

OVERALL SITE PLAN_OPTION_01

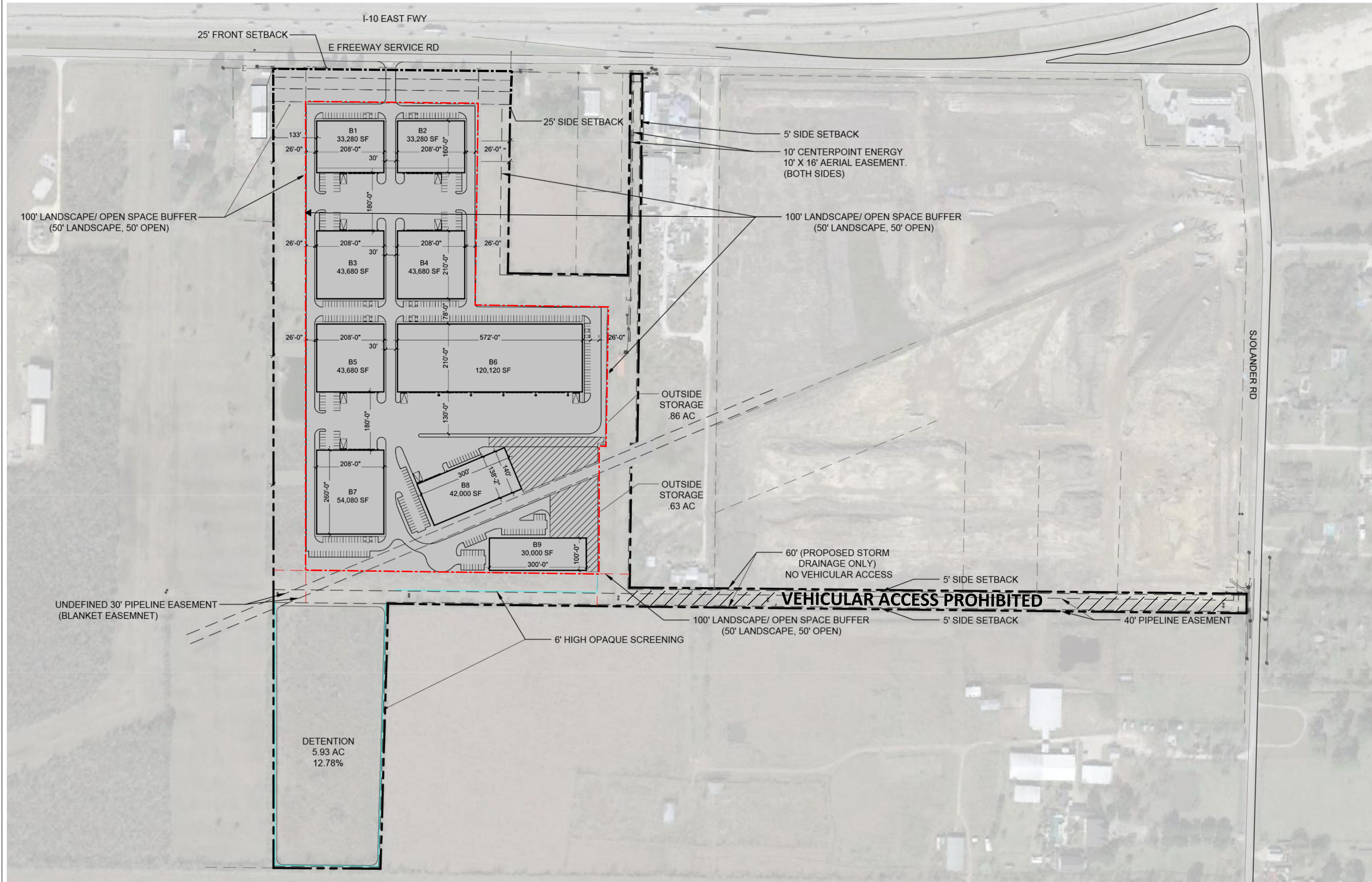
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| SITE AREA : 2,020,910 SF (46.39 AC) | BUILDING AREA : 443,800 SF | BUILDING COVERAGE : 22% | PARKING : 374 SPACES |
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IMPERVIOUS COVERAGE : 45.7%

