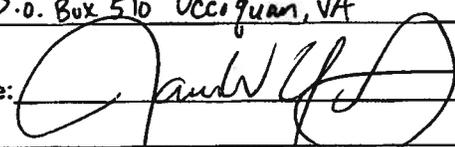




SUP = 2012-0031

**PROPERTY OWNER'S AUTHORIZATION**

As the property owner of James N. Yates and Toni R. Yates, I hereby  
(Property Address)  
grant the applicant authorization to apply for the Amusement Enterprise use as  
(use)  
described in this application.

Name: James N. Yates & Toni R. Yates Phone 703-626-6933  
Please Print  
Address: P.O. Box 510 Occoquan, VA Email: JimY@mindspring.com  
Signature:  Date: 3/27/12

1. Floor Plan and Plot Plan. As a part of this application, the applicant is required to submit a floor plan and plot or site plan with the parking layout of the proposed use. The SUP application checklist lists the requirements of the floor and site plans. The Planning Director may waive requirements for plan submission upon receipt of a written request which adequately justifies a waiver.

Required floor plan and plot/site plan attached.

Requesting a waiver. See attached written request.

2. The applicant is the (check one):  
 Owner  
 Contract Purchaser  
 Lessee or  
 Other: \_\_\_\_\_ of the subject property.

State the name, address and percent of ownership of any person or entity owning an interest in the applicant or owner, unless the entity is a corporation or partnership, in which case identify each owner of more than ten percent.

Clarence C. Lewis / Yolanda R. Lewis are members of the limited liability company Elyse Christopher owning in excess of a ten (10%) percent interest in the limited liability company. 14223 Castlemoor Ct. Burtonsville, MD 20866

**OWNERSHIP AND DISCLOSURE STATEMENT**  
Use additional sheets if necessary

**1. Applicant.** State the name, address and percent of ownership of any person or entity owning an interest in the applicant, unless the entity is a corporation or partnership, in which case identify each owner of more than ten percent. The term ownership interest shall include any legal or equitable interest held at the time of the application in the real property which is the subject of the application.

*ELYSE CHRISTOPHER, LIMITED LIABILITY CORP*

Name	Address	Percent of Ownership
1. CLARENCE LEWIS	14223 CASTLEMOCK CT BURTONSVILLE MD 20826	50%
2. YALONDA LEWIS	SAME	SAME
3.		

**2. Property.** State the name, address and percent of ownership of any person or entity owning an interest in the property located at \_\_\_\_\_, unless the entity is a corporation or partnership, in which case identify each owner of more than ten percent. The term ownership interest shall include any legal or equitable interest held at the time of the application in the real property which is the subject of the application.

Name	Address	Percent of Ownership
1.		
2.	<i>See attached</i>	
3.		

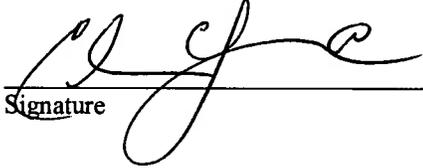
**3. Business or Financial Relationship.** Each person or entity listed above (1 and 2), with an ownership interest in the applicant or in the subject property is required to disclose any business or financial relationship, as defined by Section 11-350 of the Zoning Ordinance, existing at the time of this application, or within the 12-month period prior to the submission of this application with any member of the Alexandria City Council, Planning Commission, Board of Zoning Appeals or either Boards of Architectural Review.

Name of person or entity	Relationship as defined by Section 11-350 of the Zoning Ordinance	Member of the Approving Body (i.e. City Council, Planning Commission, etc.)
1. CLARENCE LEWIS	14223 CASTLEMOCK CT BURTONSVILLE MD 20826	50% NONE
2. YALONDA LEWIS	SAME	SAME NONE
3.		

NOTE: Business or financial relationships of the type described in Sec. 11-350 that arise after the filing of this application and before each public hearing must be disclosed prior to the public hearings.

As the applicant or the applicant's authorized agent, I hereby attest to the best of my ability that the information provided above is true and correct.

3/28/12      CLARENCE LEWIS  
Date                      Printed Name

  
Signature

*Property owner*

**OWNERSHIP AND DISCLOSURE STATEMENT**  
Use additional sheets if necessary

**1. Applicant.** State the name, address and percent of ownership of any person or entity owning an interest in the applicant, unless the entity is a corporation or partnership, in which case identify each owner of more than ten percent. The term ownership interest shall include any legal or equitable interest held at the time of the application in the real property which is the subject of the application.

Name	Address	Percent of Ownership
1. James N. Yates	P. O. Box 510 Occoquan, VA	100%
2. Toni R. Yates	P. O. Box 510 Occoquan, VA	100%
3.		

