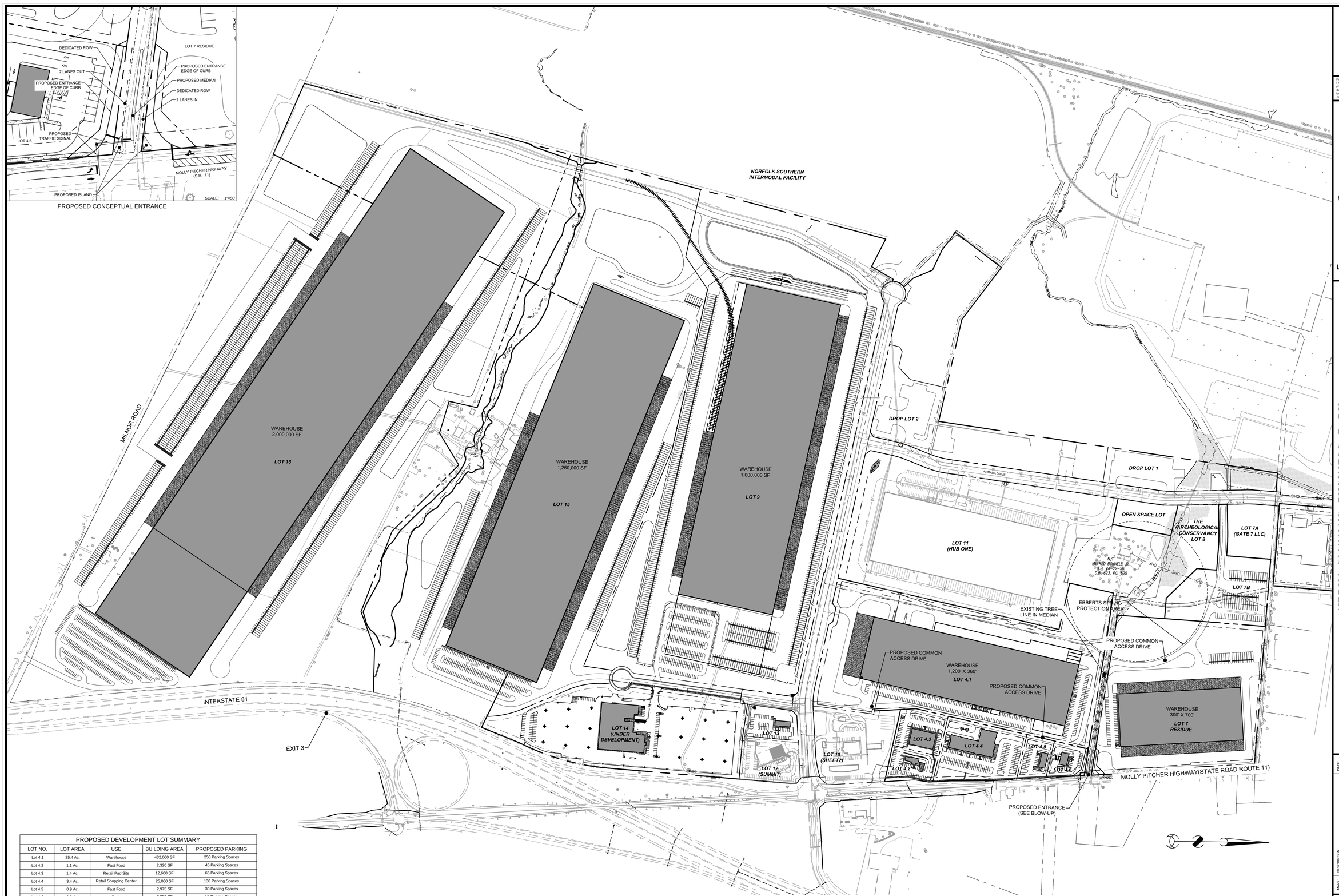

PROPOSED DEVELOPMENT LOT SUMMARY				
LOT NO.	LOT AREA	USE	BUILDING AREA	PROPOSED PARKING
Lot 4.1	25.4 Ac.	Warehouse	432,000 SF	250 Parking Spaces
Lot 4.2	1.1 Ac.	Fast Food	2,320 SF	45 Parking Spaces
Lot 4.3	1.4 Ac.	Retail Pad Site	12,600 SF	65 Parking Spaces
Lot 4.4	3.4 Ac.	Retail Shopping Center	25,000 SF	130 Parking Spaces
Lot 4.5	0.9 Ac.	Fast Food	2,975 SF	30 Parking Spaces
Lot 4.6	0.8 Ac.	Bank	2,950 SF	18 Parking Spaces
Lot 7 Residue	17.2 Ac.	Warehouse	210,000 SF	56 Auto Spaces, 20 Trailer Spaces
Lot 9	66.7 Ac.	Warehouse	1,000,000 SF	263 Auto Spaces, 427 Trailer Spaces
Lot 13	1.3 Ac.	Fast Food	2,700 SF	47 Parking Spaces
Lot 14	12.9 Ac.	Car Dealership	58,500 SF	84 Parking Spaces
Lot 15	82.1 Ac.	Warehouse	1,250,000 SF	208 Auto Spaces, 172 Trailer Spaces
Lot 16	134.5 Ac.	Warehouse	2,000,000 SF	450 Auto Spaces, 600 Trailer Spaces
	347.7 Ac. ±		4,999,045 SF	

NOTES:
1. THIS LAYOUT ASSUMES ALL LAND ACQUISITIONS ARE FINALIZED AND DEVELOPED BY ANTRIM BUSINESS PARK, L.P.
2. THIS LAYOUT ASSUMES PROPOSED ENTRANCE ONTO MOLLY PITCHER HIGHWAY WILL BE PERMITTED BY PENN DOT.
3. DUE TO SITE SPECIFIC CONSTRAINTS, UTILITIES AND REQUIRED STORMWATER MANAGEMENT LOCATION AND SIZING, THE OVERALL LAYOUT MAY ULTIMATELY CHANGE ONCE DETAILED ENGINEERING WERE TO BEGIN.

CONCEPT NOTES
ZONING- HIGHWAY COMMERCIAL (HC)
INDUSTRIAL (I)
SETBACKS- (HC & I)
FRONT AND REAR- 25'
SIDE- 12'
SITE COVERAGE- NOT TO EXCEED 75%

GRAPHIC SCALE
200 0 100 200 400 800
(IN FEET)
1 inch =200ft.

Professional Certification
I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of _____ License No. _____ Expiration Date _____

FREDERICK SEIBERT & ASSOCIATES, INC.
CIVIL ENGINEERS • SURVEYORS • LANDSCAPE ARCHITECTS • LAND PLANNERS
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(301) 739-8693 (717) 597-1979

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ANTRIM COMMONS BUSINESS PARK

Situated to the west of Interstate 81 at Exit 3
Antrim Township, Pennsylvania
FRANKLIN COUNTY, PENNSYLVANIA

CLIENT:

PRELIMINARY ONLY - NOT FOR CONSTRUCTION

MARK:	DESCRIPTION:	DATE:

PROJECT NO: 20332.CONCEPT
CAD DWG FILE: 20332 MasterplanCnpt050316.Dwg
DWN BY: BAW — DATE: 05-03-2016
CHK BY: SGZ — DATE: 2016
SCALE: AS SHOWN
SHEET TITLE: MASTER PLAN

SHEET 1 OF 1