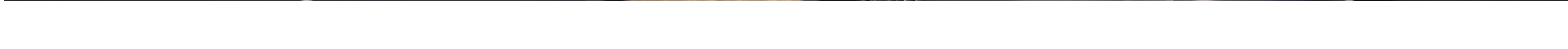


10555,10565,10575,10585,10595,10599 N. Tatum Blvd , Paradise Valley, Arizona 85253



MPE ENGINEERS
HENDERSON ENGINEERS, INC.
5345 North 16th Street
Suite 460
Phoenix, Arizona 85016
t 602-336-5225 f 602-336-5201

STANTEC
6263 N Scottsdale Rd,
Suite 145
Scottsdale, Arizona 85250-5411
t 480-980-8523

**RVI PLANNING+LANDSCAPE
ARCHITECTURE**
120 S. Ash Avenue
Tempe, Arizona 85281
t 480-586-2176 f 480-830-4888

CIVTECH, INC.
10605 N Hayden Rd
Suite 140
Scottsdale, Arizona 85260
t 480-659-4250



NOT TO SCALE

05.1 Cover Sheet

05.3 Signage Details	
05.3.1	signage plan
05.3.2	phase I signage plan
05.3.3	phase II signage plan
05.3.4	phase III signage plan
05.3.5	bldg and monument sign
05.3.6	phase III directory
05.3.7	suite sign and directory

05.4 Elevations

05.4.1	building A
05.4.2	building A
05.4.3	buildings B and C
05.4.4	buildings B and C
05.4.5	buildings D and E
05.4.6	buildings C,D,E
05.4.7	building E
05.4.8	building F
05.4.9	building F
05.4.10	building entries
05.4.11	building entries

05.5 Sections and Open Space Criteria

- 05.5.1 sections & open space criteria analysis
- 05.5.2 open space criteria analysis
- 05.5.3 site section and viewsheds

05.6 Landscape Plan

L-001	existing tree plan
L-002	existing tree plan
L-003	landscape buffer illustrative
L-004	proposed landscape buffer sections
L-005	existing landscape buffer conditions
L-101	landscape plan
L-102	landscape plan
L-103	landscape plan
L-104	landscape plan

05.7 Lighting Plan

E-1.1	photometric site plan
E-1.2	photometric fixture cut sheets
E-1.3	photometric light fixture cut sheets
E-1.4	photometric light fixture cut sheets

mountain view medical center, LLC
**Mountain View Medical
Center Redevelopment**
10555,10565,10575,10585,10595,10599 N. Tatum Blvd , Paradise Valley,
Arizona 85253

mountain view 602.802.8106 t
medical center, LLC
2944 N. 44th St.
Phoenix, AZ 85018

PROJECT NO.	DATE OF ISSUE
2018_041	02.07.2019
REVISION NO.	DATE
	09.26.2018
	11.01.2018
	01.22.2019
	02.19.2019

PROJECT TEAM	DRAWN BY
John Cantrell	BD

SUP major amendment
Review #4
SHEET CONTENTS

Cover Sheet

SHEET NO.

05.1.1

2929 n central ave
eleventh floor
phoenix arizona 85012

602.257.1764 t
602.257.9029 f

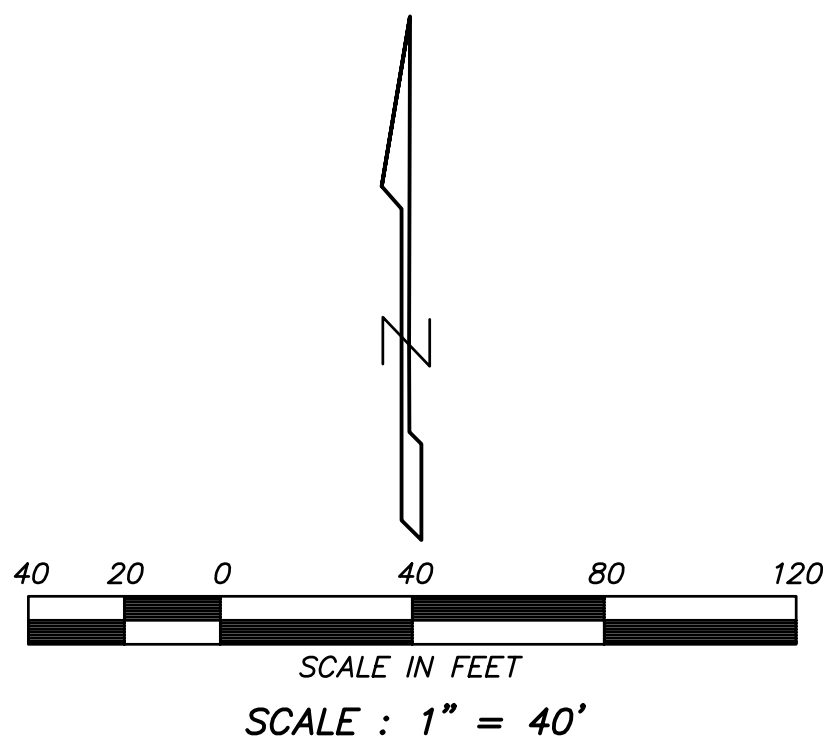
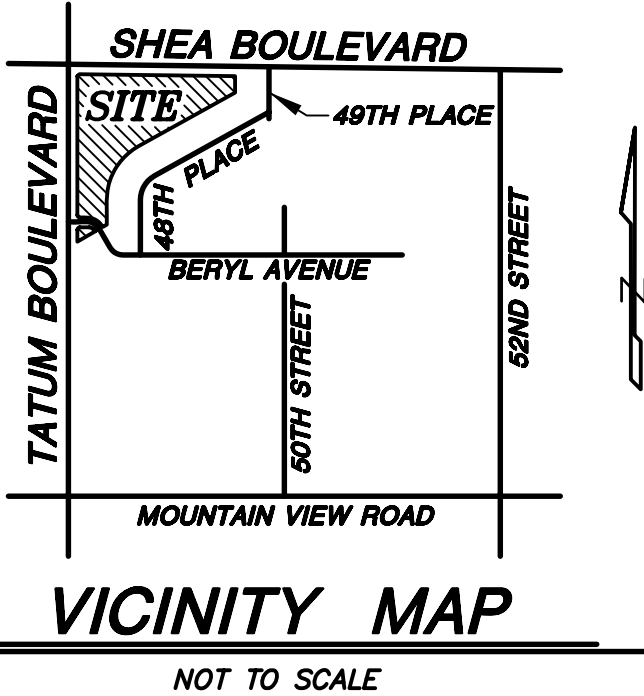
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A.L.T.A. / A.C.S.M. LAND TITLE SURVEY

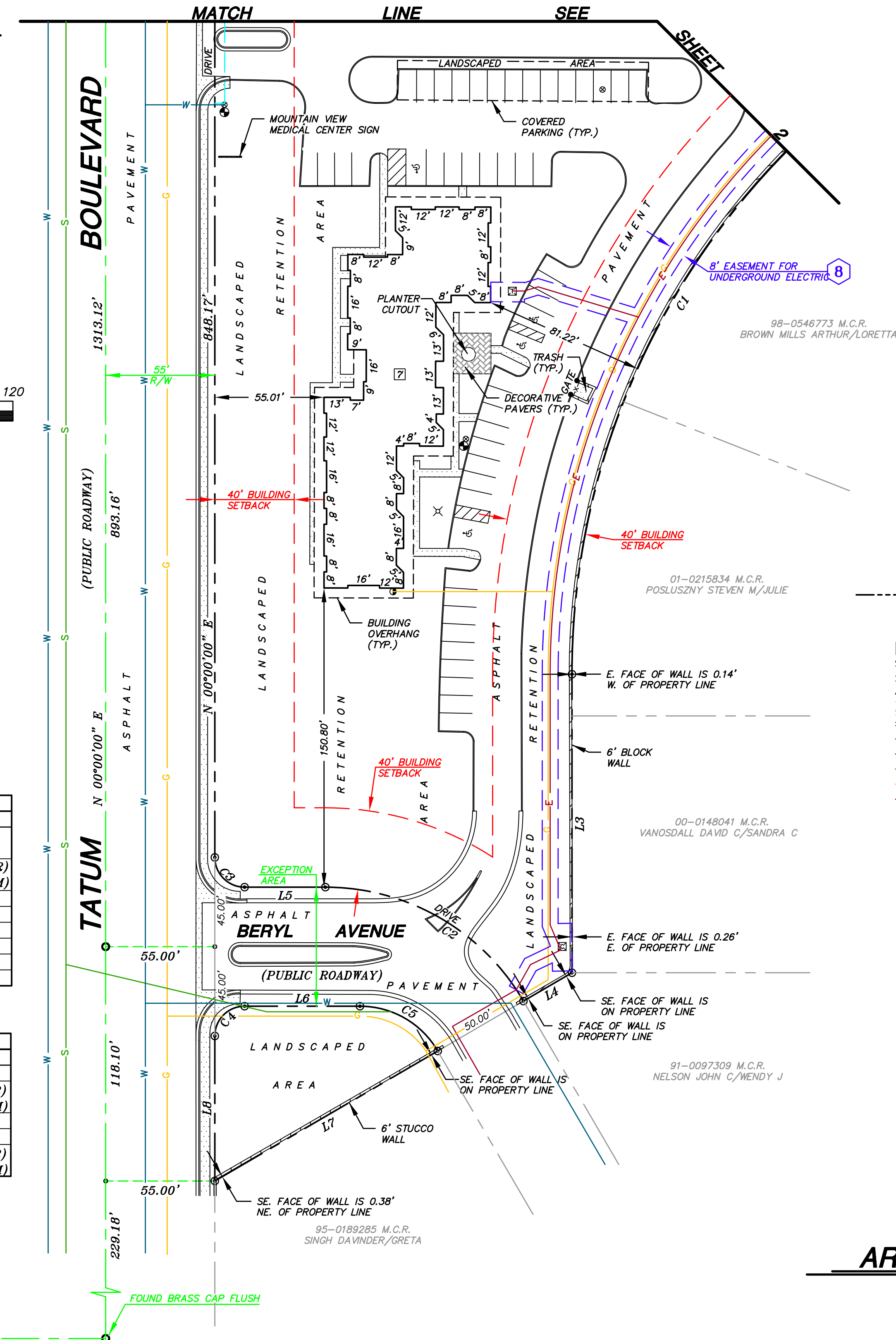
OF
A PORTION OF THE NORTHWEST QUARTER OF SECTION
29, TOWNSHIP 3 NORTH, RANGE 4 EAST OF THE GILA AND
SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY,
ARIZONA.



