

TAILGATERS - MERIDIAN TOWNSHIP

GRAND RIVER AVENUE AND CENTRAL PARK DRIVE
MERIDIAN TOWNSHIP, INGHAM COUNTY, MICHIGAN

SITE DATA TABLE:

SITE AREA: #6.85 ACRES
ZONING: C-4 COMMERCIAL
PROPOSED USE: RETAIL SALES AND SERVICE ESTABLISHMENT (9,810 SF)

BUILDING INFORMATION:

- MAXIMUM ALLOWABLE BUILDING HEIGHT = 30 FT.
- BUILDING FOOTPRINT AREA = 9,810 SF.

SETBACK REQUIREMENTS:

REQUIRED	PROPOSED
FRONT BUILDING (SOUTH)	143.02'
SIDE YARD (EAST)	20'
SIDE YARD (WEST)	114.93'
REAR YARD (NORTH)	300'

PARKING CALCULATIONS:

REQUIRED

COMMERCIAL CENTERS AND SHOPPING MALLS WITH A GFA LESS THAN 25,000 S.F. = 5 SPACES PER 1,000 S.F. (MIN) TO 5.5 SPACES PER 1,000 S.F. (MAX)
• TOTAL REQUIRED PARKING = 50 SPACES (MIN) TO 54 SPACES (MAX)

PROPOSED

TOTAL PROPOSED PARKING SPACES = 70 SPACES INC. 3 HIC SPACES

*ADDITIONAL PARKING IN EXCESS OF THE MAXIMUM SHALL REQUIRE APPROVAL FROM THE PLANNING COMMISSION.

DRIVE-UP USES, EXCEPT DRIVE-IN RESTAURANTS:

REQUIRED = IN ADDITION TO THE REQUIRED PARKING FOR THE PRINCIPAL USE EACH DRIVE-UP LANE SHALL HAVE SUFFICIENT STACKING ROOM FOR 3 CARS. EACH STACKING SPACE SHALL MEASURE A MINIMUM OF 20 FEET IN LENGTH. A BYPASS LANE SHALL BE REQUIRED.

PROPOSED = 12 STACKING SPACES

BICYCLE PARKING CALCULATIONS:

REQUIRED = 1 SPACE PER 10 REQUIRED VEHICLE PARKING SPACES = 54/10 = 6 SPACE REQUIRED

PROPOSED = 6 SPACES

LOADING CALCULATIONS:

