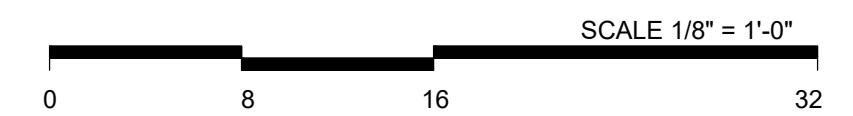




3-UNIT BUILDING - FRONT PERSPECTIVE - EXISTING
SCALE: N.T.S.



3-UNIT BUILDING - FRONT PERSPECTIVE - PROPOSED
SCALE: N.T.S.



KAWANA MEADOWS - LOTS 4A & 70
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3-UNIT BUILDING - PROPOSED ELEVATION PERSPECTIVES



DATE 05-11-2021
JOB NO. 1616.001

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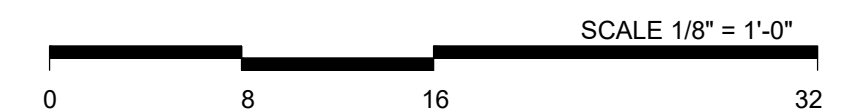
EXA-4.1



3-UNIT BUILDING - REAR PERSPECTIVE - EXISTING
SCALE: N.T.S.



3-UNIT BUILDING - REAR PERSPECTIVE - PROPOSED
SCALE: N.T.S.



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SANTA ROSA, CALIFORNIA



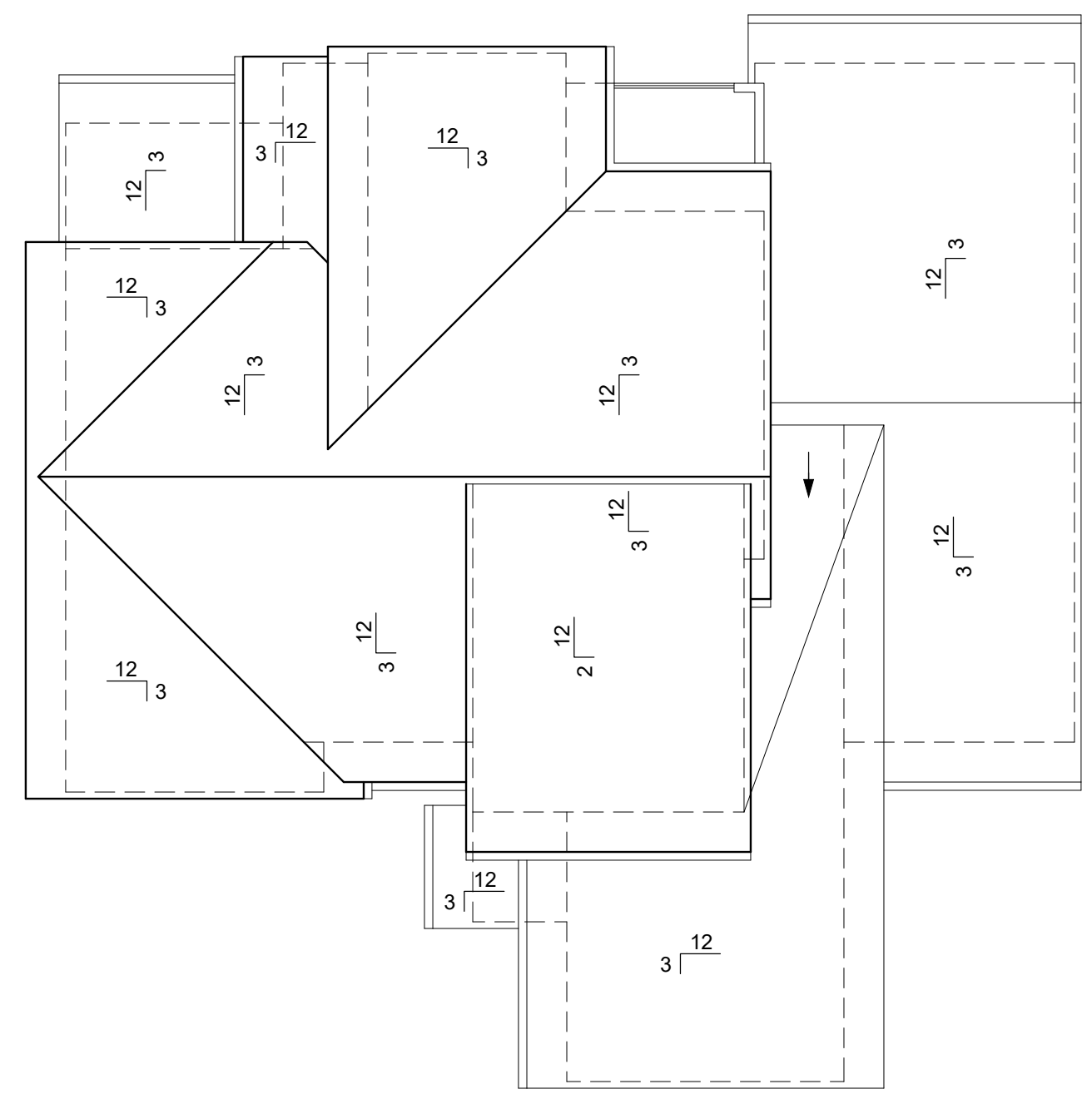
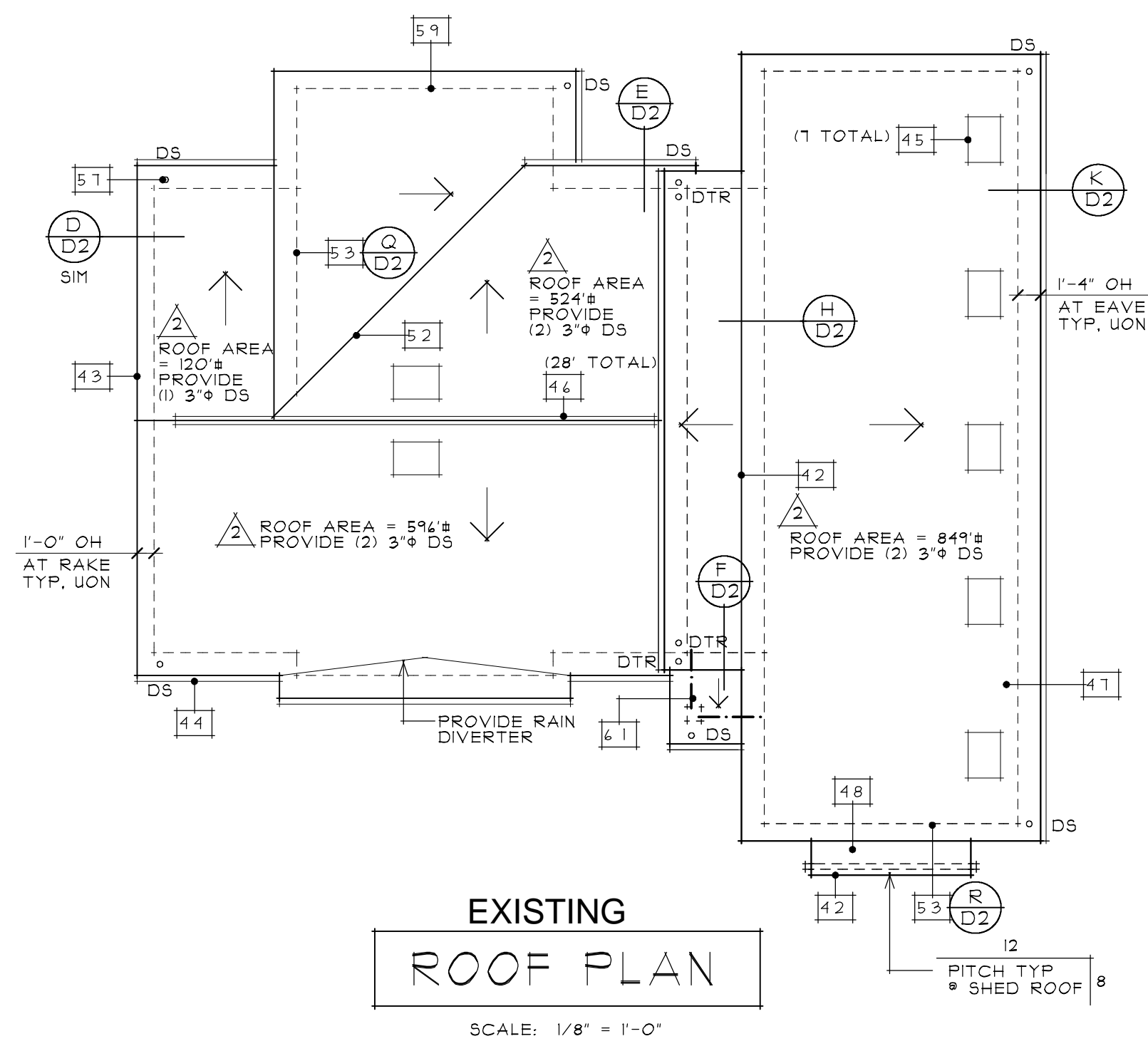
3-UNIT BUILDING - PROPOSED ELEVATION PERSPECTIVES