BUILDING TABLE			
BUILDING	TYPE	HEIGHT	SQ. FEET
1	ONE STORY STUCCO	20±	12,209
2	ONE STORY STUCCO	20±	11,163
3	ONE STORY STUCCO	20±	9,195
4	ONE STORY STUCCO	20±	9,224
5	ONE STORY STUCCO	20±	4,748
6	ONE STORY STUCCO	20±	4,614
7	ONE STORY STUCCO	20±	8,816

LINE TABLE		
LINE	BEARINGS	LENGTH
L1	S 45°20'59" W (R) S 45°20'58" W (M)	16.87
L2	S 00°08'06" W	100.06 (R) 100.08 (M)
L3	S 00°00'00" E	150.46
L4	S 59°45'19" W	28.31
L5	N 90°00'00" E	40.71
L6	N 90°00'00" E	58.13
L7	S 59°45'19" W	130.05
L8	N 00°00'00" E	73.10

CURVE TABLE			
CURVE	LENGTH	RADIUS	DELTA
C1	398.88'	375.00'	60°56'39" (R)
C2	120.43' (R) 120.56' (M)	115.50'	59°44'37" (R) 59°48'16" (M)
C3	23.56'	15.00'	90°00'00"
C4	23.56'	15.00'	90°00'00"
C5	47.27' (R) 47.39' (M)	45.34'	59°44'37" (R) 59°53'02" (M)



LEGEND

- PROPERTY CORNERS NOTHING FOUND OR SET (UNLESS OTHERWISE NOTED)
- PROPERTY LINE
- CONCRETE SURFACE
- 24 INCH VERTICAL CURB & GUTTER
- 24 INCH ROLLED CURB
- 6 INCH CONCRETE CURB
- INDICATES DRIVEWAY (MEANS OF ACCESS)
- WALL
- FENCE
- UNDERGROUND WATER LINE
- UNDERGROUND SEWER LINE
- UNDERGROUND GAS LINE
- UNDERGROUND ELECTRIC LINE
- SCHEDULE B ITEM
- ELECTRIC CABINET
- ELECTRIC TRANSFORMER
- FIRE HYDRANT
- GAS METER
- GUARD POST
- HANDICAPPED SPACE
- LIGHT POLE
- WATER VALVE
- RECORD
- MEASURED

AREA = 9.7967 ACRES
426,744 SQ. FT.

DESCRIPTION

That part of the Northwest quarter of the Northwest quarter of Section 29, Township 3 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, described as follows:
Beginning at the Northwest corner of said Section 29;
Thence South (assumed bearing) along the West line of said Section 29, a distance 72.68 feet;
Thence East 55.00 feet to the TRUE POINT OF BEGINNING;
Thence North 45 degrees 20 minutes 59 seconds East, measured (North 45 degrees 21 minutes 05 seconds East, record), 16.87 feet;
Thence South 89 degrees 18 minutes 02 seconds East, measured (South 89 degrees 17 minutes 50 seconds East, record), 951.94 feet;
Thence South 00 degrees 08 minutes 06 seconds West, 100.06 feet, measured (South 00 degrees 08 minutes 10 seconds West, 100.00 feet, record);
Thence South 60 degrees 56 minutes 38 seconds West, 675.80 feet to a point of curvature a circular curve to the left having a radius of 375.00 feet and a central angle of 60 degrees 56 minutes 38 seconds;
Thence along said curve, 398.88 feet to a point of tangency;
Thence South 150.46 feet, measured (South 150.60 feet, record);
Thence South 59 degrees 45 minutes 19 seconds West, 208.36 feet, measured (South 59 degrees 44 minutes 37 seconds West, 208.39 feet, record);
Thence North 1011.26 feet, measured (North 1011.33 feet, record) to the TRUE POINT OF BEGINNING;
Except therefrom that portion described as follows:
Commencing at the Northwest corner of said Section 29;
Thence South (assumed bearing) along the West line of said Section 29, a distance of 966.14 feet;
Thence East, a distance of 55.00 feet to the TRUE POINT OF BEGINNING;
Thence North, a distance of 45.00 feet to the beginning of a curve to the left, being concave Northeasterly and having a radius of 15.00 feet;
Thence Southeasterly along the arc of said curve through a central angle of 90 degrees 00 minutes 00 seconds, a distance of 23.56 feet to a point of tangency;
Thence East, a distance of 40.71 feet to the beginning of a curve to the right being concave Southwesterly and having a radius of 115.50 feet;
Thence Southeasterly along the arc of said curve, through a central angle of 59 degrees 44 minutes 37 seconds, a distance of 120.43 feet to a point of tangency;
Thence South 59 degrees 44 minutes 37 seconds West, a distance of 50.00 feet to the beginning of curve to the left, being concave Southwesterly and having a radius of 45.34 feet;
Thence Northwesterly along the arc of said curve through a central angle of 59 degrees 44 minutes 37 seconds, a distance of 47.27 feet to a point of tangency;
Thence West, a distance of 58.13 feet to the beginning of a curve to the left, being concave to the Southeast and having a radius of 15.00 feet;
Thence Southwesterly along the arc of said curve, through a central angle of 90 degrees 00 minutes 00 seconds, a distance of 23.56 feet to a point of tangency;
Thence North, a distance of 45.00 feet to the TRUE POINT OF BEGINNING.

NOTES

- The basis of bearing is the monument line of Tatum Boulevard, also being the West line of the Northwest Quarter of Section 29, using a bearing of North 00 degrees 00 minutes 00 seconds East.
- All title information and the description shown is based on a Commitment for Title Insurance issued by Transnation Title Insurance Company, File Number 01307306, dated October 10, 2003.
- The number of striped parking spaces on the subject property are as follows:
Regular: 304
Handicapped: 27
Total: 331
- The building lines and dimensions shown depict the exterior building footprint at ground level based on field measurements. This information is intended to depict the general configuration of the building at ground level and may or may not be the exact dimensions of the building foundation. The building square footage shown is based on the exterior building footprint and is not intended to reflect the interior or leaseable area of any building. The building offset distances shown are to actual building corners.
- Based on the Maricopa County Assessors Online GIS Mapping System, the subject property is zoned R-43, Single Family Residential District. The following zoning related information is based solely on the surveyor's interpretation of the City of Paradise Valley Zoning Ordinance Manual. The certification on this survey does not guarantee or provide any warranty that the subject property is in compliance with the zoning regulations shown on this survey or any other zoning regulation that applies to the subject property.
Building Setback Information:
Front: 40' Rear: 40' Side: 20'
Building Height Restriction: 30 feet
Parking Requirements: one (1) parking space for each two hundred (200) square feet of floor space.
- The underground utilities that have been shown are based on physical evidence or records provided by the respective utility companies, without verification by the surveyor; therefore, no guarantee can be made as to the extent of the utilities available, either in service or abandoned, nor to their exact location. Due to the inconsistency, inexact nature and ambiguity in the aforementioned records this survey should not be used for design purposes. Please call an underground utility locator or "BLUE STAKE" at 263-1100 for the precise location and extent of all utilities in the area prior to any design and/or excavation.
- The Surveyor has made no attempt and has not obtained any information relating to, and has no knowledge of any proposed right of ways, easements, or dedications that any municipality, individual or governmental agency may have made or may require.
- Use of the information contained in this A.L.T.A./A.C.S.M. Land Title Survey for other than the specific purpose for which it was intended ("title insurance matters") is forbidden unless expressly permitted in writing in advance by Superior Surveying Services, Inc. Superior Surveying Services, Inc. shall have no liability for any such unauthorized use of this information without their written consent.

