



JACOB & HEFFNER
ASSOCIATES

1555 Butterfield Rd, Suite 300, Downers Grove, IL 60521
PHONE: (630) 652-4600, **FAX:** (630) 652-4601
www.jacobbandhefner.com

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SITE PLAN EXHIBIT

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1960 W LUCENT LANE

NAPERVILLE, ILLINOIS
KARIS CRITICAL

1 " =

H47

EXHIBIT

DATA

AREA = 41.43 ACRES

PROPOSED BUILDING SQUARE FOOTAGE (BUILDING IS 2 STORIES)
PROPOSED BUILDING - ±144,729 SF

MINIMUM BUILDING HEIGHT = 60'-0"

BACKS
FRONT YARD SETBACK = 30' + 1' FOR EVERY 3' OF BUILDING HEIGHT ABOVE 30' = 40'
SIDE/INTERIOR YARD SETBACK = 20' + 1' FOR EVERY 3' OF BUILDING HEIGHT ABOVE 30' = 30'
BACK ADJACENT TO RESIDENTIAL = 100'

KING COUNTS
POSED BUILDING - 60 STALLS (4 ADA)
DBANKED PARKING - 114 STALLS (5 ADA)

TES:

PROPERTY BOUNDARY SHOWN IS PER TOPOGRAPHIC SURVEY PREPARED BY JACOB & FNER ASSOCIATES, INC., DATED FEBRUARY 3, 2025.
EASEMENT LOCATIONS SHOWN ARE PER ALTA/NSPS LAND TITLE SURVEY PREPARED BY JACOB & FNER ASSOCIATES, INC., DATED FEBRUARY 3, 2025.