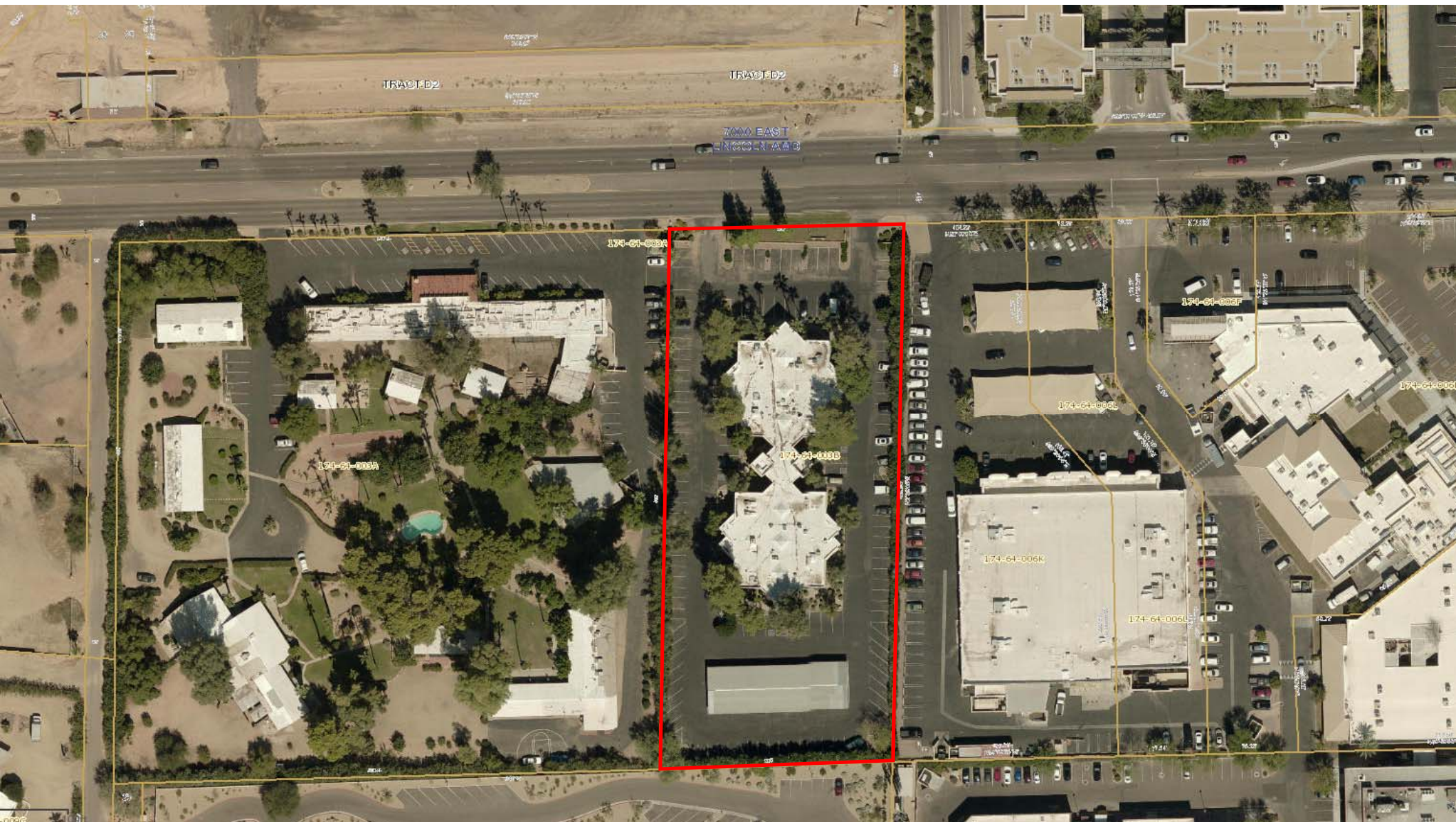
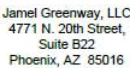




