PARKING CALCULATIONS

RETAIL:
ONE (1) SPACE REQUIRED PER 200 SF GFA
REQUIRED PARKING = 1 / 200 SF GFA
= 7,500 SF / 200 SF GFA = 37.5 = 38 SPACES
PROVIDED = 26 SPACES **(VARIANCE)**

CAFE/RESTAURANT:
ONE (1) SPACE REQUIRED PER 75 SF GFA + ONE (1) SPACE PER TWO (2) EMPLOYEES
REQUIRED PARKING = 1 / 75 SF GFA + 1 / 2 EMPLOYEES
= 1,952 SF / 75 SF GFA = 6 EMPLOYEES / 2 = 29 SPACES
PROVIDED = 26 SPACES **(VARIANCE)**

TOTAL REQUIRED = 67 SPACES
TOTAL PROVIDED = 52 SPACES **(VARIANCE)**

BOHLER ENGINEERING
SITE CIVIL/LAND CONSULTING ENGINEERING
LAND SURVEYING
SUSTAINABLE DESIGN
LANDSCAPE ARCHITECTURE
PROGRAM MANAGEMENT
PERMITTING SERVICES
TRANSPORTATION SERVICES
UPS/FEDEX NEW YORK
BOSTON, MA
PHILADELPHIA, PA
SOUTHEASTERN, PA
BALTIMORE, MD
NEW YORK, NY
NEW JERSEY
NORTHERN VIRGINIA
RICHMOND, VIRGINIA
RALEIGH, NC
CHARLOTTE, NC
TAMPA, FLORIDA
SOUTH FLORIDA

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REVISIONS

REV	DATE	COMMENT	BY
1	2/2/16	REV. PER CLIENT COMMENTS	JAB
2	2/5/16	REV. PER CLIENT COMMENTS	JAB

CALL BEFORE YOU DIG!

PENNSYLVANIA LAW REQUIRES 3 WORKING DAYS NOTICE FOR CONSTRUCTION PHASE AND 10 WORKING DAYS IN DESIGN STAGE - STOP CALL

PA1 ONE CALL SYSTEM, INC.
1-800-242-1776

POCS SERIAL NUMBER

NOT APPROVED FOR CONSTRUCTION

PROJECT No.:	PY150870
DRAWN BY:	J.A.B.
CHECKED BY:	M.E.J.
DATE:	2014.06.25
SCALE:	AS NOTED
CAD I.D.:	PY150870 PRESITE-2

PROJECT:

PRELIMINARY SITE PLAN

FOR

BRAHIN PROPERTIES

PROPOSED RETAIL & CAFE

DELMAR DR & SCHOOL LANE
FOLCROFT BOROUGH
DELWARE COUNTY
PENNSYLVANIA

BOHLER ENGINEERING
3701 CORPORATE PARKWAY, SUITE 200
CENTER VALLEY, PENNSYLVANIA 18034
Phone: (610) 709-9971
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www.BohlerEngineering.com

M.E. JEITNER

PROFESSIONAL ENGINEER
PENNSYLVANIA LICENSE No. PE055733

SHEET TITLE:

PRELIMINARY SITE PLAN

SHEET NUMBER:

C-1

OF 2

REVISION 2

ACAD R:\15\PY150870_CAD\PRELIM SITE PLAN\REV-2\PY150870 PRESITE-2.----3-LAYOUT C-01 PRELIM