

SCOTTSDALE ENTRADA

Mcdowell Rd. & 64th St.
Scottsdale, Arizona

Bridge Banyan
Qualified Opportunity
Zone Business I, LLC.

2411 3rd St, Unit E
Santa Monica, CA 90405



TODD & ASSOCIATES, INC.
Critical Thinking • Creative Design

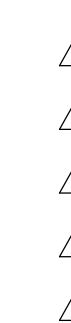
Architecture Planning
Landscape Architecture
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12.20.19

Proj Mgr: Op
Dwn By: NS

Rev. Date: Description:



KEYNOTES

- 1.4 BIKE VALET
- 1.5 BIKE STORAGE ROOM
- 1.9 SIDEWALK PER HARDSCAPE PLANS
- 1.10 ASPHALT DRIVE/PARKING, REFER TO HARDSCAPE PLANS
- 1.11 COLORED CONCRETE ROUNDABOUT, TABLED DRIVE - REFER TO HARDSCAPE PLANS
- 1.12 PAVERS, REFER TO HARDSCAPE PLANS
- 1.15 RETAINING WALL, REFER TO HARDSCAPE PLANS
- 1.19 VEHICULAR GATE FOR RESIDENT ACCESS
- 1.20 PEDESTRIAN GATE
- 1.21 SITE VISIBILITY LINE, REFER TO HARDSCAPE PLANS
- 1.23 COVERED PARKING CANOPY, REFER TO DETAIL
- 1.24 TRANSFER, REFER TO ELECTRICAL
- 1.27 STABILIZED DECOMPOSED GRANITE PATH, REFER TO HARDSCAPE PLANS

SITE DATA SUMMARY

PROJECT NAME & ADDRESS
SCOTTSDALE ENTRADA
NEC of MCDOWELL RD. & 64TH ST.
SCOTTSDALE, ARIZONA 85257

ZONING PUD, O-S, C-4

SITE AREA
NET ACRES.....+/- 29.02 ACRES
GROSS ACRES.....+/- 33.4 ACRES

BUILDING AREA
RESIDENTIAL BUILDINGS: 965,780 GROSS S.F.
PARKING STRUCTURES: 606,605 GROSS S.F.
OFFICE BUILDINGS: 250,013 GROSS S.F.
RETAIL BUILDINGS: 5,730 GROSS S.F.
TOTAL: 1,828,128 GROSS S.F.

PARKING	REQUIRED	PROVIDED
RESIDENTIAL:	1,072 P.S.	
OFFICE:	833 P.S.	
RETAIL:	60 P.S.	
TOTAL:	1,965 P.S.	2,223 P.S.

ACCESSIBLE (INCLUDED IN COUNT ABOVE):		
RESIDENTIAL:	52 A.P.S.	
OFFICE:	34 A.P.S.	
RETAIL:	3 A.P.S.	
TOTAL:	89 A.P.S.	89 A.P.S.

BIKE	REQUIRED	PROVIDED
RESIDENTIAL:	132 B.S.	
OFFICES:	83 B.S.	
RETAIL:	6 B.S.	
TOTAL:	221 B.S.	222 B.S.