**2. Property.** State the name, address and percent of ownership of any person or entity owning an interest in the property located at 4740 Eisenhower Avenue, unless the entity is a corporation or partnership, in which case identify each owner of more than ten percent. The term ownership interest shall include any legal or equitable interest held at the time of the application in the real property which is the subject of the application.

Name	Address	Percent of Ownership
1. James N. Yates	P. O. Box 510 Occoquan, VA	100%
2. Toni R. Yates	P. O. Box 510 Occoquan, VA	100%
3.		

**3. Business or Financial Relationship.** Each person or entity listed above (1 and 2), with an ownership interest in the applicant or in the subject property is required to disclose any business or financial relationship, as defined by Section 11-350 of the Zoning Ordinance, existing at the time of this application, or within the 12-month period prior to the submission of this application with any member of the Alexandria City Council, Planning Commission, Board of Zoning Appeals or either Boards of Architectural Review.

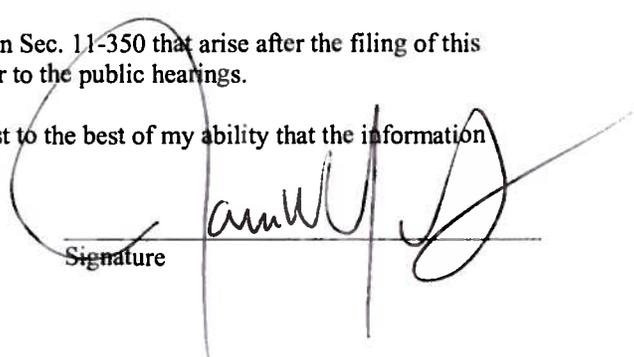
Name of person or entity	Relationship as defined by Section 11-350 of the Zoning Ordinance	Member of the Approving Body (i.e. City Council, Planning Commission, etc.)
1. James N. Yates	None	Planning Commission and City Council
2. Toni R. Yates	None	Planning Commission and City Council
3.		

NOTE: Business or financial relationships of the type described in Sec. 11-350 that arise after the filing of this application and before each public hearing must be disclosed prior to the public hearings.

As the applicant or the applicant's authorized agent, I hereby attest to the best of my ability that the information provided above is true and correct.

3/27/12  
Date

James N. Yates  
Printed Name

  
Signature



Ellyse Christopher, LLC proposes to build and operate a Pump It Up: an indoor children's recreational facility.

**Address:** 4740 Eisenhower Ave    **City:** Alexandria    **State:** VA    **Zip:** 22333  
**Total SF:** approx. 10,000    **Usage:** A-3, Indoor recreation    **IBC Table 10:** 50 gross

**Introduction:** Pump It Up is a national franchise chain based in Tempe, Arizona. Pump It Up is a family entertainment party business that offers the latest super-sized branded inflatable equipment on which children ages 3 and up can jump, bounce, slide, climb, tumble and otherwise play. Pump It Up is a destination based business for private parties and special occasions, scheduled by reservation, primarily birthday parties for children. Pump It Up also offers party supplies and refreshments to enhance the party experience for its patrons. In addition to parties for children, Pump It Up hosts events for national holidays, teenagers, adults, business groups, community organizations and other groups.

**Facility Description:** The proposed facility will be approximately 10,000 square feet and will contain two private Arena play areas and two private Party Rooms. These areas are defined as follows:

- **Arena play area** – The primary activity at a Pump It Up facility is the use of interactive inflatable rides (Bounce Houses, Obstacle Courses, and Slides) and interactive team games. These games are located in the Arena play areas. The inflatable games are constructed of 100% vinyl and thread and are inflated with forced air provided by NEC approved, 1.5 HP squirrel cage blower units. Safety measures are in place to prevent rapid deflation, collapse, or tipping and all inflatable games are engineered and manufactured to meet, or exceed, the requirements set forth in CA Prop 65, CPSIA, the ASTM F-24 standards, and the NFPA 701 and ASTM E84 smoke and flame spread requirements.
- **Party Rooms** – Party rooms are used specifically for the opening of presents, consumption of patron supplied cake, and/or consumption of delivered pizza, and private celebration of a birthday or event. No preparation or cooking of food is done on site.

**Activities:** In accordance with the proven success of the national brand, the Ellyse Christopher Pump It Up franchise will offer several family entertainment party packages that include play time on the inflatables rides and games followed by refreshments in a party room. In addition, there will be other packages and programs such as:

- **Pop in Play** – designated times for parents to bring their children to play in the arenas without a reservation
- **Pump Start** – structured play times specifically designed for pre-school aged children
- **Special Events** – school field trips, fundraisers, day care facility field trips, holiday activities, day camps
- **Corporate Team Building** – professionally developed programs for adults

The mission of Pump It Up is to create a safe, clean environment that encourages physical activity and social interaction among children and parents. Parents must sign a detailed waiver for each minor child before (s)he enters the facility to play.

