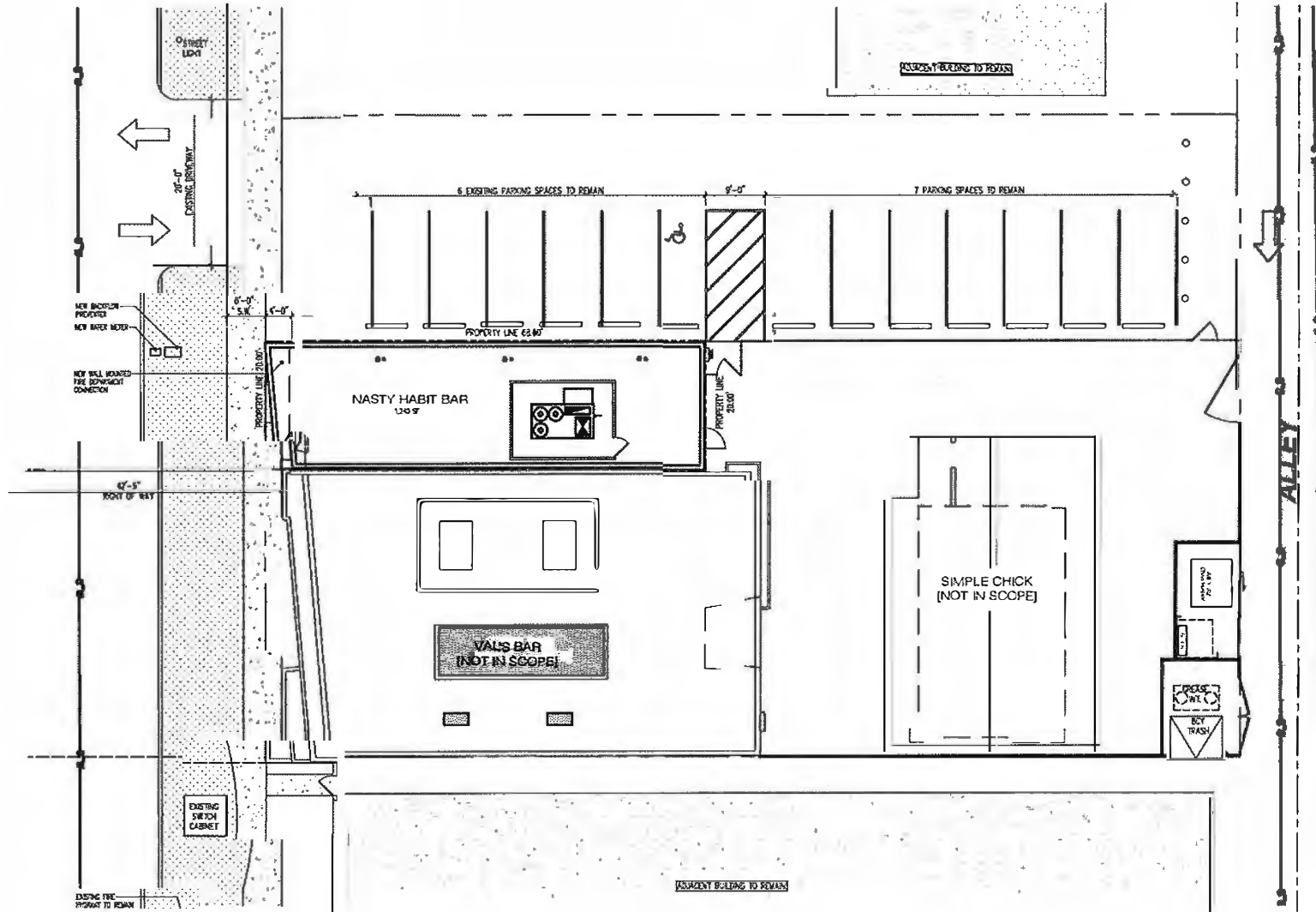


Existing Building to be Renovated





PROPERTY ADDRESS/APN

122 W BOSTON ST. CHANDLER, AZ 85225
APN: 303-08-080A

LOT SIZE SQFT

1,360 SF
0.03 ACRES

BUILDING SQFT

NEW BAR BLDG. 1,240 SF
[AKA NASTY HABIT]

