



VICINITY MAP 1"=100'

ADDRESS
1400 BUFFALO ROAD, WEST DES MOINES, IA 50265

OWNER/APPLICANT
DOWLING COLLEGE/DOWLING CATHOLIC HIGH SCHOOL
1400 BUFFALO ROAD
WEST DES MOINES, IA 50265
DR. DAN RYAN
PHONE: (515)-222-1040

LEGAL DESCRIPTION
LOTS 4 AND 6, GOLF AND COUNTRY CLUB, LYING NORTH OF INTERSTATE 235 EXCEPT:
- NORTH 35 FEET
- EXECUTIVE PLAZA PLAT 1
- BEGINNING AT THE NORTHWEST CORNER OF LOT 2, EXECUTIVE PLAZA PLAT 1, THENCE NORTH 212.3 FEET, WEST 20 FEET, NORTH 212.3 FEET, EAST 20 FEET TO THE POB
CONTAINING 1,678,759 S.F. (38.54 AC.) MORE OR LESS
AND
LOT 11, ASHWORTH, LYING NORTH OF INTERSTATE 235, EXCEPT THE NORTH 50 FEET
CONTAINING 907,985 S.F. (20.85 AC.) MORE OR LESS
AND
LOTS 36, 37, 38, 39 AND 40, GOLF AND COUNTRY CLUB PLAT 7
CONTAINING 96,649 S.F. (2.22 AC.) MORE OR LESS.

TOTAL PROPERTY AREA:
2,747,043 SF (63.06 AC)

ZONING
R1- RESIDENTIAL ESTATE DISTRICT (1400 BUFFALO ROAD)
R5- RESIDENTIAL SINGLE FAMILY DISTRICT (1149, 1501, 1509, 1515, 1525, AND 1529 17TH STREET)

LAND USE
LOW-DENSITY RESIDENTIAL

PARKING
MAX EVENT
EMPLOYEE + 1 STALL/EMPLOYEE + 125 EMPLOYEES + 125 STALLS
STUDENT + 1 STALL/2.5 STUDENTS + 1380/2.5 + 552 STALLS
AUDITORIUM + 1 STALL/8 AUDITORIUM SEATS + 2806-1380(STUDENTS)/8 + 154 STALLS
CHAPEL + 1 STALL/8 SEATS + 425/8 + 54 STALLS
TOTAL + 885 STALLS (REQUIRED)
945 STALLS (PROVIDED)