Lincoln Plaza Medical Center





Chemistry

**7125 Lincoln  
Medical Office**  
Paradise Valley, Arizona

**Ownership of Instruments of Service:**

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Seal

Date: August 24, 2018

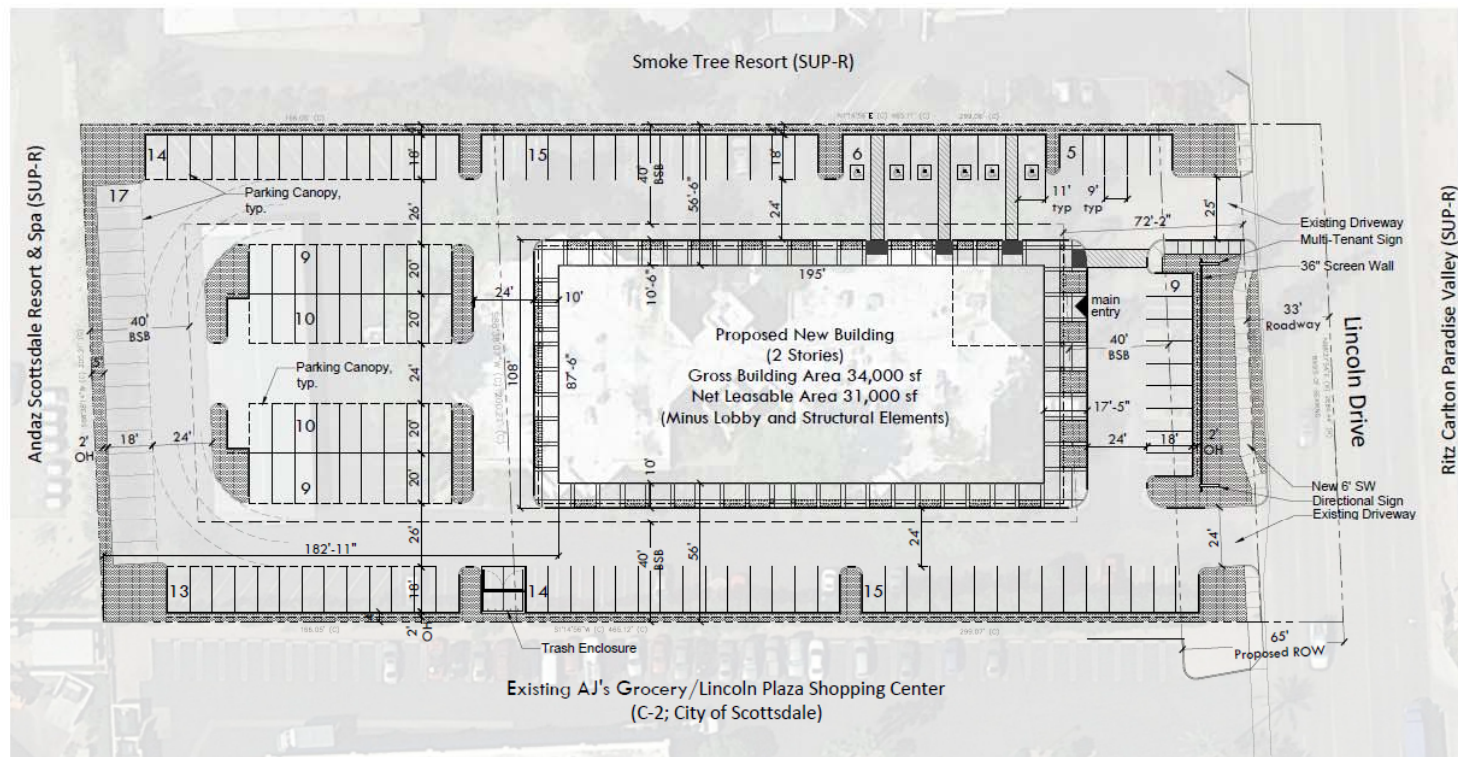
Project Number: 598

Drawn by: dsj/ldh

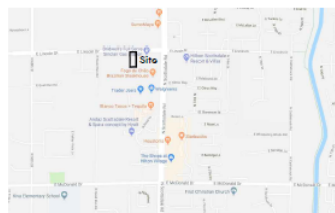
Sheet Number

# A1.0

Master Site Plan



## Master Site Plan



Vicinity Map N.T.S.



## Legal Description

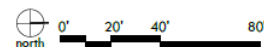
THE EAST 200 FEET OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER; AND THE EAST 200 FEET OF THE NORTH HALF OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 2 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.

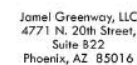
## Project Information

|                 |                                                                                                                                                                                             |
|-----------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Project Name    | Lincoln Medical Plaza                                                                                                                                                                       |
| Project Address | 7125 E. Lincoln Drive<br>Paradise Valley, AZ 85253                                                                                                                                          |
| Owner           | Jamel Greenway, LLC<br>4771 N. 20th Street, Suite 822<br>Phoenix, AZ 85016<br>Contact: Lynn Evans<br>Tel: 602-710-2122<br>Email: <a href="mailto:Lynn@randshops.com">Lynn@randshops.com</a> |
| Architect       | suite6 architecture + planning<br>6111 N. Cattletrack Road<br>Scottsdale, AZ 85250<br>Tel: 480-348-7800<br>Email: <a href="mailto:dean@suite6.net">dean@suite6.net</a>                      |

## Project Data

|                 |               |           |
|-----------------|---------------|-----------|
| Net Site Area   | +/- 93,023 sf |           |
|                 | +/- 2.13 ac   |           |
| Lot Coverage    | +/- 18.3%     |           |
| FAR             | +/- 0.33      |           |
| Net Leasable    | existing      | proposed  |
| Building Height | 25,444 sf     | 31,000 sf |
| Parking Std.    | 30'           | 36'       |
| Parking ADA     | 147 sp        | 140 sp    |
| Parking Total   | 6 sp          | 6 sp      |
| Parking Ratio   | 153 sp        | 146 sp    |
|                 | 6.0/1000      | 4.7/1000  |





**7125 Lincoln  
Medical Office**  
Paradise Valley, Arizona

- ▲ Developer Review Set
- ▲ Bid Set
- ▲ City Submitted
- ▲ Construction Set

## Revisions

Deposits of instruments of service

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Soul

Date: 10 July 2018

Project Number: 398

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Steel Number

1000

## A3.0

elevations



top of mechanical screen 36'-0"  
top of parapet 32'-0"  
top of roof/parapet 30'-0"  
top of window 26'-5"

bottom of window 18'-9"

top of window 11'-5"

$$\underline{f.f.e. = 0^{\circ}.0''}$$

$$1'' = 10' - 0''$$



Jamel Greenway, LLC  
4771 N. 20th Street,  
Suite 822  
Phoenix, AZ 85016

Dedication:

# 7125 Lincoln Medical Office Paradise Valley, Arizona

▲ Development Review Set  
▲ Prel Set  
▲ City Technical  
▲ Construction Set

Revisions:

Ownership of Instruments of Service:

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Seal  
Date: August 24, 2018  
Project Number: 005  
Drawn By: dch106  
Sheet Number

## A4.0

renderings