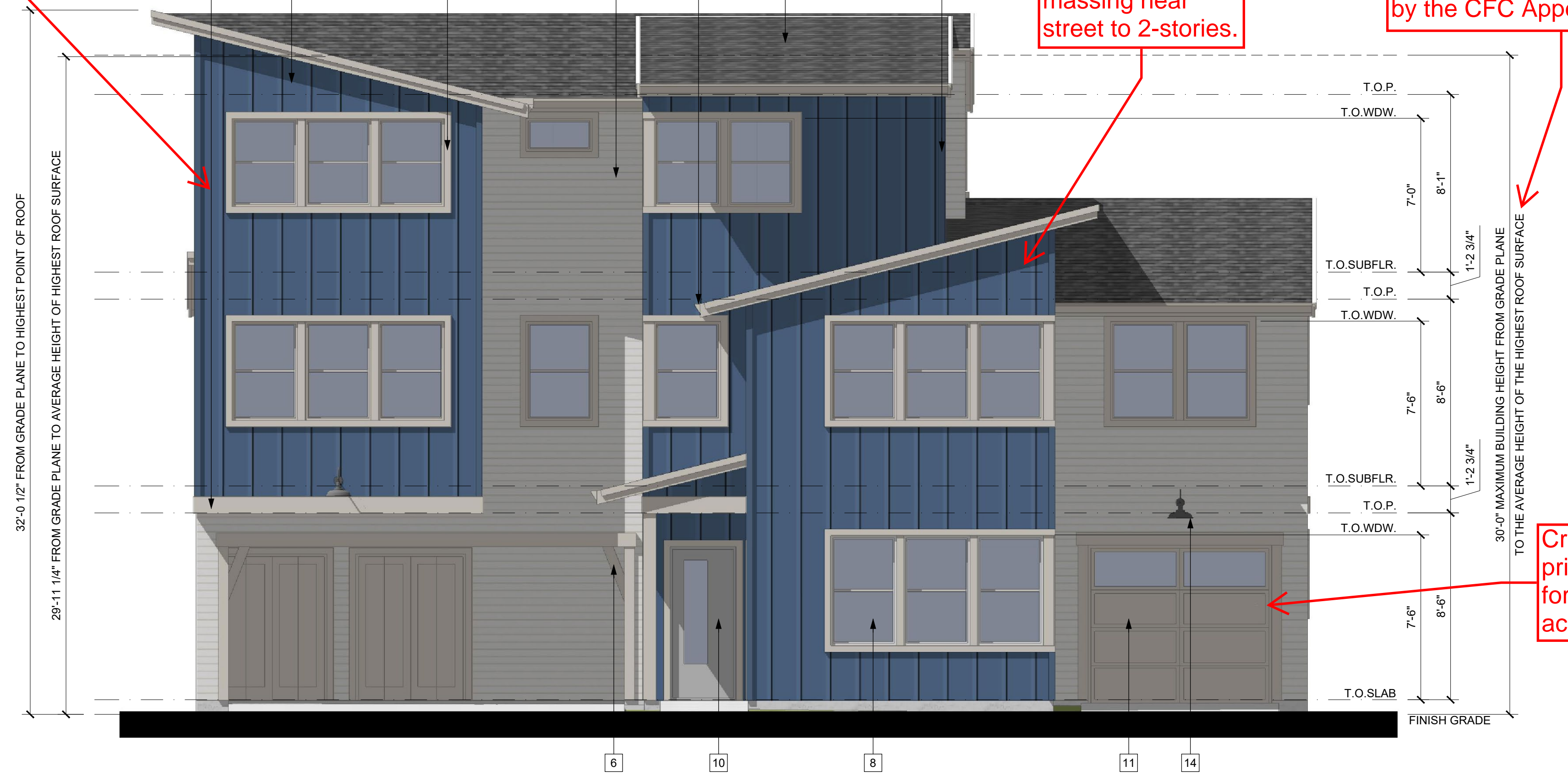
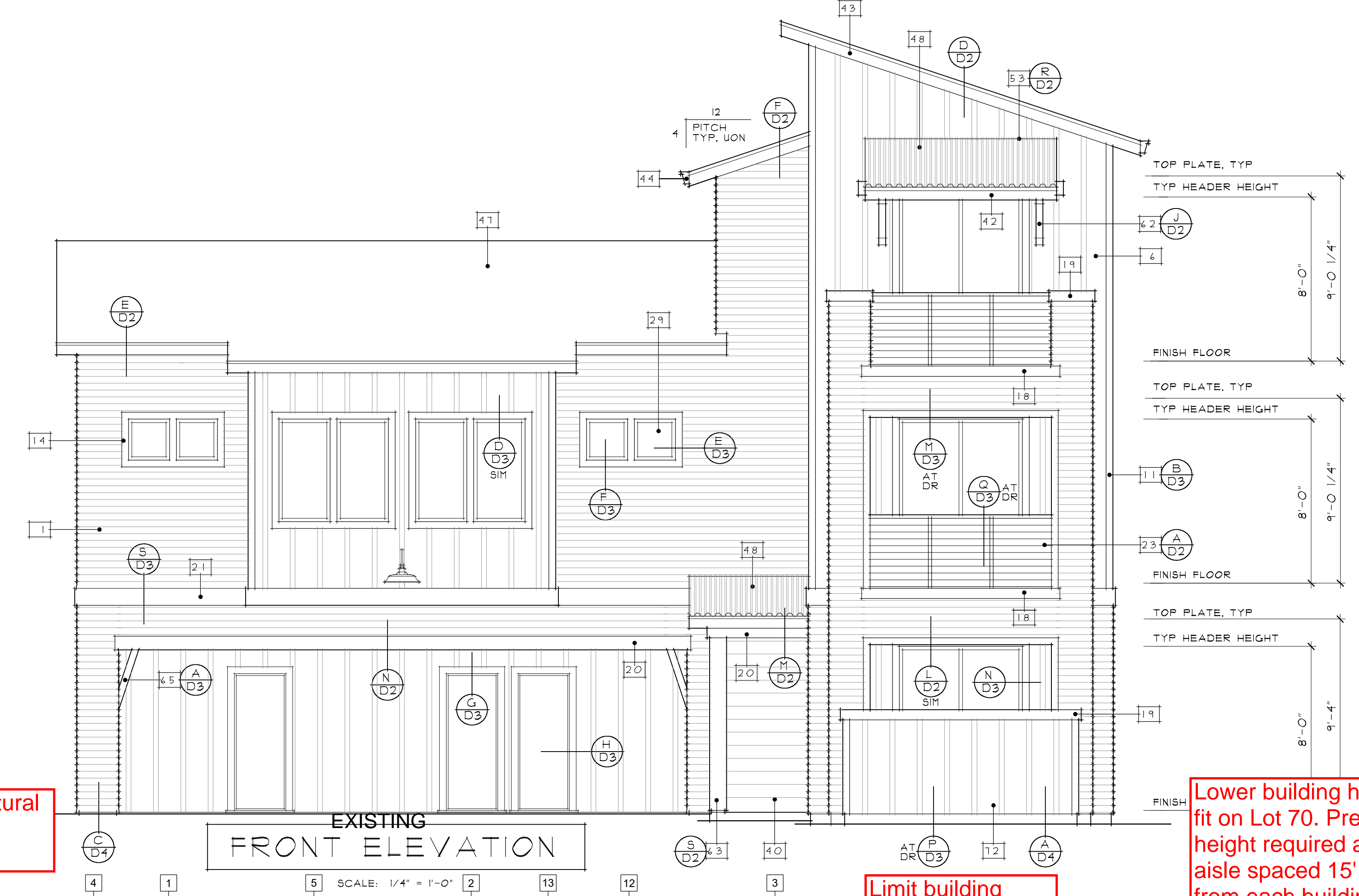
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EXA-4.2



3-UNIT BUILDING - ROOF PLAN PROPOSED
SCALE: 1/8" = 1'-0"



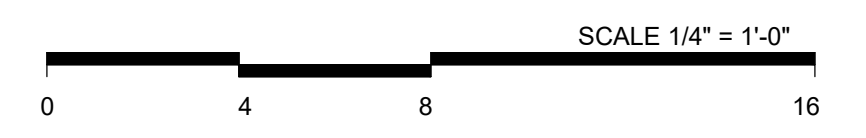
3-UNIT BUILDING - FRONT ELEVATION PROPOSED
SCALE: 1/4" = 1'-0"

Match existing architectural detailing, materials and color schemes.

Limit building massing near street to 2-stories.

Lower building height to 30' to fit on Lot 70. Previous building height required a 26' wide drive aisle spaced 15' to 30' away from each building as required by the CFC Appendix D.

Create separate private garage for ground floor accessible unit.



