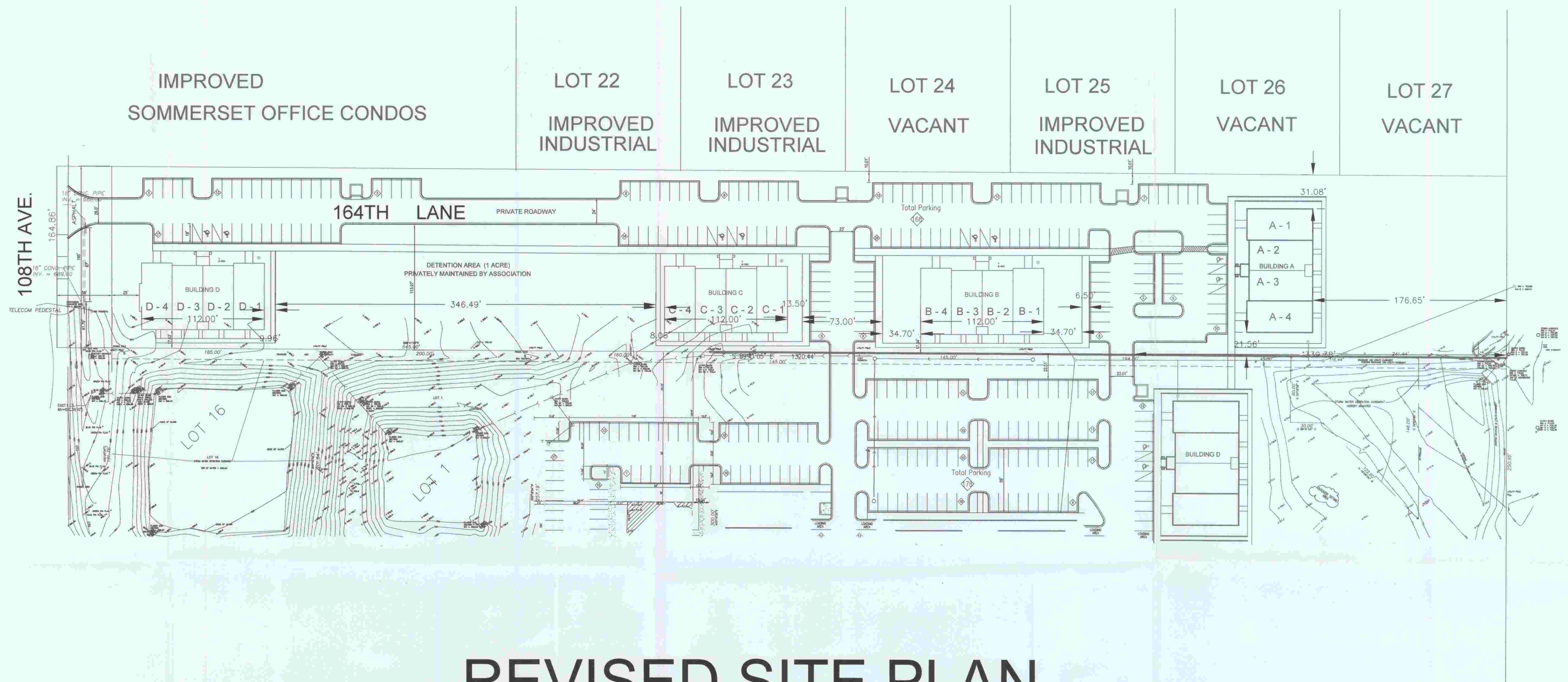




REVISED SITE PLAN

NOTES: FOUR PROFESSIONAL OFFICE BUILDINGS will consist of all MASONRY EXTERIOR WALLS.

NO UTILITIES SHALL BE LOCATED ON EXTERIOR WALLS

ALL UTILITY BOXES, TRANSFORMERS & GENERATORS SHALL BE SCREENED PER CODE REQUIREMENT

Summary of Revisions: * Eliminate Cul-de-sac
*Rotated Building "A" to face West instead of North
*Shifted 5 parking spaces from the West end of Building "D"
and relocate to the east of the dumpster for Building "D"

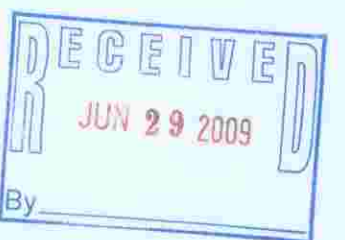
R.O.W 108th Ave. = 8,250 SQ. FT.
BUILDABLE AREA = 166,890 SQ.FT.

WINTERSET IV OFFICE PARK DATA BOX	
GROSS AREA:	217,800 SQ.FT.
DETENTION	43,560 SQ. FT.
BUILDING AREA:	27,280 SQ.FT.
LANDSCAPED AREA:	70,519 SQ.FT. (42.5%)
FLOOR AREA RATIO:	.164
GROSS IMPERVIOUS SURFACE AREA:	95,471 SQ.FT. (58.5%)
PARKING REQUIRED	27,280 SF/200 SF=136
PARKING PROVIDED	156+8 HC=164



Scale : 1" = 50'
WINTERSET INC.
Revised 6-14-09 by RAYMOND E. DERBAS

BOARD APPROVED
CASE NO. 2009-0240
DATE 07-06-09
W/CONDITIONS ☒
W/O CONDITIONS ☐



PROJECT:
WINTERSET IV OFFICE PARK
10751-10641 W. 164TH LN.
ORLAND PARK, ILLINOIS
SHEET TITLE: REVISED SITE PLAN

6/14/09	5/4/09	7/23/08	REVIS	SCALE: 1 : 50	DATE: 7/9/08	DRAWN BY: KMD	APPR. BY: RED	CADD REF. # 07004	DRAWING #	SHEET #
				RAYMOND E. DERBAS & ASSOCIATES CONSULTING CIVIL ENGINEERS 12845 PHEASANT COURT HOMER GLEN, IL 60441 PHONE (708) 301-0578						