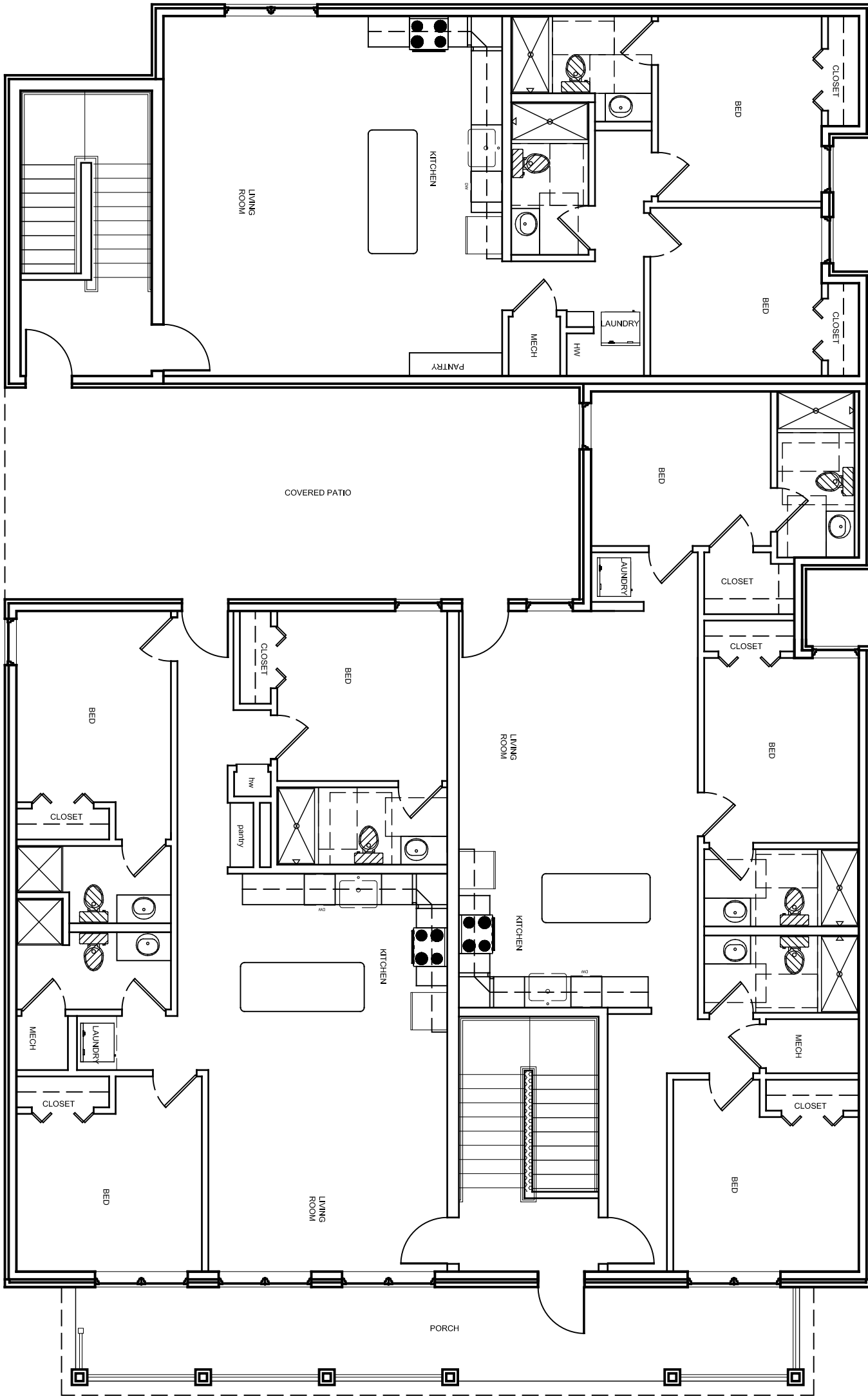


Frontage along Buchanan Avenue 65' total length
 Required - 75% of 64' = 48'
 Total lot area - 6,400 sf
 Total Buildable Area = 4,760 sf
 Required Open Area - 15% = 714 sf
 Actual Open Area - 33.06% = 4,216 sf
 At Grade - 1,449 sf
 Balcony - 2,767 sf
 Trees (2.5 diameter min x 1)
 Proposed Impervious Surface = 5,095 sf
 (79.06% lot coverage)

