

Site Analysis (Addition of Performing Arts Center)

2/4/2010 Analysis by Jim Wellman - Recast by John Fast 4/25/2023

Rec Center	Estimated	Estimated	Total sf	Existing	Theater	Total	Current	Excess	PAC	Parking Lost		Spaces Needed
	Exist s.f under roof	sf PAC	Under roof	Bldg. Prking Req 1/400 sf	Prking Req 1/200	Prking Req	Parking	Deficit b4 retention	bldg	Landscaping	Water Retention	
Marinette	21,593	35,340	56,933	54	177	231	225	-6		-80	-20	-328
Bell	122,808	35,340	158,148	307	177	484	705	221		-80	-20	-101
Sundial	75,127	35,340	110,467	188	177	365	508	143		-80	-20	-179
Lakeview	75,000	35,340	110,340	188	177	365	532	167		-80	-20	-155
Mt. View	16,841	35,340	52,181	42	177	219	255	36		-80	-20	-286
Sun Bowl	66,000	35,340	101,340	330	177	507	523	16		-80	-20	-195
Building size assumption		35,340										

Synopsis of Tom's Notes

Sun Bowl may have sufficient retention to offset some runoff from PAC therefore reduced additional requirement for Runoff

Sun bowl sf based on size of ampitheatertheater - Some additional parking could be realized

Amounts are estimated as Maricopa County may require something different (Underground retention is expensive

Tom felt a 20,000 sf theater could fit on Bell but had water retention concerns.