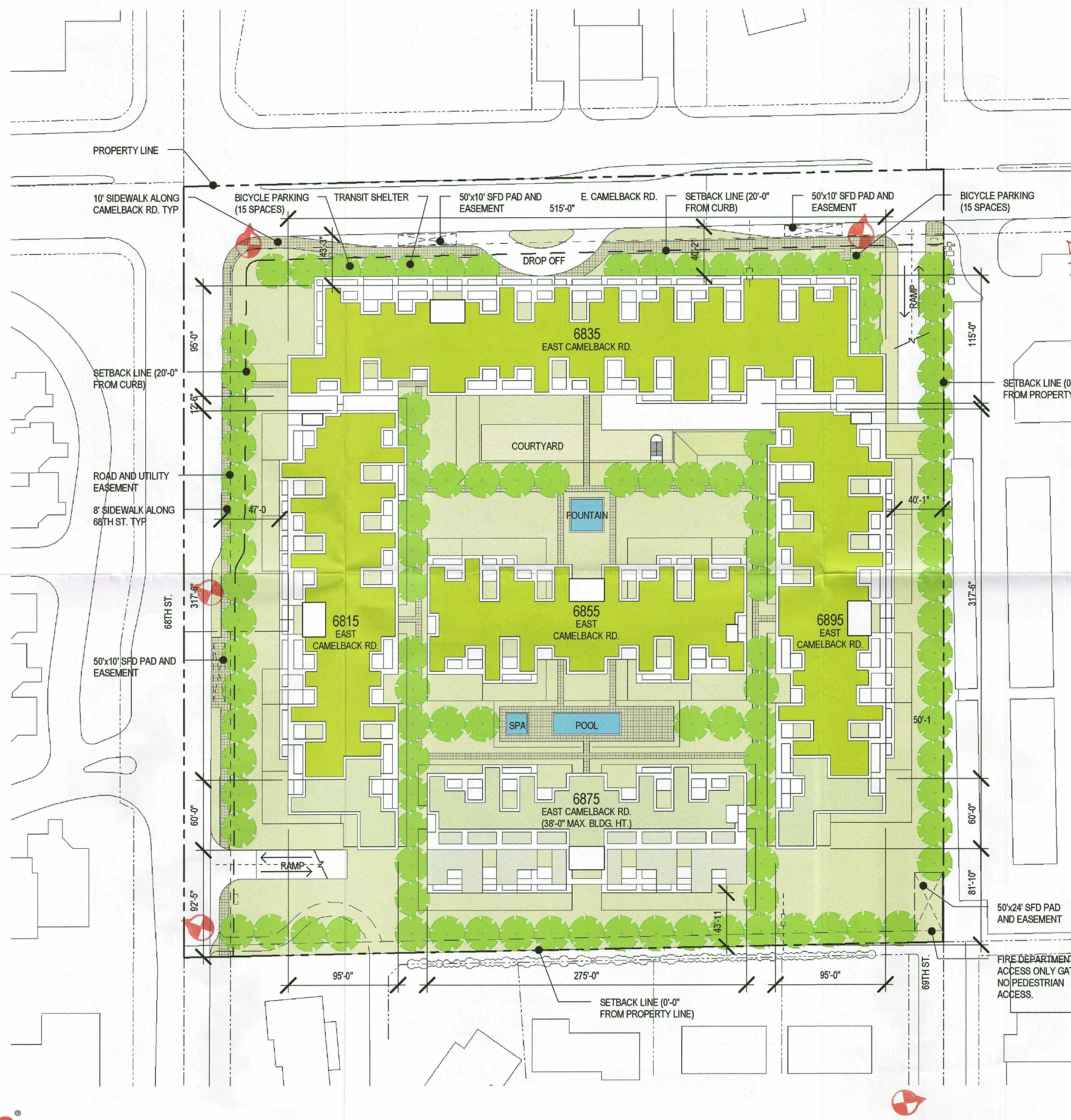




ALL DRIVEWAYS, PARKING AREAS, AND AREAS OVER UNDERGROUND PARKING SHALL BE DESIGNED TO A MIN. 83,000 LBS. G.V.W.

PROVIDE FIRE FIGHTER EMERGENCY SERVICE ELEVATOR OF 6' X 7' (42 SQ FT.) INTERIOR CAR DIMENSIONS, SHALL BE ACCESSABLE FROM EACH LEVEL WITH RECALL, ONE PER BUILDING, IN BUILDINGS 4 OR MORE STORES.

ALL STREETS AND PRIVATE DRIVEWAYS SHALL BE DESIGNED TO A MIN 100 YEAR STORM FOR EMERGENCY VEHICLE ACCESS

PROVIDE A KNOX ENTRY ACCESS SYSTEM
 KNOX KEY BOX
 KNOX KEY CYLINDER
 KNOX OVERRIDE & PER-EMPTION STROBE SWITCH FOR AUTOMATIC GATES

2006 CODES

OPTIMA SONORAN VILLAGE - PROJECT DATA
 T:51301G7-2f5130_ANA_Development Areas.xls|Plan Commission Data

	ALLOWED	PROVIDED
SITE AREAS		
SITE AREA (ACRES)	-	9.8
SITE AREA (SQFT)	-	429,718
NET SITE AREA (ACRES)	-	8.5
NET SITE AREA (SQFT)	-	371,287
RESIDENTIAL UNITS		
STUDIO / ONE BEDROOM		209
TWO BEDROOM / THREE BEDROOM		284
TOTAL	493	493
DENSITY (UNITS / ACRE)	50	50
AREA		
COMMERCIAL (SQFT)	-	40,000
RESIDENTIAL (SQFT)	-	686,700
TOTAL (1.8* x 371,287) + (1.0** x (23,456+34,975))	726,748	726,700
F.A.R. (* Sec 5.3060.SCHED B.I.3, ** Sec 5.3061.B)	1.80	1.80
PARKING / CIRCULATION / MECHANICAL AREA (SQFT)	-	500,000
PARKING SPACES		
COMMERCIAL (40,000 / 300)	134	-
*COMMERCIAL TOTAL INCLUDES 4% ACCESSIBLE SPACES (7)		
RESIDENTIAL ((209 x 1) + (284 x 2))	777	-
*RESIDENTIAL TOTAL INCLUDES 2% ACCESSIBLE SPACES (17)		
REDUCTION FOR BICYCLE PARKING	(10)	-
PARKING SPACES PROVIDED AT - LOWER LEVEL 1	-	468
*INCLUDES 30 VISITOR PARKING SPACES		
PARKING SPACES PROVIDED AT - LOWER LEVEL 2	-	463
PARKING TOTALS	901	931
*TOTAL INCLUDES (24) ACCESSIBLE SPACES, OF WHICH (4) ARE VAN ACCESSIBLE SPACES.		
BICYCLE STORAGE	100	180
PROJECT OPEN SPACE	-	262,030
PRIVATE OUTDOOR LIVING SPACE		
PER 5.3060.B111.g		
QTY	TYPICAL UNIT TYPES	SF Per Unit
32	STUDIO	60
167	ONE BEDROOM A	60
10	ONE BEDROOM B	60
68	TWO BEDROOM A	60
128	TWO BEDROOM B	60
88	THREE BEDROOM	60
TOTAL (QTY x SF Per Unit.)		29,580
		89,480

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 8/27/10