SCHEDULE "B" ITEMS

- ALL MATTERS, including RESTRICTIONS, CONDITIONS, COVENANTS, RESERVATIONS, including but not limited to any recitals creating easements, liabilities, obligations or party walls, omitting, if any, from the above, any restrictions based on race, color, religion, sex, handicap, familial status or national origin contained in SPECIAL USE PERMIT:
Recorded in Docket 14302
Page 10; and
Recorded in Docket 14836
Page 1320; and
Amendment recorded in docket 15879
Page 308; and
Amendment recorded in Document No. 85-161118; and
Amendment recorded in Document No. 85-175950; and
Amendment recorded in Document No. 87-269549; and
Amendment recorded in Document No. 90-083062; and
Recorded in Document No. 95-0493908
(AFFECTS SUBJECT PROPERTY)
- EASEMENT and rights incident thereto, as set forth in instrument:
Recorded in Docket 14618
Page 775; and
Recorded in Docket 14659
Page 616
Purpose slope and drainage
- EASEMENT and rights incident thereto, as set forth in instrument:
Recorded in Docket 15178
Page 391; and
Re-recorded in Docket 15225
Page 848
Purpose communication lines and facilities
- EASEMENT and rights incident thereto, as set forth in instrument:
Recorded in Document No. 86-368559
right of entry
(AFFECTS SUBJECT PROPERTY)
- EASEMENT and rights incident thereto, as set forth in instrument:
Recorded in Document No. 95-0727760
Purpose underground electric lines and facilities
- All Matters contained in Resolution Number 932 of the Town of Paradise Valley relating to Personal Wireless Service Facilities, identifying possible locations:
Recorded March 19, 1998
Document No. 98-0213661
(AFFECTS SUBJECT PROPERTY)

CERTIFICATION

The undersigned, being a registered surveyor of the State of Arizona, certifies to (i) WASHINGTON MUTUAL BANK, F.A., together with its successors and assigns, (ii) TRANSNATION TITLE INSURANCE COMPANY, and (iii) MOUNTAINVIEW MEDICAL CENTER, L.L.C., an Arizona limited liability company as follows:
1 This map or plat and the survey on which it is based were made in accordance with the "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," jointly established and adopted by ALTA and ACSM and NSPS in 1999, which includes items 1 through 4, 6, 7(c), 7(d), 8, 9, 10, 11(b) and 13 through 16 of Table A thereof and was prepared pursuant to the accuracy standards (adopted by ALTA and ACSM) of a Class A Survey, as defined therein.
2 This survey, which was established by a transit-tape (instrument) field survey actually made on the ground by me or under my supervision pursuant to the record description, is true, correct and accurate as to the metes and bounds description, boundaries and areas of the subject property and the location and number of parking spaces, size, location, dimension and type of buildings and visible improvements thereon (if any), including sidewalks, curbs, parking areas and fences) and as to the other matters shown hereon, it shows the location and dimension of all visible improvements, rights-of-way, easements and any other matters affecting the subject property referenced in the title commitment upon which this survey is based.
3 Except as shown on the survey, there are no visible easements or rights of way of which I am or have been advised.
4 Except as shown on the survey and set forth as a Field Note, there are no party walls and no observable, above ground encroachments (a) by the buildings, structures or other improvements on the subject property upon adjoining properties, streets, alleys, easements, or rights of way, or (b) by the buildings, structures or other improvements on any adjoining properties, streets, or alleys upon the subject property.
5 The location of each easement, right of way, servitude, and other matter (above or below ground) affecting the subject property and listed in Title Insurance Commitment No. 01307306 dated October 10, 2003, issued by Transnation Title Insurance Company with respect to the subject property had been shown on the survey, together with appropriate recording references, to the extent that such matters can be located. All matters that cannot be located have been listed hereon as a Field Note. The property shown on the survey is the property described in that title commitment.
6 All required building setback lines per the Town of Paradise Valley Zoning Ordinance on the subject property are located as shown hereon, and the location of all buildings on the subject property are in accordance with minimum building setback provisions and restrictions of record referenced in the Title Insurance Commitment and/or required by zoning and building ordinances applicable in the State, City and County in which the subject property is situated.
7 The survey correctly shows: (a) the zoning classification for the subject property, (b) the permitted uses within such classification; and (c) the sources of such information.
8 The subject has direct access to and from, and adequate ingress to and egress from the subject property is provided by, duly dedicated and improved public streets or highways known as Tatum Boulevard and Shea Boulevard.
9 Except as shown on the survey, the subject property does not visibly serve any adjoining property for drainage, utilities, structural support or ingress or egress.
10 The record description of the subject property forms a mathematically closed figure.
11 According to FEMA Flood Insurance Rate Map, Map Number 04013C1680 G, dated July 19, 2001, the subject property is located in Zone X. Zone X is defined as "Areas of 500-year flood; areas of 100-year flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 100-year flood."

December 12, 2003
G. Bryan Goetzberger
R.L.S. 31020



SHEET 1 OF 2

**Superior
Surveying
Services, Inc.**

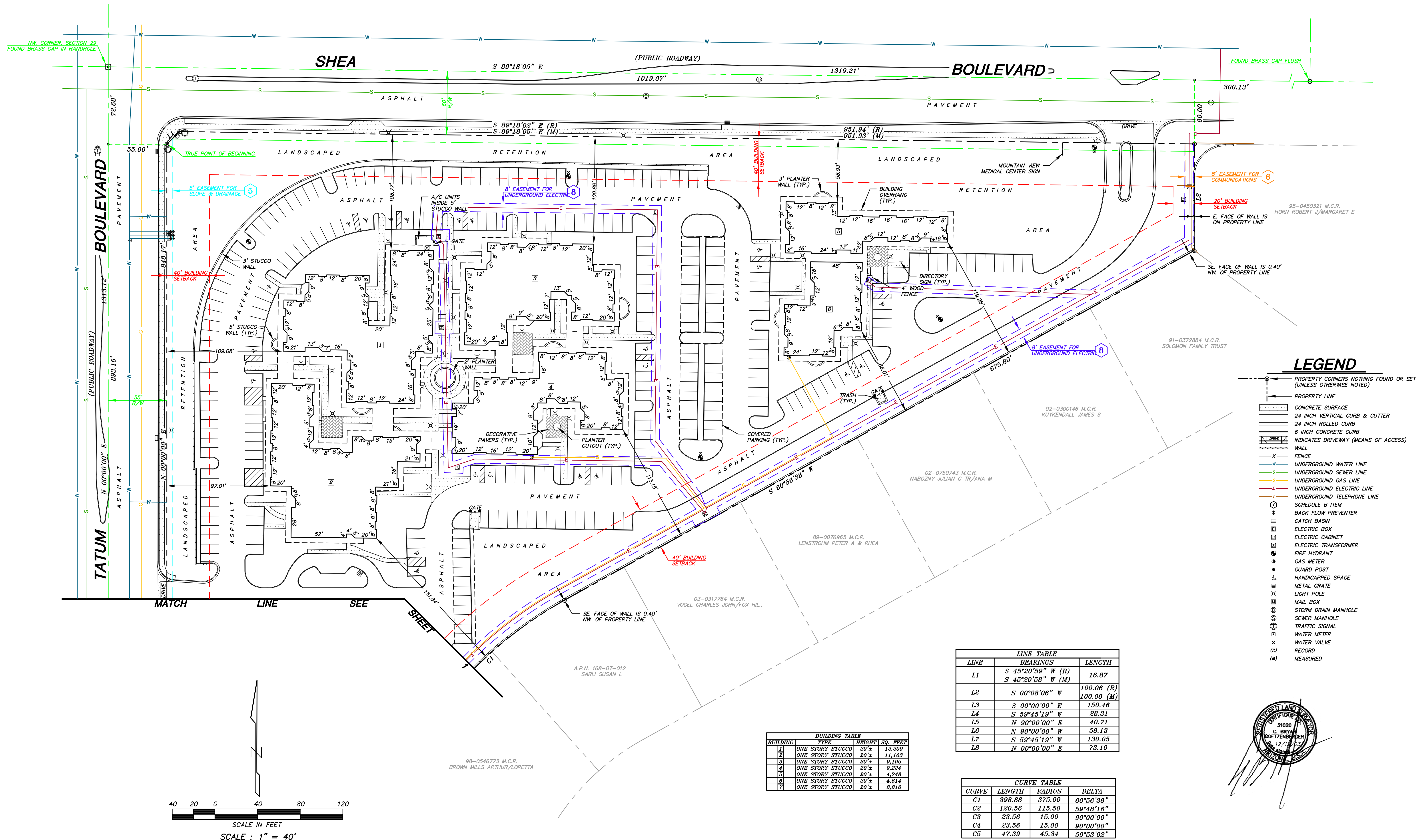
21415 North 23rd Avenue
Phoenix, Arizona 85027
Phone (623) 869-0223
Fax (623) 869-0726
info@superiorsurveying.com

