



1 SITE PLAN  
SCALE: 1" = 30'-0"

**SITE DATA - PARCEL '3'**

SITE AREA: 106,278 S.F. (2.44 ACRES) SITE COVERAGE: 23.0%

BUILDING	PARCEL AREA	PARKING REQUIREMENT	AREA
SHOPS '1'	48,589 S.F.	(1/250)	11,800 S.F.
SHOPS '2'	37,645 S.F.	(1/250)	10,200 S.F.
PAD '3a'	20,044 S.F.	(1/200)<2,000 S.F. + (1/300)>2,000 S.F.	1,672 S.F.
PAD '3b'		(1/250)	800 S.F.
<b>TOTAL BUILDING AREA:</b>			<b>24,472 S.F.</b>
<b>MINIMUM PARKING REQUIRED:</b>			<b>97 SPACES</b>
STANDARD PARKING PROVIDED:			99 SPACES
COMPACT PARKING PROVIDED:		(8.7%)	10 SPACES
HANDICAP PARKING PROVIDED:			6 SPACES
<b>TOTAL PARKING PROVIDED:</b>			<b>115 SPACES</b>
<b>PARKING RATIO:</b>			<b>4.70 SPACES/1,000 S.F.</b>

**SITE DATA - PARCEL '4'**

SITE AREA: 78,409 S.F. (1.80 ACRES) SITE COVERAGE: 11.5%

BUILDING	PARCEL AREA	PARKING REQUIREMENT	AREA
PAD '4'	27,336 S.F.	(1/200)<2,000 S.F. + (1/300)>2,000 S.F.	2,470 S.F.
BANK '5'	27,792 S.F.	(1/400)	4,086 S.F.
PAD '6'	23,281 S.F.	(1/200)<2,000 S.F. + (1/300)>2,000 S.F.	2,450 S.F.
<b>TOTAL BUILDING AREA:</b>			<b>9,006 S.F.</b>
<b>MINIMUM PARKING REQUIRED:</b>			<b>35 SPACES</b>
STANDARD PARKING PROVIDED:			54 SPACES
COMPACT PARKING PROVIDED:		(22.4%)	17 SPACES
HANDICAP PARKING PROVIDED:			5 SPACES
<b>TOTAL PARKING PROVIDED:</b>			<b>76 SPACES</b>
<b>PARKING RATIO:</b>			<b>8.44 SPACES/1,000 S.F.</b>

**Millcreek**  
TOWN CENTER  
Battleground, Washington

T.J. Fontenette, CCIM, M.B.A.  
Principal Properties, LLC  
PO Box 87335  
Vancouver, WA 98687-7335  
Phone: 360-834-1060/Fax: 360-838-4800  
tj@principalpropertiesllc.com

**BENNER STANGE ASSOCIATES ARCHITECTS, INC.**  
5200 S.W. MEADOWS RD. SUITE B-130  
LAKE OSWEGO, OR 97035  
(503) 670-0234  
FAX (503) 670-0235  
bsa@bsaarch.com

April 18, 2013