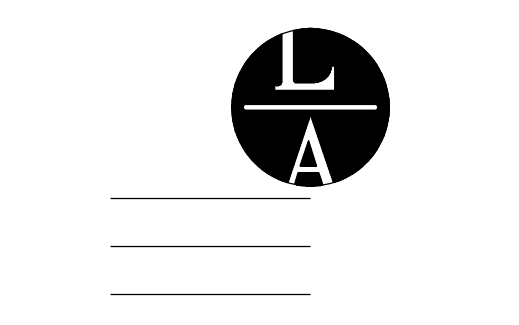


**SITE DATA**  
 LOT SIZE: 31,304 S.F. 0.72 ACRES  
 FLOOR AREA RATIO: 7,225/31,304 = 23.1% < 25% MIN. \*VARIANCE REQ'D  
 ZONING: COR-3 WORKPLACE DISTRICT  
 BUILDING: AUTO PARTS STORE (CONDITIONAL USE) 7,225 S.F.

**PARKING DATA**  
 RETAIL (2/1,000 S.F. MIN-4/1,000 S.F. MAX) - 14 MIN/29 MAX  
 STALLS PROVIDED - 32 STALLS \*VARIANCE REQ'D

1 SITE PLAN  
 A1 SCALE: 1" = 20'-0"  
 NORTH



**LAMPERT ARCHITECTS**  
 420 Summit Avenue  
 St. Paul, MN 55102  
 Phone: 763.755.1211 Fax: 763.757.2849  
 lampert@lampert-arch.com

ARCHITECT CERTIFICATION:  
 I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED ARCHITECT UNDER THE LAWS OF THE STATE OF MINNESOTA.

**PRELIMINARY NOT FOR CONSTRUCTION**

SIGNATURE  
 LEONARD LAMPERT  
 PRINT  
 13669  
 LICENSE  
 06/01/00  
 STATE

**JAVA PROPERTIES**  
 879 Scheffer Avenue  
 St. Paul, MN 55102  
 Phone: 952-403-9595

**O'REILLY AUTO  
 SUNWOOD DR**  
 Sunwood Drive NW, Ramsey Minnesota

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Project Designer: JAMES B  
 Drawn By: ALE  
 Checked By: LL

Revisions

|        |             |
|--------|-------------|
| 8/6/20 | PRELIMINARY |
|        |             |
|        |             |
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**SITE PLAN**

Sheet Number

**A1**

Project No.