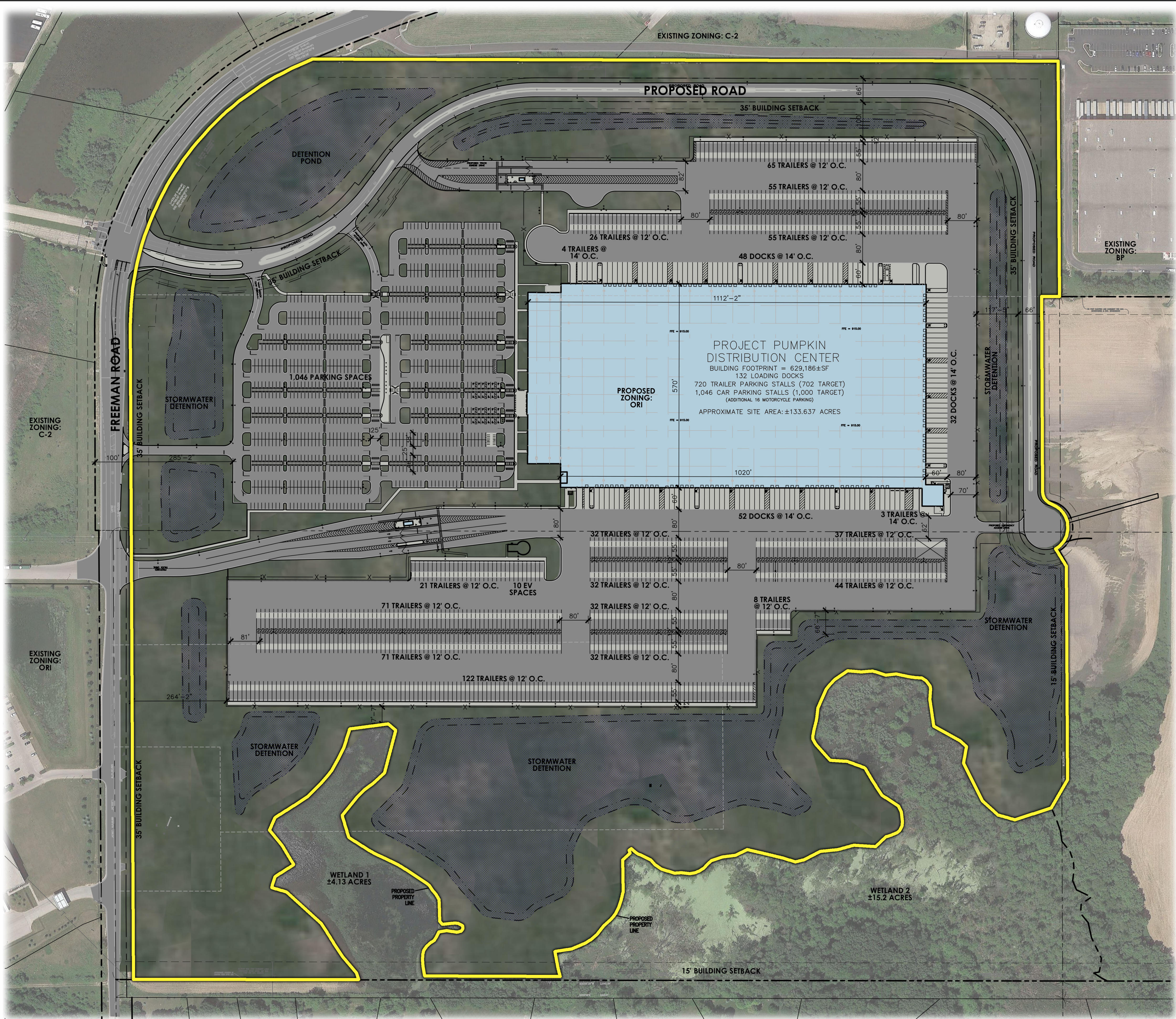


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Feb 08, 2021 12:51 pm - jchewel



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A1.0

CONCEPTUAL SITE PLAN

SCALE: 1" = 128'-0"

PROJECT DATA

Project Name:	PROJECT PUMPKIN	
Project address:	Freeman Road Huntley, IL	
Zoning:	Proposed: ORI - Office / Research / Industrial District	
Proposed Use:	Industrial/Warehouse/Distribution	
Proposed Occupancy:	S-1	
Fire Sprinklers:	Fully Sprinklered per NFPA-13	
Gross Site Area:	152.520 ACRES	
Wetlands:	Wetlands Lot Area: 18.883 ACRES	
Net Usable Area:	133.637 ACRES	
Building Area:	Industrial Building 1 ± 629,186 S.F.	
Setbacks:	Required	Provided
Freeman Rd	35'-0"	285'-2", 264'-2"
Proposed Rd	35'-0"	100'-0", 117'-5"
Rear	15'-0"	47'-7"
Building Height:	50'-2" / 1 Story	
Building Coverage:	10.8 % ± 629,186 S.F. / 5,821,228 S.F. = 0.10808	

INDUSTRIAL BUILDING 1 Parking Provided:	
Standard	1,022 Spaces
Accessible	24 Spaces
Total Provided	1,046 Spaces
Truck Parking Provided	720 Spaces

ARCHITECT:	OWNER:
DLR Group	Venture One Real Estate
6225 N 24th Street, Suite 250	9500 Bryn Mawr, Suite 340
Phoenix, AZ 85016	Rosemont, IL 60018
TEL: (602) 381-8580	TEL: 262-822-8777
Contact: Tim Thielke	Contact: Jeff Raduechel



PROJECT PUMPKIN

VENTURE ONE REAL ESTATE

FREEMAN ROAD
HUNTLEY, ILLINOIS

CONCEPTUAL DESIGN

01-14-20
Revisions

2/08/21

22-21113-00

CONCEPTUAL SITE PLAN

A1.0