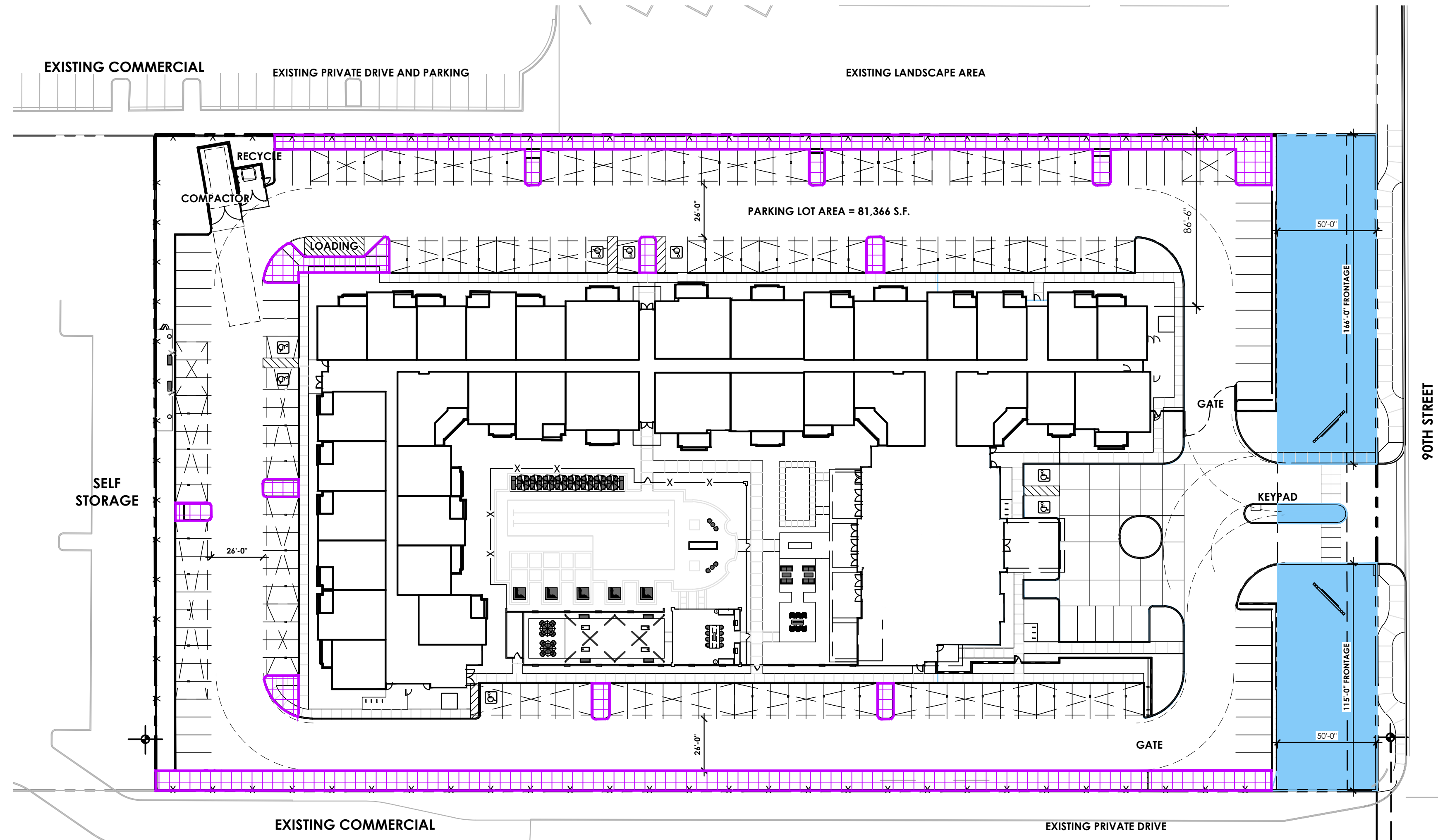
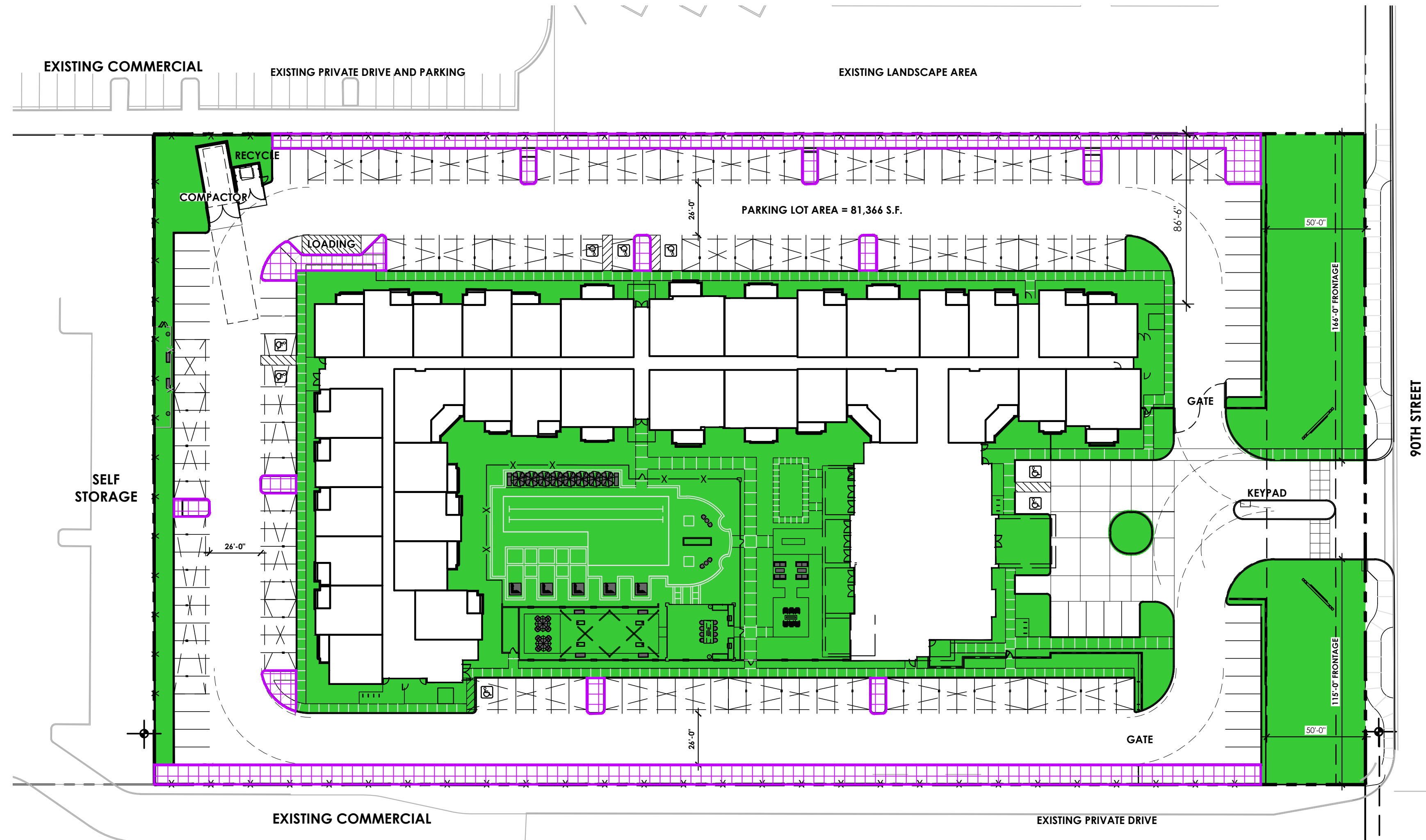