KAWANA MEADOWS - LOTS 4A & 70
SANTA ROSA, CALIFORNIA



3-UNIT BUILDING - PROPOSED ELEVATIONS



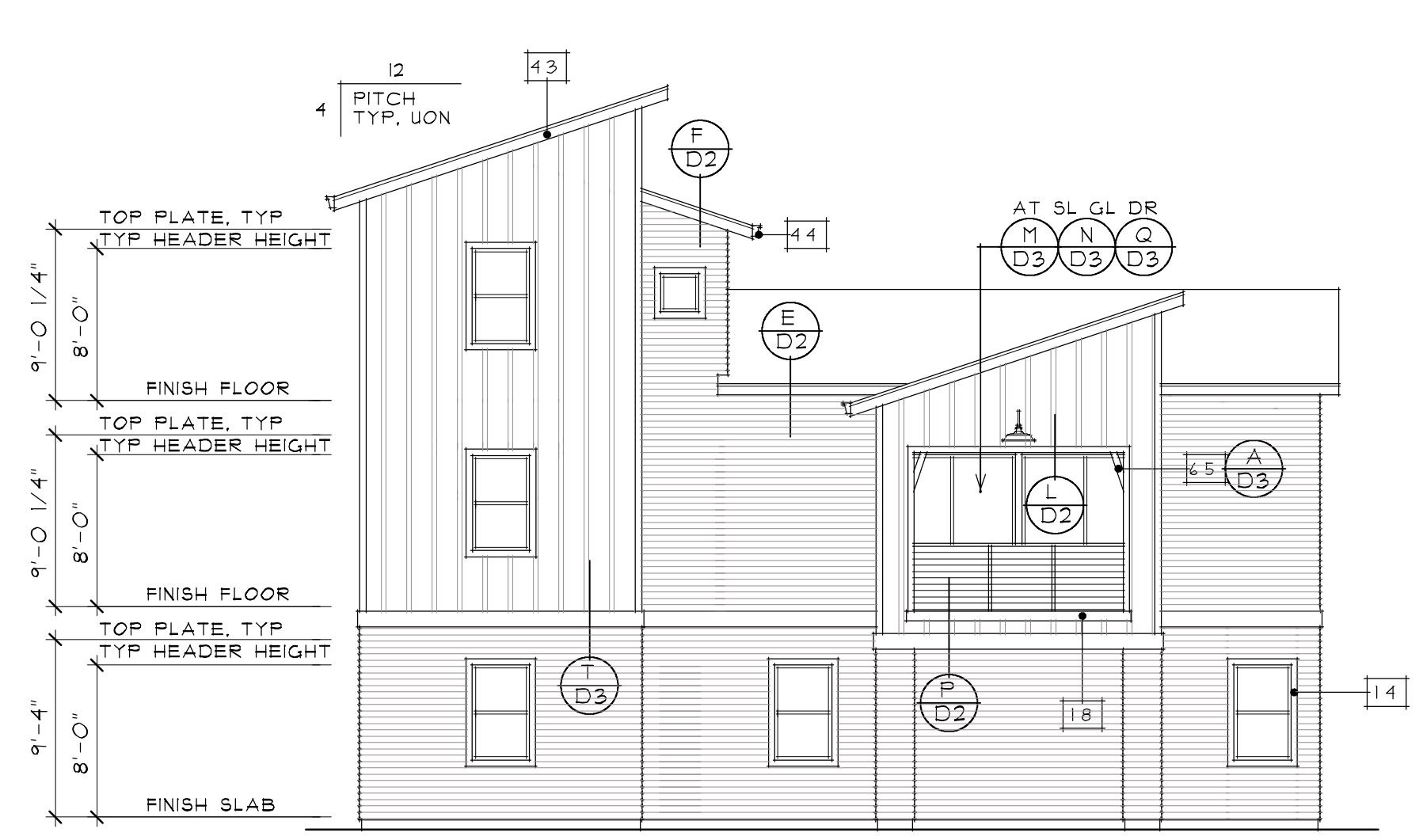
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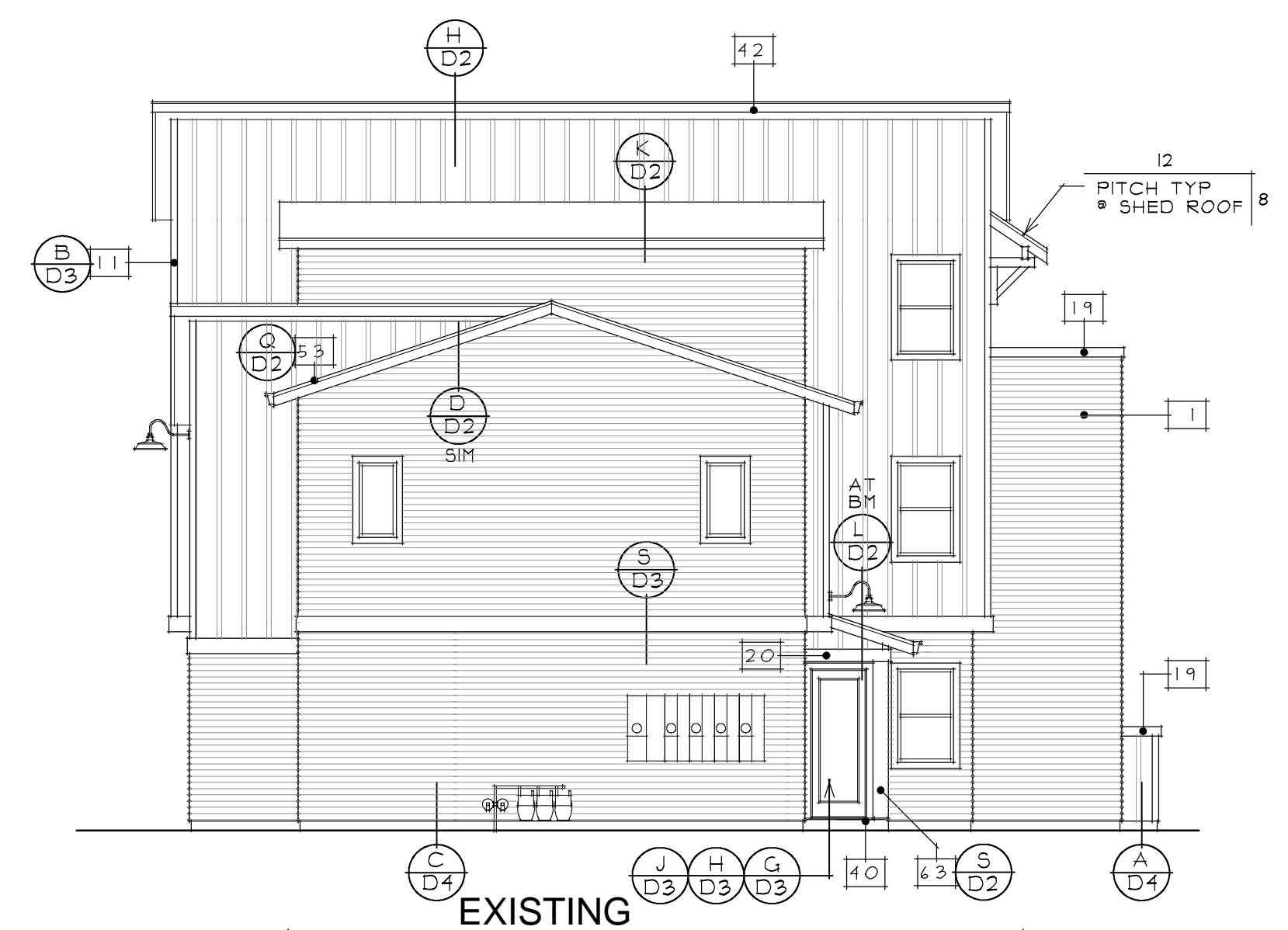
EXA-4.3



EXISTING
RIGHT SIDE ELEVATION
SCALE: 1/8" = 1'-0"



EXISTING
REAR ELEVATION
SCALE: 1/8" = 1'-0"



EXISTING
LEFT SIDE ELEVATION
SCALE: 1/8" = 1'-0"

Match existing architectural detailing, materials and color schemes.

Lower roof pitches to fit below 30' height limit for CFC requirements at Lot 70.



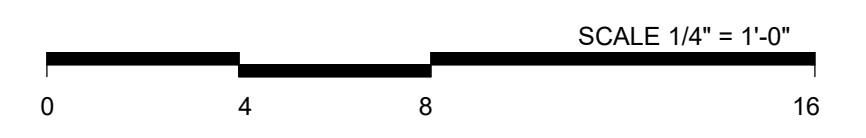
3-UNIT BUILDING - RIGHT ELEVATION PROPOSED
SCALE: 1/8" = 1'-0"



3-UNIT BUILDING - REAR ELEVATION PROPOSED
SCALE: 1/8" = 1'-0"



3-UNIT BUILDING - LEFT ELEVATION PROPOSED
SCALE: 1/8" = 1'-0"



KAWANA MEADOWS - LOTS 4A & 70
SANTA ROSA, CALIFORNIA



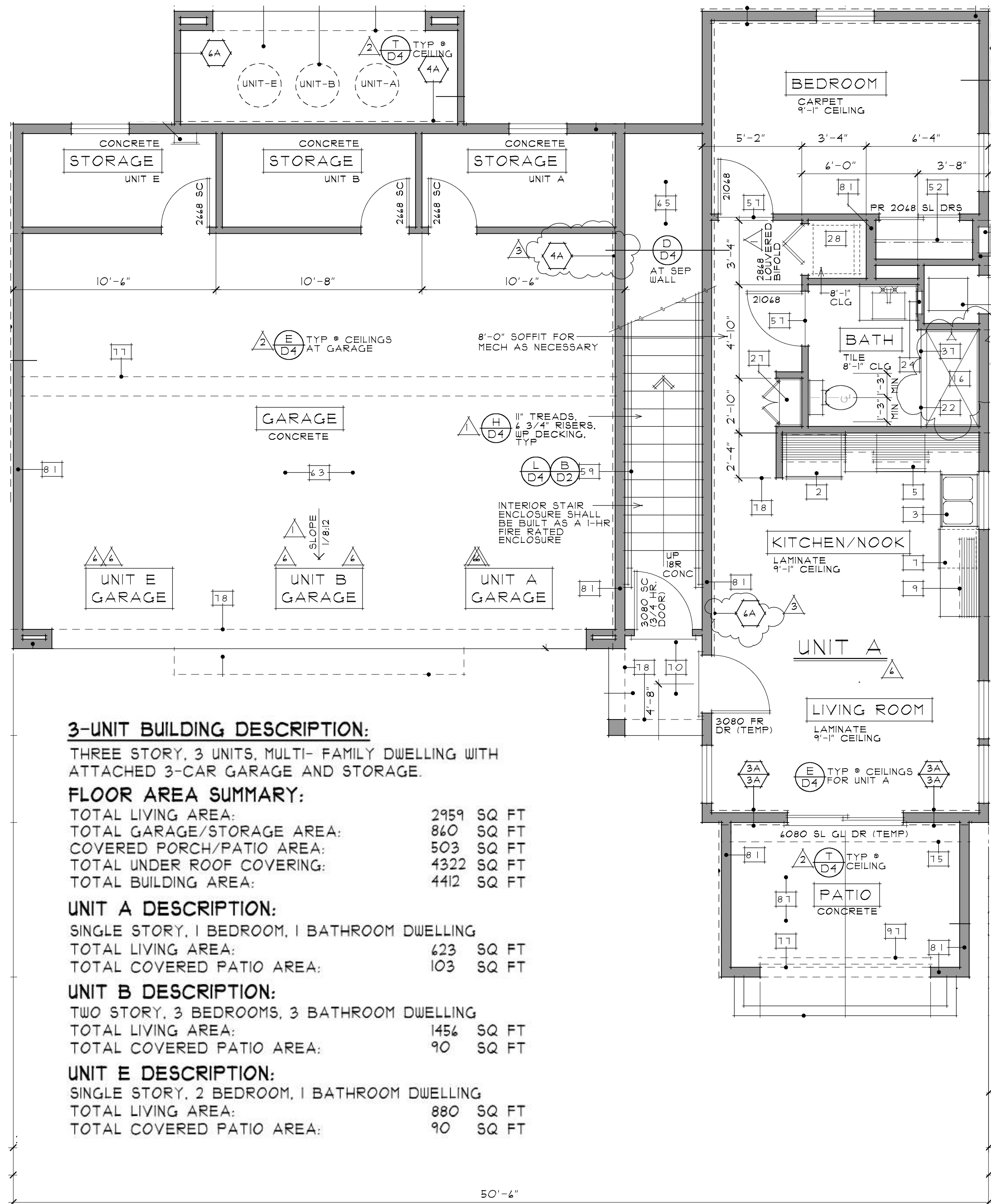
3-UNIT BUILDING - PROPOSED ELEVATIONS



DATE 05-11-2021
JOB NO. 1616.001

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EXA-4.4



3-UNIT BUILDING DESCRIPTION:

THREE STORY, 3 UNITS, MULTI-FAMILY DWELLING WITH ATTACHED 3-CAR GARAGE AND STORAGE.