REQUIRED

- LOADING REQUIRED = 1 SPACE REQUIRED FOR BUILDINGS UP TO 20,000 SF

PROPOSED

- LOADING SPACES PROVIDED = 1

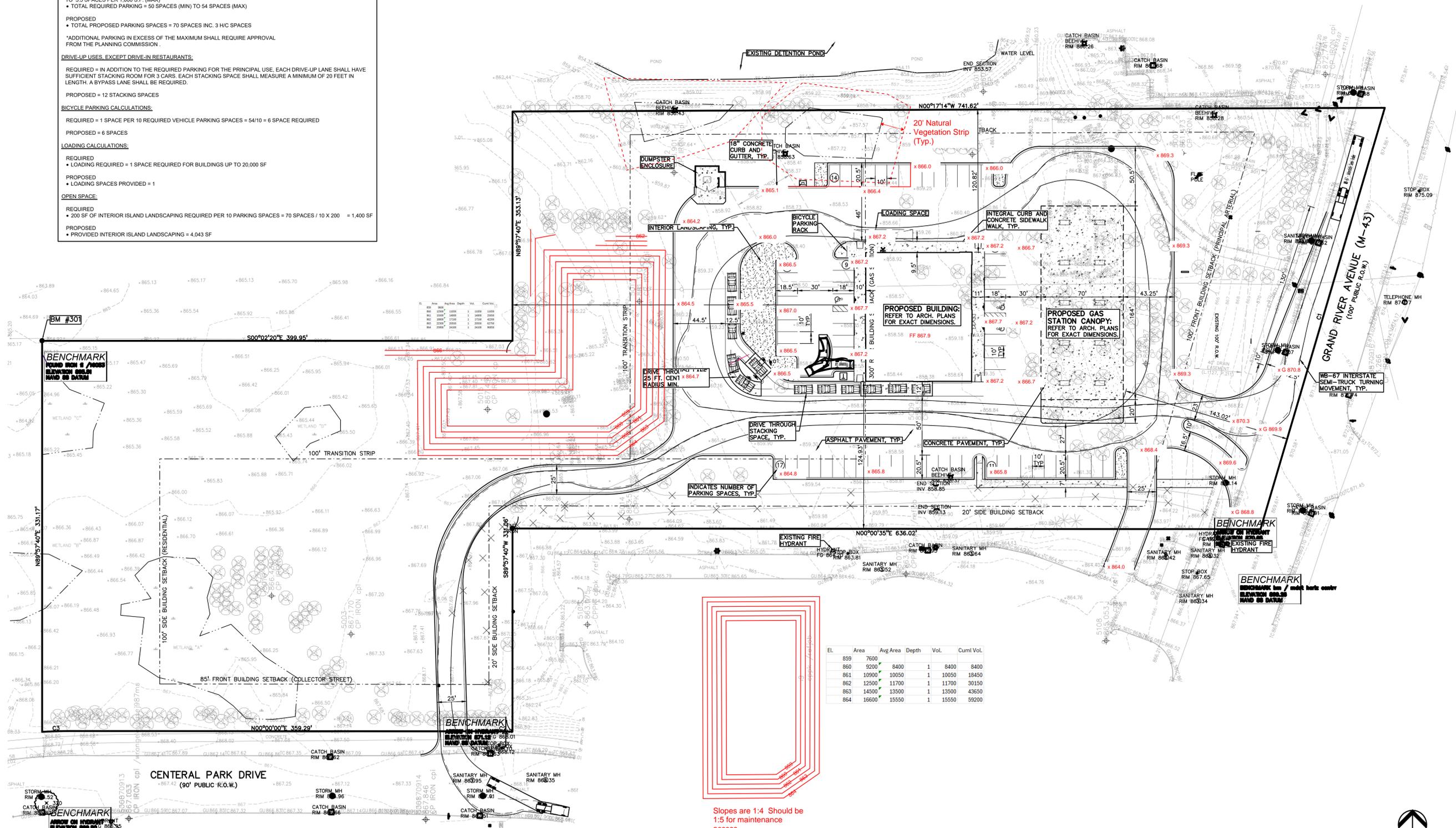
OPEN SPACE:

REQUIRED

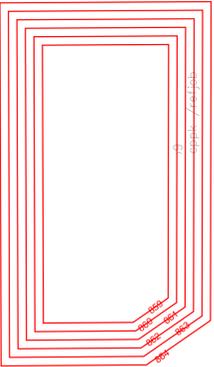
- 200 SF OF INTERIOR ISLAND LANDSCAPING REQUIRED PER 10 PARKING SPACES = 70 SPACES / 10 X 200 = 1,400 SF

PROPOSED

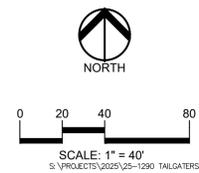
- PROVIDED INTERIOR ISLAND LANDSCAPING = 4,043 SF



EL.	Area	Avg Area	Depth	Vol.	Cuml Vol.
859	7600				
860	9200	8400	1	8400	8400
861	10900	10050	1	10050	18450
862	12500	11700	1	11700	30150
863	14500	13500	1	13500	43650
864	16600	15550	1	15550	59200



CLIENT:
TG PROPERTIES LLC
3450 OKEMOS ROAD
OKEMOS, MICHIGAN 48864



PEA GROUP
t: 844.813.2949
www.peagroup.com
PEA JOB NO. 25-1290
DECEMBER 18, 2024
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