

PROJECT INFORMATION

SITE AREA: 10.088 ACRES

UNIT TABULATION

1 BEDROOM UNITS:	159 63.10%
2 BEDROOM UNITS:	83 32.94%
TH-2 BEDROOM UNITS:	4 1.59%
TH-3 BEDROOM UNITS:	6 2.38%
TOTAL UNITS:	252 UNITS
	24.98 DU/AC

PARKING TABULATION

REQUIRED:	435 SPACES
1.5P/1BED + 2P/2BED + 2P/3BED	
+ 10P FOR GUEST PER PD	
PROVIDED:	
SURFACE PARKING:	264 SPACES
(INCLUDING EV: 4 SPACES)	
TUCK-UNDER GARAGE:	41 SPACES
(INCLUDING EV: 8 SPACES)	
TANDEM PARKING:	41 SPACES
CARPORTS:	72 SPACES
TH GARAGE:	20 SPACES
TOTAL PARKING:	438 SPACES
	1.74 P/DU
	1.25 P/BED

ZONING SUMMARY

CURRENT ZONING DISTRICT:	PD-294
REZONING REQUIRED?	NO
MAX DENSITY:	225 UNITS
BUILDING HEIGHT:	65 FEET MAX
MAX # OF STORIES:	4 STORIES
MIN LANDSCAPING:	15 %
OTHER KEY ZONING CONSIDERATIONS:	
THE EASTERN BLOCK OF RESIDENTIAL UNITS ALONG THE ACCESS DRIVE SHALL BE HYBRID HOUSING (BUILD-TO-RENT) UNITS.	
MAX 1BD UNITS: 65%	
MIN UNIT SIZE: 600 SF	
TANDEM PARKING: MIN 20 FEET DEPTH REQUIRED TO COUNT FOR THE REQUIRED PARKING.	