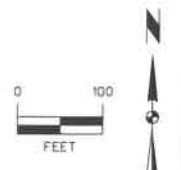
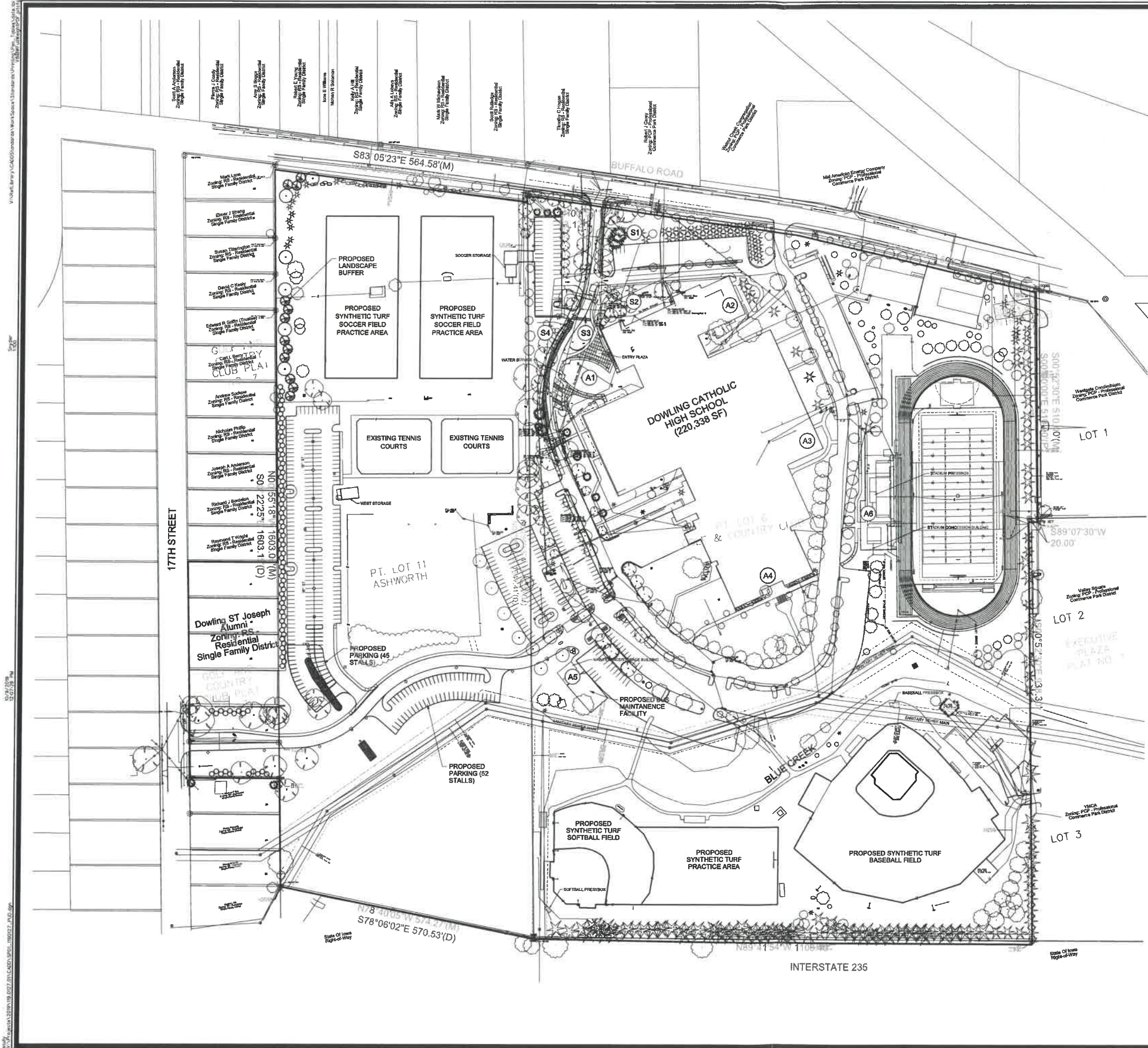
OPEN SPACE
TOTAL PROPERTY AREA: 2,747,043 SF.
TOTAL IMPERVIOUS AREA: 838,660 SF.
OPEN SPACE PROVIDED: 1,908,383 SF.
25% OPEN SPACE REQUIRED: 684,590 SF.
OPEN SPACE PROVIDED %: 69.47% OPEN SPACE
TOTAL EXISTING: 1,873,778 SF



MARK	REVISION	DATE
ENGR	EDC	10/09/19
CHKD	STT	10/09/19

Project No: 1190127
Sheet 1

DOWLING CATHOLIC HIGH SCHOOL
PUD SKETCH PLAN
SNYDER & ASSOCIATES, INC.



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 10/09/19 10:00 AM



A1 MAIN ENTRANCE AND CHAPEL



A2 DROP OFF AREA (NE CORNER)



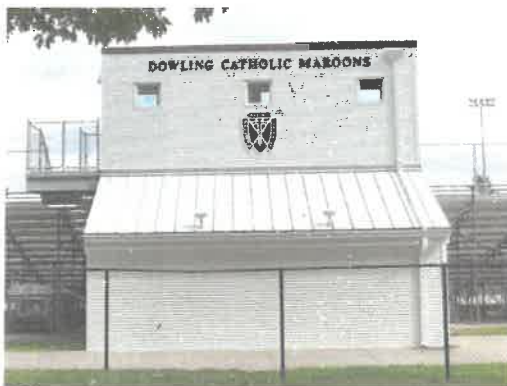
A3 SE ENTRY AREA



A4 SOUTH ENTRY



A5 MAINTENANCE SHOP AREA



A6 ATHLETIC FACILITY BUILDINGS



S1 MAIN ENTRY SIGN



S2 WAYFINDING SIGNAGE



S3 STREET MONUMENT SIGN




S4 WAYFINDING SIGNAGE

MARK	REVISION	DATE	BY
EDC <td>Checked By: TLW <td>Scale: 1"=10'</td> <td></td> </td>	Checked By: TLW <td>Scale: 1"=10'</td> <td></td>	Scale: 1"=10'	
STT <td>Date: 10/09/19 <td>Field Bk:</td> <td>Fig.</td> </td>	Date: 10/09/19 <td>Field Bk:</td> <td>Fig.</td>	Field Bk:	Fig.
Project No: 1190127			Sheet 3

DOWLING CATHOLIC HIGH SCHOOL
 EXISTING ARCHITECTURAL COMPONENTS
SNYDER & ASSOCIATES, INC.

WEST DES MOINES, IOWA
 2727 S.W. SNYDER BLVD.
 ANKENY, IOWA 50023
 515-964-2020 | www.snyder-associates.com


SNYDER & ASSOCIATES
 Project No: 1190127
 Sheet 3