FLOOR AREA SUMMARY:

TOTAL LIVING AREA:	2959 SQ FT
TOTAL GARAGE/STORAGE AREA:	860 SQ FT
COVERED PORCH/PATIO AREA:	503 SQ FT
TOTAL UNDER ROOF COVERING:	4322 SQ FT
TOTAL BUILDING AREA:	4412 SQ FT

UNIT A DESCRIPTION:

SINGLE STORY, 1 BEDROOM, 1 BATHROOM DWELLING	
TOTAL LIVING AREA:	423 SQ FT
TOTAL COVERED PATIO AREA:	103 SQ FT

UNIT B DESCRIPTION:

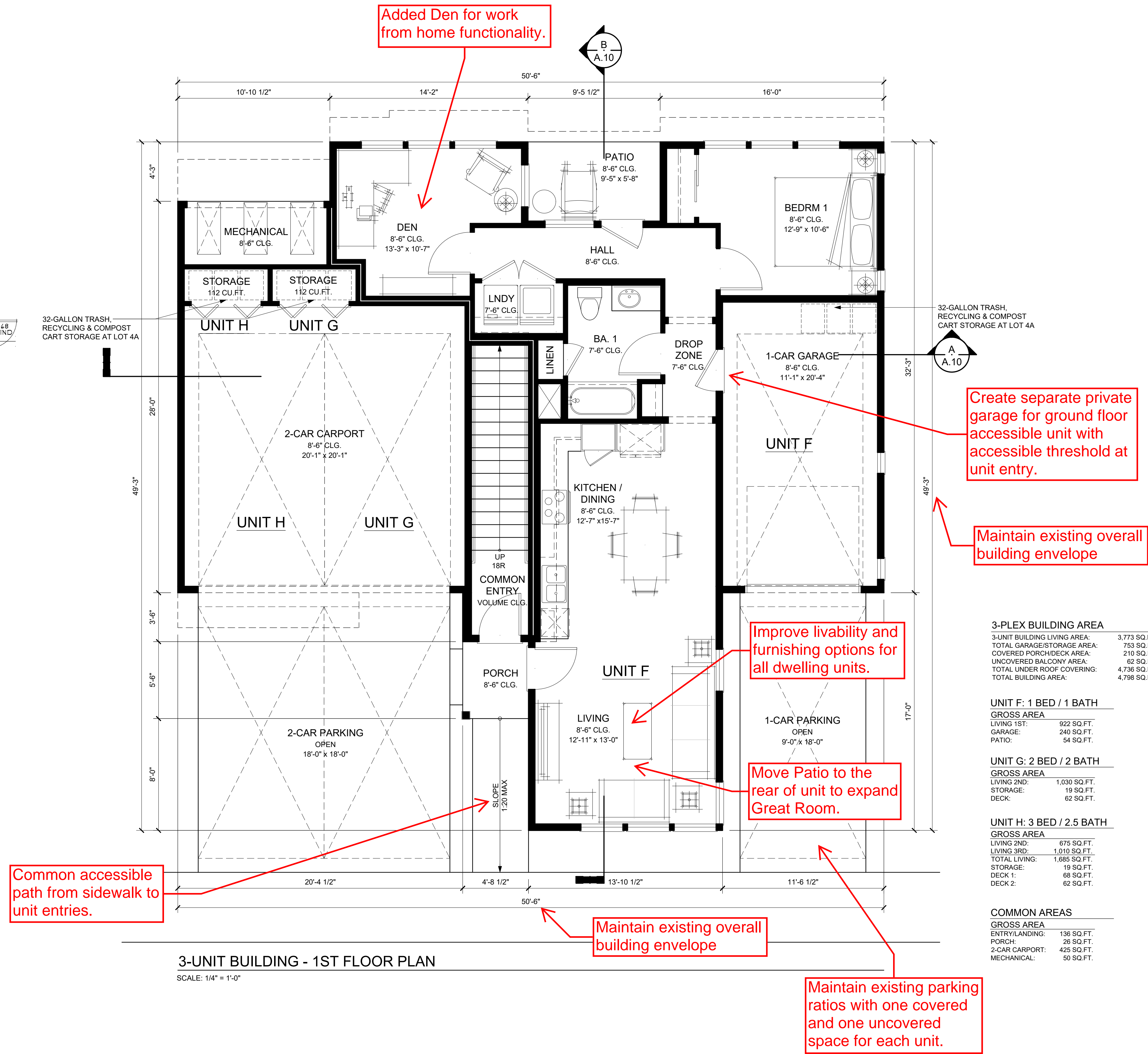
TWO STORY, 3 BEDROOMS, 3 BATHROOM DWELLING	
TOTAL LIVING AREA:	1456 SQ FT
TOTAL COVERED PATIO AREA:	90 SQ FT

UNIT E DESCRIPTION:

SINGLE STORY, 2 BEDROOM, 1 BATHROOM DWELLING	
TOTAL LIVING AREA:	880 SQ FT
TOTAL COVERED PATIO AREA:	90 SQ FT

LOWER FLOOR PLAN

SCALE: 1/4" = 1'-0"



3-UNIT BUILDING - 1ST FLOOR PLAN

SCALE: 1/4" = 1'-0"

3-PLEX BUILDING AREA

3-UNIT BUILDING LIVING AREA:	3,773 SQ.FT.
TOTAL GARAGE/STORAGE AREA:	753 SQ.FT.
COVERED PORCH/DECK AREA:	210 SQ.FT.
UNCOVERED BALCONY AREA:	62 SQ.FT.
TOTAL UNDER ROOF COVERING:	4,738 SQ.FT.
TOTAL BUILDING AREA:	4,798 SQ.FT.

UNIT F: 1 BED / 1 BATH

GROSS AREA	
LIVING 1ST:	922 SQ.FT.
GARAGE:	240 SQ.FT.
PATIO:	54 SQ.FT.

UNIT G: 2 BED / 2 BATH

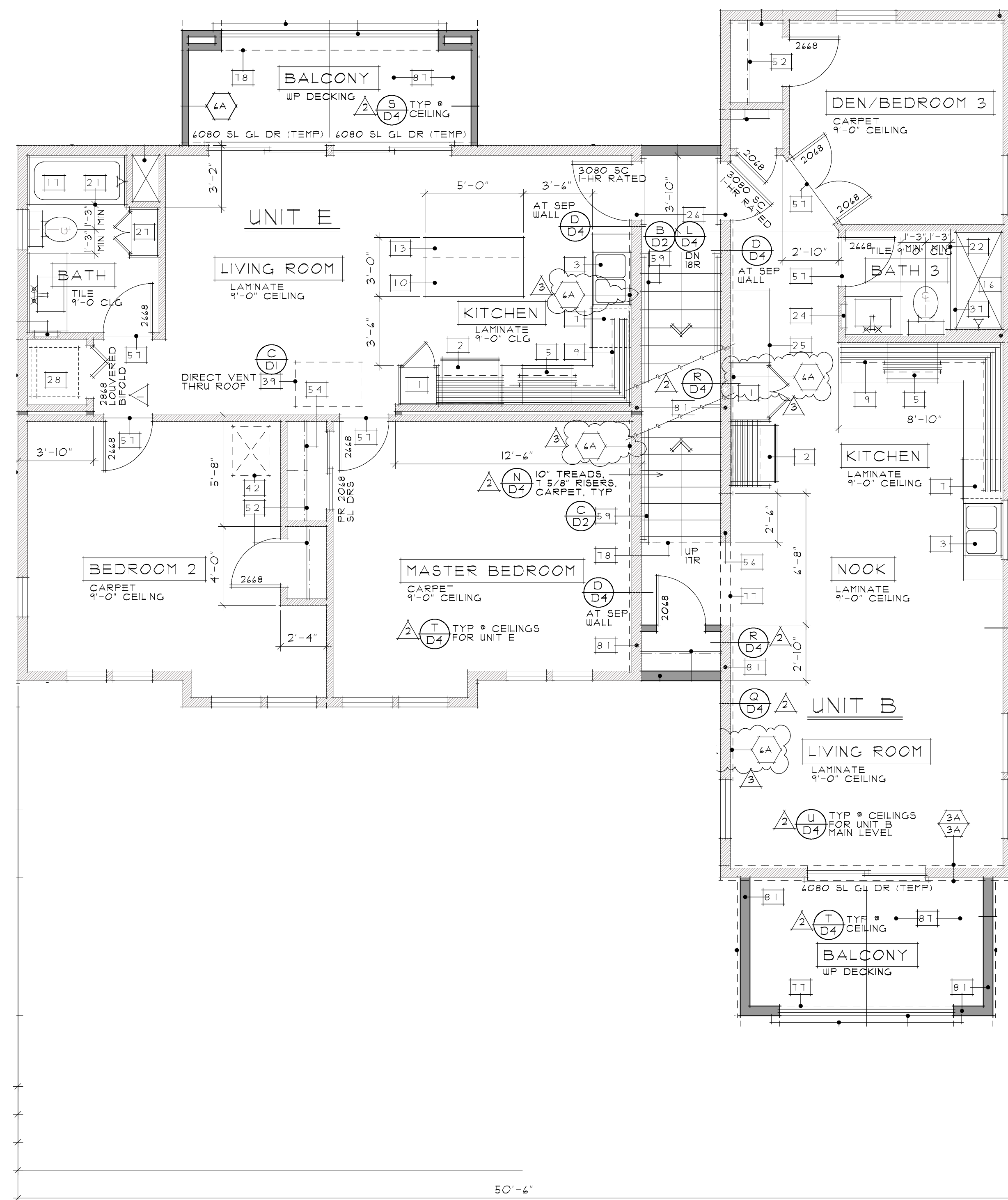
GROSS AREA	
LIVING 2ND:	1,030 SQ.FT.
STORAGE:	19 SQ.FT.
DECK:	62 SQ.FT.