PROFESSIONAL LAND SURVEYING — ARIZONA, CALIFORNIA, NEVADA
ARIZONA NO. 18214 — CALIFORNIA NO. L6060 — NEVADA NO. 7680

DATE: 12-12-03

REVISED:

JOB NO.: 231135



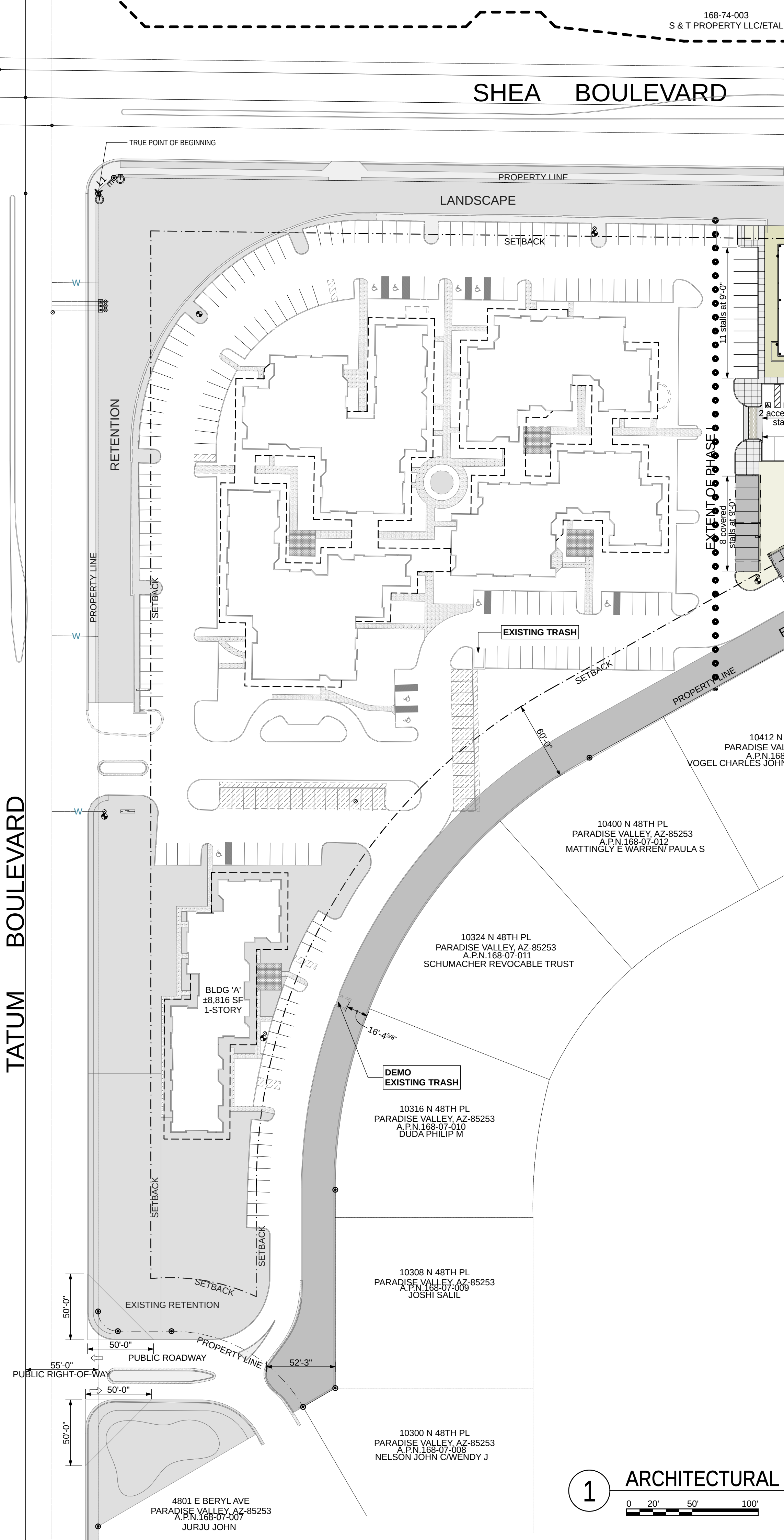
SHEET 2 OF 2

Superior Surveying Services, Inc.
 21415 North 23rd Avenue
 Phoenix, Arizona 85027
 Phone (623) 869-0223
 Fax (623) 869-0726
 info@superiorsurveying.com

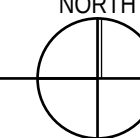
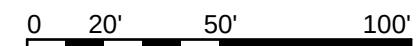
PROFESSIONAL LAND SURVEYING - ARIZONA, CALIFORNIA, NEVADA
 ARIZONA NO. 18214 - CALIFORNIA NO. 16060 - NEVADA NO. 7680

10555 N. TATUM BOULEVARD, PARADISE VALLEY, ARIZONA
 DATE: 12-12-03
 REVISED:
 JOB NO.: 231135

TATUM BOULEVARD



1 ARCHITECTURAL SITE PLAN PHASE 1



PROJECT DATA:

PROJECT: Renovation of Mountain View Medical Center
10555,10565,10575,10585,10595,10599 N. Tatum Blvd.,
Paradise Valley, AZ 85253

OWNER: Mountain View Medical Center, LLC
2944 N. 44th St, Suite 250
Phoenix, Arizona 85018

EXISTING CONDITIONS
ASSESSOR'S NO.: 168-07-001C
EXISTING ZONE: SUP-0
PROPOSED ZONE: SUP-0
NET SITE AREA: 4426.744 Sf. (9.8 Acres)
MAXIMUM BUILDING HEIGHT GUIDELINE: 30'-0" (Existing ±20'-0")
EXISTING BUILDING AREA: 59,969 GSF
MAXIMUM LOT COVERAGE GUIDELINE: 25% (106,686 GSF)
EXISTING LOT COVERAGE: 14.05%
PARKING REQUIRED: 300 Spaces (1/200 sf or 5/1,000 Sf)
PARKING PROVIDED: 331 Spaces (5.5/1,000 Sf) + 31 Spaces Overage

EXISTING PROJECT DATA

	EXISTING BUILDINGS						TOTAL
	A	B	C	D	E	F	
BUILDING AREA							
GROSS FLOOR AREA (IN GSF)	8,816	11,163	12,209	9,195	9,224	9,362	59,969
BUILDING HEIGHT (MAX. 30'-0")							
BUILDING HEIGHT	20'-0"	20'-0"	20'-0"	20'-0"	20'-0"	20'-0"	
NUMBER OF STORIES	1	1	1	1	1	1	
	EXISTING BUILDINGS						TOTAL
	A	B	C	D	E	F	
LOT COVERAGE							
TOTAL SITE AREA (IN SF)							426,744
COVERED PARKING (IN SF)	2,635	2,063	1,761	1,761	1,761	1,761	13,962
BUILDING CANOPIES (IN SF)	3,028						3,028
TOTAL LOT COVERAGE (IN GSF)	5,663						20,313
TOTAL LOT COVERAGE (IN%)	1.3						4.8
LOT FLOOR AREA (IN %)							14.05

EXISTING PARKING DATA

	EXISTING BUILDINGS						TOTAL
	A	B	C	D	E	F	
PARKING							
NO. OF REGULAR SPACES							238
NO. OF ADA SPACES							27
NO. OF COVERED SPACES							66
TOTAL NO. OF PARKING SPACES							331
PARKING RATIO							1/200

