

# Development Plan Text for Urbana Commons

Submitted: May 3, 2005

Revised: May 17, 2005

Revised: June 17, 2005

The property owners, Wal-Mart Real Estate business Trust, a Delaware statutory trust and RLG Urbana Ltd., an Ohio limited liability company and GCG Urbana Ltd., an Ohio limited liability company (collectively referred to herein as the "Developer"), owns approximately 46.086 acres (herein referred to as "Urbana Commons"), at the corner northwest corner of US Route 36 and Dugan Road, in Urbana, Ohio. The Developer has requested Approval of Final Development Plans, dated May 17, 2005.

## Subareas Defined

Each of these subareas are identified on the map attached as **Exhibit A**. All subareas will adhere to the General Development Standards as outlined in this text. Each subarea will also adhere to the individual standards set forth for each subarea. The subareas are defined below and correspond to the lots identified on the Final Development Plan:

- Subarea A – Large Format Retail Center (Wal-Mart)
- Subarea B – Retail Center
- Subarea C – Fuel Station
- Subarea D – US 36 Outlots (Lots 1-4)
- Subarea E – Residential/Open Space (Lot 5)

# EXHIBIT "A" URBANA COMMONS DEVELOPMENT PLAN

LOCATED IN SECTION 11, TOWN 5, RANGE 11 BTMRS  
CITY OF URBANA  
CHAMPAIGN COUNTY, OHIO  
05/09/05

PREPARED BY:



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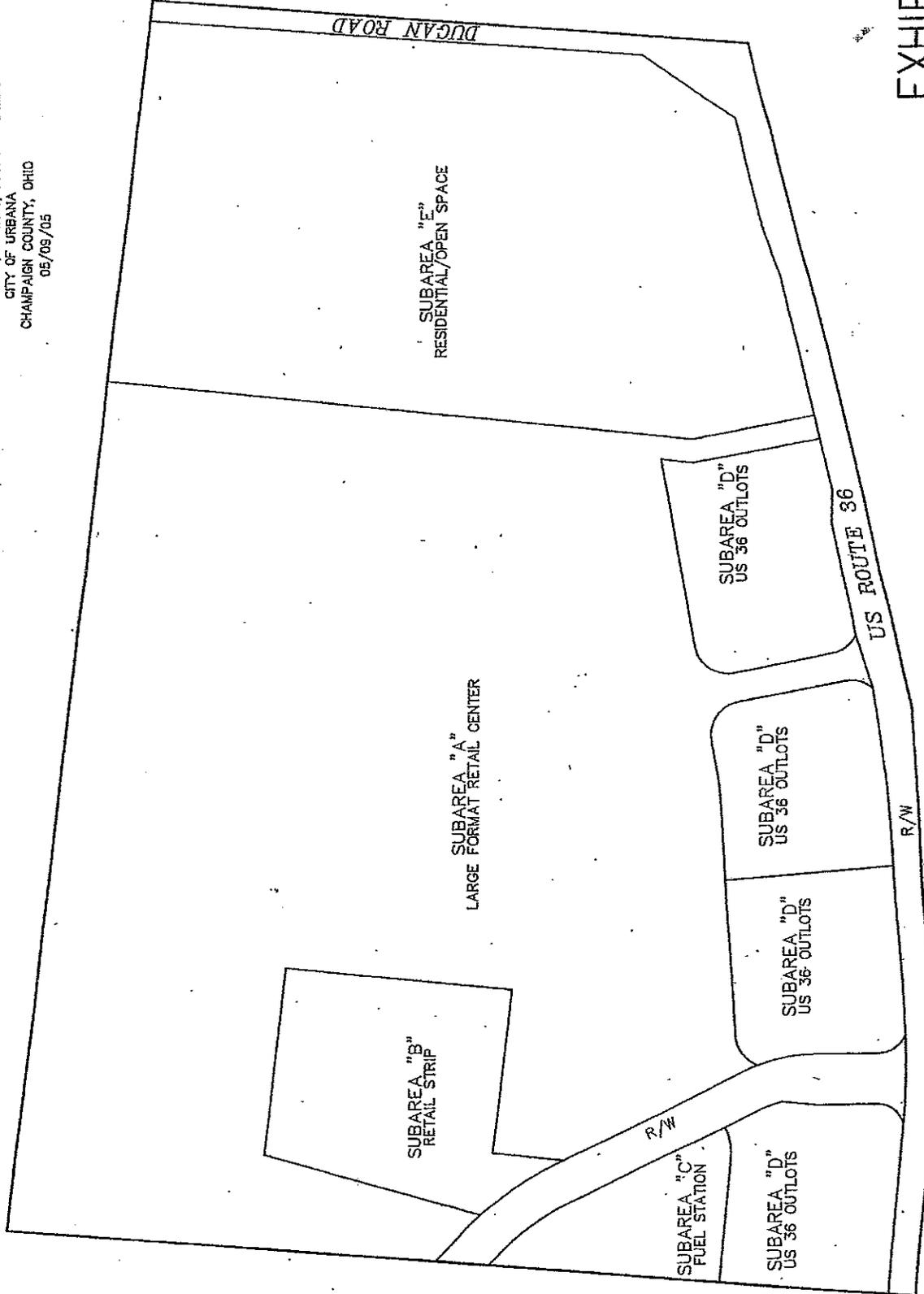


EXHIBIT "A"