During hours of operation for pop-in play times, private parties, and special events, trained Pump It Up employees are present to ensure that all rules, as well as our zero tolerance policy regarding the use of drugs and alcohol, are being enforced to maintain a safe, fun environment. Additionally, all occupancy limits, set by the local Fire Marshal or city code, for each room or area is closely monitored to ensure proper and safe egress in the unlikely event emergency exiting is required.

Pump It Up will be open for business 6 days a week: Tuesday through Thursday, 10:00 a.m. to 6:00 p.m., Friday and Saturday, 10:00 a.m. to 8:00 p.m. and Sunday, 12:00 a.m. to 6:00 p.m., closed on Monday. Pump It Up

estimates that eighty percent of the parties or special occasion events are expected to be hosted after typical business/industrial park offices have closed, specifically, after 4:00 pm weekdays and all day Saturday and Sunday.

Capacity and Typical Party Size: Pump It Up states that the average party size is 34 persons, including parents or legal guardians that remain with the children. At peak volume, this Pump It Up facility could entertain three private parties running simultaneously; one in each of the two private arena play areas and one in one of the two private party rooms. In addition, the facility would utilize 8-12 employees at peak volume. This results in a proposed maximum occupancy of 114 total persons.

Parking Demand: The location we have chosen is partly due to its proximity to a Metro Station which allows Pump It Up patrons easy (and car free) access. Parking for driving customers is provided in the ten (10) guaranteed spaces. Ten spaces are provided during weekdays. The Landlord has agreed to allow use of 23 additional spaces after business hours and on weekends. Based on independent parking studies conducted at like facilities, the estimated average parking requirement is nine public and two employee cars per party. Based on the information outlined above, the resulting estimated total parking space requirement during peak hours of operation is 33 spaces. Of the four parking studies, independently conducted at similar facilities, the highest car count has been 33. This included cars that were used for drop-off and pick-up only. In the ten year history of Pump It Up as a national franchise, there has never been a single reported accident or incident in a Pump It Up parking lot.

**USE CHARACTERISTICS**

4. The proposed special use permit request is for (check one):

- a new use requiring a special use permit,
- an expansion or change to an existing use without a special use permit,
- an expansion or change to an existing use with a special use permit,
- other. Please describe: \_\_\_\_\_

5. Please describe the capacity of the proposed use:

A. How many patrons, clients, pupils and other such users do you expect?  
Specify time period (i.e., day, hour, or shift).

*In any single 90-minute period, we expect the following numbers of patrons, including children and their parents/caregivers:*  
Weekdays before 4pm: 15-30 patrons; weekdays after 4pm: 30-70 patrons;  
weekends/holidays: 75-100 patrons

B. How many employees, staff and other personnel do you expect?  
Specify time period (i.e., day, hour, or shift).

*We expect the following numbers of employees to be on site during these time periods:*  
Weekdays before 4pm: 2-3; weekdays after 4pm: 3-5;  
weekends/holidays: 8-12 employees

6. Please describe the proposed hours and days of operation of the proposed use:

Day:	Hours:
<u>Tuesday through Thursday</u>	<u>10:00 a.m. - 6:00 p.m.</u>
<u>Friday and Saturday</u>	<u>10:00 a.m. - 8:00 p.m.</u>
<u>Sunday</u>	<u>12:00 p.m. - 6:00 p.m.</u>
_____	_____

7. Please describe any potential noise emanating from the proposed use.

A. Describe the noise levels anticipated from all mechanical equipment and patrons.

It is not anticipated that noise levels will exceed permitted levels under the Alexandria City Code.

B. How will the noise be controlled?

It is not anticipated that patron noise will be a source of complaints; as such, no extraordinary noise mitigation and control measures are warranted.

8. Describe any potential odors emanating from the proposed use and plans to control them:

It is not anticipated that offensive odors will emanate from the use of  
this property as a children's indoor recreation facility.

9. Please provide information regarding trash and litter generated by the use.

- A. What type of trash and garbage will be generated by the use? (i.e. office paper, food wrappers)

Trash and garbage from refreshments served at parties (e.g., plastic cups, paper plates, pizza boxes, napkins, plastic bottles); paper towels from bathroom and cleaning; paper and other refuse from usual office operations; plastic toy wrappers

- B. How much trash and garbage will be generated by the use? (i.e. # of bags or pounds per day or per week)

It is anticipated that the amounts of trash and garbage generated will be as follows:  
weekdays: up to 12 55-gallon bags; weekends: up to 35 55-gallon bags  
Recycling bins for plastic and paper will be located inside the facility

- C. How often will trash be collected?