UNIT H: 3 BED / 2.5 BATH

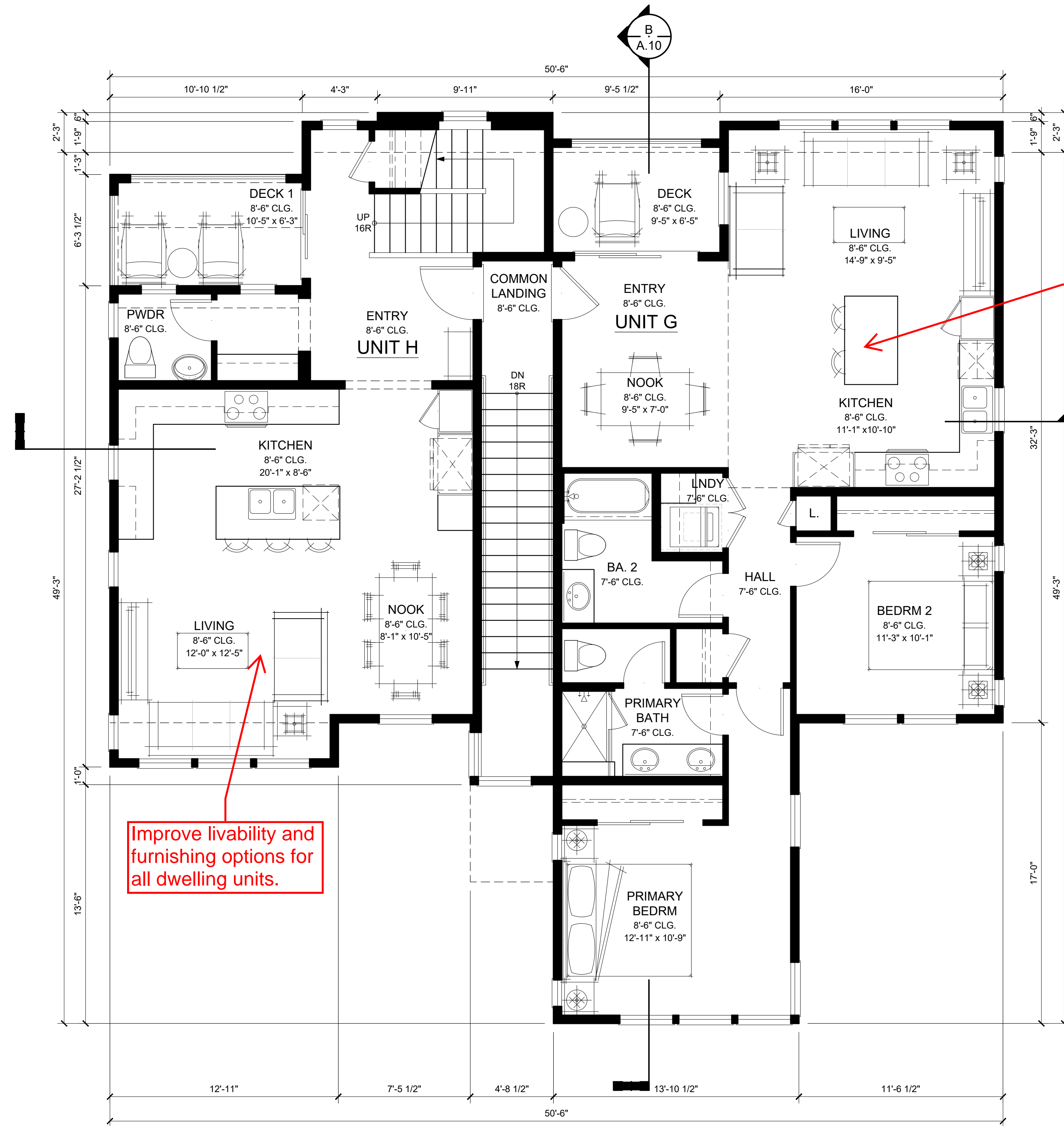
GROSS AREA	
LIVING 2ND:	675 SQ.FT.
LIVING 3RD:	1,010 SQ.FT.
TOTAL LIVING:	1,685 SQ.FT.
STORAGE:	19 SQ.FT.
DECK 1:	68 SQ.FT.
DECK 2:	62 SQ.FT.

COMMON AREAS

GROSS AREA	
ENTRY/LANDING:	136 SQ.FT.
PORCH:	26 SQ.FT.
2-CAR CARPORT:	425 SQ.FT.
MECHANICAL:	50 SQ.FT.



MAIN FLOOR PLAN
SCALE: 1/4" = 1'-0"



3-UNIT BUILDING - 2ND FLOOR PLAN
SCALE: 1/4" = 1'-0"



KAWANA MEADOWS - LOTS 4A & 70
SANTA ROSA, CALIFORNIA



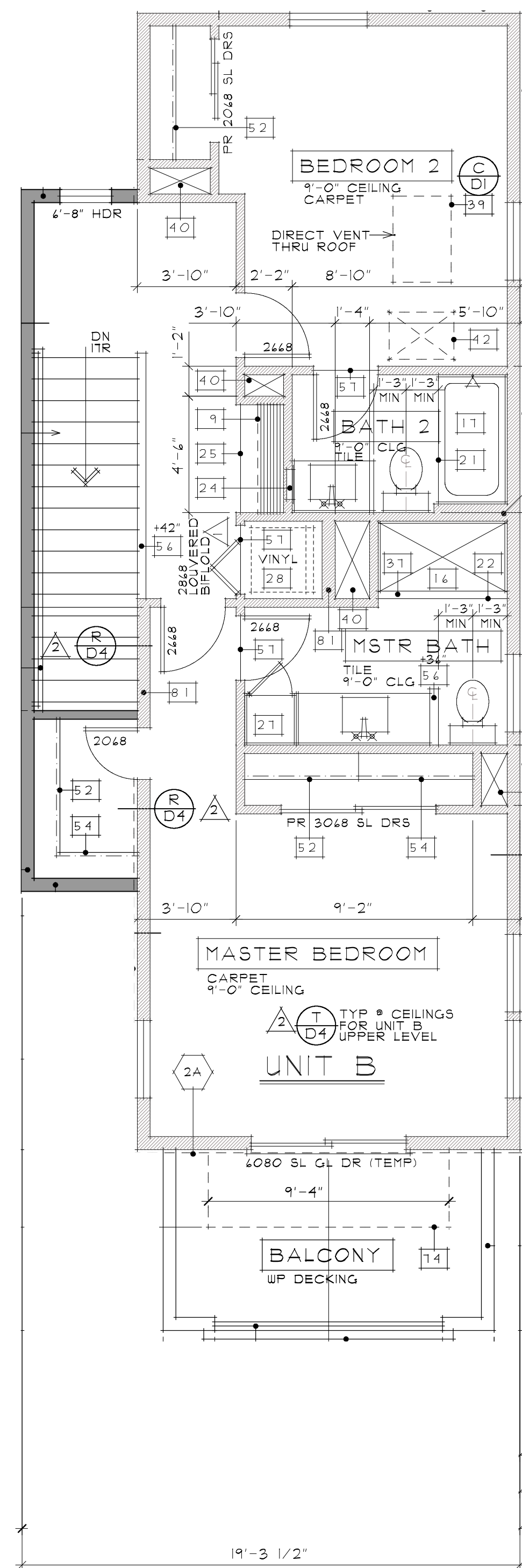
3-UNIT BUILDING - PROPOSED 2ND FLOOR PLAN



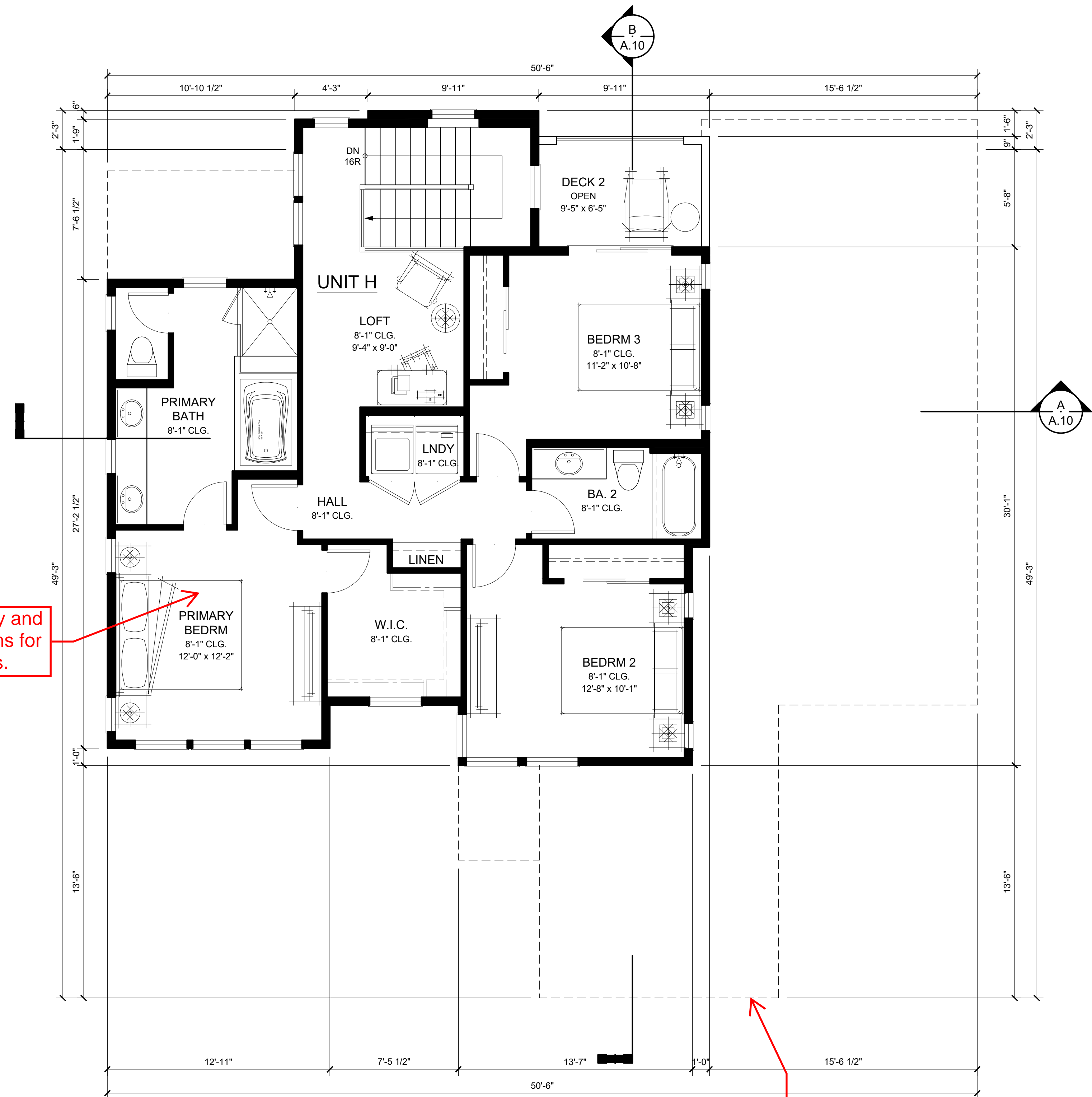
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EXA-4.6



UPPER FLOOR PLAN
SCALE: 1/4" = 1'-0"



Improve livability and furnishing options for all dwelling units.

Limit to 2-stories at the street in order to step back the building mass.

