

FIGURE 3
SITE PLAN - PREFERRED SITE PLAN



PROJECT DATA:				05.24.18
SITE AREA:	318,700 SF	7.19 Acres		
NUMBER OF UNITS:				
STUDIO:	597 SF	16 UNITS	9,552 SF	7%
1 BEDROOM:	764 SF	90 UNITS	68,760 SF	40%
2 BEDROOM:	1,085 SF	102 UNITS	110,670 SF	45%
3 BEDROOM:	1,312 SF	17 UNITS	22,304 SF	8%
TOTALS:		225 UNITS	211,286 SF	100%
CIRCULATION			30,234 SF	
COMMON AREA AMENITIES:			11,695 SF	
GARAGES:			9,750 SF	
TOTAL BUILDING AREA (NOT INCLUDING GARAGE AND DECKS):			262,965 SF	
DENSITY:		31.3 UNITS PER ACRE		
FAR:		0.8		
PARKING REQUIREMENTS:				
VEHICULAR PARKING REQUIRED		319 SPACES		
BICYCLE PARKING REQUIRED		361 SPACES		
VEHICULAR PARKING PROVIDED:				
SURFACE		87 SPACES		
CARPORT		205 SPACES		
GARAGE (SINGLE)		27 SPACES		
		319 SPACES		
CHILES ROAD ON STREET PARKING		25 SPACES		
		1.42 SPACES PER UNIT		
BICYCLE PARKING PROVIDED:		361 SPACES		
OPEN SPACE REQUIREMENT:				
OPEN SPACE REQUIRED:		51,800 SF		
OPEN SPACE PROVIDED:				
PRIVATE BALCONIES:		12,501 SF		
SITE OPEN SPACE:		65,594 SF		
		78,095 SF		



3820 CHILES ROAD

DAVIS, CALIFORNIA

CONCEPTUAL SITE PLAN

DATE: 10.19.2017
PROJECT NO: 1261-0001
SCALE: 1" = 100'-0"
SHEET: -