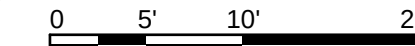
PROPOSED MASTER PLAN PROJECT DATA

	PHASE I	
	F	
BUILDING AREA		
GROSS FLOOR AREA (IN GSF)	19,084	
NET FLOOR AREA (IN SF)	18,697	
BUILDING HEIGHT (MAX. 30'-0")		
BUILDING HEIGHT	21'-0"	
NUMBER OF STORIES	1	
	PHASE I	
	F	
LOT COVERAGE		
TOTAL SITE AREA (IN SF)		
COVERED PARKING (IN SF)	4,698	
ROOF OVERHANG (IN SF)	0	
TOTAL LOT COVERAGE (IN GSF)	23,782	
TOTAL LOT COVERAGE (IN%)	5.6	
LOT FLOOR AREA (IN %)	4.47	

PROPOSED MASTER PLAN PARKING DATA

	PHASE I							
	F							
PARKING								
NO. OF REGULAR SPACES	56							
NO. OF ADA SPACES	4							
NO. OF COVERED SPACES	29							
TOTAL NO. OF PARKING SPACES	89							
PARKING RATIO								

2 TYP. PARKING



3 TYP. FENCE WALL DETAIL



4 TYP. PARKING CANOPY



orcutt | winslow

2929 n central ave
eleventh floor
phoenix arizona 85012

602.257.1764 t
602.257.9029 f

www.owp.com

REGISTERED ARCHITECT
NOT FOR CONSTRUCTION
B. signed
ARIZONA, U.S.A.

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mountain view medical center, LLC
Mountain View Medical
Center Redevelopment
10555,10565,10575,10585,10595,10599 N. Tatum Blvd , Paradise Valley,
Arizona 85253

CLIENT CONTACT

mountain view medical center, LLC
2944 N. 44th St.
Phoenix, AZ 85018

602.802.8106 t

PROJECT NO. DATE OF ISSUE

2018_041 02.07.2019

REVISION NO. DATE

1 09.26.2018
2 11.01.2018
3 01.22.2019
4 02.19.2019

PROJECT TEAM DRAWN BY

John Cantrell BD

PROJECT PHASE

SUP major amendment
Review #4

SHEET CONTENTS

architectural site plan
phase 1

SHEET NO.

05.2.4



OrcuttWinslow Project 2018_041 Mountain View Medical Center Redevelopment, Architectural Site Plan Sheet 05.2.6 architectural site plan phase 3 was plotted by Bhoomi Desai on Monday, February 11, 2019 at 4:19 PM. file found at BIM Server: HC Bimserver - BIMcloud Basic for ARCHICAD 21/Health Care Studio/18_041-01minViewMedicalCTRRedevlpjmnt

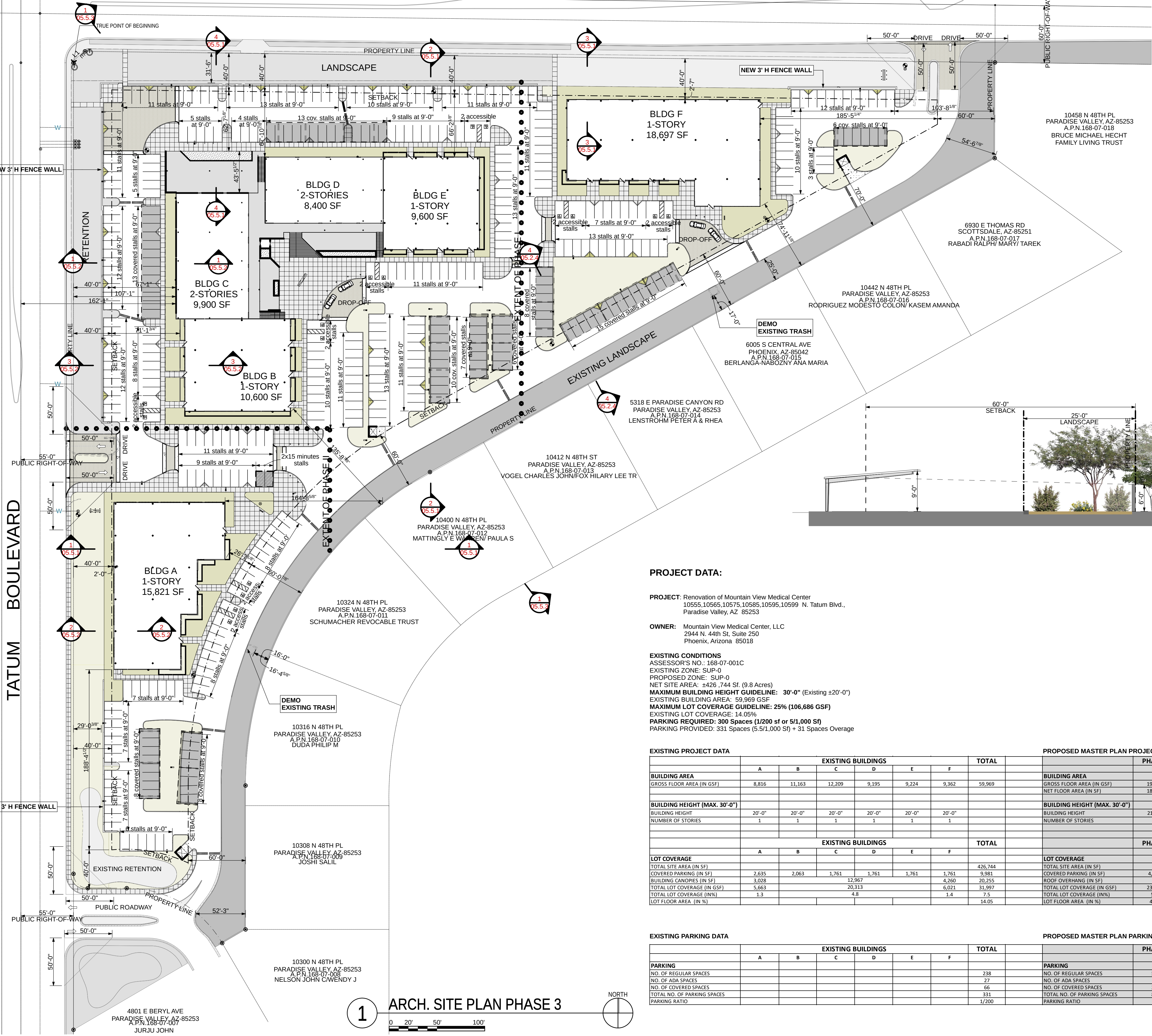
168-74-003
BEST BET
LLC

168-08-002B
BEST BET
LLC

168-08-019
KCP TATUM
INVTMENTS

168-74-003
S & T PROPERTY LLC/ETAL

SHEA BOULEVARD



PROJECT DATA:

PROJECT: Renovation of Mountain View Medical Center
10555,10565,10575,10585,10595,10599 N. Tatum Blvd.,
Paradise Valley, AZ 85253

OWNER: Mountain View Medical Center, LLC
2944 N. 44th St, Suite 250
Phoenix, Arizona 85018

EXISTING CONDITIONS
ASSESSOR'S NO.: 168-07-001C
EXISTING ZONE: SUP-0
PROPOSED ZONE: SUP-0
NET SITE AREA: ±426,744 SF. (9.8 Acres)
MAXIMUM BUILDING HEIGHT GUIDELINE: 30'-0" (Existing ±20'-0")
EXISTING BUILDING AREA: 59,969 GSF
MAXIMUM LOT COVERAGE GUIDELINE: 25% (106,686 GSF)
EXISTING LOT COVERAGE: 14.05%
PARKING REQUIRED: 300 Spaces (1/200 sf or 5/1,000 SF)
PARKING PROVIDED: 331 Spaces (5.5/1,000 SF) + 31 Spaces Overage

EXISTING PROJECT DATA

	EXISTING BUILDINGS						TOTAL
BUILDING AREA	A	B	C	D	E	F	
GROSS FLOOR AREA (IN GSF)	8,816	11,163	12,209	9,195	9,224	9,362	59,969
BUILDING HEIGHT (MAX. 30'-0")							
BUILDING HEIGHT	20'-0"	20'-0"	20'-0"	20'-0"	20'-0"	20'-0"	
NUMBER OF STORIES	1	1	1	1	1	1	
	EXISTING BUILDINGS						TOTAL
LOT COVERAGE	A	B	C	D	E	F	
TOTAL SITE AREA (IN SF)							426,744
COVERED PARKING (IN SF)	2,635	2,063	1,761	1,761	1,761	1,761	15,068
BUILDING CANOPIES (IN SF)	3,028		12,967		4,260	20,235	6,248
TOTAL LOT COVERAGE (IN GSF)	5,663		20,313		6,021	31,997	114,578
TOTAL LOT COVERAGE (IN%)	1.3		4.8		1.4	7.5	22.1
LOT FLOOR AREA (IN %)							14.05