3-UNIT BUILDING - 3RD FLOOR PLAN
SCALE: 1/4" = 1'-0"

KAWANA MEADOWS - LOTS 4A & 70
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3-UNIT BUILDING - PROPOSED 3RD FLOOR PLAN



DATE 05-11-2021
JOB NO. 1616.001

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Pleasanton, CA 94588
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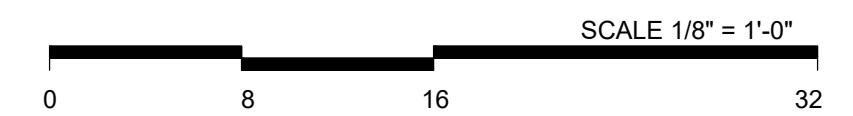
EXA-4.7



4-UNIT BUILDING - FRONT PERSPECTIVE EXISTING
SCALE: N.T.S.



4-UNIT BUILDING - FRONT PERSPECTIVE PROPOSED
SCALE: N.T.S.



KAWANA MEADOWS - LOTS 4A & 70
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4-UNIT BUILDING - PROPOSED ELEVATION PERSPECTIVES



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EXA-4.8



4-UNIT BUILDING - REAR PERSPECTIVE EXISTING
SCALE: N.T.S.



4-UNIT BUILDING - REAR PERSPECTIVE PROPOSED
SCALE: N.T.S.



KAWANA MEADOWS - LOTS 4A & 70
SANTA ROSA, CALIFORNIA

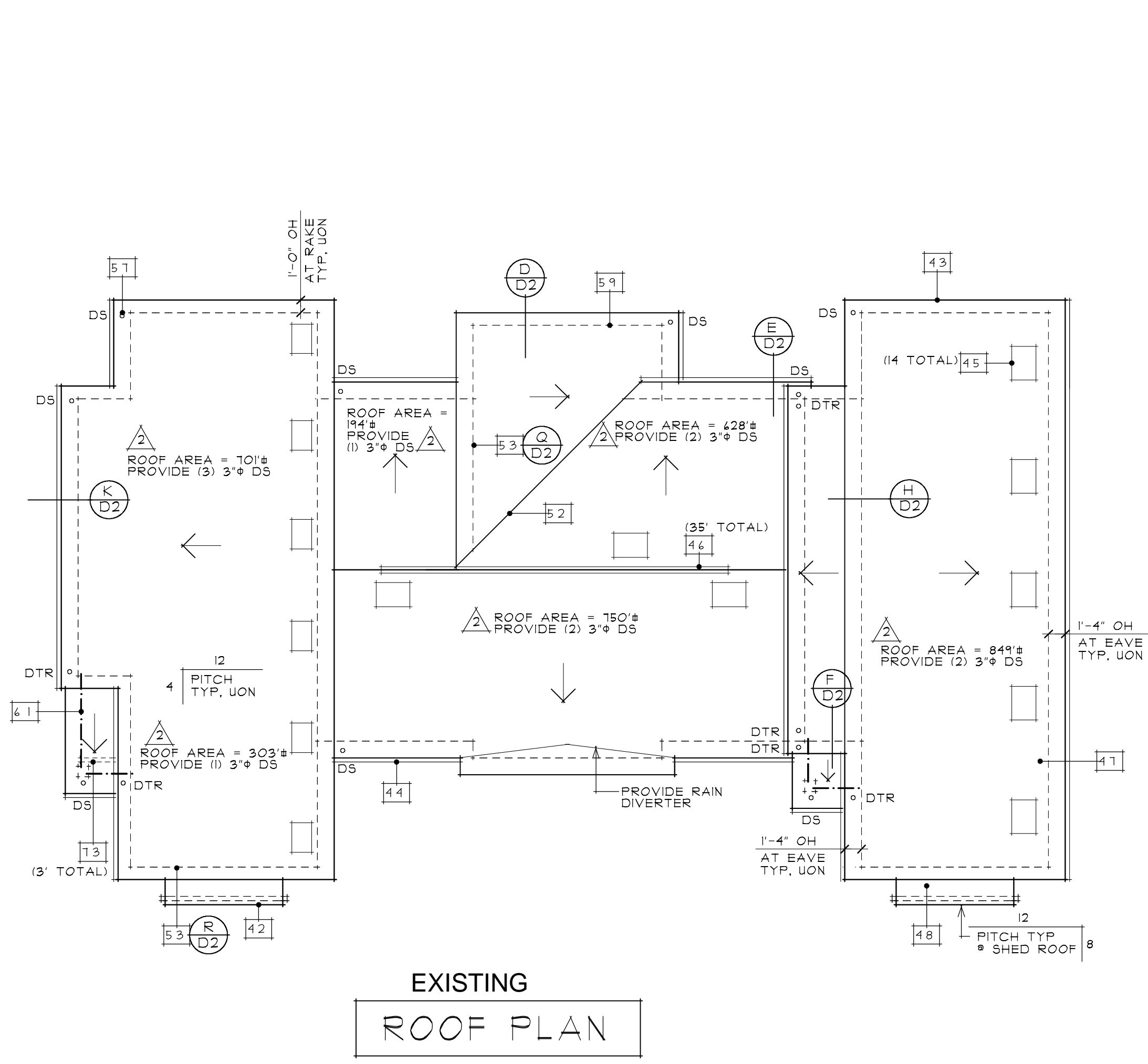
4-UNIT BUILDING - PROPOSED ELEVATION PERSPECTIVES



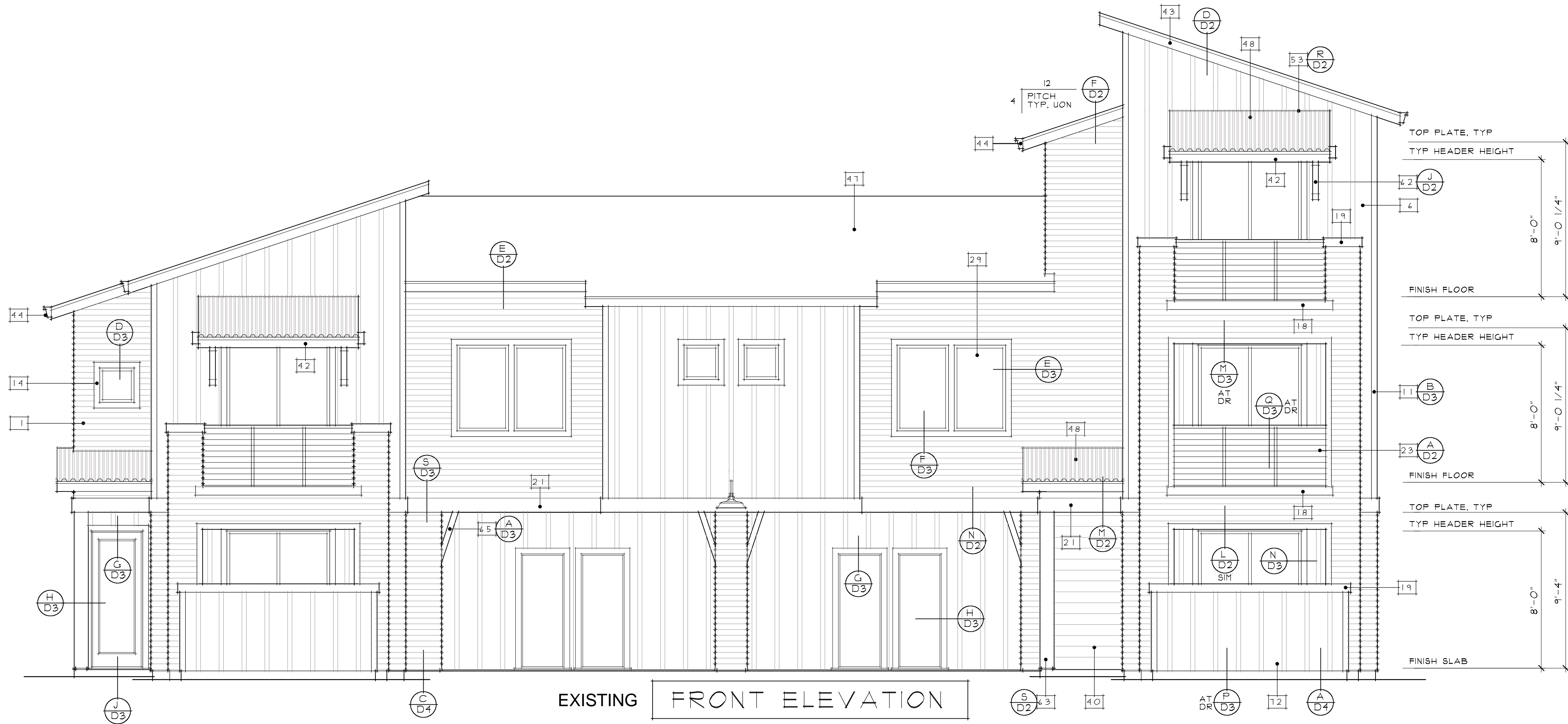
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EXA-4.9



EXISTING
ROOF PLAN
SCALE: 1/8" = 1'-0"



EXISTING FRONT ELEVATION
SCALE: 1/4" = 1'-0"

