

BUILDING OWNER/DEVELOPER:
BUSINESS GARAGE AUTHORITY
19003 WALTER STREET, OVERLAND PARK, KS
TEL: (913) 335-1385

BUILDING DESIGNER:
SULLIVAN PALMER ARCHITECTS
ADDRESS: 8843 LONG STREET, LENEXA, KS
TEL: (913) 888-8540

PROPERTY SURVEYOR:
ALLERAND-DREUB ASSOC.
ADDRESS: 12 N. WATER STREET, OLAHE, KANSAS
TEL: (913) 764-1076

BUILDING ADDRESS:
1874 MAHAFFIE STREET, OLAHE, KS

LEGAL DESCRIPTION:
MANAFFIE BUSINESS PARK II, TRACT A, OLC4101A
CODE ITEMS:
2010 INTERNATIONAL BUILDING CODE
2010 INTERNATIONAL MECHANICAL CODE
2010 INTERNATIONAL PLUMBING CODE
2010 NATIONAL ELECTRICAL CODE
2009 ICC/ANSI-A117.1 ACCESSIBILITY
ALL CODE ITEMS AS REVISED BY OLAHE, KANSAS

SITE DATA:
EXISTING ZONING: M-2 - INDUSTRIAL
TRACT A, LOTS 1-6, APPROX. 332 ACRES (144,628 SF.)
OPEN SPACE: 25,031 SF. (20.2%)

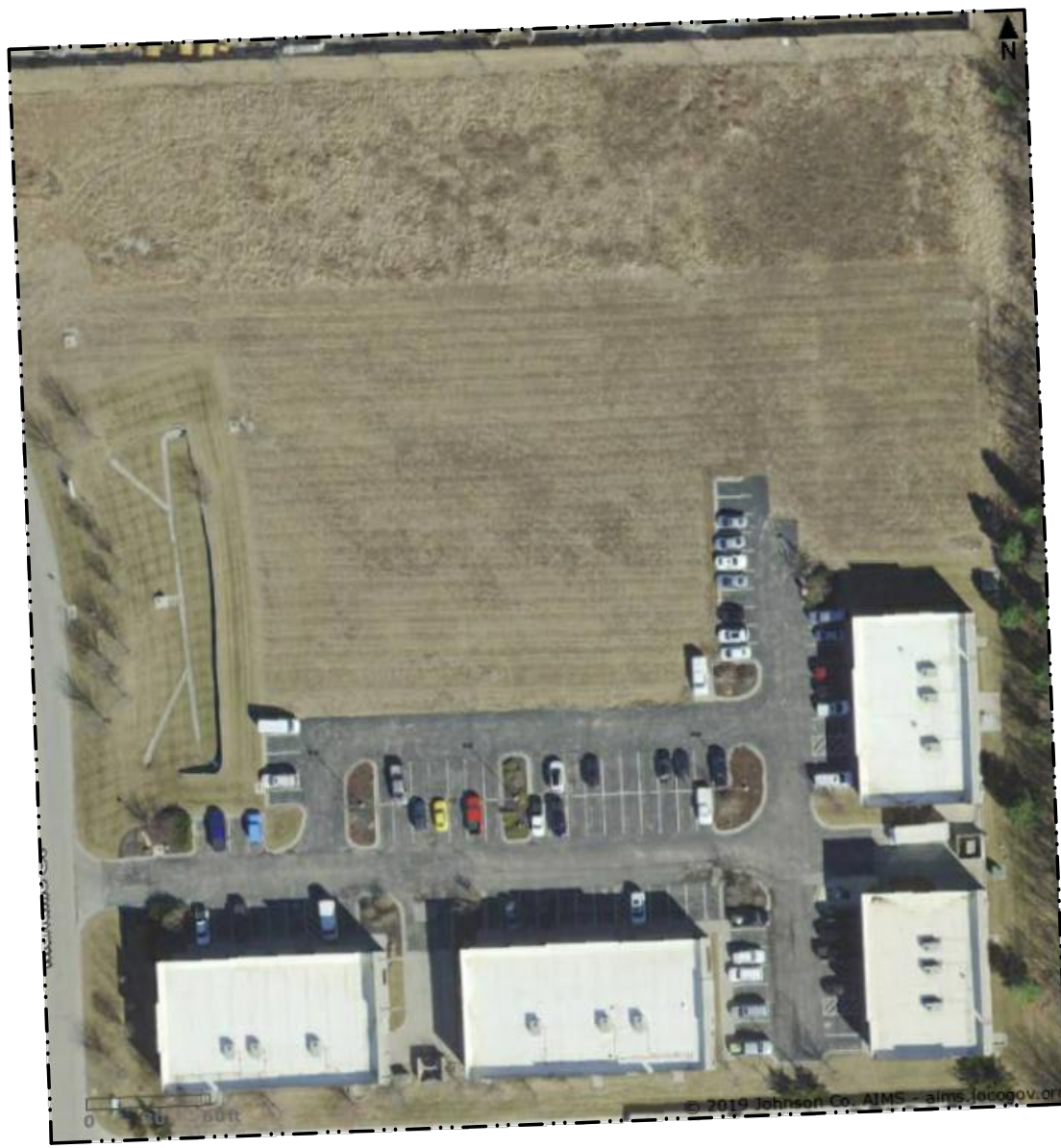
BUILDING DATA:
BUILDING USE: CONTRACTOR FLEX SPACE OFFICE WAREHOUSE
PHASE I DEVELOPMENT: 41,000 SF.
BUILDING A: 17,000 SF.
BUILDING B: 24,000 SF.

