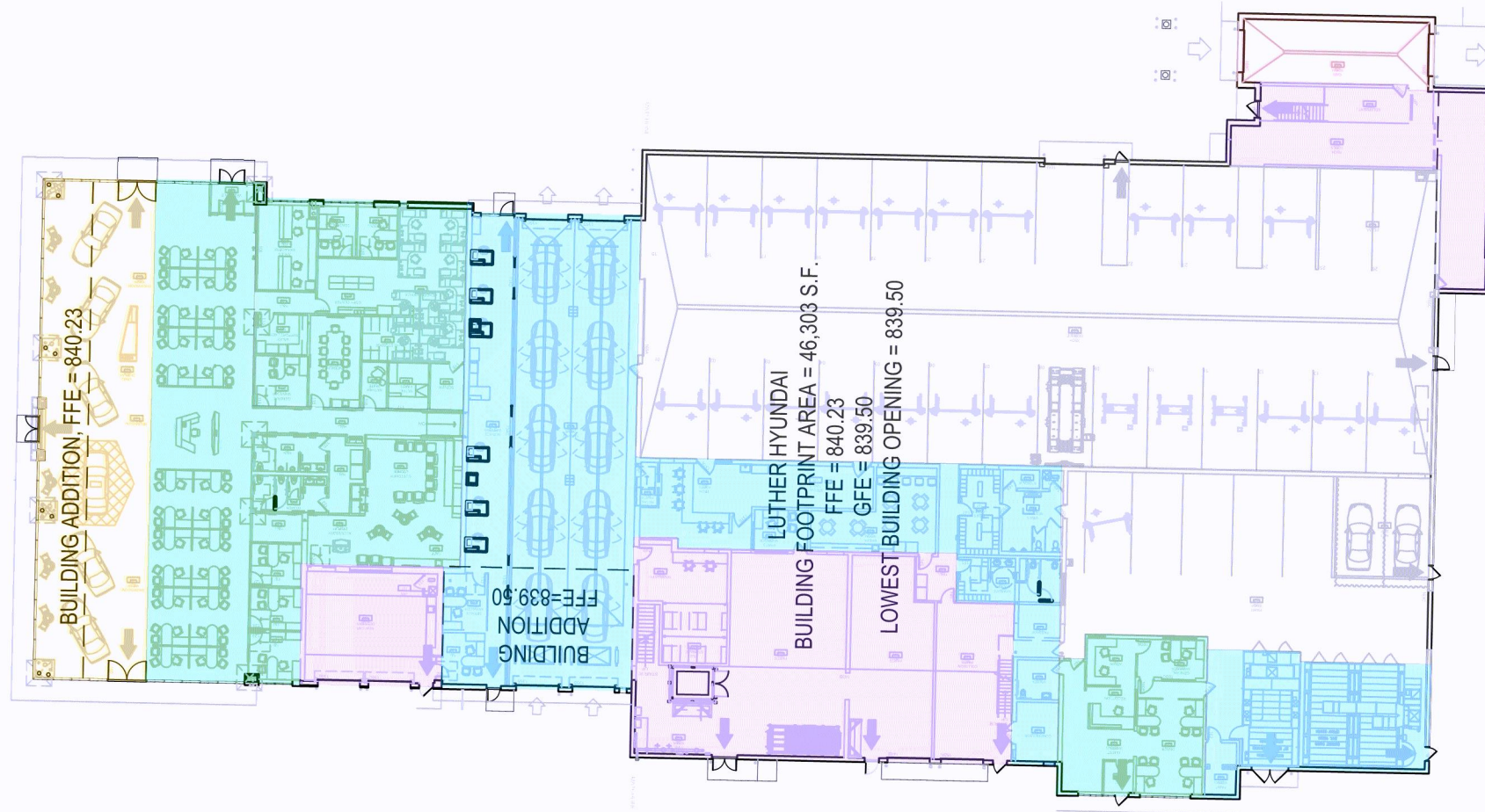


Building Area Exhibit

LUTHER HYUNDAI • Bloomington, MN

• 10.27.2023



Retail
3,208 SF

Office
8,834 SF

Service
9,070 SF

Service Bays
24 Major, 9 Minor

Warehouse
7,292 SF

Car Wash
776 SF

Required Parking:

Service Area	Three stalls for each enclosed "major service" bay	24	72 Stalls
	Two stalls for each enclosed "minor service" bay	9	18 Stalls
Car Wash	One stall per 300 SF of GFA excluding service bays	9,070 SF	30 Stalls
	One stall per 375 SF of GFA	776 SF	2 Stalls
Office	One stall per 285 SF of office GFA	8,834 SF	31 Stalls
Large Item Retail	One stall per 220 SF of retail GFA	3,208 SF	15 Stalls
Warehouse	One stall per 1,000 SF of warehouse GFA	6,848 sf	7 Stalls

Total Parking Stalls Required 175 Stalls

LANDFORM
From Site to Finish