

This site plan illustrates the layout of a proposed retail and medical office building complex. The plan includes the following features:

- EXISTING KHOLS**: Located at the top center of the site.
- ATHLETIC FIELD**: A rectangular field measuring $\pm 18,000$ SF, located to the left of the main building complex.
- PROPOSED RETAIL**: A large rectangular building measuring $\pm 60,000$ SF PER LEVEL, 2 LEVELS, located in the center of the site.
- MEDICAL OFFICE BUILDING**: A building measuring $\pm 104,000$ SF, 4 LEVELS, located to the right of the proposed retail building. It is labeled as "CONCEPT ONLY".
- EXISTING PETCO**: Located at the bottom left of the site.
- EXISTING T.J. MAXX**: Located to the right of the existing Petco.
- EXISTING FIVE BELOW/GUITAR CENTER**: Located to the right of the existing T.J. Maxx.
- EXISTING**: A large rectangular area measuring $\pm 48,820$ SF, located to the right of the existing Five Below/Guitar Center.
- EXISTING AMF BOWLING**: Located at the bottom right of the site.
- EXISTING MCDONALDS**: Located at the top left of the site.
- Parking**: Numerous parking spaces are shown throughout the site, primarily along the perimeter and between the existing and proposed buildings.
- Streets**: The site is bounded by streets on the top, bottom, left, and right sides.

PROPERTY LINE
BUILDING SETBACK LINE
PARKING COUNT



GRAPHIC SCALE IN FEET
0 40 80

180
PRELIMINARY - NOT FOR CONSTRUCTION

SOUTHTOWN SHOPPING CENTER

PREPARED FOR
GENIER

KRAISS-ANDERSON / HELP AHEAD FOR 101

EL COMINGTON

**SOUTHTOWN -
SITE CONCEPT**

Kimley»Horn

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KHA PROJECT	DATE	SCALE	AS SHOWN	RESPONDED BY	ACL	DRAWN BY	NARB	MODA	ABCECHDCH
150551034	05/21/2023								

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This site plan illustrates the layout of a proposed retail and medical office building complex. The plan includes the following labeled areas and features:

- EXISTING KHOLS**: Located at the top left of the plan.
- ATHLETIC FIELD**: A rectangular field area, approximately 18,000 SF.
- PROPOSED RETAIL**: A large rectangular building footprint, approximately 60,000 SF per level, consisting of 21 levels.
- MEDICAL OFFICE BUILDING**: A building footprint, approximately 104,000 SF, consisting of 4 levels. It is labeled as "CONCEPT ONLY".
- EXISTING PETCO**: Located at the bottom left.
- EXISTING T.J. MAXX**: Located at the bottom center-left.
- EXISTING FIVE BELOW/GUITAR CENTER**: Located at the bottom center.
- EXISTING**: A rectangular building footprint, approximately 48,620 SF, located at the bottom center-right.
- EXISTING AMF BOWLING**: Located at the bottom right.
- EXISTING MCDONALDS**: Located on the far left edge.
- PARKING**: Numerous parking spaces are shown throughout the plan, primarily surrounding the proposed retail and medical office buildings.
- ROADS**: The plan shows several roads, including "FARM AVENUE" on the left and "STREET" on the right.

PROPERTY LINE
BUILDING SETBACK LINE
PARKING COUNT



GRAPHIC SCALE IN FEET
0 40 80 120

PRELIMINARY - NOT FOR CONSTRUCTION

SOUTHTOWN SHOPPING
CENTER

CENTER
PREPARED FOR
KRAUS-ANDERSON

SOUTHTOWN - SITE CONCEPT

NNA PROJECT	DATE	CARE AS SHOWN	ACCL	MJB	WTHA
150451034	05/21/2023				

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