

**PROPOSED
COMMERCIAL DEVELOPMENT
FARMINGTON ROAD
ROCHESTER, NEW HAMPSHIRE**

TOTAL RETAIL AREA = 254,400 SF
(INCLUDES GAS STATION BUILDING AREA)
ASSUME 60% OF TOTAL AREA IS SALES

PARKING REQUIREMENTS:
1 SPACE/200 SF SALES AREA
(211,520 SF/200) = 1,058 SPACES

+ 1 SPACE/600 SF STORAGE AREA
(52,880 SF/600) = 89 SPACES

REQUIRED = 1,147 SPACES

BANK (OFFICE)
ASSUME 10 EMPLOYEES
PARKING REQUIREMENTS:
1 SPACE/200 SF
(3,140 SF/200) = 16 SPACES

OR
1.5 SPACE/EMPLOYEE
(10 EMPLOYEES * 1.5) = 15 SPACES

REQUIRED = 16 SPACES (LARGER OF THE TWO)

GAS STATION
(BUILDING AREA INCLUDED IN
RETAIL CALCULATIONS)

FAST FOOD RESTAURANT
ASSUME 50 SEATS & 7 EMPLOYEES
PARKING REQUIREMENTS:
1 SPACE/2 SEATS + 1 SPACE/EMPLOYEE
(50 SEATS/2) + (7 EMPLOYEES) = 32 SPACES

OR
1 SPACE/500 SF + 1 SPACE/EMPLOYEE
(2,500 SF/500) + (7 EMPLOYEES) = 12 SPACES

REQUIRED = 32 SPACES (LARGER OF THE TWO)

RESTAURANT (NOT FAST FOOD)
ASSUME 180 SEATS & 20 BAR STOOLS & 20 EMPLOYEES
PARKING REQUIREMENTS:
1 SPACE/3 SEATS + 1 SPACE/2 EMPLOYEES + 1 SPACE/2 BAR STOOLS
(180 SEATS/3) + (20 EMPLOYEES/2) + (20 BAR STOOLS/2) = 80 SPACES

OR
1 SPACE/150 SF + 1 SPACE/2 BAR STOOLS
(7,000 SF/150) + (20 BAR STOOLS/2) = 57 SPACES

REQUIRED = 80 SPACES (LARGER OF THE TWO)

FAST FOOD RESTAURANT
ASSUME 70 SEATS & 10 EMPLOYEES
PARKING REQUIREMENTS:
1 SPACE/2 SEATS + 1 SPACE/EMPLOYEE
(70 SEATS/2) + (10 EMPLOYEES) = 45 SPACES

OR
1 SPACE/500 SF + 1 SPACE/EMPLOYEE
(3,500 SF/500) + (10 EMPLOYEES) = 17 SPACES

REQUIRED = 45 SPACES (LARGER OF THE TWO)