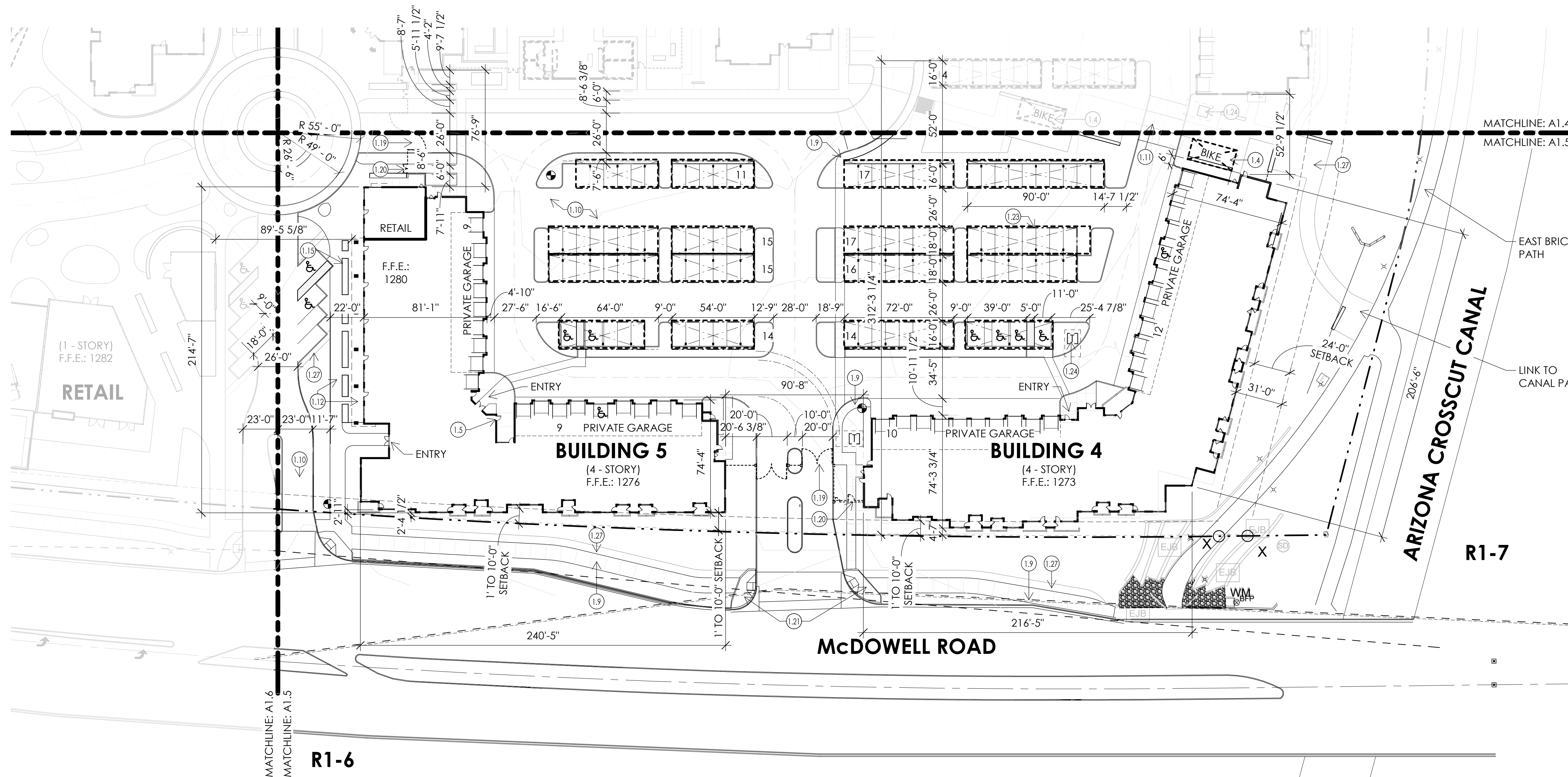
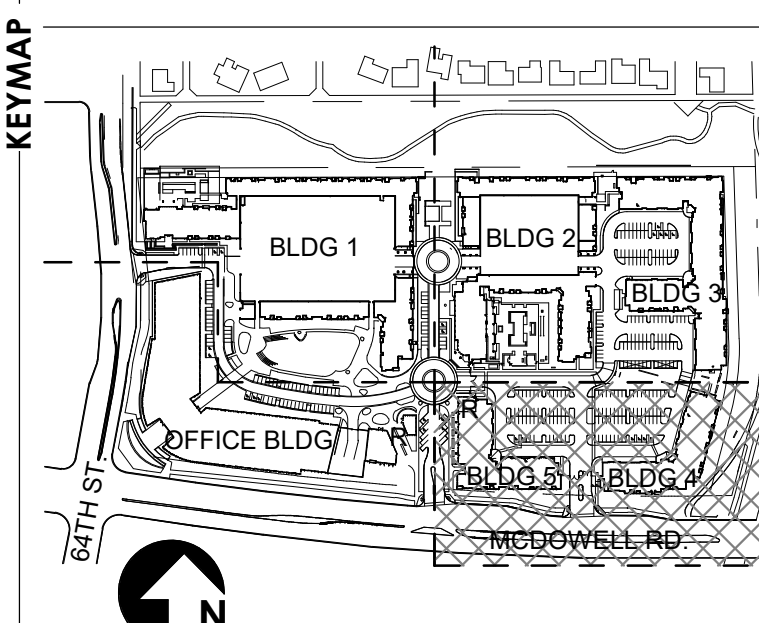
OPEN SPACE	REQUIRED	PROVIDED
COMMON*	10%	23%
PRIVATE**	5%	5-20%
PARKING*	15%	18%

* FOR DETAILED INFORMATION AND CALCULATIONS SEE A1.0.2
** REFER TO A2.1 & A2.2 FOR PRIVATE OPEN SPACE PLAN AND CALCULATIONS

SYMBOLS

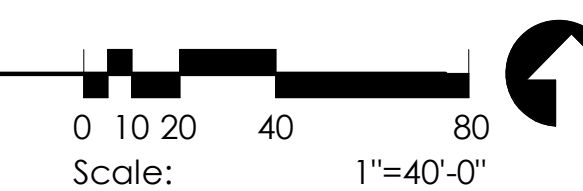
- BUILDING NUMBER
- BUILDING HEIGHT
- FINISH FLOOR ELEVATION
- ♿ ACCESSIBLE PARKING SPACE
- ⊕ FIRE HYDRANT LOCATION
- R3 R1 = MIN. 25'-0" INSIDE RADIUS AT COMMERCIAL USES.
- R2 R2 = MIN. 49'-0" OUTSIDE RADIUS AT COMMERCIAL USES.
- R1 R3 = ADD 6'-0" TO RADIUS FOR AERIAL BUCKET CLEARANCE
- T TRANSFORMER

KEYMAP



ENLARGED SITE PLAN SE - BUILDINGS 4 & 5

1" = 40'-0"



DESIGN REVIEW
2nd DRB SUBMITTAL

SITE PLAN
ENLARGED SE
BUILDINGS 4 & 5

A1.1.3.