Estimated Weekday Peak-Hour Parking Requirements: December 12:00 p.m.

		Month		Peak Hour				Mode	
	Unadjusted	Adjustment:		Adjustment:		Noncaptive		Adjustment	
Land Use	Demand	December	Adjusted	12:00 p.m.	Adjusted	Daytime	Adjusted	Daytime	Adjusted
Retail	60.63	100%	60.63	90%	54.56	90%	49.11	90%	44.20
Employee	14.63	100%	14.63	100%	14.63	100%	14.63	90%	13.17
Casual Dining	69.85	100%	69.85	75%	52.38	90%	47.15	90%	42.43
Employee	12.60	100%	12.60	90%	11.34	100%	11.34	90%	10.20
Fast Food	31.88	100%	31.88	100%	31.88	70%	22.31	90%	20.08
Employee	5.63	100%	5.63	100%	5.63	100%	5.63	90%	5.06
Health Club	111.94	90%	100.75	60%	60.45	80%	48.36	90%	43.52
Employee	6.78	100%	6.78	75%	5.09	100%	5.09	90%	4.58
Hotel-Business	132.00	67%	88.44	55%	48.64	100%	48.64	100%	48.64
Hotel-Conference	0.57	100%	0.57	65%	0.37	100%	0.37	100%	0.37
Employee	33.00	100%	33.00	100%	33.00	100%	33.00	90%	29.70
Office	10.86	100%	10.86	15%	1.63	100%	1.63	90%	1.47
Employee	136.84	100%	136.84	90%	123.16	100%	123.16	90%	110.84
Residential, Owned	0.00	100%	0.00	65%	0.00	100%	0.00	100%	0.00
Visitor	0.00	100%	0.00	20%	0.00	100%	0.00	100%	0.00
Subtotal: Customer/ Visitor Spaces	417.72	36	2.96	2	49.91	21	7.56	20	0.71
Subtotal: Employee/ Resident Spaces	209.48	20	9.48	1	92.84	19	2.84	17	3.55
TOTAL PARKING SPACES	627.19	57	2.44	4	42.75	41	0.40	37	4.26
Shared Parking Reduction	100%	8.7	73%	25	9.41%	34	.57%	40	.33%

PARKING CALCULATIONS

Parking calculations were prepared using the Urban Land Institute (ULI) shared parking methodology as a basis. This seeks to establish realistic parking requirements for West Banks Landing, while taking into account shared parking relationships between various uses on site. The analysis was prepared for Noon in December, which will be the peak parking time for West Bank Landing.

The square footages used for the Phase 1 and 2 are as follows.

The square footages	used for the Phase 1
Retail	= 20,906 sf
Casual Dining	= 4,580 sf
Health Club	= 16,961 sf
Hotel	= 132 Rooms
Hotel Conference	= 2,266 sf
Office	_ 12 111 of

ADA STALLS REQUIRED

EXISTING BARREL BUILDING = 3 ADA STALLS REQUIRED
MIXED USE 1 = 7 ADA STALLS REQUIRED
MIXED USE 2 = 5 ADA STALLS REQUIRED

BIKE PARKING REDUCTION PHASE 1 = 9 BIKE STALLS PHASE 2 = 10 BIKE STALLS

356 PARKING STALLS REQUIRED

PARKING PROVIDED

PH 2	PARKING CALCS
PHASE	COUNT
PH1	171
	171
PH2	230
	230
Grand total: 28	401

Revision Schedule

MASTER PLAN

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15 FIFTH STREET SOUTH GREAT FALLS | MT 59401

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07/23/15

15-039 **P2 SP1.1**

FUTURE PHASE PHASE 1 PROPERTY/LOT LINE NEW CONCRETE SIDEWALK NEW CONCRETE PROPERTY LINE 20' - 0" 25' - 0" 8' - 0" **NEW CONSTRUCTION** MIXED USE 2 PROPERTY LINE 4 STALL BIKE RACK PROPOSED BUILDING FOOTPRINT: 14,594 SF MIXED USE: MERCANTILE AND **FUTURE PHASE** BUSINESS 10' - 11 3/4" **NEW CONSTRUCTION** MIXED USE 1 2 STALL BIKE RACK 61' - 0 1/2" PROPOSED BUILDING FOOTPRINT: 15,324 SF MIXED USE: MERCANTILE AND BUSINESS NEW CONCRETE SIDEWALK FENCE ALONGPROPERTY LINE -SEE 5/SP1.2 <u>102' - 6 3/4"</u> XFMR; SEE ELEC TYP. GARBAGE ENCLOSURE LOADING ZONE 8' - 0" TYP. BRICK VENEER ON CMU SCREEN PHASE 2 PROPERTY LINE GARBAGE ENCLOSURE SEE SP1.2. NEW CONCRETE SIDEWALK CHILDS PLAY AREA_ 19 ∠ 4 STALL BIKE RACK **EXISTING BARREL** COMPACT PROPOSED BUILDING FOOTPRINT: 10,330 SF ASSEMBLY A-3 EXISTING CONCRETE SIDEWALK PROPERTY LINE NEW CONCRETE SIDEWALK OUTDOOR WORKOUT AREA NEW CONCRETE SIDEWALK -MECH. SCREEN - SIM TO DUMPSTER ENCLOSURE PH 2 - OVERALL PLAN 1" = 40'-0"