It is anticipated that trash collection will be scheduled for Monday and Friday  
Morning pick-ups.

- D. How will you prevent littering on the property, streets and nearby properties?

Litter is not an anticipated problem. However, staff of the facility will self-police  
the adjacent right-of-way.

10. Will any hazardous materials, as defined by the state or federal government, be handled, stored, or generated on the property?

[ ] Yes.       No.

If yes, provide the name, monthly quantity, and specific disposal method below:

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11. Will any organic compounds, for example paint, ink, lacquer thinner, or cleaning or degreasing solvent, be handled, stored, or generated on the property?

Yes.       No.

If yes, provide the name, monthly quantity, and specific disposal method below:

Small quantities of organic compounds, generally recognized to be appropriate for use by children's indoor recreation facilities, will be stored, used as solvents, and disposed of in accordance with applicable regulations.

12. What methods are proposed to ensure the safety of nearby residents, employees and patrons?

All occupancy limits set by the local Fire Marshal or Alexandria City Code for each room or area will be closely monitored to ensure proper and safe egress in the unlikely event emergency exiting is required.

The inflatable games are constructed of 100% vinyl and thread and are inflated with forced air provided by NEC approved, 1.5 HP squirrel cage blower units. Safety measures are in place to prevent rapid deflation, collapse or tipping, and all inflatable games are engineered and manufactured to meet, or exceed, the requirements set forth in CA Prop 65, CPSIA, the ASTM F 24 standards, and the NFPA 701 and ASTM 84 smoke and flame spread requirements.

**ALCOHOL SALES**

13.

A. Will the proposed use include the sale of beer, wine, or mixed drinks?

Yes       No

If yes, describe existing (if applicable) and proposed alcohol sales below, including if the ABC license will include on-premises and/or off-premises sales.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**PARKING AND ACCESS REQUIREMENTS**

14. A. How many parking spaces of each type are provided for the proposed use:

- 10 Standard spaces
- \_\_\_\_\_ Compact spaces
- \_\_\_\_\_ Handicapped accessible spaces.
- \_\_\_\_\_ Other.

Planning and Zoning Staff Only

Required number of spaces for use per Zoning Ordinance Section 8-200A \_\_\_\_\_

Does the application meet the requirement?  
 Yes  No

B. Where is required parking located? (check one)  
 on-site  
 off-site

If the required parking will be located off-site, where will it be located?

\_\_\_\_\_

**PLEASE NOTE:** Pursuant to Section 8-200 (C) of the Zoning Ordinance, commercial and industrial uses may provide off-site parking within 500 feet of the proposed use, provided that the off-site parking is located on land zoned for commercial or industrial uses. All other uses must provide parking on-site, except that off-street parking may be provided within 300 feet of the use with a special use permit.

C. If a reduction in the required parking is requested, pursuant to Section 8-100 (A) (4) or (5) of the Zoning Ordinance, complete the PARKING REDUCTION SUPPLEMENTAL APPLICATION.

Parking reduction requested; see attached supplemental form

15. Please provide information regarding loading and unloading facilities for the use:

A. How many loading spaces are available for the use? 0

Planning and Zoning Staff Only

Required number of loading spaces for use per Zoning Ordinance Section 8-200 \_\_\_\_\_

Does the application meet the requirement?  
 Yes  No

B. Where are off-street loading facilities located? On the onsite surface parking facility is off-street loading facility.

C. During what hours of the day do you expect loading/unloading operations to occur?  
It is anticipated that loading and unloading activities will occur Monday thru Friday 9:00 a.m. - 3:00 p.m.

D. How frequently are loading/unloading operations expected to occur, per day or per week, as appropriate?  
It is anticipated that deliveries will take place one (1) time/week.

16. Is street access to the subject property adequate or are any street improvements, such as a new turning lane, necessary to minimize impacts on traffic flow?

Street access to the property is adequate.

**SITE CHARACTERISTICS**

17. Will the proposed uses be located in an existing building?  Yes  No  
Do you propose to construct an addition to the building?  Yes  No  
How large will the addition be? \_\_\_\_\_ square feet.