LOT COVERAGE

1,240 SF COVERED / 1,360 SF LOT
91% COVERED - 100% ALLOWED

BUILDING HEIGHT

ALLOWED : 30', 45' MAX. PER CCD ZONING
ACTUAL : 1 STORY / 18'

SETBACKS

ACCORDING TO ARTICLE XXXII -
CITY CENTER DISTRICT (CCD)
SECTION 35-3204.A - BUILDING SETBACKS

FRONT 0'
SIDE 0'
REAR 0'

PARKING

1 PARKING SPACE REQUIRED PER 100 SF
1240 SF / 100 = 12.4 PARKING SPACES RQD

EXISTING PARKING TO REMAIN: 12 SPACES
1 ADA SPACE

STALL SIZE: 9' WIDE x 19' LONG

**EXCESS PARKING PROVIDED BY
OREGON STREET PARKING GARAGE**

NASTY HABIT BAR

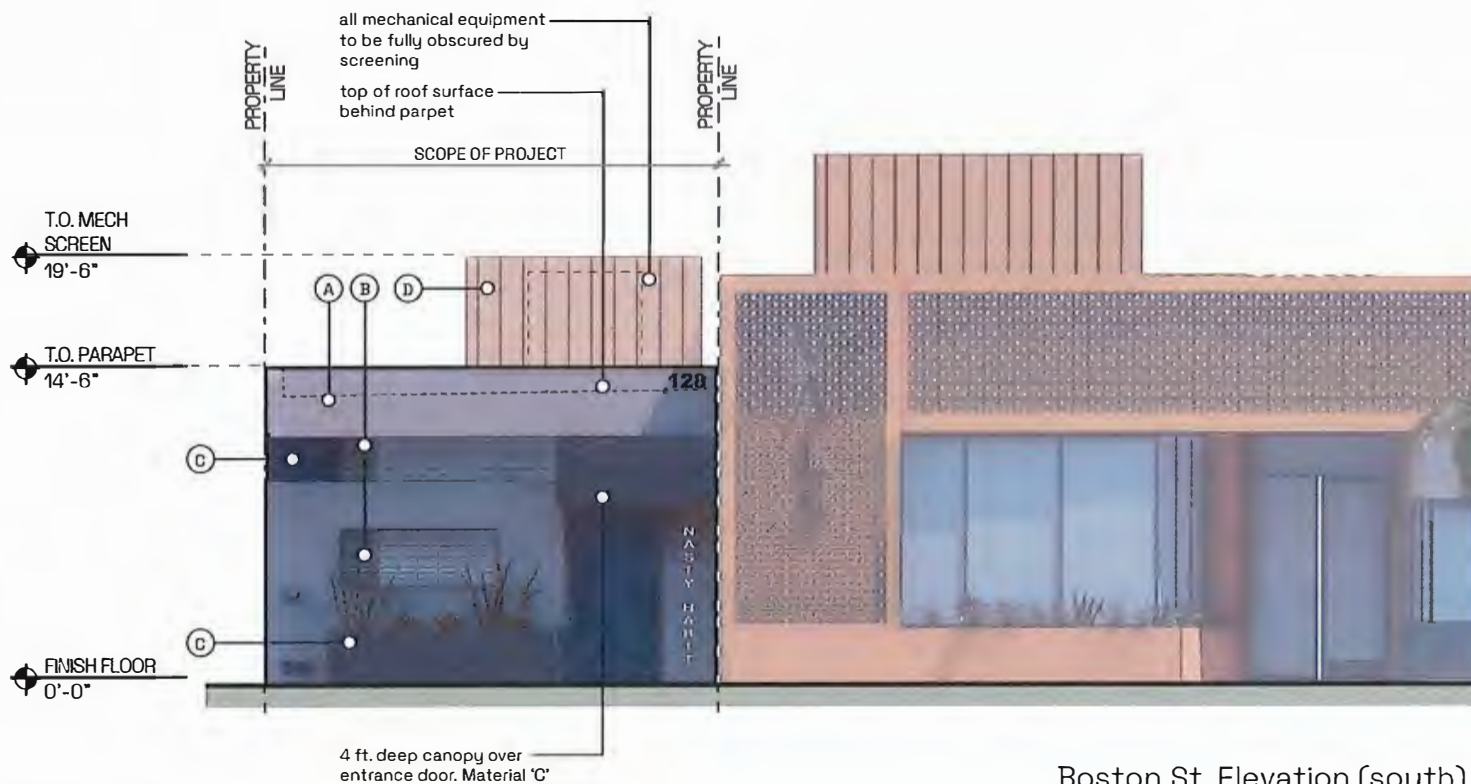
122 W BOSTON ST. CHANDLER, AZ 85225

site plan
1/16" = 1'-0"



hype

340 E DUNLAP AVE.
PHOENIX, AZ 85020
HELLO@HYPESTUDIO.DESIGN



Boston St. Elevation (south)
1/8" = 1'-0"