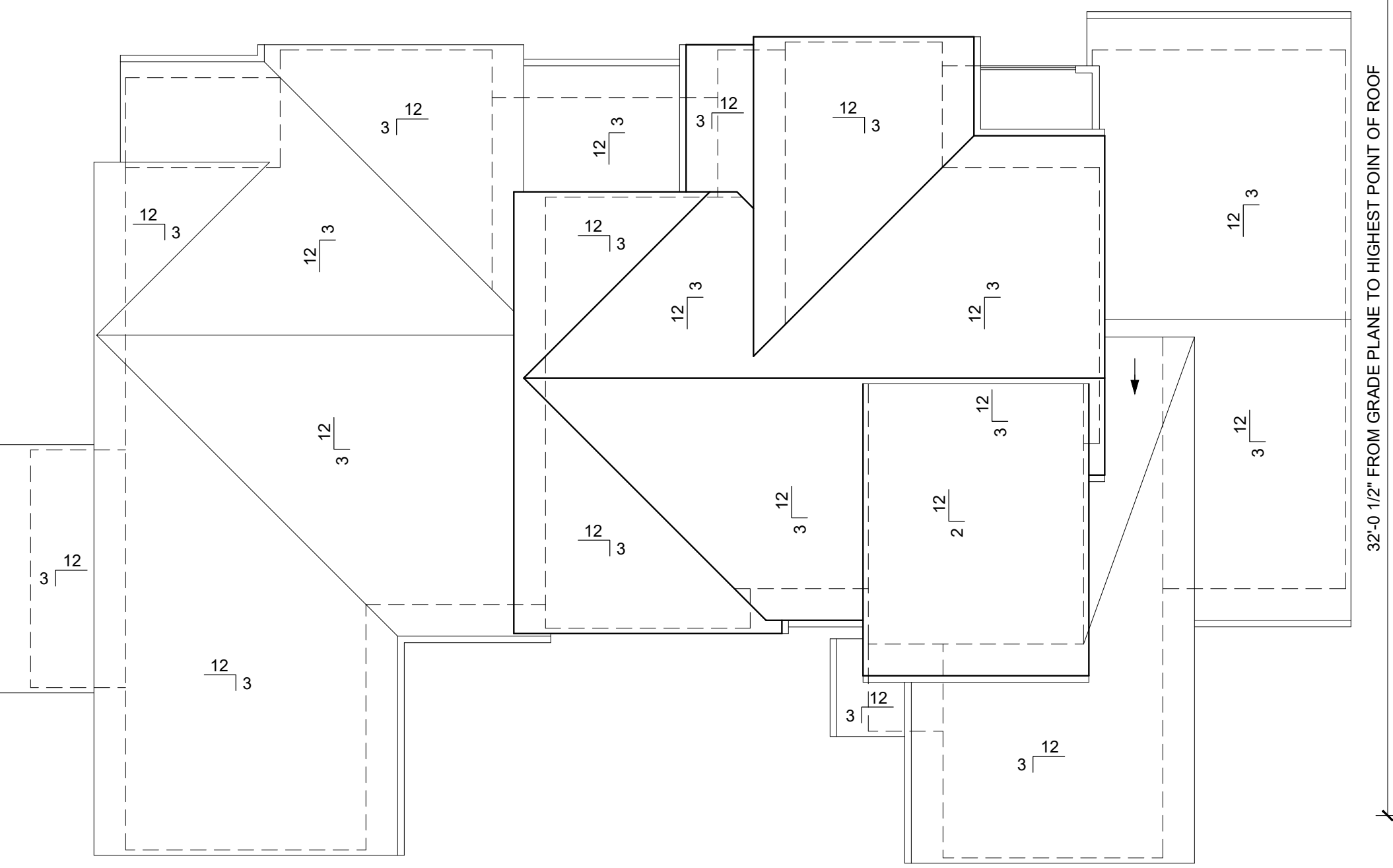
Lower building height to 30' to fit on Lot 70. Previous building height required a 26' wide drive aisle spaced 15' to 30' away from each building as required by the CFC Appendix D.

Limit building massing near street to 2-stories.

Match existing architectural detailing, materials and color schemes.

Create separate private garage for multi-story unit with ground level accessibility.

Create separate private garage for ground floor accessible unit.



4-UNIT BUILDING - ROOF PLAN PROPOSED
SCALE: 1/8" = 1'-0"



4-UNIT BUILDING - FRONT ELEVATION PROPOSED
SCALE: 1/4" = 1'-0"

4-UNIT BUILDING - PROPOSED ELEVATIONS

KAWANA MEADOWS - LOTS 4A & 70
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DATE 05-11-2021
JOB NO. 1616.001
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Pleasanton, CA 94588
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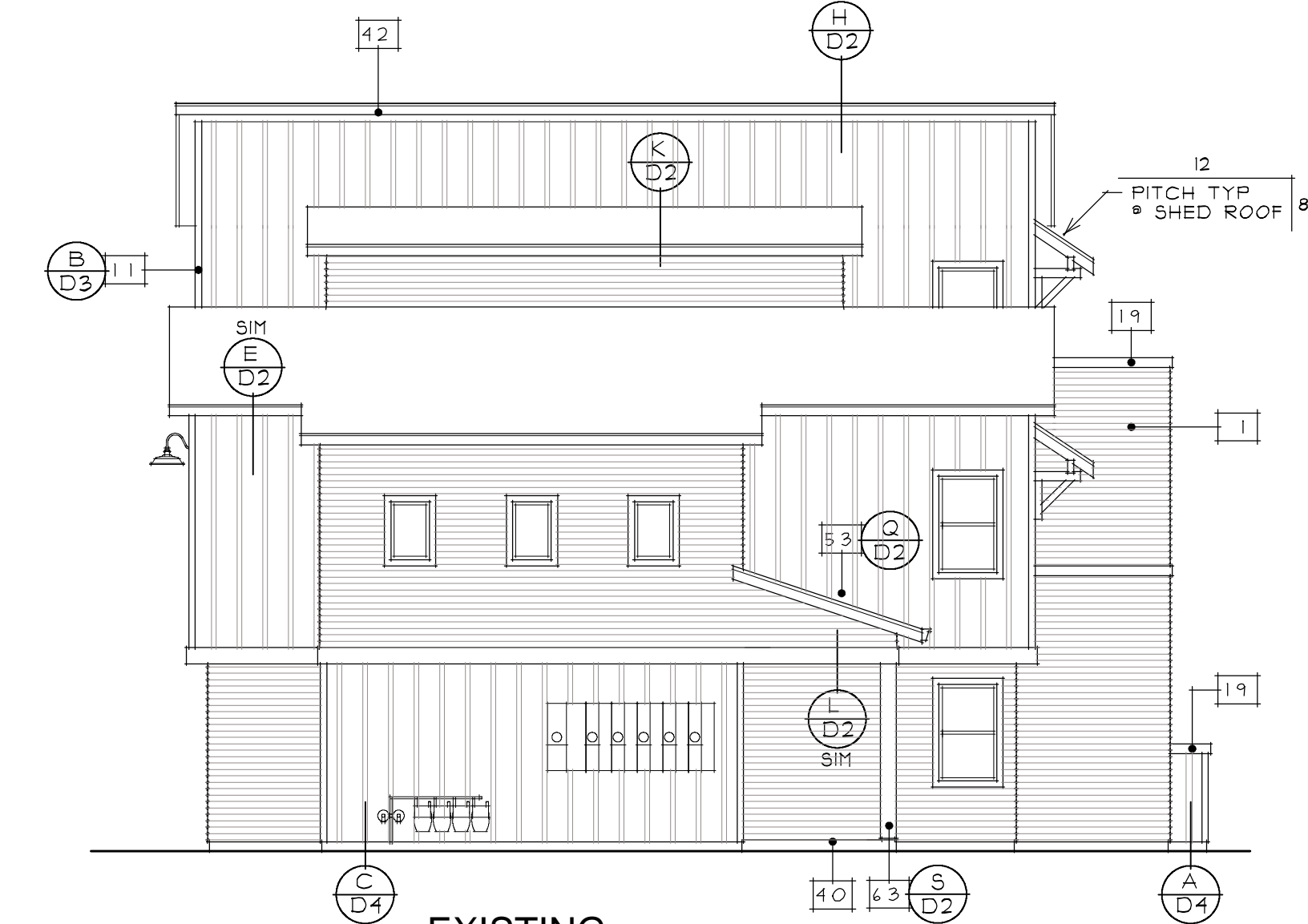
EXA-4.10



EXISTING
RIGHT SIDE ELEVATION
SCALE: 1/8" = 1'-0"



EXISTING
REAR ELEVATION
SCALE: 1/8" = 1'-0"



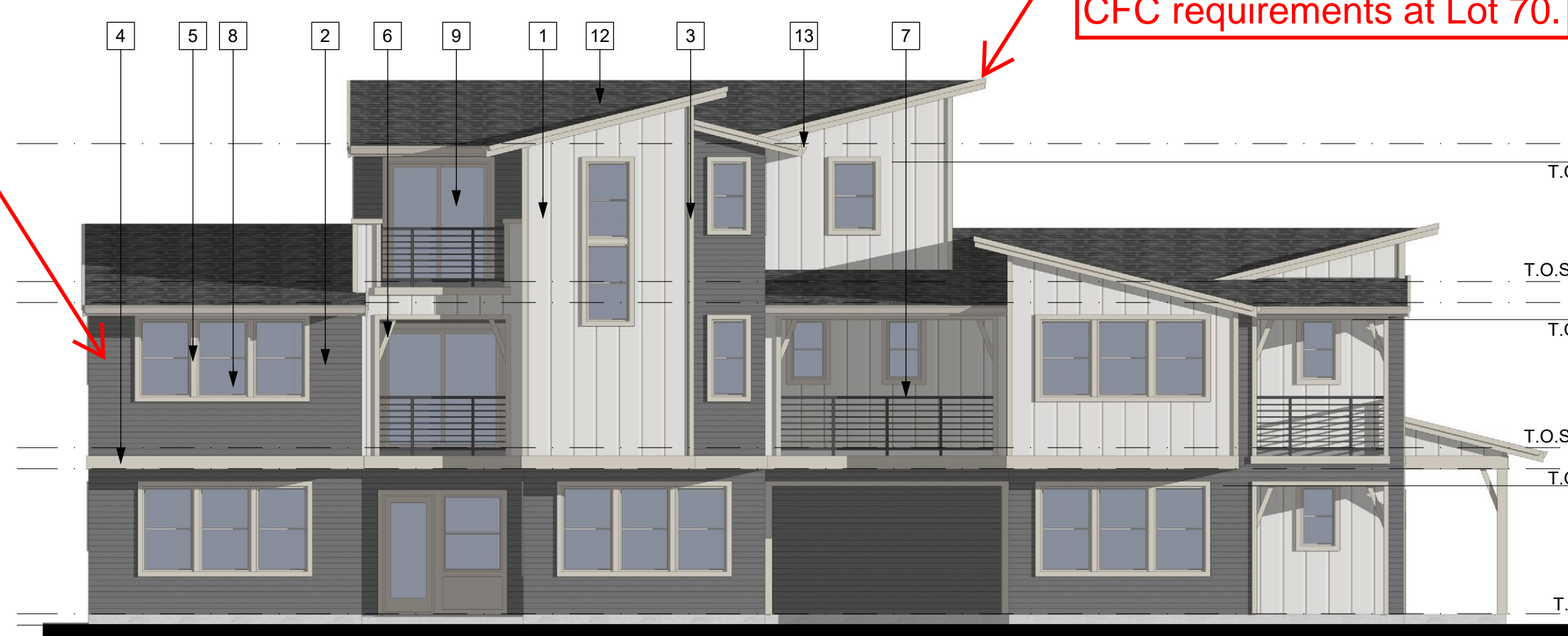
EXISTING
LEFT SIDE ELEVATION
SCALE: 1/8" = 1'-0"

Match existing architectural detailing, materials and color schemes.

Lower roof pitches to fit below 30' height limit for CFC requirements at Lot 70.



