



DEVELOPMENT AREA BUDGET							
AREA	ASSESSOR PARCEL NUMBER	ACRES (NET)	ACRES (GROSS)	MAX SQUARE FOOTAGE (0.3 F.A.R. PER PCC ZONING)	MAX DWELLING UNITS	MIN NAOS	MIN OPEN SPACE
PARCEL 1	APN 216-81-381	8.59 AC	8.59 AC	0 SF*	47 UNITS	2.62 AC	95,794.07 SF
PARCEL 2	APN 216-81-380	1.61 AC	1.97 AC	21,050.60 SF	0 UNITS	0.49 AC	17,963.17 SF
PARCEL 3	APN 216-81-382	2.92 AC	3.46 AC	38,158.11 SF	0 UNITS	0.92 AC	32,561.58 SF
PARCEL 4	APN 216-81-383	1.11 AC	1.34 AC	14,557.99 SF	0 UNITS	0.37 AC	12,422.81 SF
PARCEL 5	APN 216-81-379	5.70 AC	6.90 AC	74,459.67 SF	0 UNITS	1.70 AC	63,538.92 SF
TOTALS		19.93 AC	22.26 AC	148,226.36 SF	47 UNITS	6.10 AC	222,280.56 SF
*NOTE: MAXIMUM SQUARE FOOTAGE DOES NOT INCLUDE RESIDENTIAL USE SQUARE FOOTAGE PER PCC ZONING CODE PROVISIONS.							

SUBDIVISION
PLAN

ISSUES & REVISIONS	DATE
ZONING SUBMITTAL	2024-03-15
ZONING SUBMITTAL	2024-07-29
ZONING SUBMITTAL	2024-11-20
ZONING SUBMITTAL	2025-05-30

COMMISSION NO:	43230-22242
DRAWN BY:	Author
CHECKED BY:	Checker
ZONING REF:	21.g. Subdivision Plan

SHEET