EXISTING PARKING DATA

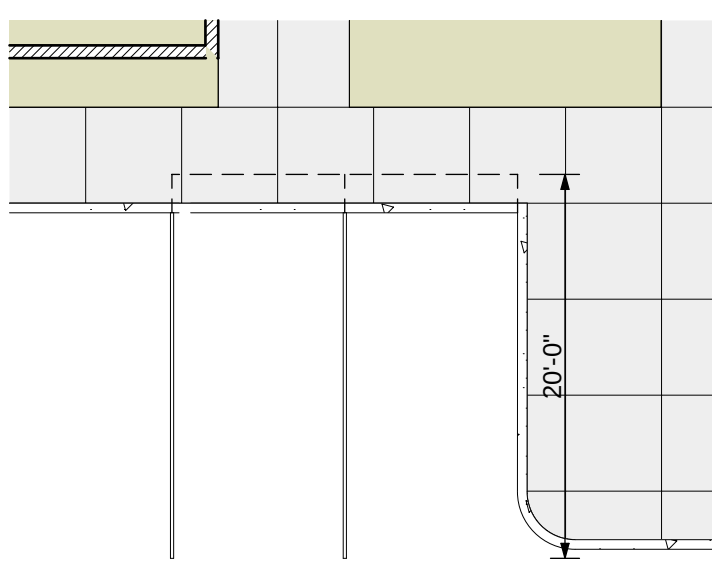
	EXISTING BUILDINGS						TOTAL
PARKING	A	B	C	D	E	F	
NO. OF REGULAR SPACES							238
NO. OF ADA SPACES							27
NO. OF COVERED SPACES							66
TOTAL NO. OF PARKING SPACES							331
PARKING RATIO							1/200

PROPOSED MASTER PLAN PROJECT DATA

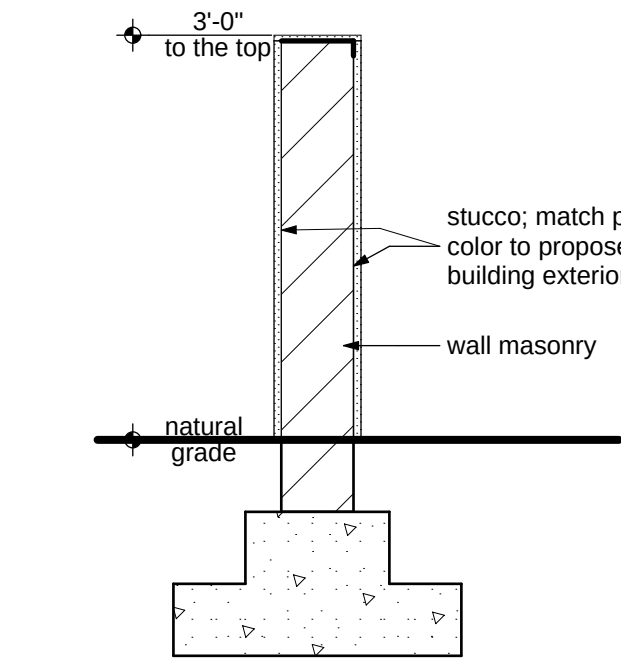
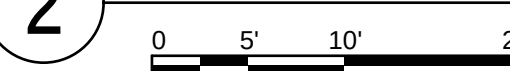
	PHASE I		PHASE II		PHASE III			TOTAL
BUILDING AREA	F	A	B	C	D	E		
GROSS FLOOR AREA (IN GSF)	19,084	16,131	10,792	20,156	17,266	9,833	93,262	
NET FLOOR AREA (IN SF)	18,697	15,821	10,600	9,900	8,400	9,600	73,018	
BUILDING HEIGHT (MAX. 30'-0")	F	A	B	C	D	E		
BUILDING HEIGHT	21'-0"	21'-0"	21'-0"	34'-0"	34'-0"	34'-0"		
NUMBER OF STORIES	1	1	1	2	2	1		
	PHASE I		PHASE II		PHASE III			TOTAL
LOT COVERAGE	F	A	B	C	D	E		
TOTAL SITE AREA (IN SF)							426,744	
COVERED PARKING (IN SF)	4,698	2,432		7,938			15,068	
ROOF OVERHANG (IN SF)	0	0		6,248			6,248	
TOTAL LOT COVERAGE (IN GSF)	23,782	18,563		72,233			114,578	
TOTAL LOT COVERAGE (IN%)	5.6	4.3		16.9			22.1	
LOT FLOOR AREA (IN %)	4.47	3.78		13.60			21.85	

PROPOSED MASTER PLAN PARKING DATA

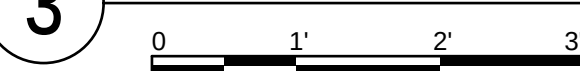
	PHASE I		PHASE II		PHASE III			TOTAL
PARKING	F	A	B	C	D	E		
NO. OF REGULAR SPACES	56	65		180			301	
NO. OF ADA SPACES	4	4		8			16	
NO. OF COVERED SPACES	29	16		49			94	
TOTAL NO. OF PARKING SPACES	89	85		237			411	
PARKING RATIO							1/223	



2 TYP. PARKING



3 TYP. FENCE WALL DETAIL



4 TYP. PARKING CANOPY



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Mountain View Medical Center Redevelopment
10555,10565,10575,10585,10595,10599 N. Tatum Blvd , Paradise Valley, Arizona 85253

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Phoenix, AZ 85018

PROJECT NO. **2018_041**
DATE OF ISSUE **02.07.2019**

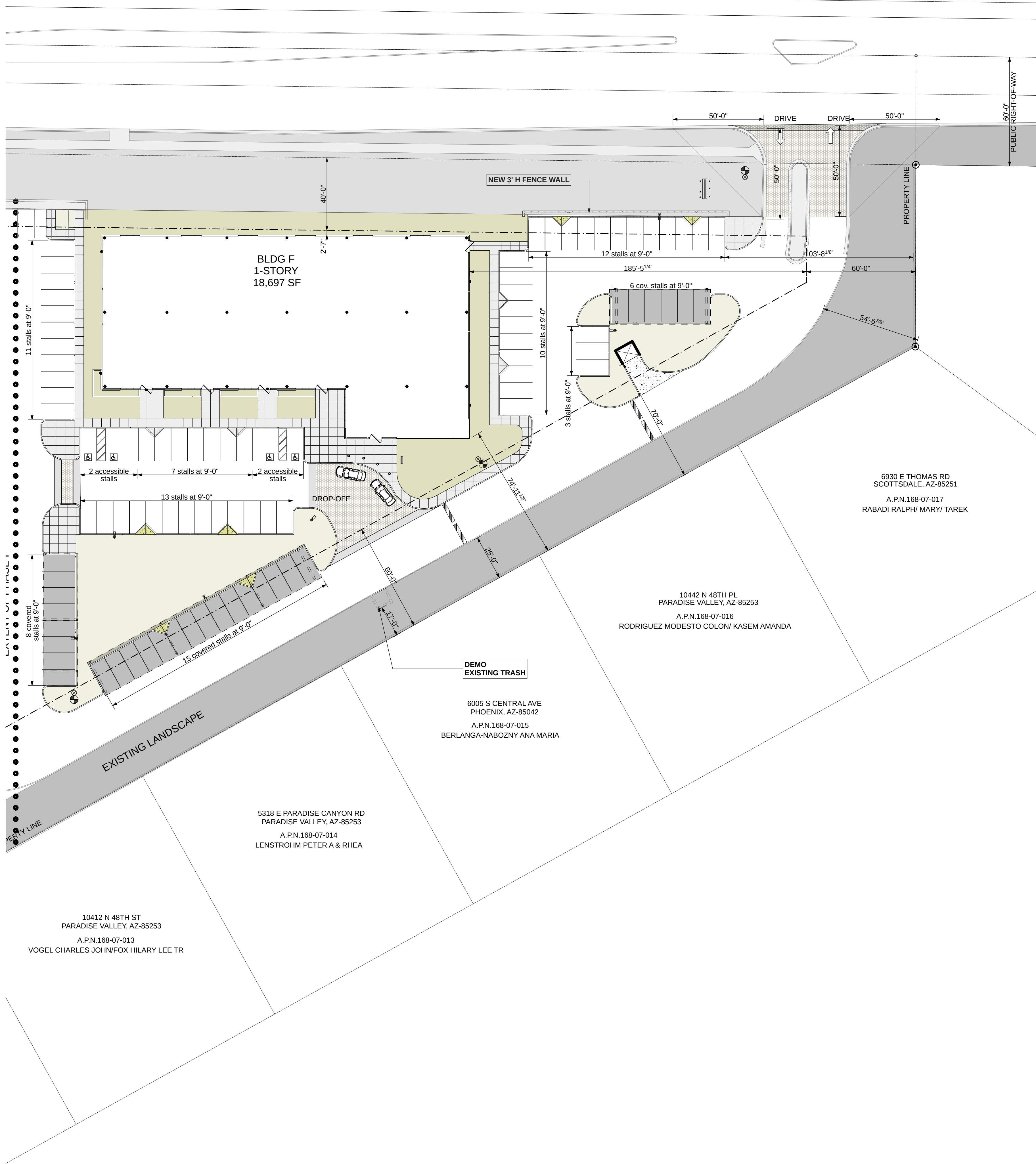
REVISION NO. **1**
09.26.2018
2
11.01.2018
3
01.22.2019
4
02.19.2019

