



COMMERCIAL LOT 'A'

AREA = 64,982 SF (1.5 ACRES)
 OFFICE AREA = 29,315 SF
 LANDSCAPE AREA = 18,106 SF (28%)
 LOT COVERAGE = 19,863 SF (30%)
 MEDICAL PARKING - 14,126 SF @ 5/1000 = 71 SPACES
 OFFICE PARKING - 15,189 SF @ 3.3/1000 = 50 SPACES
 TOTAL PARKING REQUIRED = 121 SPACES
 TOTAL PARKING PROPOSED - 110 SPACES (+ 11 SHARED @ LOT B)
 PARKING COVERAGE = 27,258 SF (42%)

SENIOR LOT 'B'

AREA = 81,288 SF (1.86 ACRES)
 DENSITY = 41 UNITS (22 U/AC)
 LANDSCAPED OPEN SPACE AREA = 59,274 SF (1,445 SF/UNIT - 73%)
 LOT COVERAGE = 21,906 SF (27%)
 PARKING REQUIRED @ 0.95/UNIT = 39 SPACES
 PARKING PROVIDED - 41 SPACES + 11 SHARED



SOURCE: Morris Design - January 2004



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