PHASE II DEVELOPMENT: 15,600 SF.
BUILDING C: 15,600 SF.

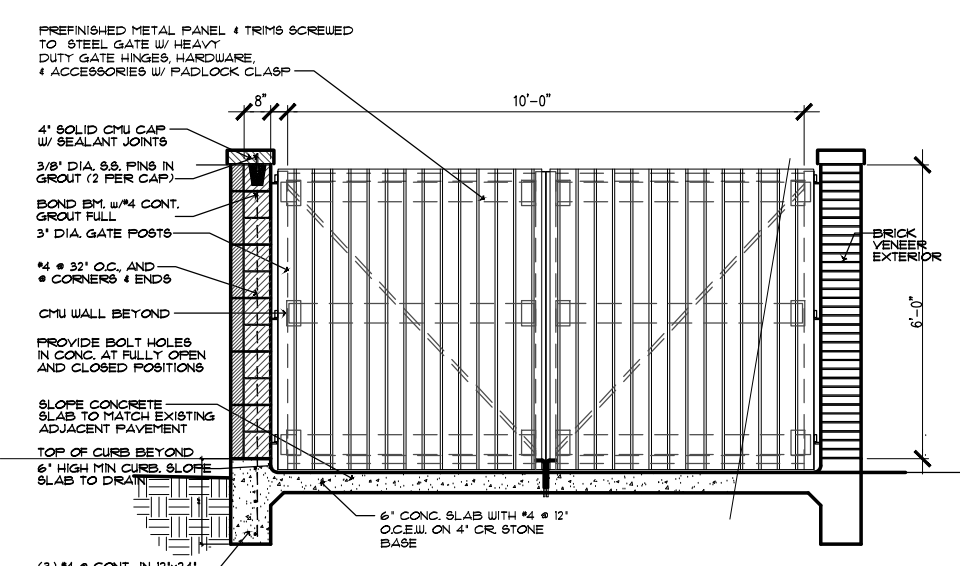
TOTAL BUILDING AREA: 56,600 SF.

PARKING RATIO REQUIRED: PROPOSED PARKING:
1 PARKING STALL PER 600 SF.
TOTAL PARKING REQUIRED: 93 SPACES
PARKING PROVIDED: 88 SPACES

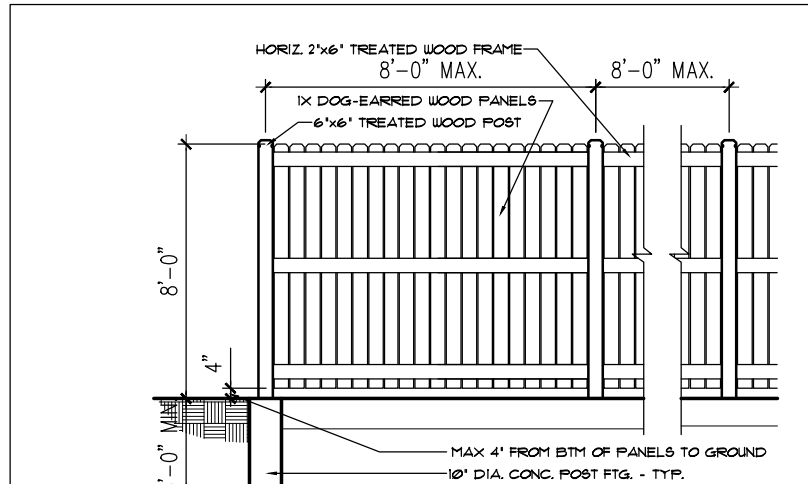
All Exterior Ground
Mounted Equipment to
Including but not limited
to Meter Banks shall be
Screened from Public View
with 3'-5' High
Landscaping or with an Arch-
itectural Treatment Compatible
with the Building Architecture