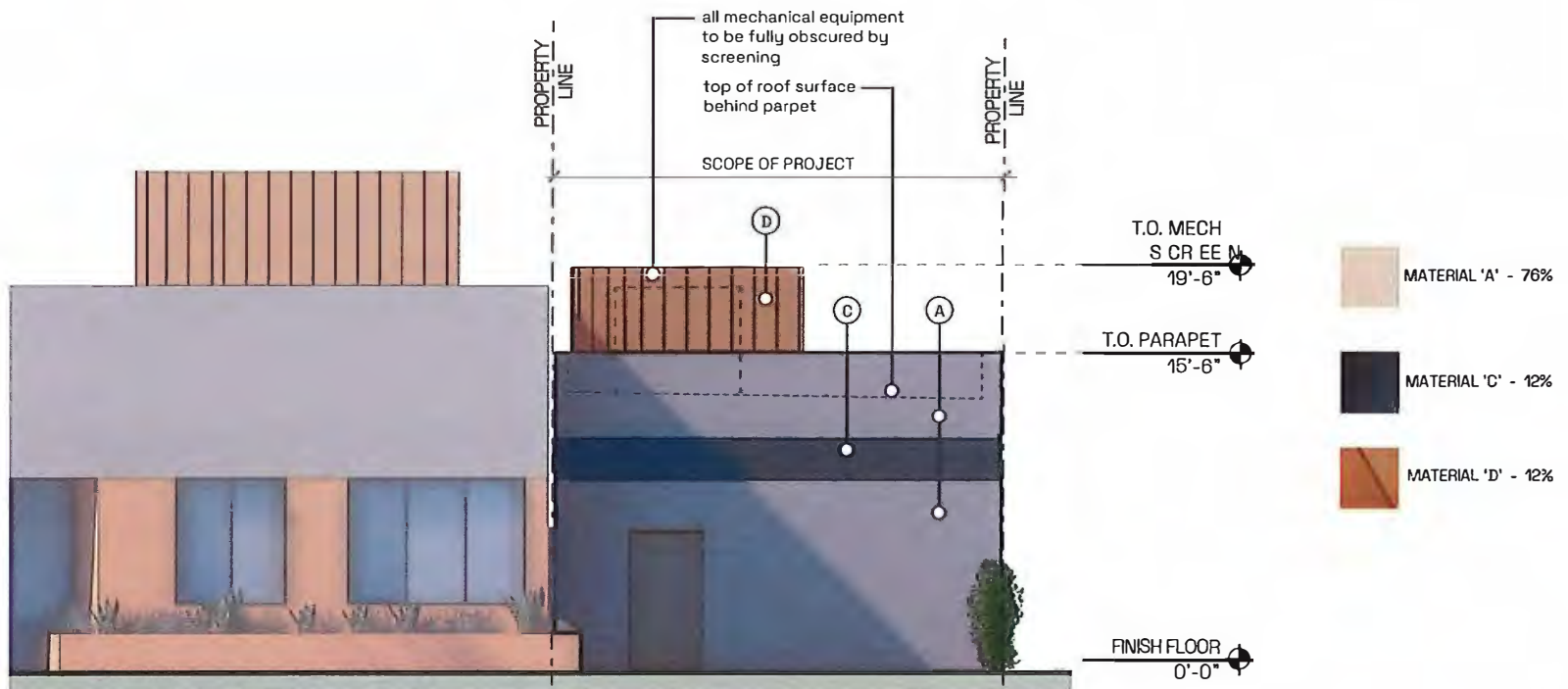
BUILDING ELEVATIONS

NASTY HABIT BAR

108 W BOSTON ST. CHANDLER, AZ 85225

hype

340 E DUNLAP AVE.
PHOENIX, AZ 85020
HELLO@HYPESTUDIO.DESIGN



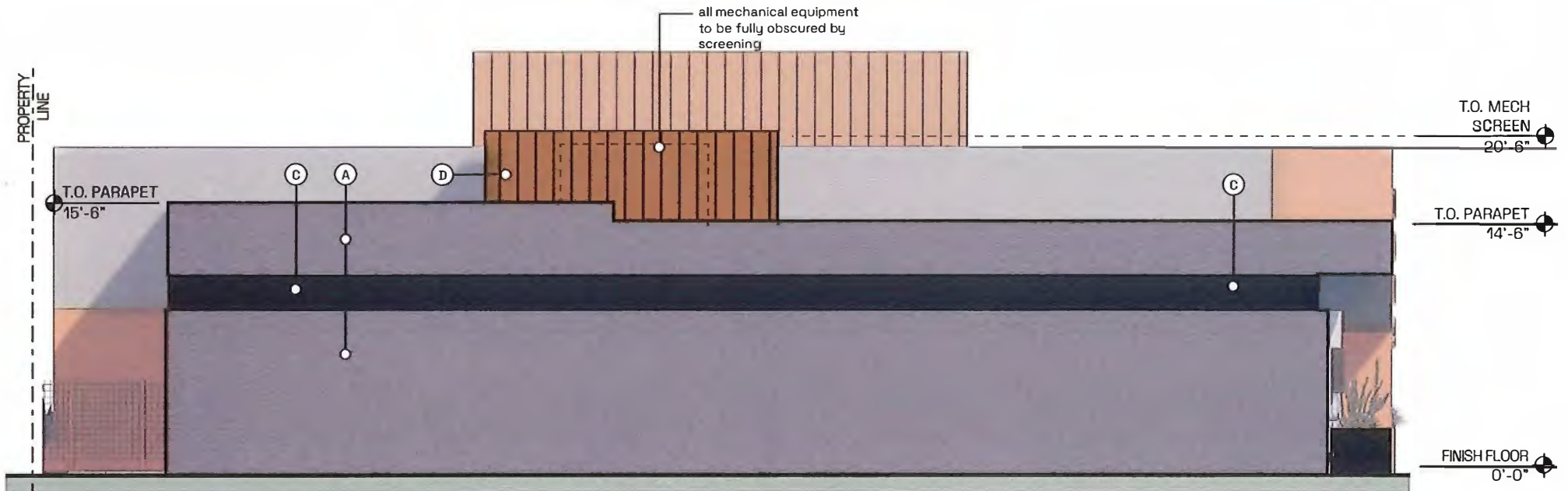
BUILDING ELEVATIONS

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hype

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MATERIAL 'A' - 77%



MATERIAL 'C' - 14%



MATERIAL 'D' - 9%

West Elevation
1/8" = 1'-0"

BUILDING ELEVATIONS

NASTY HABIT BAR

108 W BOSTON ST. CHANDLER, AZ 85225



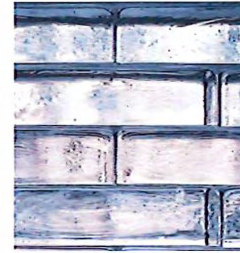
340 E DUNLAP AVE.
PHOENIX, AZ 85020
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MATERIAL 'A'

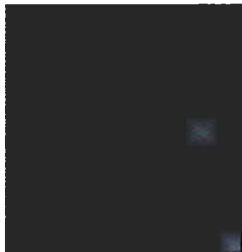
INTEGRAL COLOR
STUCCO FINISH

DRYVIT
'VAN DYKE' 110
FREESTYLE TEXTURE



MATERIAL 'B'

GLASS BLOCK
[OR SIMILAR]



MATERIAL 'C'

HOT ROLLED PLATE STEEL
W/ CLEAR PERMALAC SEALER
(OR SIMILAR)



MATERIAL 'D'

FLAT SEAM METAL PANEL
W/ 1" SHADOW REVEAL

WESTERN STATES ROOFING
'COPPER PENNY' COLOR

MATERIAL BOARD

VAL'S BAR

108 W BOSTON ST. CHANDLER, AZ 85225



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BOSTON ST. ELEVATION - DAY



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BOSTON ST. ELEVATION - SOUTHWEST CORNER



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