

# PROJECT OVERVIEW

10/30/23





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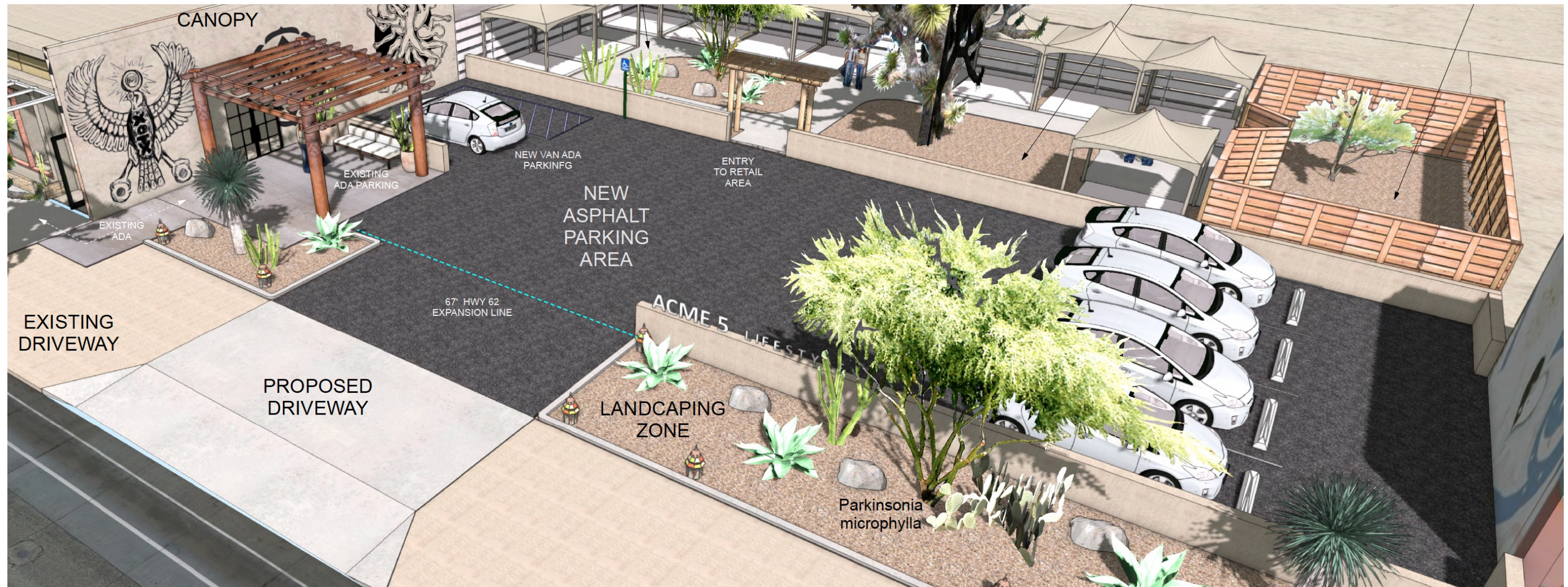
## OBJECTIVES:

- 1) ENTITLE VACANT LOT TO THE USE OF “PARKING LOT” TO SUPPORT EXISTING RETAIL LOCATION AT SEPARATE APN 0586-323-11 (ACME 5 LIFESTYLE)
- 2) CREATE A NEW ENTRANCE CONNECTING PARKING LOT AT (APN 0586-323-12) TO (APN 0586-323-11)
- 3) ENTITLE VACANT LOT TO HAVE 3,000 SQ FT OF OUTDOOR RETAIL



# 1) ENTITLE VACANT LOT TO THE USE OF “PARKING LOT” TO SUPPORT EXISTING RETAIL LOCATION AT SEPARATE APN 0586-323-11 (ACME 5 LIFESTYLE)

- BRING VACANT LOT UP TO DEVELOPMENT CODE STANDARDS FOR THE USE OF PARKING LOT
- CUSTOMERS CAN PARK EASILY AND ON STABLE ASPHALT SURFACE
- CONNECTIVITY TO OTHER STORES AND BETTER “CURB APPEAL” IN GENERAL FOR OLD TOWN
- LANDSCAPING TO REFLECT LOCAL DESERT SPECIFIC PLANTS: AGAVE, OPUNTIA CACTUS, MESQUITE, AND PALO VERDE TREES





## 2). CREATE A NEW ENTRANCE CONNECTING PARKING LOT AT (APN 0586-323-12) TO EXISTING RETAIL STORE (ACME 5 LIFESTYLE ) (APN 0586-323-11)

- CREATE A NEW OPENING IN THE EAST WALL OF ACME5 LIFESTYLE AND BUILD A COVERED PERGOLA ENTRANCE.
- LOADING AND UNLOADING OF FURNITURE TO CUSTOMERS IS EASIER AND SAFER TO FACILATE
- CREATE A MORE CONSIDERED SHOPPING EXPERIENCE (UP MARKET)
- ADDED SHADE AND AREA TO SIT FOR PEOPLE SHOPPING AND BROWSING IN OLD TOWN





### 3). ENTITLE VACANT LOT TO HAVE 3,000 SQ FT OF RETAIL

#### RETAIL SPACE DETAILS

- OUTDOOR RETAIL AREAS TO CONSIST OF (10) 10'X10' FESTIVAL TENT STRUCTURES AFFIXED TO PERMANENT TENT FOOTINGS
- CONNECTED BY ADA CONCRETE WALKWAYS
- OUTDOOR FURNITURE DISPLAY AREAS.-- FOUNTAINS, FIRE PITS, OUTDOOR FURNITURE, POTS, PLANTS
- 750 SQ FT FENCED STORAGE AREA

#### TYPES OF USE

- INDIVIDUAL ARTISANS AND CRAFTS PEOPLE CAN RENT THE TENTS ON A PER DAY/ WEEK BASIS.
- TWO OF THE VENDORS TO SERVE TO GO FOOD: SUCH AS ARTISANAL BREADS W/ SOUP, GOURMET HOT DOGS, GINGER LEMONADE, ICE CREAM/ GELATO (EMPHASIS ON LOCAL, CONSIDERED, AND HIGH VALUE FOODS)
- PERIODICALLY THE IDEA IS TO HAVE THEMED EVENTS SUCH AS A FINE ART PAINTING SHOW, SCULPTURE SHOW, CERAMICS SHOW, LOCAL CRAFTS SHOW
- MOST OF THE VENDORS AND ARTISANS WOULD BE LOCAL.
- ACME5 LIFESTYLE TO BE THE ANCHOR TENANT AND FILL THE SPACE WITH OUTDOOR FURNITURE, FIRE PITS, SCULPTURES, POTS AND PLANTS