18. What will the total area occupied by the proposed use be?  
10,000 sq. ft. (existing) + 0 sq. ft. (addition if any) = 10,000 sq. ft. (total)

19. The proposed use is located in: (check one)  
 a stand alone building  
 a house located in a residential zone  
 a warehouse  
 a shopping center. Please provide name of the center: \_\_\_\_\_  
 an office building. Please provide name of the building: \_\_\_\_\_  
 other. Please describe: \_\_\_\_\_

End of Application



# APPLICATION - SUPPLEMENTAL

## PARKING REDUCTION

**Supplemental information to be completed by applicants requesting special use permit approval of a reduction in the required parking pursuant to section 8-100(A)(4) or (5).**

**1. Describe the requested parking reduction.** (e.g. number of spaces, stacked parking, size, off-site location)

Pump It Up of Alexandria/Arlington is requesting a parking reduction for operation at 4740 Eisenhower Ave. from the 50 spaces required for an amusement enterprise to 10 guaranteed spaces.

**2. Provide a statement of justification for the proposed parking reduction.**

Independent parking studies have concluded that the facility requires a maximum of 33 spaces during peak hours (see attachment). Pump It Up peak hours will be after normal business hours (i.e., 5.p.m.) and on weekends. The building currently has no other tenets and the landlord has agreed to allow usage of 23 additional spaces until such time as he leases other portions of the property. Upon such time, Pump It Up will secure additional parking within 500ft. of the facility.

**3. Why is it not feasible to provide the required parking?**

Building parking lot has less than the 50 total spaces.

**4. Will the proposed reduction reduce the number of available parking spaces below the number of existing parking spaces?**

           Yes.                  No.

5. If the requested reduction is for more than five parking spaces, the applicant must submit a **Parking Management Plan** which identifies the location and number of parking spaces both on-site and off-site, the availability of on-street parking, any proposed methods of mitigating negative affects of the parking reduction

(see attachment)

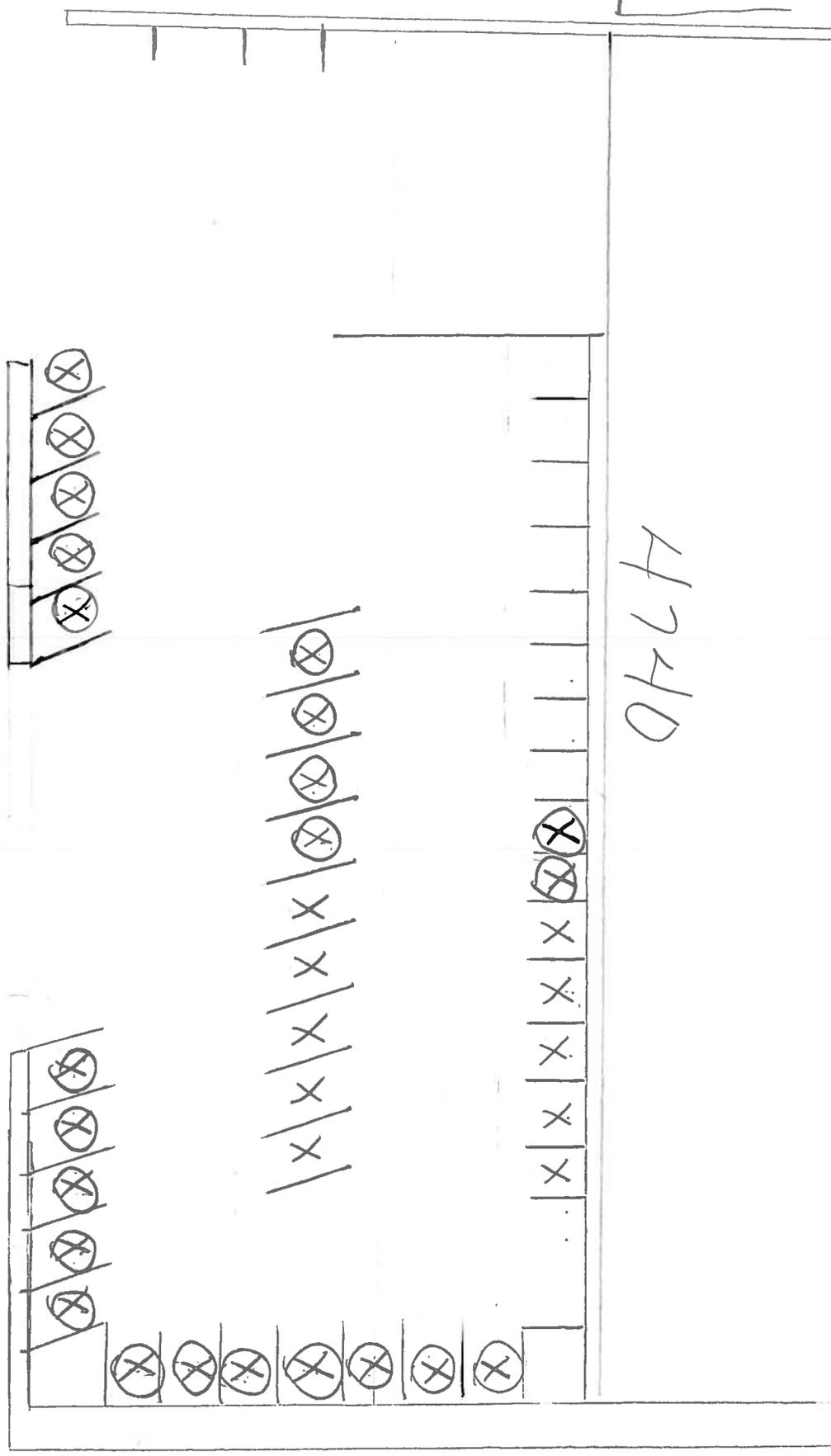
6. The applicant must also demonstrate that the reduction in parking will not have a negative impact on the surrounding neighborhood