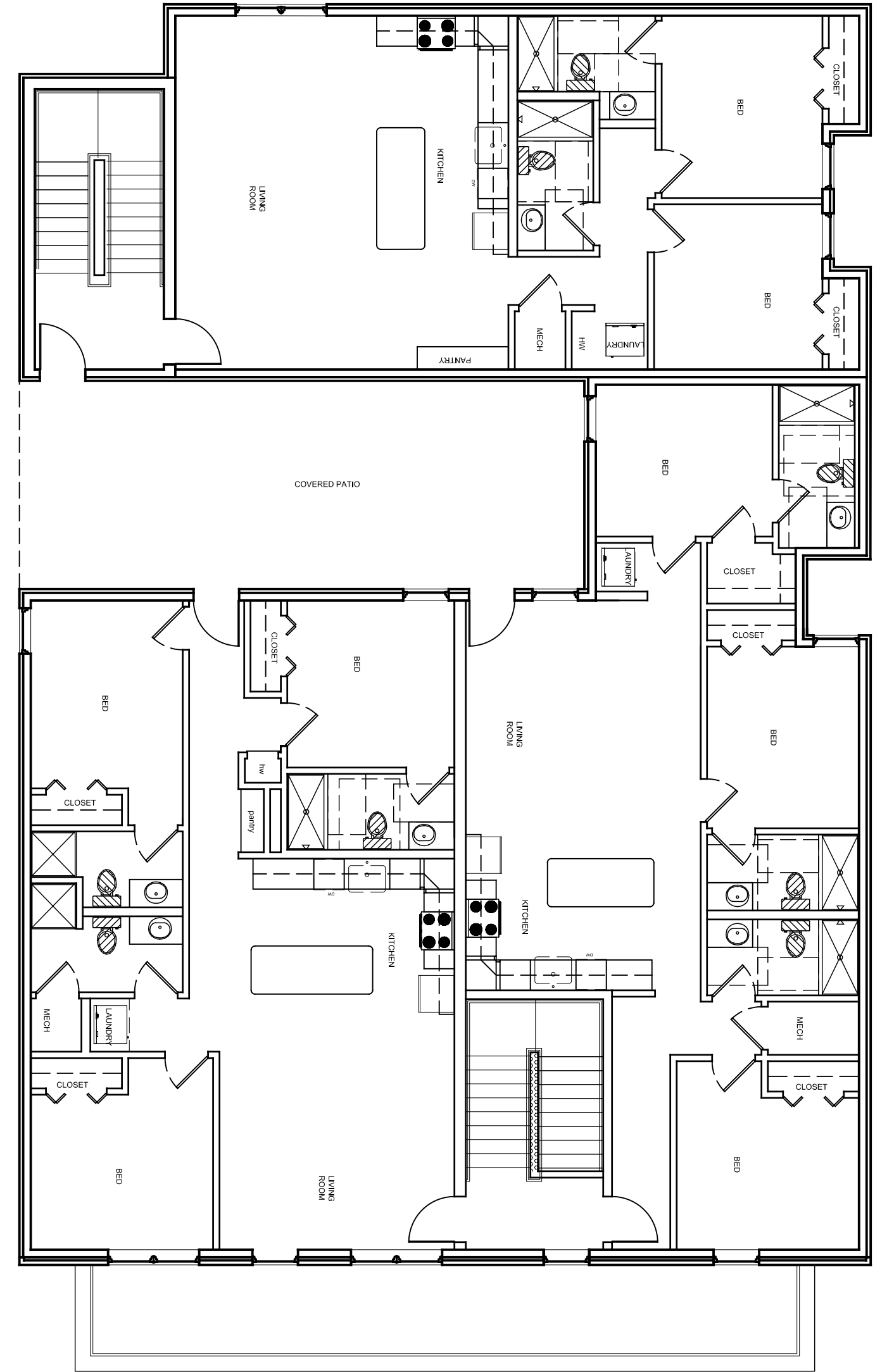
PROJECT INFORMATION
PROJECT DATA:
 PROJECT DESCRIPTION: FOUR STORY RESIDENTIAL BUILDING
 BUILDING AREA: 14,624 SF
 BUILDING HEIGHT: 4 STORIES / 48'-0"
 FIRE PROTECTION: 13R SPRINKLED
OCCUPANCY CLASSIFICATION & CONSTRUCTION
 PER BUILDING CODE:
 USE GROUP: R-2 RESIDENTIAL
 CONSTRUCTION TYPE: VA
 OCCUPANCY: RESIDENTIAL
 3 or 2 PER UNIT (27 TOTAL)
 ACTUAL BUILDING AREA: 14,624 SF GROSS (approximate)
 ACTUAL BUILDING HEIGHT: 4 STORIES / 48'-0"
 NET AREA PER UNIT:
 Type A (2 bed) 1,095 SF GROSS (3 units 6 beds total)
 Type B (3 bed) 1,222 SF GROSS (3 units 9 beds total)
 Type C (3 bed) 1,141 SF GROSS (3 units 9 beds total)
 Type D (3 bed) 2,860 SF GROSS (1 unit 3 beds total)

