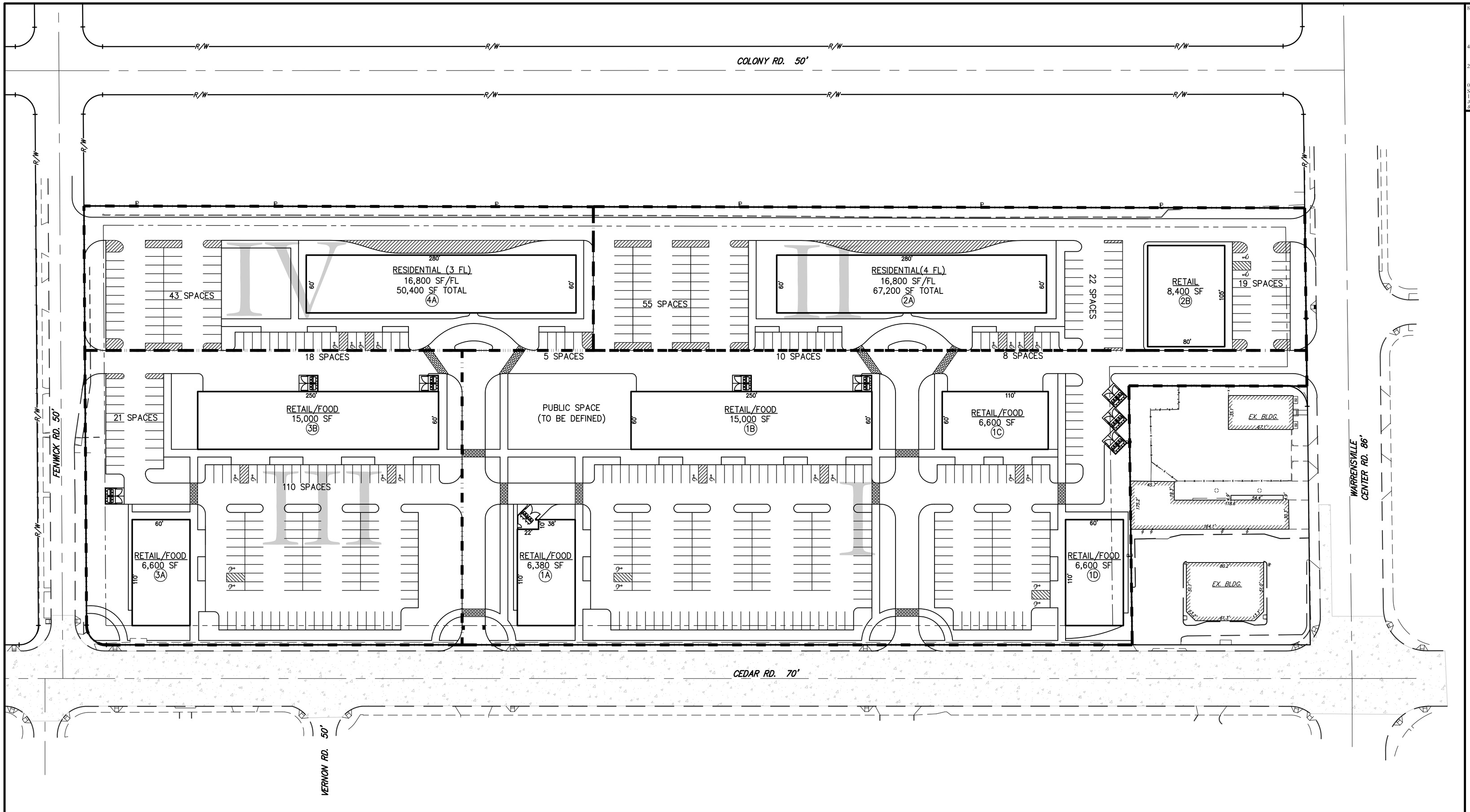

SITE DATA
12.10 Acres
9'X19' Spaces / 22' Aisles
Commercial/Retail/Food..64,580 SF
Residential.....117,600 SF/308 Beds

PARKING DATA
Retail – (Assume 70% of 64,580 SF)
5 spaces/1000 sf.....226 spaces

Restaurant – (Assume 30% of 64,580 SF restaurant use, 80% of SF counted as net SF)
1 space / 80 sf(net).....194 spaces

PARKING DATA (cont.)
Residential
1 space / 3 Bed.....103 spaces
TOTAL REQUIRED 523 spaces
TOTAL PROVIDED 537 spaces

EXISTING CONDITIONS
TOTAL SITE.....12.10 Ac.
PERVIOUS Ac. (0%)
IMPERVIOUS Ac. (100%)

PROPOSED CONDITIONS
TOTAL SITE.....12.10 Ac.
PERVIOUS.....2.47 Ac. (20.4%)
IMPERVIOUS.....9.63 Ac. (79.6%)

THE CORAL COMPANY - CEDAR CENTER NORTH

PRELIMINARY - SITE LAYOUT PLAN

CITY OF SOUTH EUCLID COUNTY OF CUYAHOGA STATE OF OHIO

NEFF & ASSOCIATES
Civil Engineers • Surveyors
6405 York Road | Parma Heights, Ohio 44130
Tel: 440.884.3100 | Fax: 440.884.5443

REV NO	DATE	DESCRIPTION
	12/30/09	PLANNING COMMISSION

DWG NAME	DRAWN BY	CHK'D BY	JOB NO
13075-P6.dwg	JMP		13075

SHEET NO.
P8

N: LAND DEVELOPMENT\Proj\13075-Cedar Center\Preliminary\13075-P8.DWG, LAYOUT, 12/30/2009 8:20:40 AM