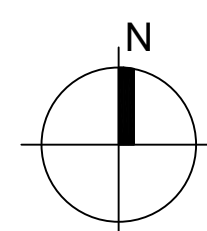


**PRELIMINARY SITE PLAN**

SCALE: 1" = 50'-0"



**PROJECT INFORMATION**

PROJECT NAME: PRONGHORN MEDICAL  
 PROJECT ADDRESS: TBD  
 PRESCOTT VALLEY, AZ  
 PROPERTY OWNER: NAO BUILDING PARTNERS LLC  
 TRI CITY INVESTMENT LLC  
 CONTACT: TIM BONATUS  
 1485 N TURQUOISE DR STE 200  
 FLAGSTAFF, AZ 86001-2000  
 TIMBONATUS@GMAIL.COM  
 DEVELOPER: CYPRESS WEST PARTNERS, LLC  
 CONTACT: JASON ANZALONE  
 30021 TOMAS ROAD, SUITE 130  
 RANCHO SANTA MARGARITA, CA 92688  
 ARCHITECT: DALKE DESIGN GROUP, LLC  
 1426 N. DALKE RIDGE DR  
 PRESCOTT, AZ 86305  
 480-589-3793  
 VINCE@DALKEDESIGNGROUP.COM

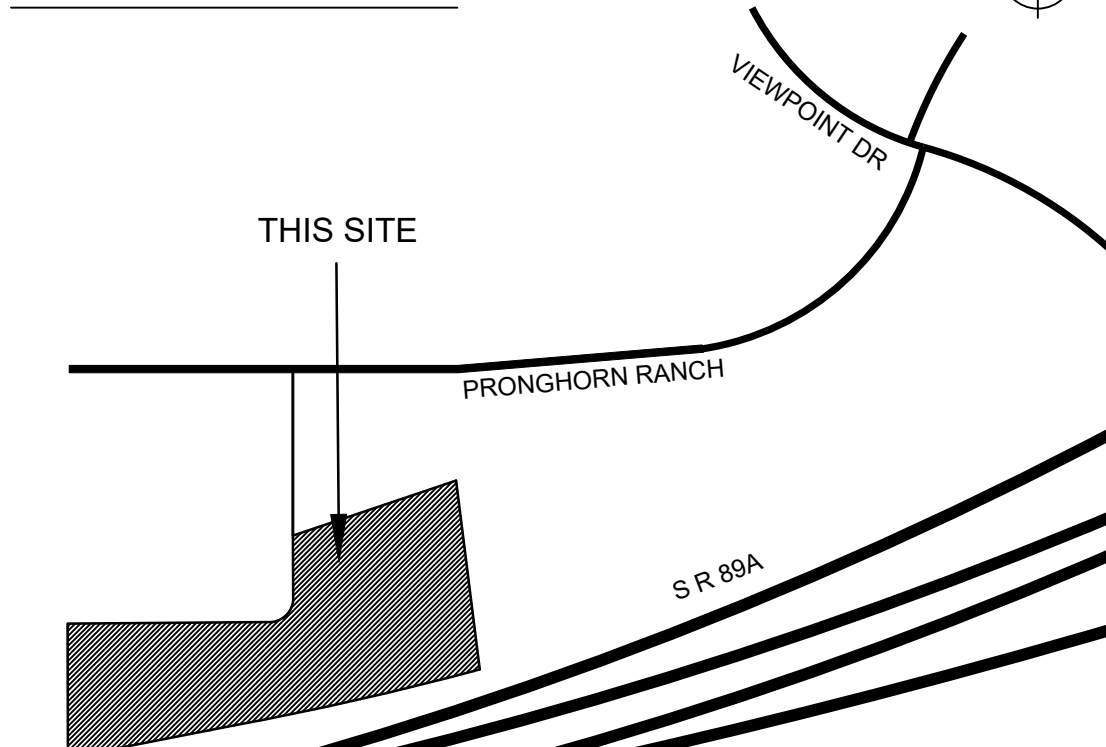
**PROJECT DATA**

PARCEL NUMBERS: 103-01-004J, 103-01-004H, 103-01-004P  
 CURRENT ZONING: PAD 3-1: COMMUNITY COMMERCIAL  
 PARCEL AREAS: 103-01-004J: 87,106 S.F. (2.00 AC.)  
 103-01-004H: 183,937 S.F. (4.22 AC.)  
 103-01-004P: 15,618 S.F. (0.36 AC.)  
 NET SITE AREA: 6.58 ACRES (286,661 S.F.)  
 BUILDING AREA: 57,587 S.F. TOTAL  
 BUILDING 1: 8,015 S.F.  
 BUILDING 2: 5,572 S.F.  
 BUILDING 3: 9,750 S.F.  
 BUILDING 4: 9,750 S.F.  
 BUILDING 5: 9,100 S.F.  
 BUILDING 6: 7,700 S.F.  
 BUILDING 7: 7,700 S.F.  
 LOT COVERAGE: 20.1%  
 F.A.R.: .20  
 STORIES: ONE  
 OCCUPANCY: B / M  
 CONSTRUCTION TYPE: TYPE VB / IIB  
 REQUIRED PARKING:  
 USE: RATIO: SPACES:  
 MEDICAL OFFICE: 1 PER 200 S.F./57,587 G.F.A = 288 SPACES  
 TOTAL REQUIRED: 288 SPACES  
 PROVIDED PARKING:  
 TOTAL REGULAR SPACES: 299 SPACES  
 TOTAL ACCESSIBLE SPACES: 10 SPACES  
 TOTAL PROVIDED: 309 SPACES  
 PARKING RATIO: 5.37 CARS/1000

**KEY NOTES:**

1. PROPOSED CROSS ACCESS EASEMENT.
2. CITY APPROVED TRASH ENCLOSURE LOCATION.
3. NEW PROPOSED ACCESSIBLE ACCESS ROUTE THROUGH THE PARKING AREA / DRIVE.
4. EXISTING ACCESSIBLE ROUTE TO THE PUBLIC WAY.

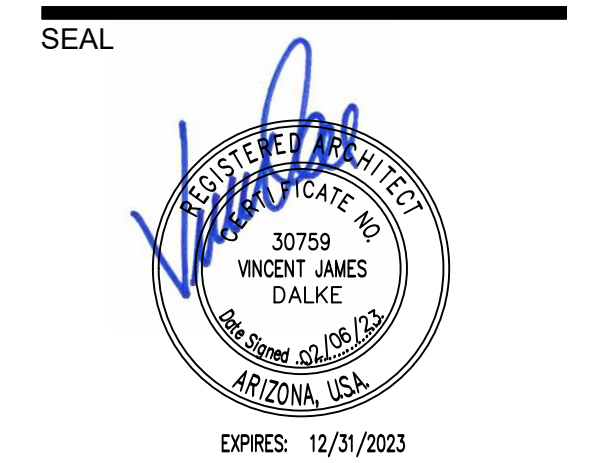
**VICINITY MAP**



1426 N. DALKE RIDGE DR  
 PRESCOTT, AZ 86305  
 480-589-3793  
 VINCE@DALKEDESIGNGROUP.COM

**PRONGHORN MEDICAL  
 COLLABORATIVE**  
 PRESCOTT VALLEY, AZ

NUMBER	REVISION	DATE



SHEET TITLE  
 PRELIM. SITE PLAN  
 ISSUE DATE 02/06/23  
 DRAWN  
 CHECKED BY VJD  
 PROJECT NUMBER  
 DRAWING NO.

**A0.1**

REV