The location we have chosen is partly due to its proximity to a Metro Station which allows Pump It Up patrons easy (and car free) access. Parking for driving customers is provided in the ten (10) guaranteed spaces. Ten spaces are provided during weekdays. The Landlord has agreed to allow use of 23 additional spaces after business hours and on weekends. Based on independent parking studies conducted at like facilities, the estimated average parking requirement is nine public and two employee cars per party. Based on the information outlined above, the resulting estimated total parking space requirement during peak hours of operation is 33 spaces. Of the four parking studies, independently conducted at similar facilities, the highest car count has been 33. This included cars that were used for drop-off and pick-up only. In the ten year history of Pump It Up as a national franchise, there has never been a single reported accident or incident in a Pump It Up parking lot.

# PARKING MANAGEMENT PLAN

Pump It Up

- X - Assign Parking Spaces
- (X) - Available Space During Weekends & After 5 During Week



## EISENHOWER AVE



### Summary of Usage:

The following information is offered as a description of our proposed usage to assist in the application to allow an indoor children's recreational facility to be located at:

**Address:** 4740 Eisenhower Ave    **City:** Alexandria    **St:** VA    **Zip:** 22333  
**Total SF:** approx 10,000+    **Usage:** A-3, Indoor recreation    **IBC Table 10:** 50 gross

Introduction: The proposed children's recreational facility will be known as Pump It Up. Pump It Up is a private use, indoor recreational facility designed to serve the needs of private parties and special occasions, primarily birthday parties for children. Pump It Up is a destination based business with parties and special occasion events scheduled by reservation. There are currently 157 Pump It Up facilities operating in 36 states, 26 of which are located in California. Additionally there are another estimated 45 facilities scheduled to open over the next three years.

Facility Description: The proposed facility will contain two private Arena play areas and two private Party Rooms. They are further defined as:

Arena play area: The primary activity at a Pump It Up facility is the use of interactive inflatable rides (Bounce Houses, Obstacle Courses, and Slides) and Interactive team games. These games are located in the Arena play areas. The inflatable games are constructed of 100% vinyl and thread and are inflated with forced air provided by NEC approved, 1.5 HP squirrel cage blower units. Safety measures are in place to prevent rapid deflation, collapse, or tipping and all inflatable games are engineered and manufactured to meet, or exceed, the requirements set forth in CA Prop 65, CPSIA, the ASTM F-24 standards, and the NFPA 701 and ASTM E84 smoke and flame spread requirements.

Party Rooms: Party rooms are used specifically for the opening of presents, consumption of patron supplied cake, and/or consumption of delivered pizza, and private celebration of a birthday or event. No preparation or cooking of food is done on site.

Hours of Operation: Hours of operation are limited to 9:00 am to 10:00 pm. As a private party facility, operations are driven by reservations hence the actual hours of operation will vary daily within the 9:00 am to 10:00 pm parameter. Private parties or special occasion events are typically limited in duration to two hours, with the latest reservation occurring no later than 8:00 pm. If there is not a party, special occasion event, or restricted entry event scheduled, the facility remains closed to the public. Pump It Up estimates that eighty percent of the parties or special occasion events are expected to be hosted after typical business park offices have closed. Specifically, after 4:00 pm weekdays and all day Saturday and Sunday.

Availability to the Public: Pump It Up facilities are not open to the general public except for very specific hours for very specific programs or events. The primary use of the facility is private, scheduled reservation parties and special occasions, primarily birthday parties for children. Pump It Up is also available for other restricted entry events which typically fall into one of the following two categories:

**Corporate Event:** A corporate event is described as an event or party for which a company rents the entire facility for their own private company use. This may include something as simple as a Christmas party or as complicated as a team building or convention meeting. During these corporate events, public access is restricted to the hosting entity only.