PROJECT TEAM **John Cantrell**
DRAWN BY **BD**

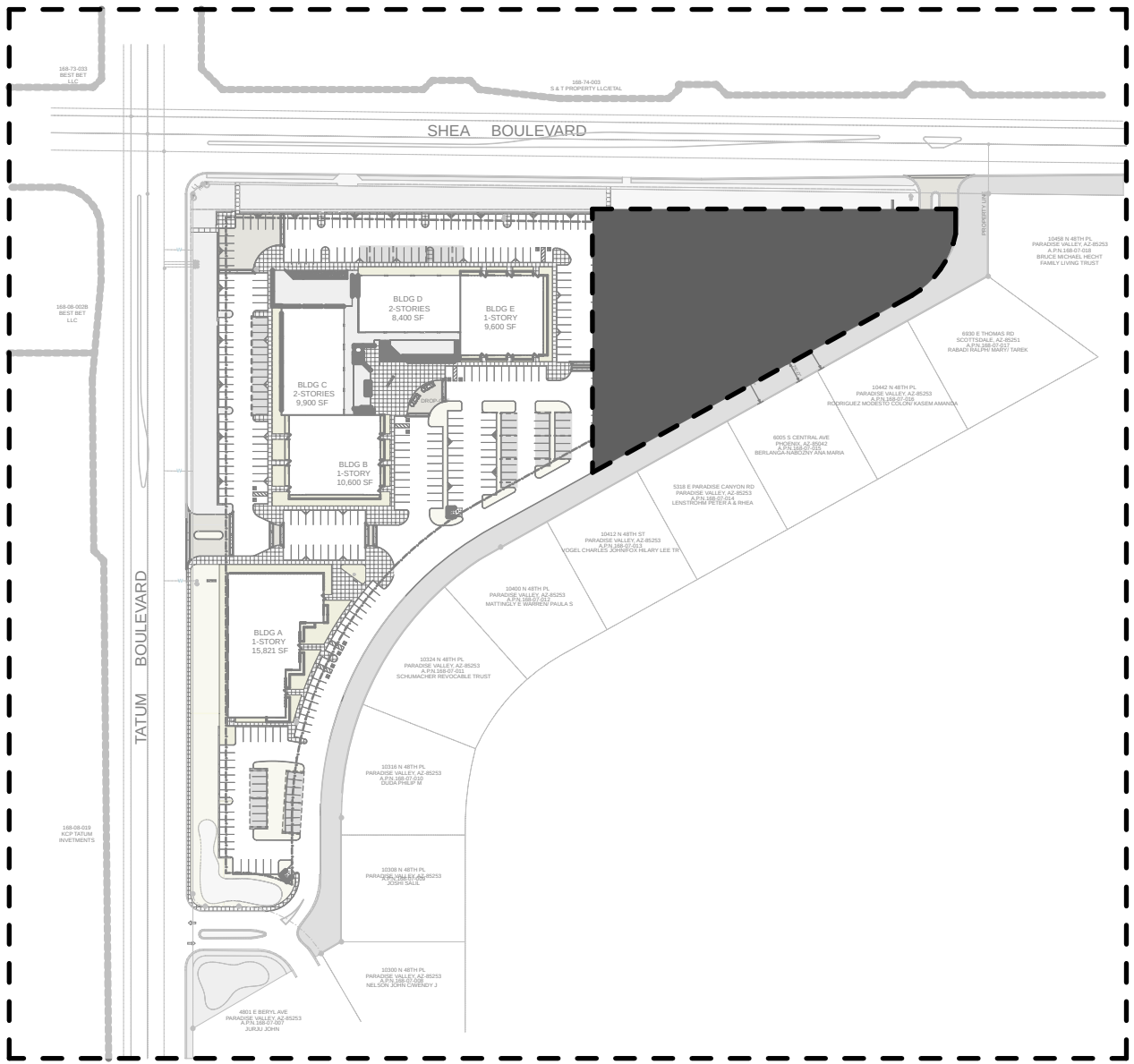
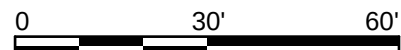
PROJECT PHASE **SUP major amendment**
Review #4
SHEET CONTENTS **architectural site plan phase 3**

SHEET NO.

05.2.6



PHASE 1 ENLARGED PLAN



KEYPLAN



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2018_041	02.07.2019
REVISION NO.	DATE
1	09.26.2018
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3	01.22.2019
4	02.19.2019
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PROJECT PHASE	
SUP major amendment Review #4	
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phase I enlarged plan	
SHEET NO.	

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PROJECT NO.