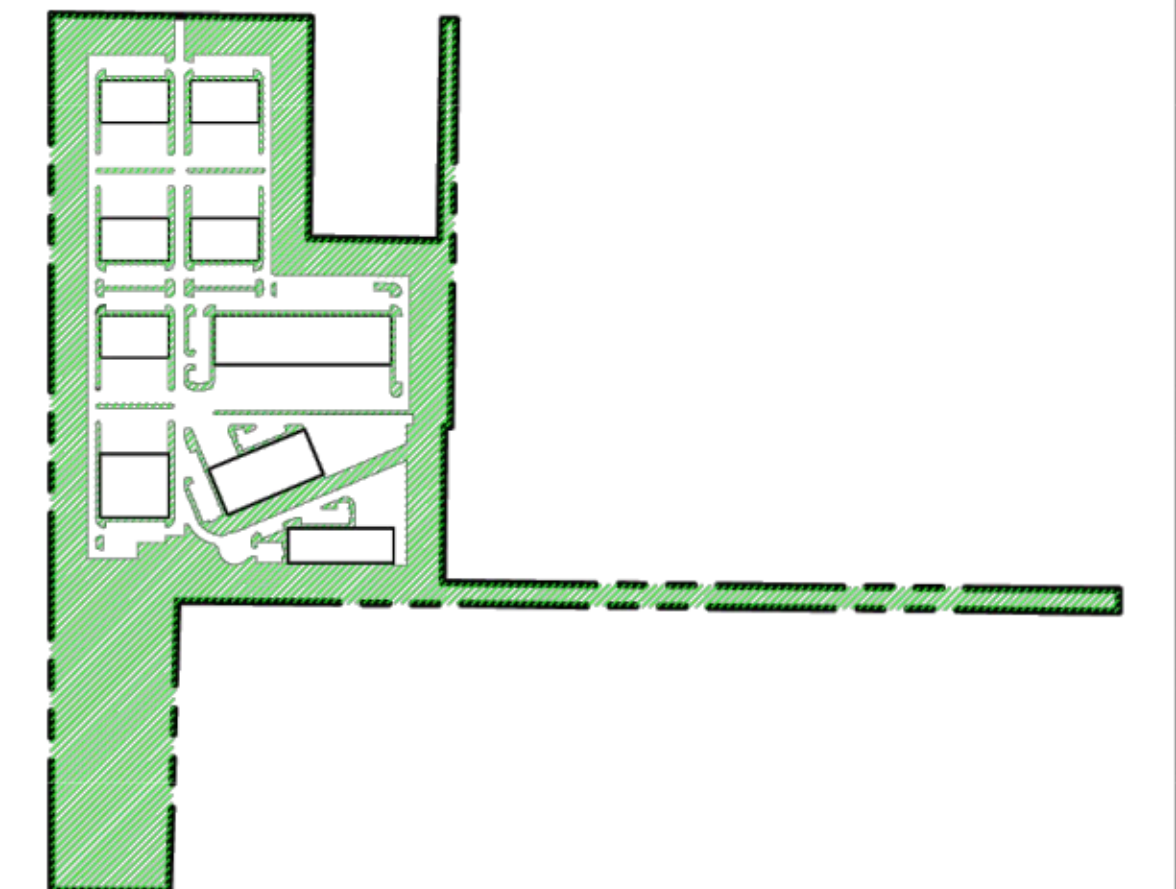


PARKING REQUIREMENTS:
WAREHOUSE: NUMBER OF SPACES REQUIRED TO ACCOMMODATE ALL PLANT EMPLOYEES AND CONSTRUCTION FORCES ON ANY SINGLE SHIFT.
OFFICE: 3.0 SPACES PLUS 1.0 SPACES PER 200 SF OF GFA OVER FIRST 500 SF

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 **PERVIOUS AREA:**

(25.37 AC) 1,105,235 SF
45.7% IMPERVIOUS COVERAGE



I-10 BAYTOWN
a project for
BCS CAPITAL GROUP

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| HOUSTON | 10 JULY 2023 | TEXAS |
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