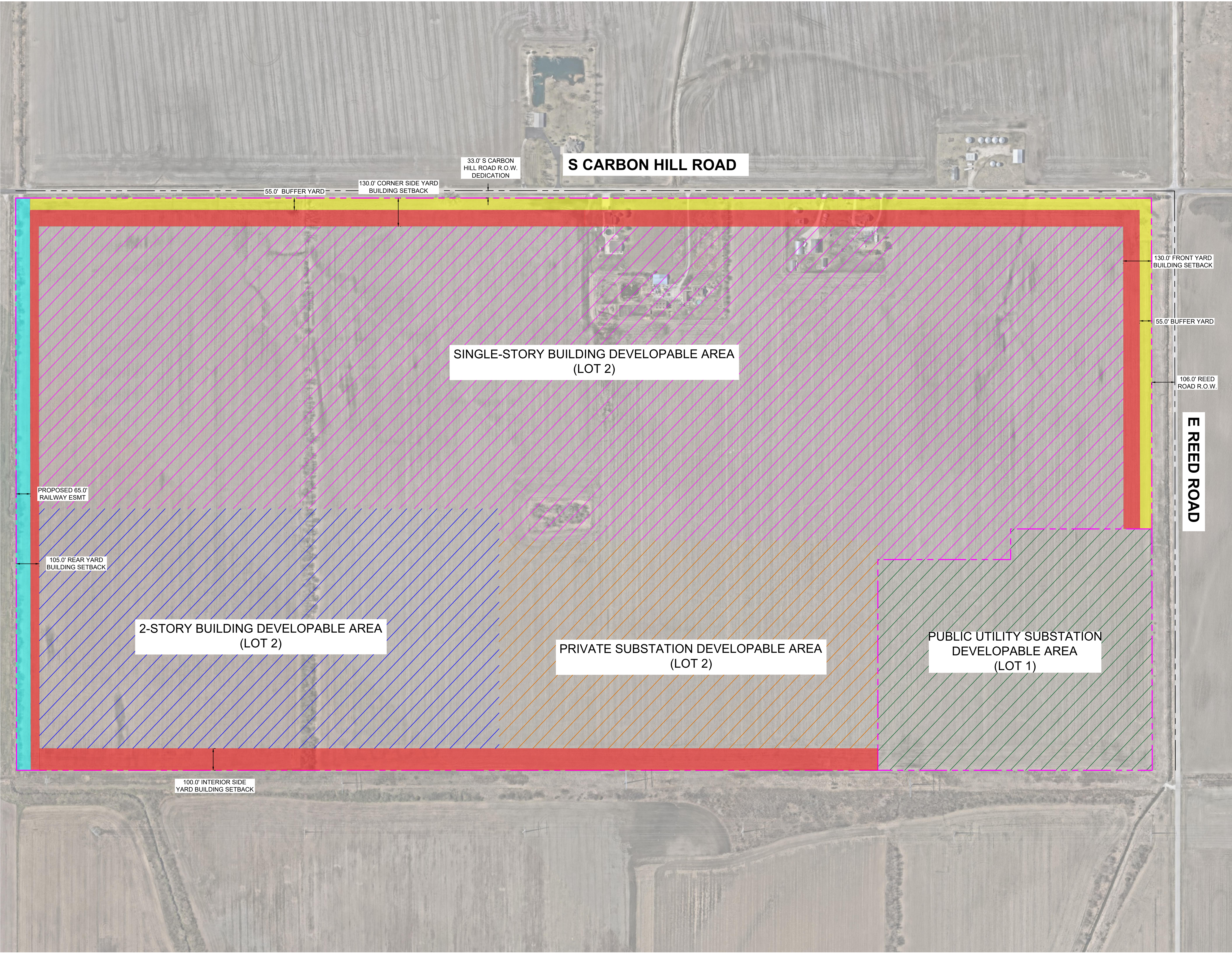




LEGEND	
	PROPOSED PROPERTY EXTENTS
	DEDICATED R.O.W. LINE
	PRINCIPAL STRUCTURE SETBACKS
	BUFFER YARD
	DEDICATED RAILROAD EASEMENT
	SINGLE-STORY BUILDING DEVELOPABLE AREA
	2-STORY BUILDING DEVELOPABLE AREA
	PRIVATE SUBSTATION DEVELOPABLE AREA
	PUBLIC SUBSTATION DEVELOPABLE AREA

NOTES	
1. THE CONCEPT WAS PREPARED STRICTLY BASED UPON THE INFORMATION REFERENCED ABOVE AND A PRELIMINARY REVIEW OF THE MUNICIPAL ZONING AND LAND DEVELOPMENT REQUIREMENTS. THIS SITE PLAN IS NOT INTENDED FOR CONSTRUCTION AND SHOULD NOT BE USED FOR THAT PURPOSE.	
2. TRANSMISSION STRUCTURES AND ELECTRICAL EQUIPMENT, INCLUDING LIGHTNING MASTS, ARE NOT CONSIDERED BUILDINGS.	
3. BUILDING SETBACKS BASED OFF OF BUILDING MAX HEIGHT OF 75 FEET	

ZONING INFORMATION			
DESCRIPTION	EXISTING	PROPOSED	
ZONING	I-1 LIGHT INDUSTRIAL	PUD	
ZONING REQUIREMENTS			
DESCRIPTION	EXISTING	PROPOSED	PROVIDED
MAX BUILDING HEIGHT	30'	75'	40' (LOT 2: 1-STORY) 75' (LOT 2: 2-STORY)
SETBACKS (LOT 2 ONLY)			
LOT SIDE	EXISTING	PROPOSED	PROVIDED
FRONT	40' + 2' FOR EACH 1' OF BUILDING HEIGHT OVER 30'	250'	SEE PRELIMINARY SITE PLAN
CORNER SIDE	40' + 2' FOR EACH 1' OF BUILDING HEIGHT OVER 30'	200'	SEE PRELIMINARY SITE PLAN
SIDE	10' + 2' FOR EACH 1' OF BUILDING HEIGHT OVER 30'	125'	SEE PRELIMINARY SITE PLAN
REAR	15' + 2' FOR EACH 1' OF BUILDING HEIGHT OVER 30'	500'	SEE PRELIMINARY SITE PLAN