

**SITE ANALYSIS**

<b>SITE INFORMATION</b>	
PERVIOUS LAND AREA	131,837 SQ. FT. (32.4%)
IMPERVIOUS LAND AREA	274,915 SQ. FT. (67.6%)
TOTAL SF. (ACREAGE)	406,752 SQ. FT. (9.34 ACRES)
<b>PARKING INFORMATION</b>	
PARKING REQUIRED	WRH= 130,000 SF / 5,000 SF + 36 SPACES
	OFFICE= 12,716 SF. / 350 SF + 37 SPACES
	TOTAL = 63 SPACES
PARKING PROVIDED	167 SPACES (8 ACCESSIBLE)
<b>GROSS BUILDING AREA (GBA)</b>	
BUILDING	140,276 SF.

**FORD & ASSOCIATES**

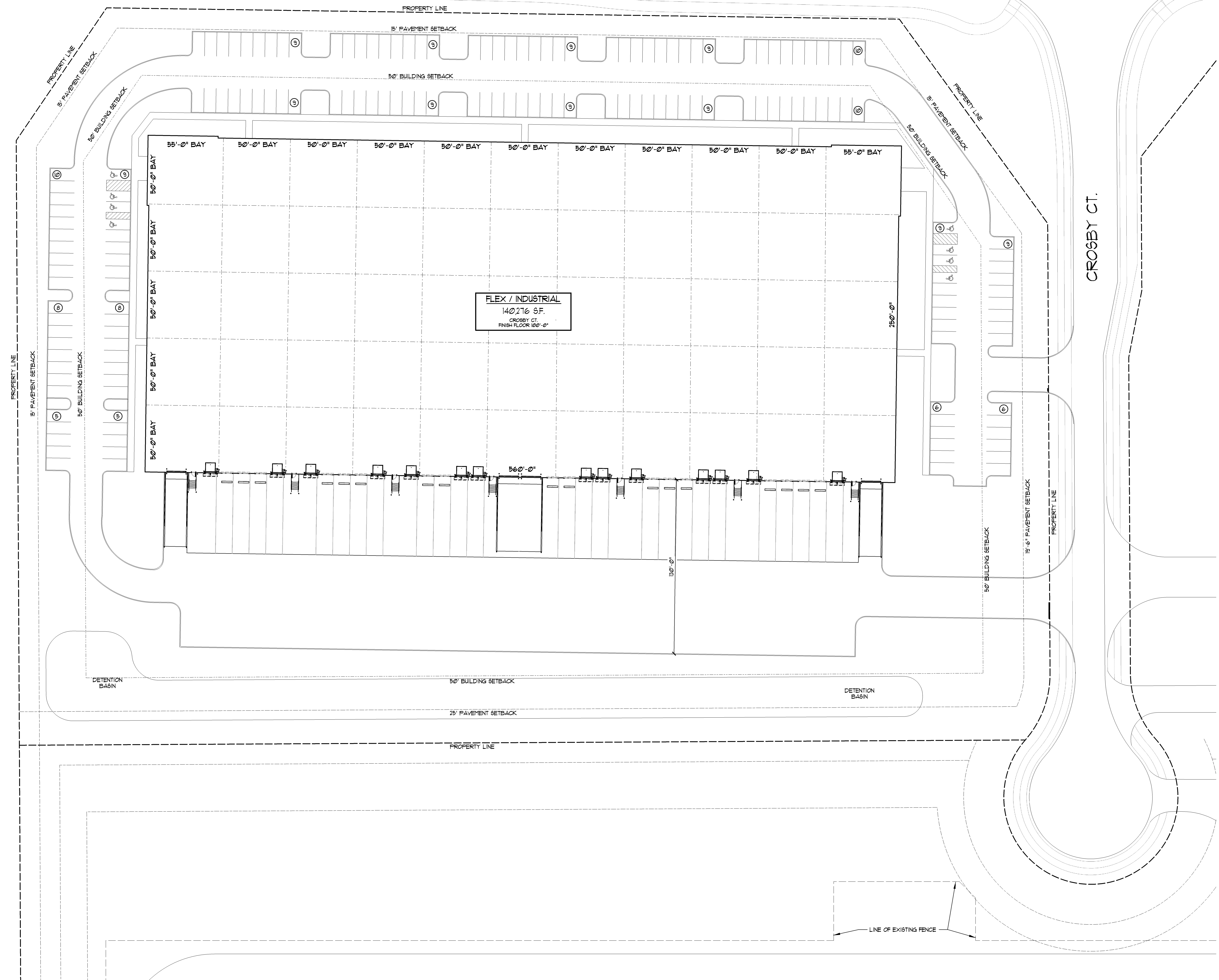
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**ARCHITECTS**

DUBLIN PLAIN CITY RD.

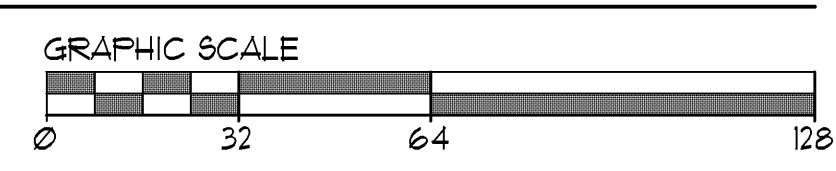
HOUGHARD RD.

CROSBY CT.



FLEX / INDUSTRIAL  
140,276 SF.  
CROSBY CT.  
FINISH FLOOR 100'-0"

**A SITE PLAN**  
SCALE 1/32"=1'-0"



**WAREHOUSE SPEC BUILDING**  
6776 CROSBY COURT. DUBLIN, OH.

For  
**VanTrust Real Estate LLC**  
775 Yard Street, Suite 300, Columbus, Ohio 43212

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**PRELIMINARY**  
NOT FOR CONSTRUCTION

ISSUE	REVISION	DATE
PRELIMINARY		OCT. 30, 2020
		NOV. 8, 2020
		DEC. 31, 2020
		JAN. 29, 2021
		FEB. 2, 2021
		FEB. 9, 2021
		FEB. 12, 2021
		APRIL 16, 2021

**SITE PLAN**

FAA # 201909.00

**SD-1.0**