SITE AREA
NET: 4.67 ac. (203,311 S.F.)

REQUIRED OPEN SPACE:
C-O ZONING:
a. MINIMUM = 0.15 x NET LOT AREA
0.15 x 203,311 S.F. = 30,497 S.F.
b. MINIMUM + 0.004 x NET LOT AREA x EACH FOOT OF BUILDING HEIGHT OVER 12 FEET =
30,497 + 0.004 x 203,311 x (48'-12') = 59,774 S.F.
TOTAL REQUIRED C-O OPEN SPACE = 59,774 S.F.

RESIDENTIAL HEALTH CARE FACILITIES:
MINIMUM = 0.24 x NET LOT AREA
0.24 x 203,311 S.F. = 48,795 S.F.
REQUIRED RES. H.C. OPEN SPACE = 48,795 S.F.

PROVIDED OPEN SPACE: ±1,419 S.F. (±30.3%)

REQUIRED PARKING LOT LANDSCAPING:
PARKING LOT ARE REQUIRED =
PARKING LOT AREA x 15% =
81,366 x 15% = **12,205 S.F.**

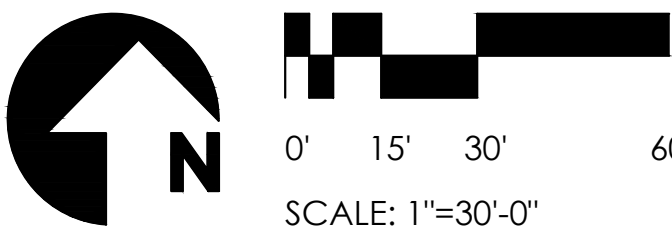
PROVIDED PARKING LOT LANDSCAPING: ±12,275 S.F.

REQUIRED FRONTAGE OPEN SPACE:
C-O ZONING:
EXCEPTION (b):
NOT REQUIRED TO EXCEED 50 S.F. PER L.F. OF
FRONTAGE = 50 S.F x 281 L.F. = **14,050 S.F.**

PROVIDED FRONTAGE OPEN SPACE: ±14,374 S.F.

- SYMBOLS**
- COMMON OPEN SPACE
 - FRONTAGE OPEN SPACE
 - PARKING LOT LANDSCAPING

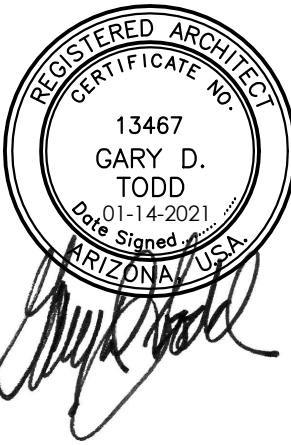
VICINITY MAP



NO. 20-2006-02
**GREYSTAR
ACTIVE
INDEPENDENT
LIVING**

Scottsdale, AZ

GREYSTAR
3200 E Camelback Rd., Suite 225
Phoenix, AZ



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01-15-21
REZONING SUBMITTAL #2

Proj Mgr.
Dwn By:

OPEN SPACE PLAN

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