2018_041

REVISION NO

REVISION NO

1

$$\triangle 2$$

3

△

PROJECT TEAM

PROJECT TEAM

John Cantrell

PROJECT PHASE

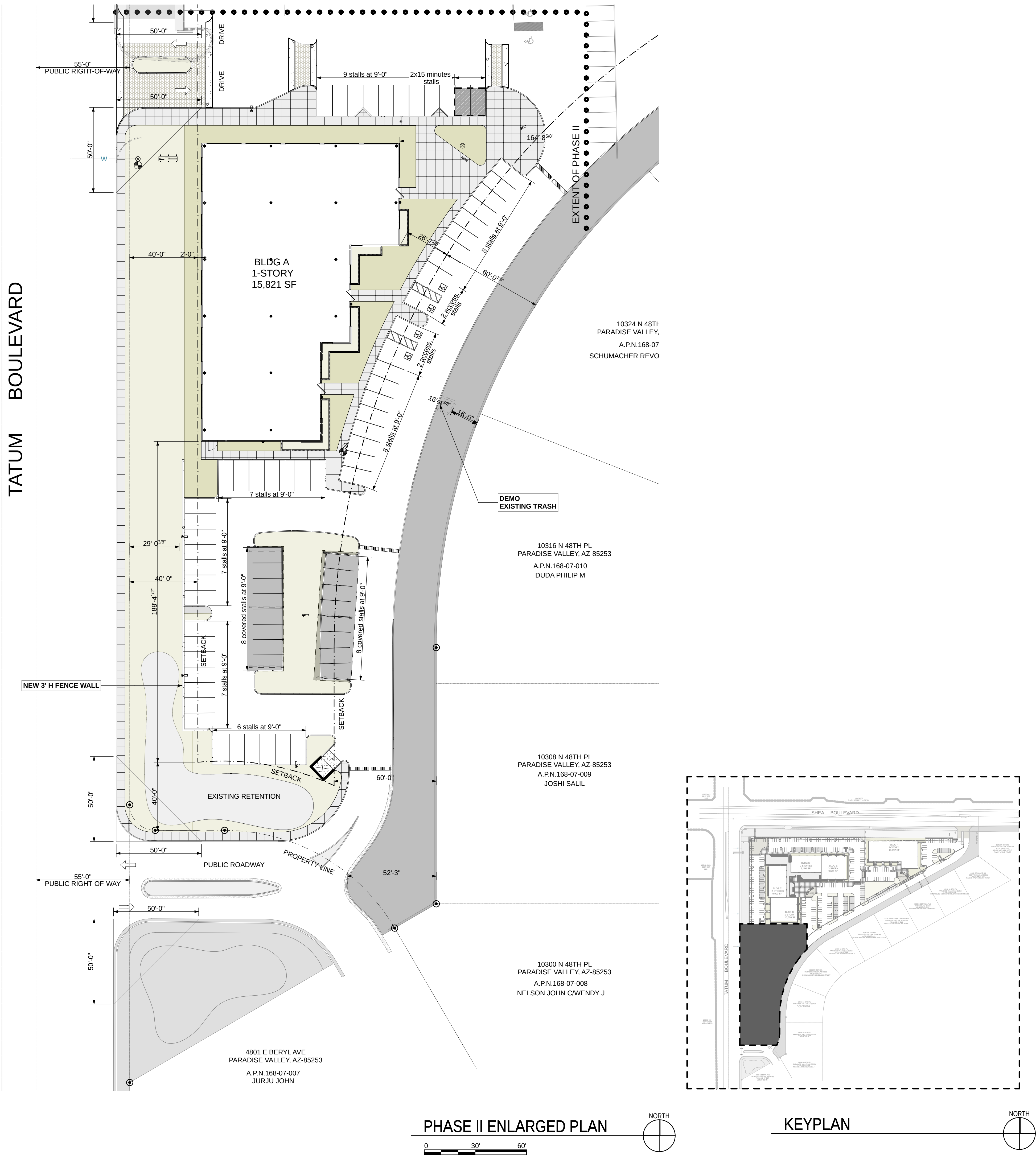
SUP major amendment
Review #4

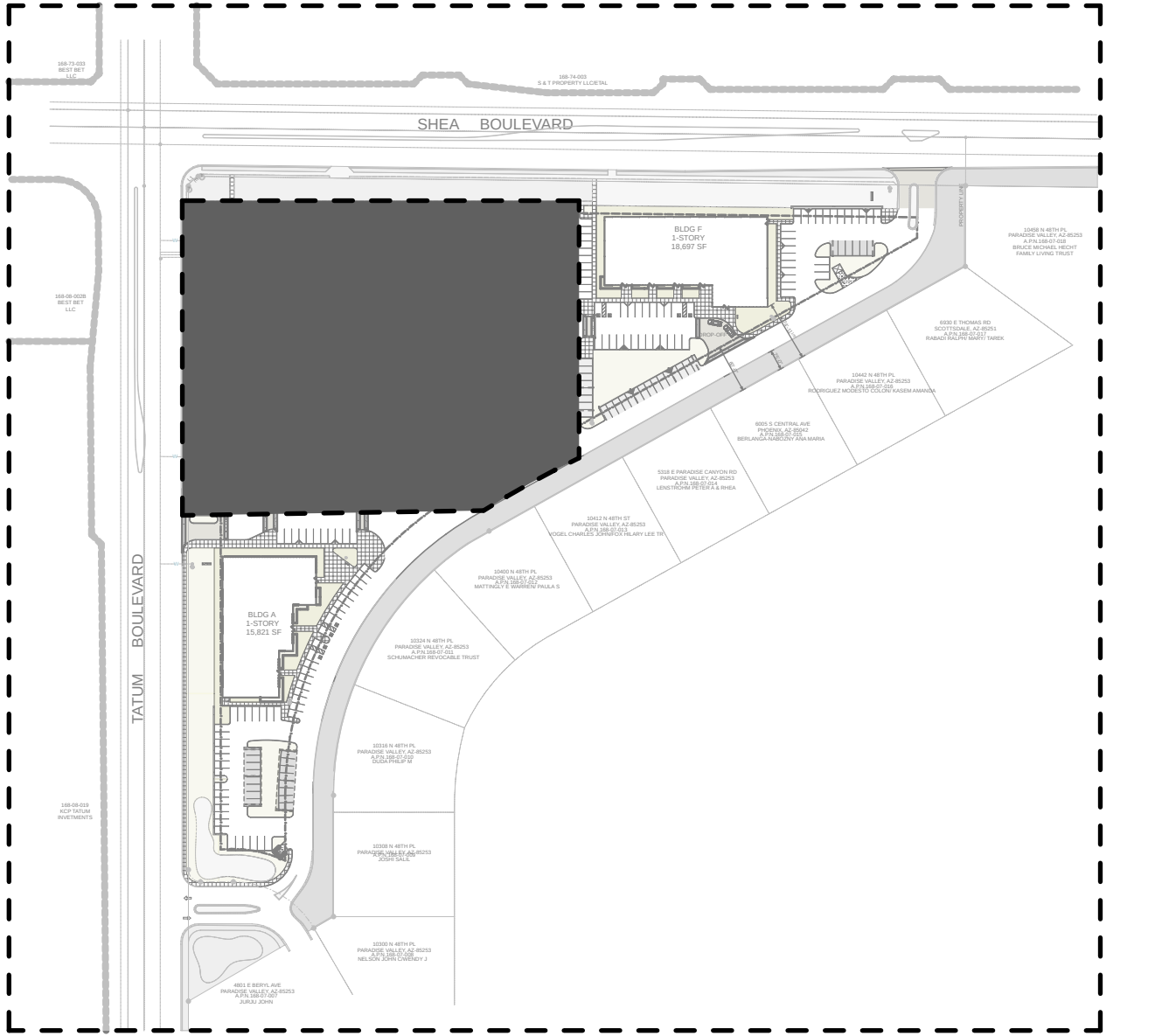
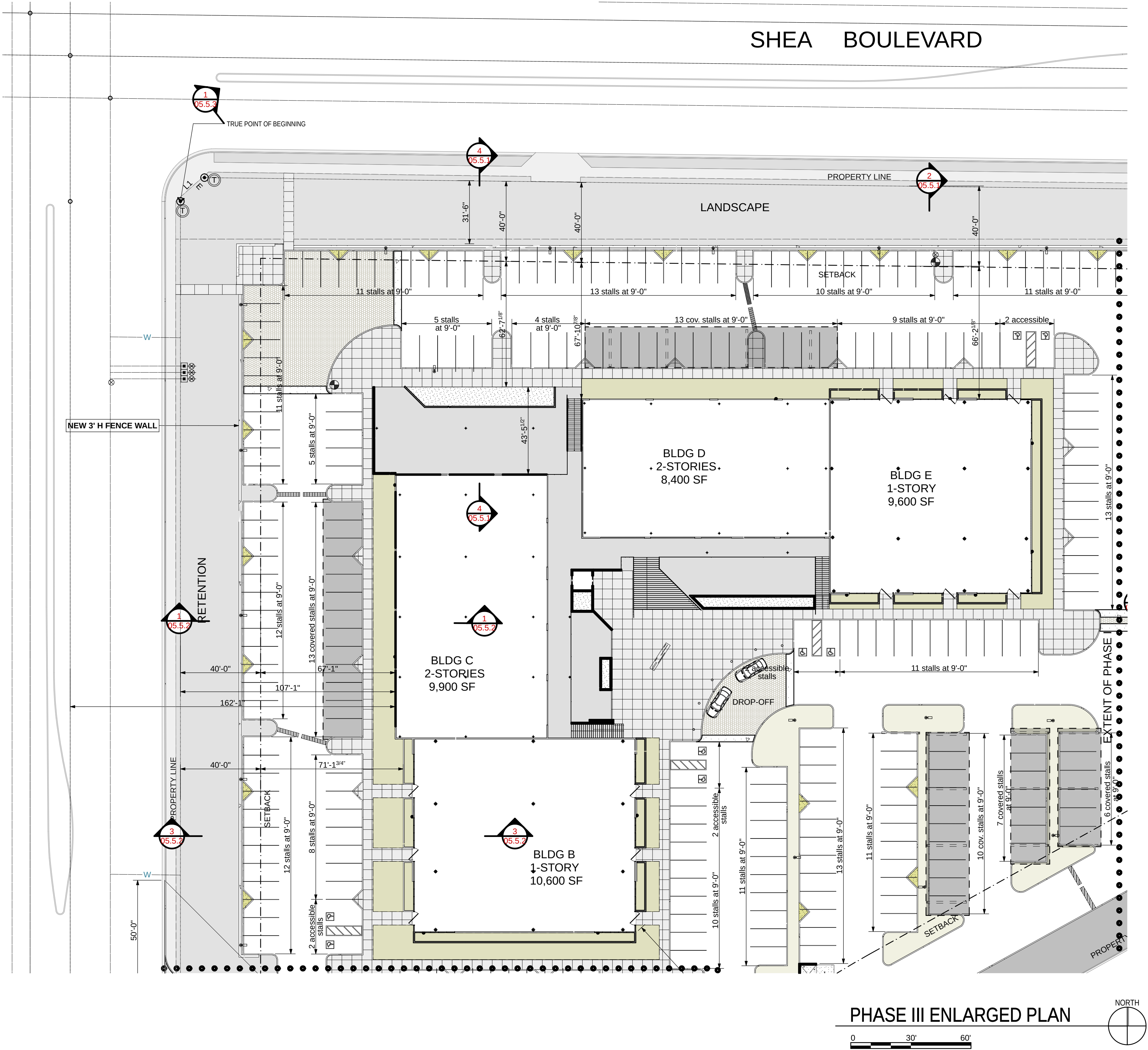
SHEET CONTENTS

phase II enlarged plan

SHEET NO.

05.2.8





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PROJECT PHASE	
SUP major amendment Review #4	
SHEET CONTENTS	
phase III enlarged plan	
SHEET NO.	

05.2.9