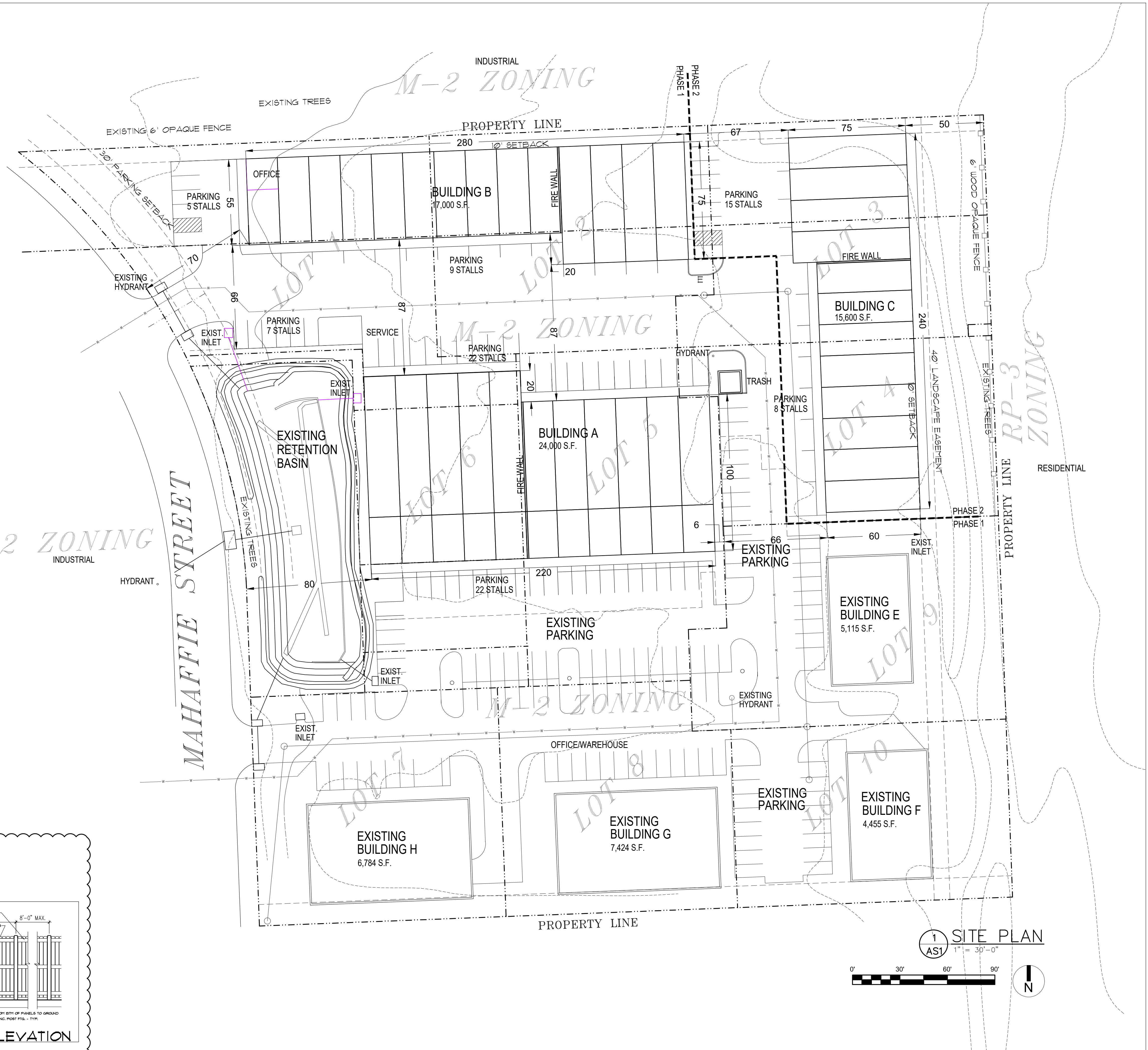
2 EXISTING SITE
NO SCALE



TRASH ENCLOSURE



EAST FENCE ELEVATION



1 SITE PLAN
1" = 30'-0"

BUSINESS GARAGE AUTHORITY, INC.
NEW FLEX FACILITY
15571 MAHAFFIE STREET, OLAHE, KANSAS

SULLIVAN
PALMER
ARCHITECTS
DATE: 05 JULY 2019
REVISION: 02 SEPT 2019

Drawn by:
MWM
Sheet:
AS1
site plan