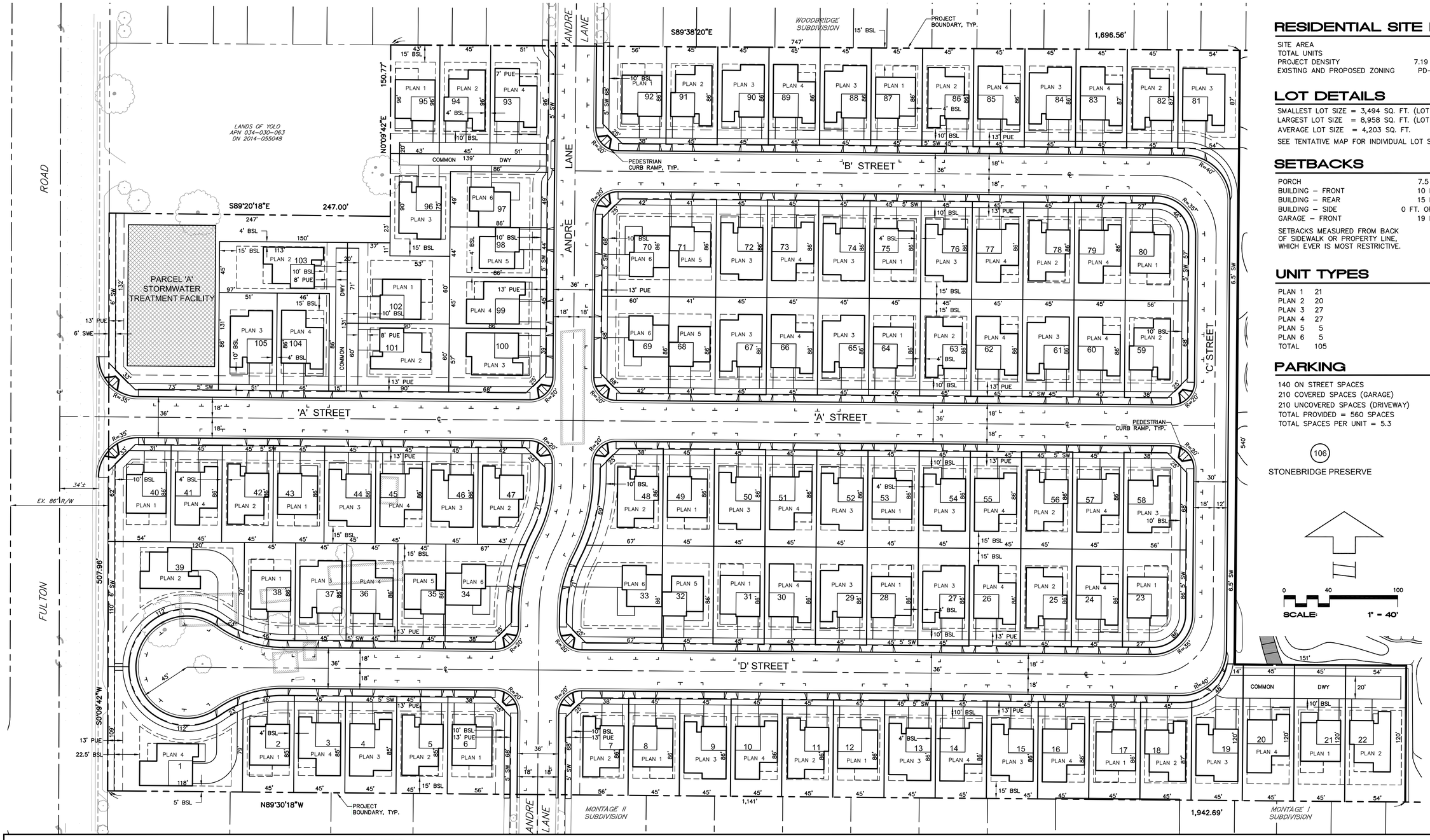

RESIDENTIAL SITE DATA

SITE AREA	14.6 ACRES
TOTAL UNITS	105
PROJECT DENSITY	7.19 UNITS/ACRE
EXISTING AND PROPOSED ZONING	PD-04-007-SR

LOT DETAILS

SMALLEST LOT SIZE = 3,494 SQ. FT. (LOT 68)
LARGEST LOT SIZE = 8,958 SQ. FT. (LOT 39)
AVERAGE LOT SIZE = 4,203 SQ. FT.
SEE TENTATIVE MAP FOR INDIVIDUAL LOT SIZES

SETBACKS

PORCH	7.5 FT.
BUILDING – FRONT	10 FT.
BUILDING – REAR	15 FT.
BUILDING – SIDE	0 FT. OR 4 FT.
GARAGE – FRONT	19 FT.

SETBACKS MEASURED FROM BACK OF SIDEWALK OR PROPERTY LINE, WHICH EVER IS MOST RESTRICTIVE.

UNIT TYPES

PLAN 1	21
PLAN 2	20
PLAN 3	27
PLAN 4	27
PLAN 5	5
PLAN 6	5
TOTAL	105

PARKING

140 ON STREET SPACES
210 COVERED SPACES (GARAGE)
210 UNCOVERED SPACES (DRIVEWAY)
TOTAL PROVIDED = 560 SPACES
TOTAL SPACES PER UNIT = 5.3

106
STONEBRIDGE PRESERVE

SCALE: 1" = 40'

STONEBRIDGE
2220 FULTON ROAD
SANTA ROSA, CA

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J. Kapolchok + Associates
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SITE DEVELOPMENT PLAN
C1

SCALE: 1"=40'
DATE: 08.13.19
PROJECT: 17-114

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