**Non-Profit events:** A non-profit event is described as any time the facility is rented by an outside, non-profit organization for their own private use. Admittance is restricted to invited guests of the organization or the invited public to attend an event hosted by the organization. Examples of such events may include school fund raisers, charity events, and church events.

During these restricted entry events, trained Pump It Up employees are present to ensure that all rules, as well as our zero tolerance policy regarding the use of drugs and alcohol, are being enforced to maintain a safe, fun environment. Additionally, all occupancy limits, set by the local fire Marshal or city code, for each room or area is closely monitored ensure proper and safe egress in the unlikely event emergency exiting is required.

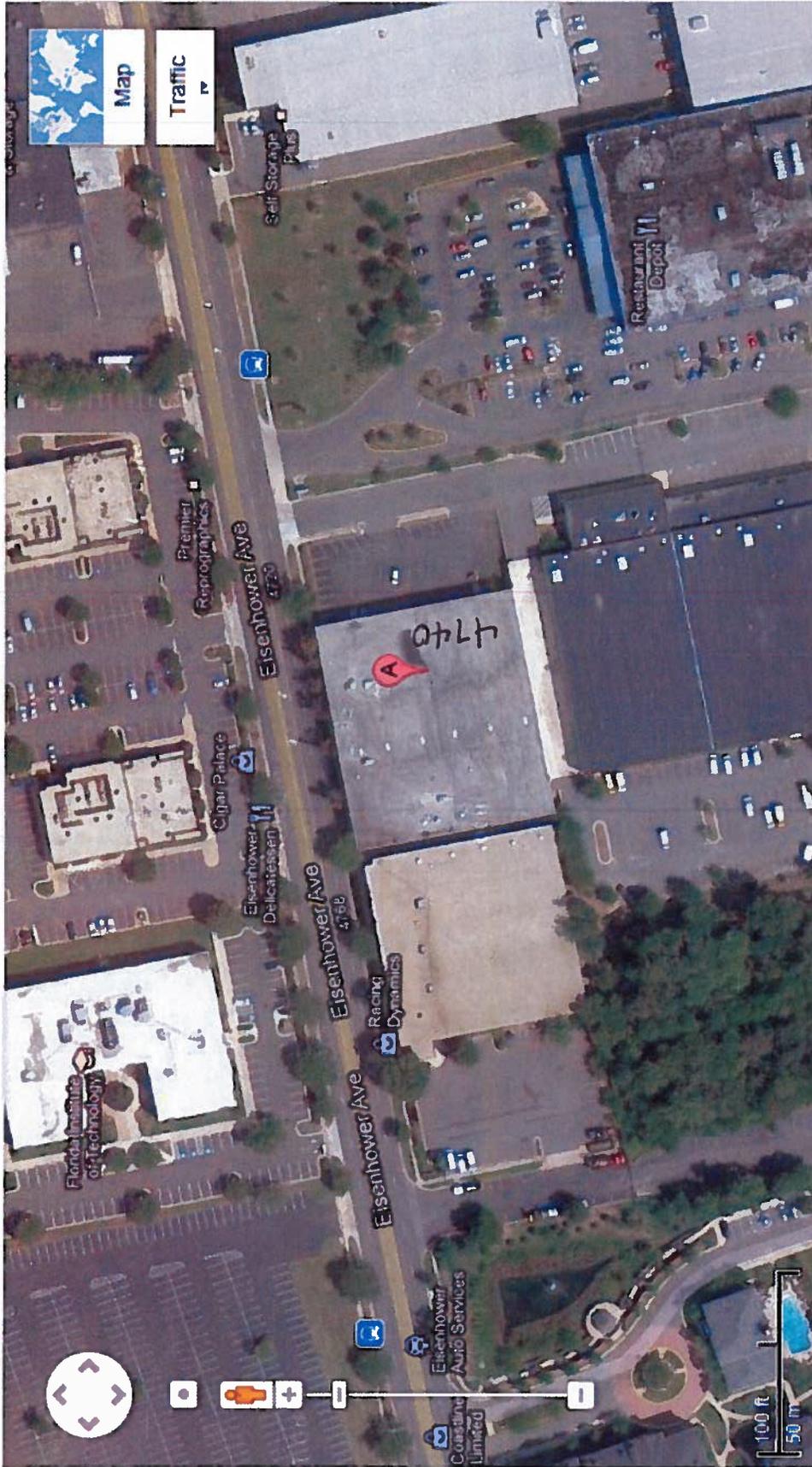
Capacity and Typical Party Size: Pump It Up states that the average party size is 34 persons including parents or legal guardians that remain with the children. At peak volume, this Pump It Up facility could entertain three private parties running simultaneously; one in each of the two private arena play areas and one in one of the two private party rooms. In addition, the facility would utilize 8-12 employees at peak volume. This results in a proposed maximum occupancy of 114 total persons.