PLAN NORTH
1 OVERALL SITE PLAN
 SCALE: 1:10
 Buchanan Avenue

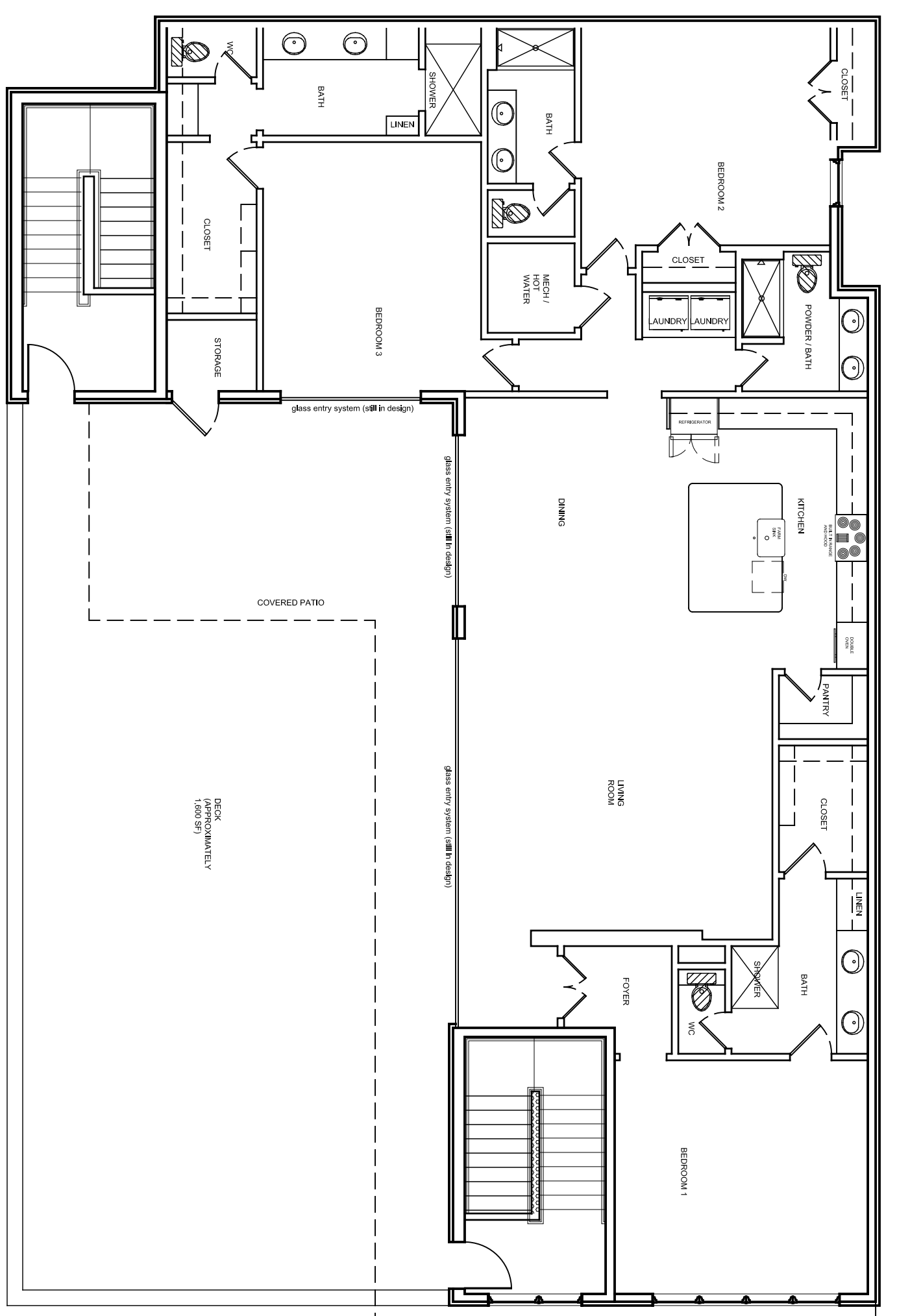
FIRST FLOOR PLAN



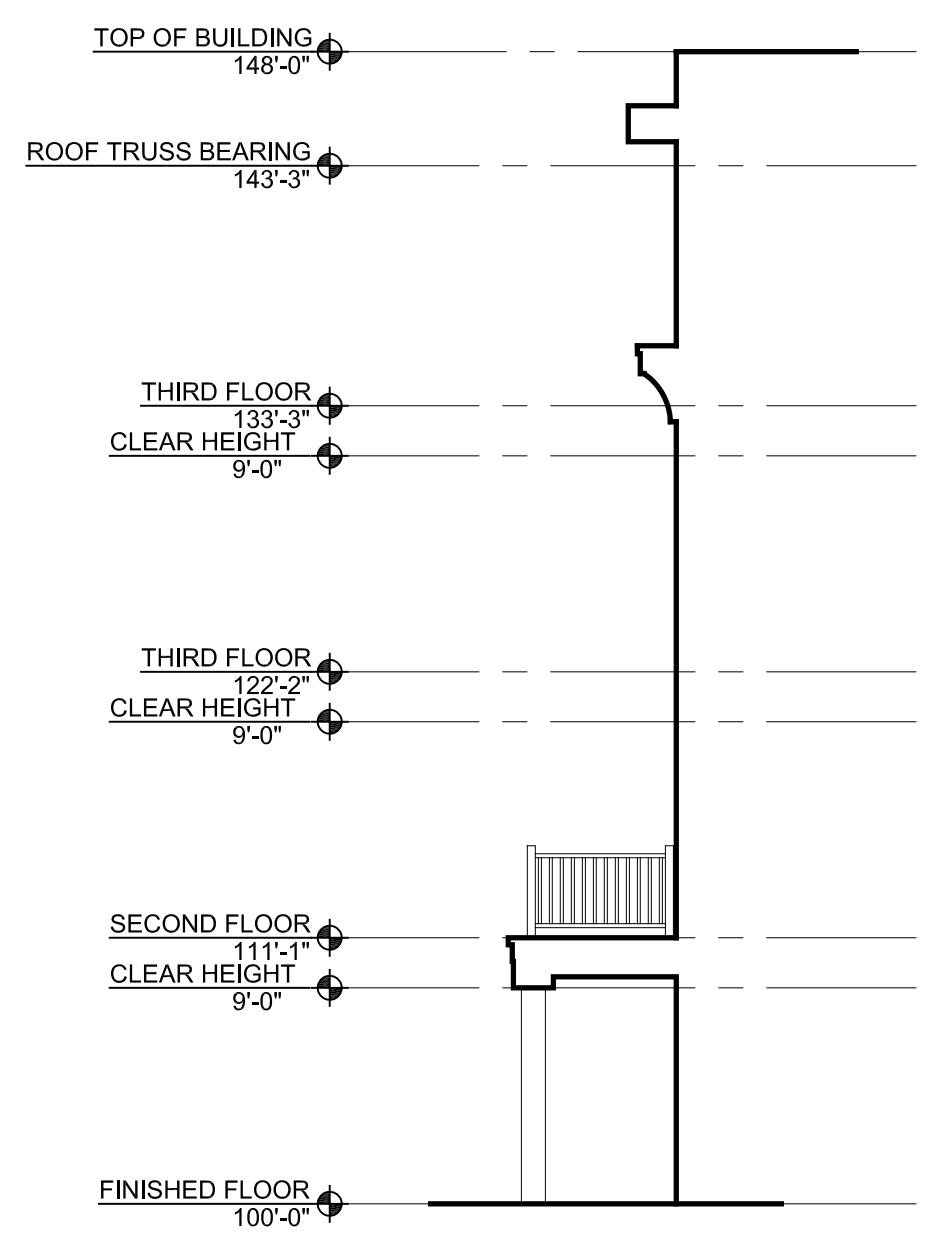
SECOND - THIRD FLOOR PLANS



FOURTH FLOOR PLAN



Frontage Elevation at East Property Line



Section at Front Porch

CSO DEVELOPMENT
 14708 Stone Manor Dr.
 Oklahoma City, OK 73142
 P: 405.821.4434
 pjp@csokc.com

EXHIBIT A Site Development Plan

428 Buchanan
 Norman, OK

Owner:
 SOONER CRIBS LLC

Project Number:
 24-005

Seal:
 NOT FOR CONSTRUCTION

Date - Issue:
 12.02.2024
 PUD Submission Drawings

Revisions:
 REVISED 12/31/2024

Sheet Title:
 Site Development Plan

Sheet Number:
Exhibit A