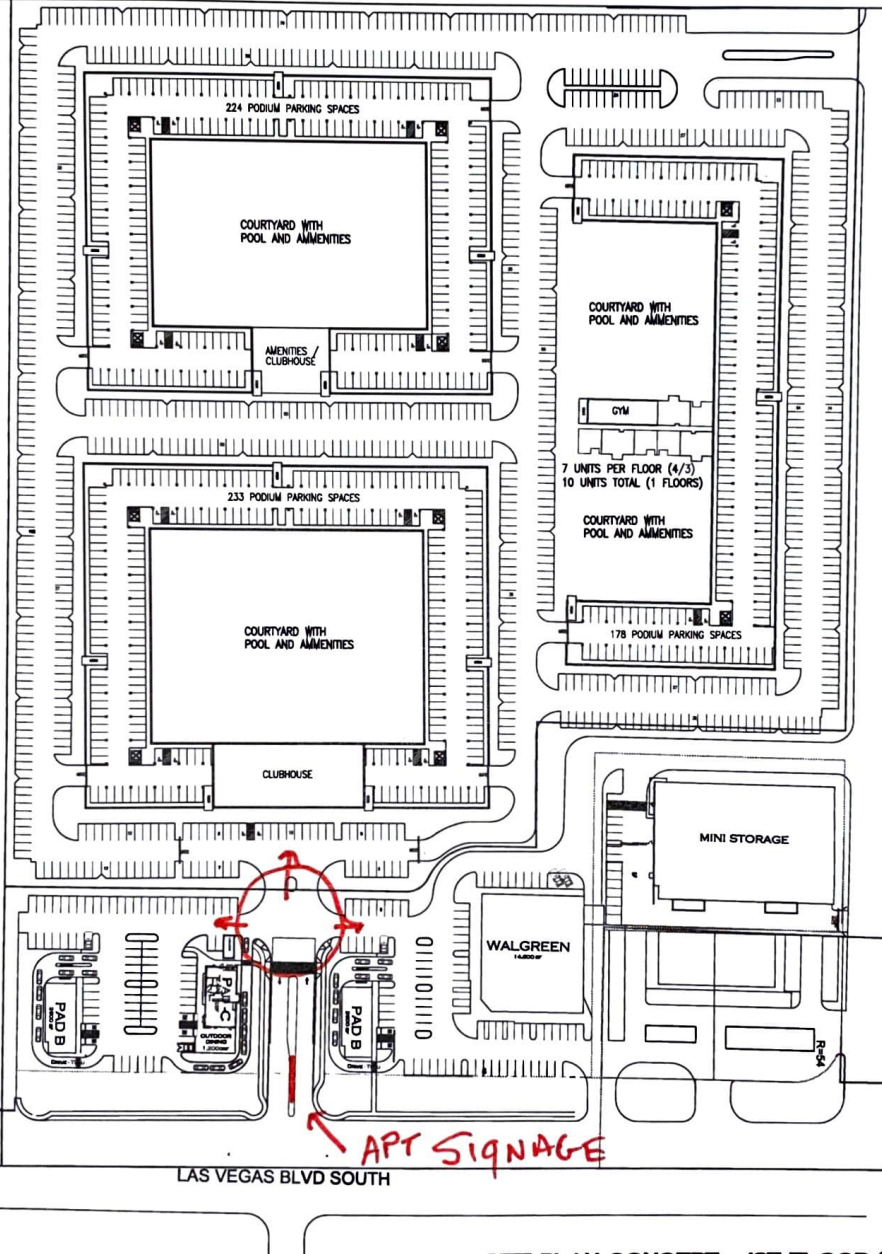


PARVIN STREET (VACATED)



LAS VEGAS BLVD SOUTH

PEBBLE RD

UNIT COUNT:

1 BDM	421	54%
2 BDM	379	46%
TOTAL UNITS	800	

PARKING REQUIREMENTS:

1 BDM UNITS: 1.5 PER	(421 units)	632
2 BDM UNITS: 2.00 PER	(379 units)	740
VISITOR 1.5		161
PARKING REQUIRED:		1,554
PARKING REQUIRED @/ 10% REDUCTION:		1,398
SURFACE PARKING PROVIDED		680
COVERED SURFACE PARKING PROVIDED		170
COVERED GARAGE PARKING PROVIDED		635
TOTAL PARKING PROVIDED		1,485
PARKING RATIO PER UNIT:		1.85

SITE BREAKDOWN - GROSS S.F. TO CENTER OF STREETS

APARTMENT SITE:	21.64 ACRES
MINI STORAGE SITE	1.35 ACRES
COMMERCIAL/RESTAURANT	4.77 ACRES

SITE PLAN CONCEPT - 1ST FLOOR (PODIUM)

1/8"=1'



LV BLVD AND PEBBLE
CLARK COUNTY, NEVADA
GREENE TINDALL
DESIGN
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REVISION	DATE	BY

ISSUE DATE: 3-10-20

S-1.0