Parking Demand: Based on independent parking studies conducted at like facilities, the estimated average parking requirement is nine public and two employee cars per party. Based on the information outlined above, the resulting estimated total parking space requirement during peak hours of operation is 33 spaces. Of the four parking studies, independently conducted at similar facilities, the highest car count has been 33. This included cars that were used for drop-off and pick-up only. In the ten year history of Pump It Up as a national franchise, there has never been a single reported accident or incident in a Pump It Up parking lot.

Service Limitations: No services of any kind are provided by Pump It Up other than making the facility available to be reserved for private parties and special occasion events. All private parties and special occasion events are scheduled by reservation only. No food preparation is done on site. **No alcohol is allowed on the premises at any time.**

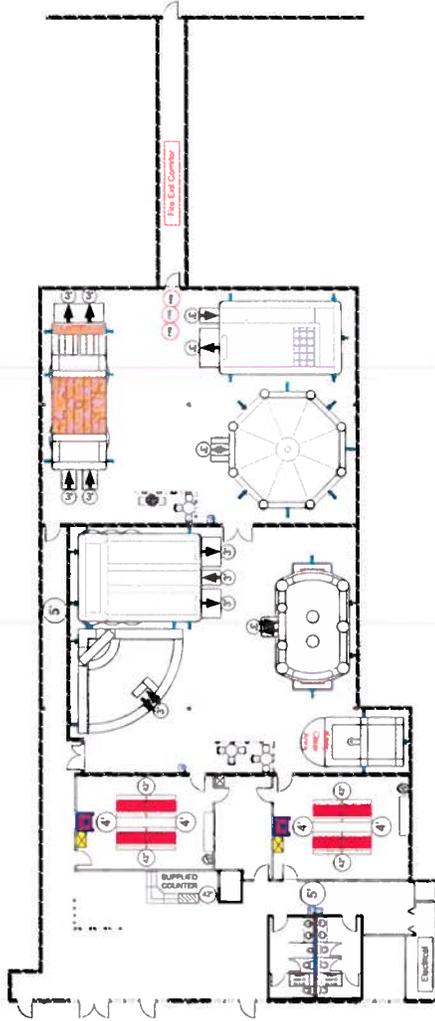
If you have any questions, or concerns, please feel free to contact me via the information listed below.

Randy Baker  
Director of Safety and Site Development,  
PIU Management LLC.  
480 371-1217  
[rbaker@fun-brands.com](mailto:rbaker@fun-brands.com)



**DRAFT**

THIS DRAFT IS INTENDED FOR REVIEW ONLY AND HAS NOT BEEN APPROVED BY PIU MANAGEMENT LLC FOR CONSTRUCTION



**SAMPLE INFLATABLE LAYOUT**

The Inflatable & Arcade Layout shown here is not approved for use. It is a proposed layout for spatial review only. An approved Inflatable Layout will follow after all options and concerns have been addressed.

Inflatable Layout

<p>Scale: 3/32" = 1'-0" @ 24"x36" Arch D</p>	<p>Proposed Drop Ceiling Height: <b>9' Ft. AFF</b></p>	<p>Proposed Area Deck CLEAR HEIGHT: <b>18' Ft. AFF</b></p>	<p>Designed, Drawn, or Converted by: <b>TC</b></p>	<p>Property of: <b>PIU Management, LLC</b> 1249 Quarry Lane Suite 150 Pleasanton, CA 94566 925-397-1300 All Rights Reserved</p>	<p>File Name: <b>VA_Alexandria_Eisnehower_120327</b></p>
<p>Applicable Area By Area Specifications: <b>08-002-01</b></p>	<p><b>CONFIDENTIALITY NOTICE:</b> This Space Plan Design document, and all information contained herein, is the sole property of PIU Management LLC. It is produced solely for use by a licensed Pump It Up franchisee. It may not be disseminated or disclosed, in whole or in part, without the expressed written consent of PIU Management LLC.</p>	<p>This Space Plan design is provided for design purposes only. No warranty or guarantee is promised, implied or inferred by PIU Management LLC regarding the accuracy of this design as it relates to wall measurements and/or deck clear height. It is strongly recommended that all above mentioned measurements be field verified prior to use for construction bids, wall construction, or product ordering.</p>	<p>Revision #: <b>01</b></p>	<p>4740 Eisenhower Ave Alexandria, VA, Zip 146' x 64' ~ 10,059 SF</p>	<p>PIU Management, LLC 1249 Quarry Lane Suite 150 Pleasanton, CA 94566 925-397-1300 All Rights Reserved</p>

