

LEE GAMELSKY ARCHITECTS P.C.

1 May 2018

RE: Application Submittal for Site Development Plan for Building Permit

Address: 108 94th Street NW

Legal: Lot No. 22-A, Block No. 8 of the Original Townsite of Westland.

Zoning: SU-2 / IP

Parcel ID: 100905720810830525

Sector Development Plan: West Route 66

PROJECT DESCRIPTION

This Project is to design and construct a small office and shop area. The site is undeveloped. It is located within Segment 2 of the West Route 66 Sector Development Plan.

The Proposed Development includes:

- 2,160 SF Office with a 1,032 SF Portal/Porch.
- 805 SF Carport
- 4,000 SF Shop Area
- 3,200 SF Shade Structure next to the Shop to provide sun protection of vehicles.
- A future 1,500 SF Caretakers Residence is also identified on the Site Plan.

Per the West Route 66 Sector Plan/ Supplemental Regulations (page 75) : Because the Site is Zoned SU-2 / IP, it requires a Development Plan to be submitted and "approved by the City Planner".

The Site and Building Design meets the requirements of the West Route 66 Sector Development Plan Design Overlay Zone Requirements, as well as the C.O.A. Zoning Code.

Sincerely,



Lee D. Gamelsky, AIA