**APPLEDORE
ENGINEERING**
a division of Tighe & Bond

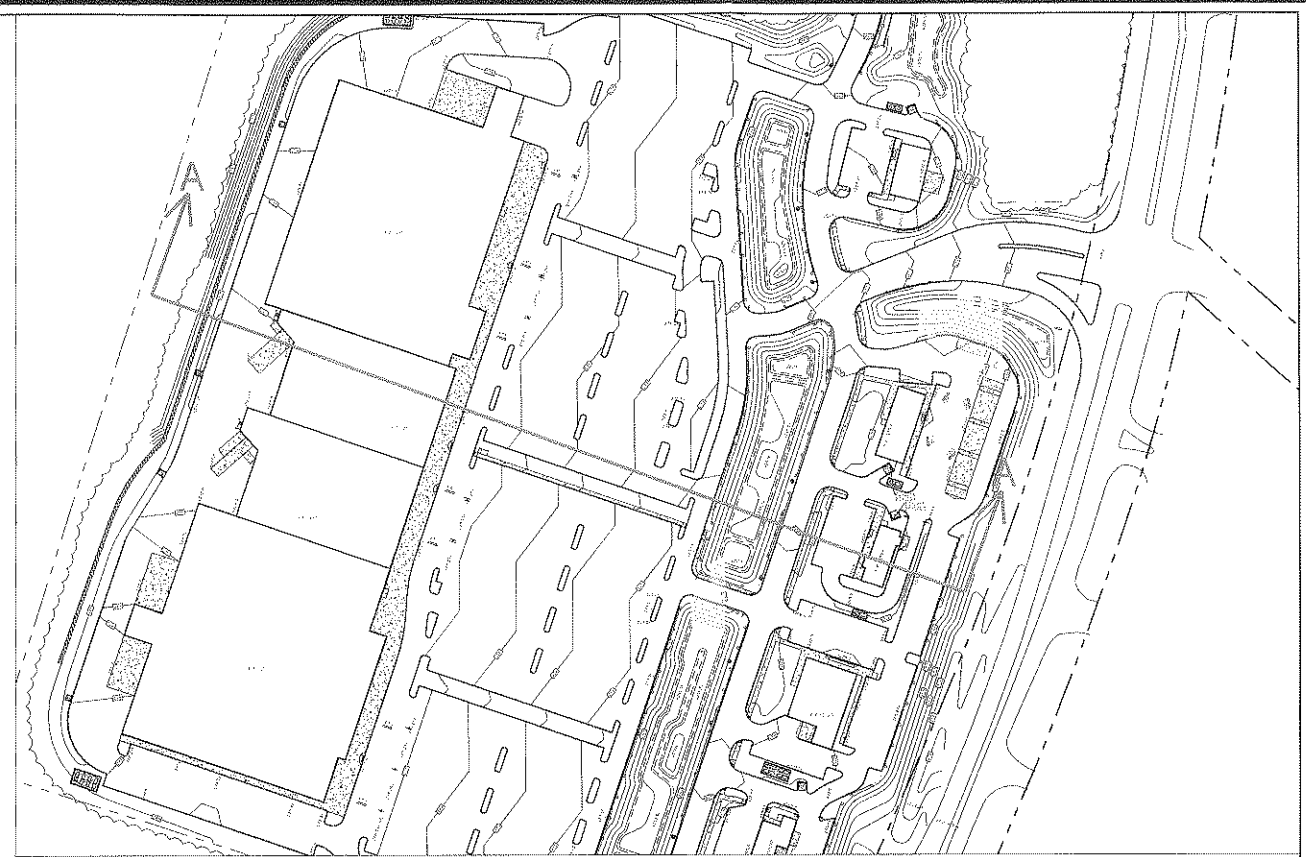
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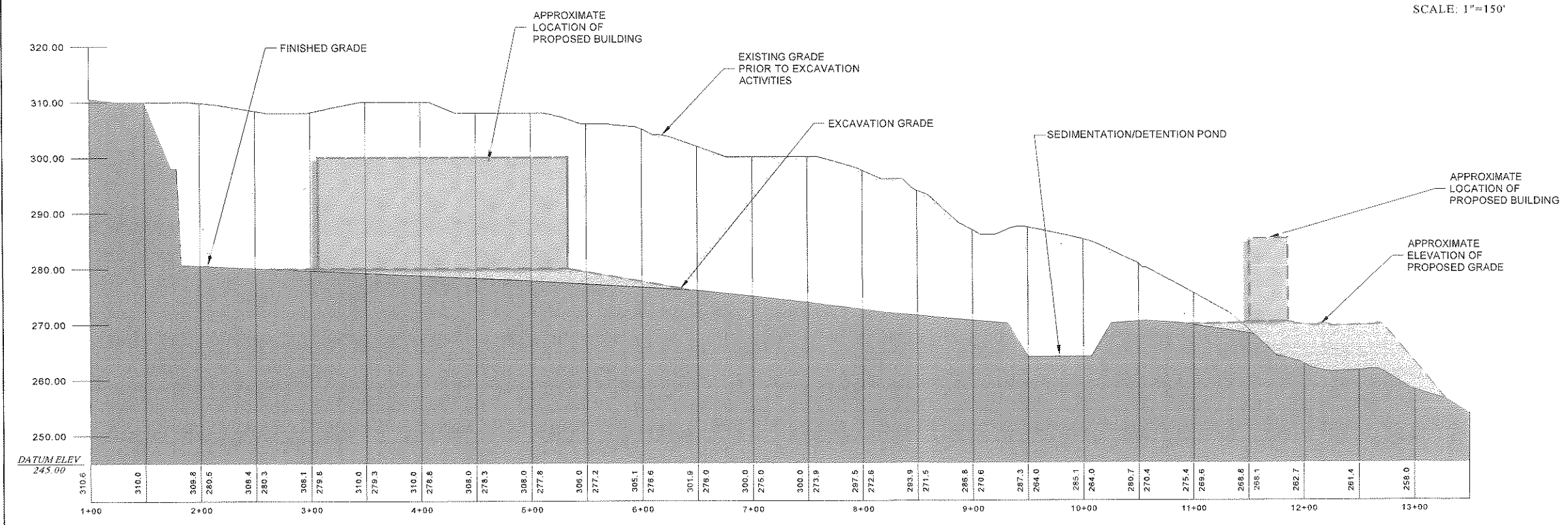
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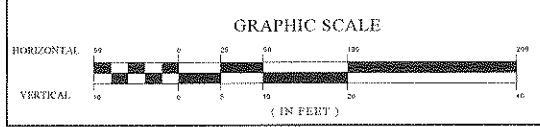
**PROPOSED CROSS SECTION
FARMINGTON ROAD
ROCHESTER, NEW HAMPSHIRE**



PLAN VIEW
SCALE: 1"=150'



SECTION A-A



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