4-UNIT BUILDING - RIGHT ELEVATION PROPOSED
SCALE: 1/8" = 1'-0"

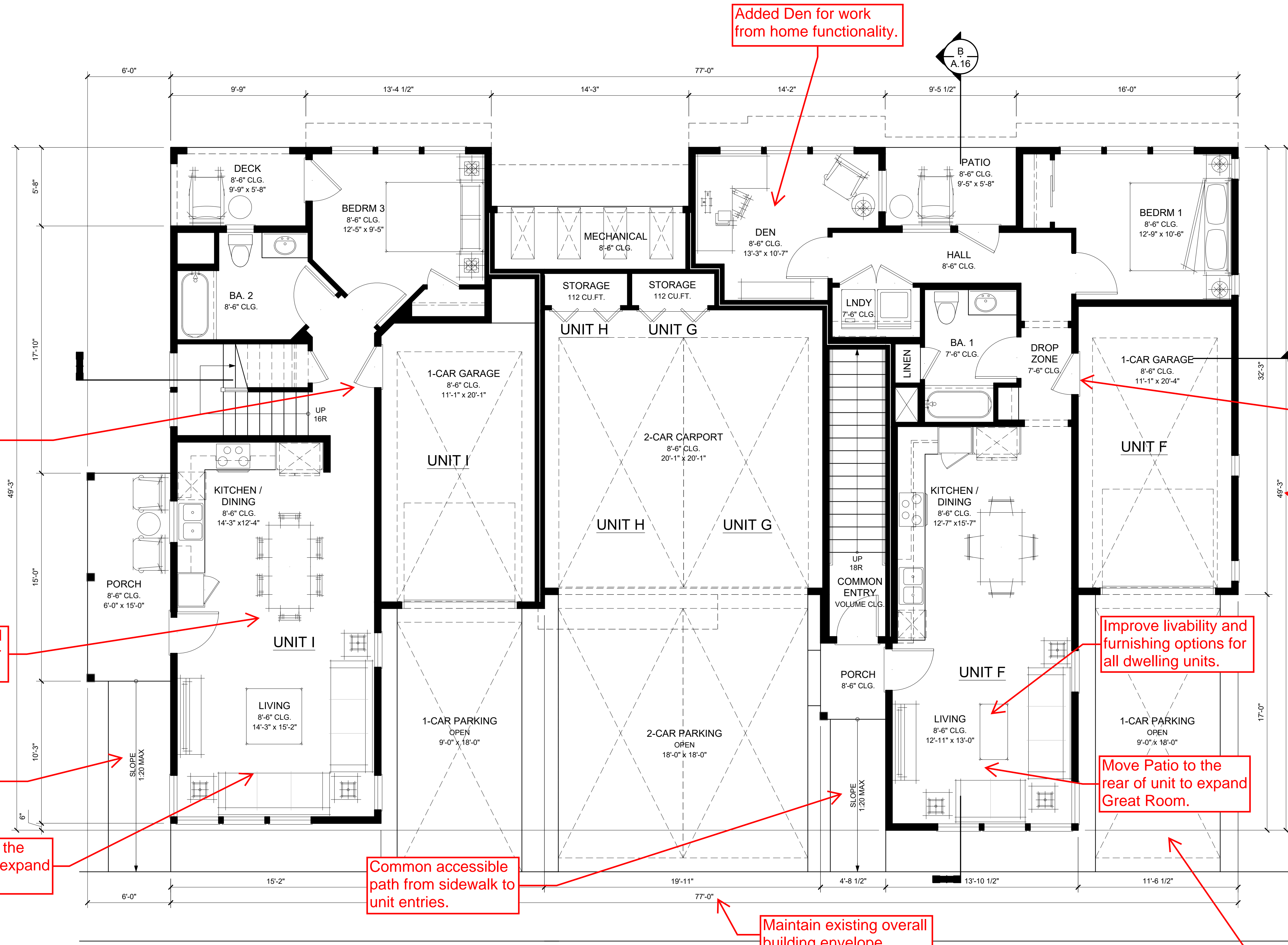


4-UNIT BUILDING - REAR ELEVATION PROPOSED
SCALE: 1/8" = 1'-0"



4-UNIT BUILDING - LEFT ELEVATION PROPOSED
SCALE: 1/8" = 1'-0"





4-UNIT BUILDING - 1ST FLOOR PLAN
SCALE: 1/4" = 1'-0"

Create separate private garage for accessible ground floor at multistory unit with accessible threshold at unit entry.

Maintain existing overall building envelope

4-PLEX BUILDING AREA

4-UNIT BUILDING LIVING AREA:	5,549 SQ. FT.
TOTAL GARAGE/STORAGE AREA:	1,016 SQ. FT.
COVERED PORCH/DECK AREA:	434 SQ. FT.
UNCOVERED BALCONY AREA:	62 SQ. FT.
TOTAL UNDER ROOF COVERING:	6,999 SQ. FT.
TOTAL BUILDING AREA:	7,061 SQ. FT.

UNIT F: 1 BED / 1 BATH

GROSS AREA	
LIVING 1ST:	922 SQ. FT.
GARAGE:	240 SQ. FT.
PATIO:	54 SQ. FT.

UNIT G: 2 BED / 2 BATH

GROSS AREA	
LIVING 2ND:	1,030 SQ. FT.
STORAGE:	19 SQ. FT.
DECK:	62 SQ. FT.

UNIT H: 3 BED / 2.5 BATH

GROSS AREA	
LIVING 2ND:	672 SQ. FT.
LIVING 3RD:	1,010 SQ. FT.
TOTAL LIVING:	1,682 SQ. FT.
STORAGE:	19 SQ. FT.
DECK 1:	92 SQ. FT.
DECK 2:	62 SQ. FT.

UNIT I: 3 BED / 3 BATH

GROSS AREA	
LIVING 1ST:	785 SQ. FT.
LIVING 2ND:	994 SQ. FT.
TOTAL LIVING:	1,779 SQ. FT.
GARAGE:	248 SQ. FT.
PORCH:	90 SQ. FT.
PATIO:	55 SQ. FT.
DECK:	55 SQ. FT.

COMMON AREAS

GROSS AREA	
ENTRY/LANDING:	136 SQ. FT.
PORCH:	26 SQ. FT.
2-CAR CARPORT:	423 SQ. FT.
MECHANICAL:	67 SQ. FT.

Create separate private garage for accessible ground floor at multistory unit with accessible threshold at unit entry.

Improve livability and furnishing options for all dwelling units.

Accessible path from sidewalk to unit entry.

Move Patio to the rear of unit to expand Great Room.

Common accessible path from sidewalk to unit entries.

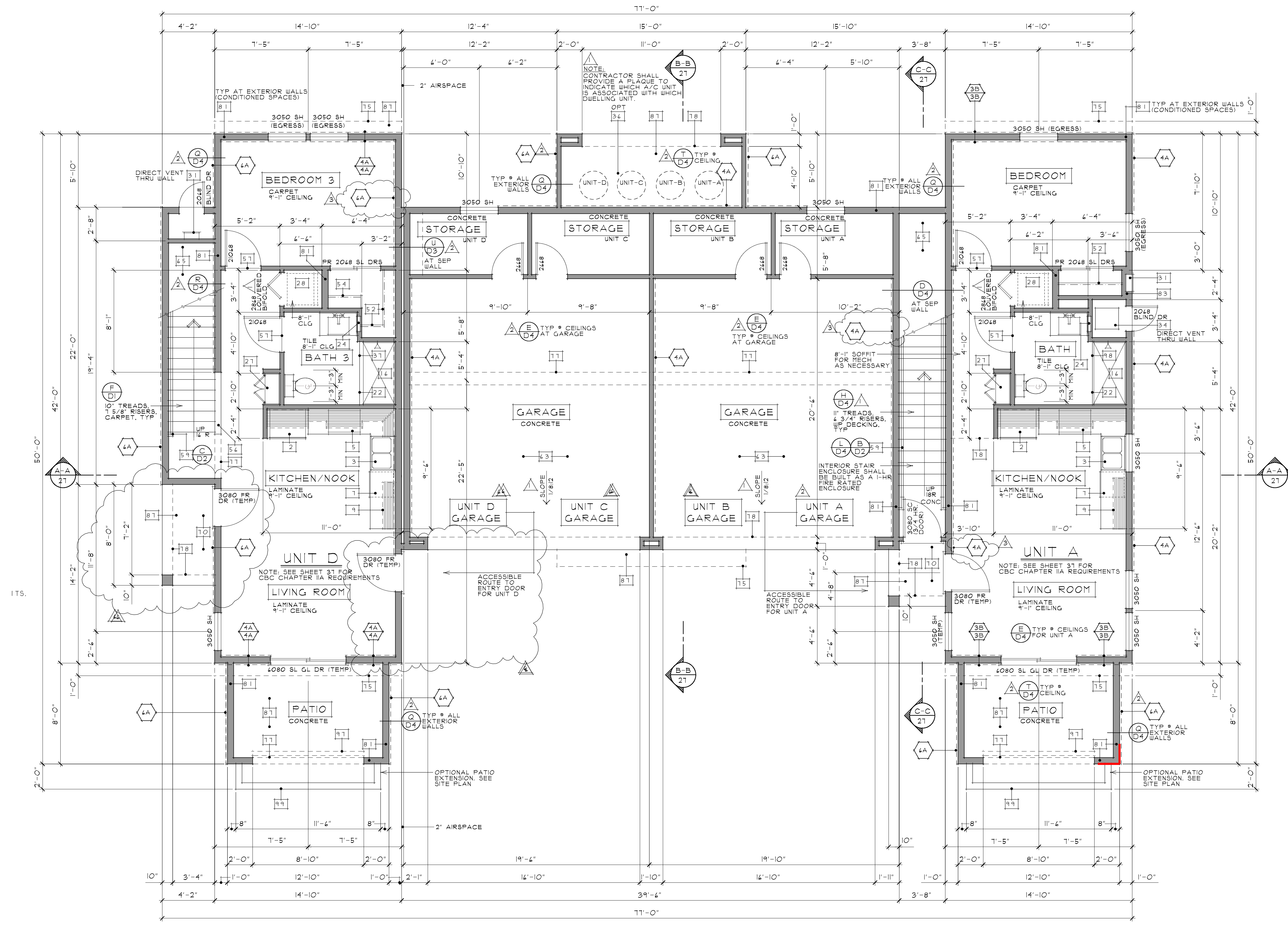
Maintain existing overall building envelope

Improve livability and furnishing options for all dwelling units.

Move Patio to the rear of unit to expand Great Room.

Maintain existing parking ratios with one covered and one uncovered space for each unit.





LOWER FLOOR PLAN

SCALE: 1/4" = 1'-0"



KAWANA MEADOWS - LOTS 4A & 70
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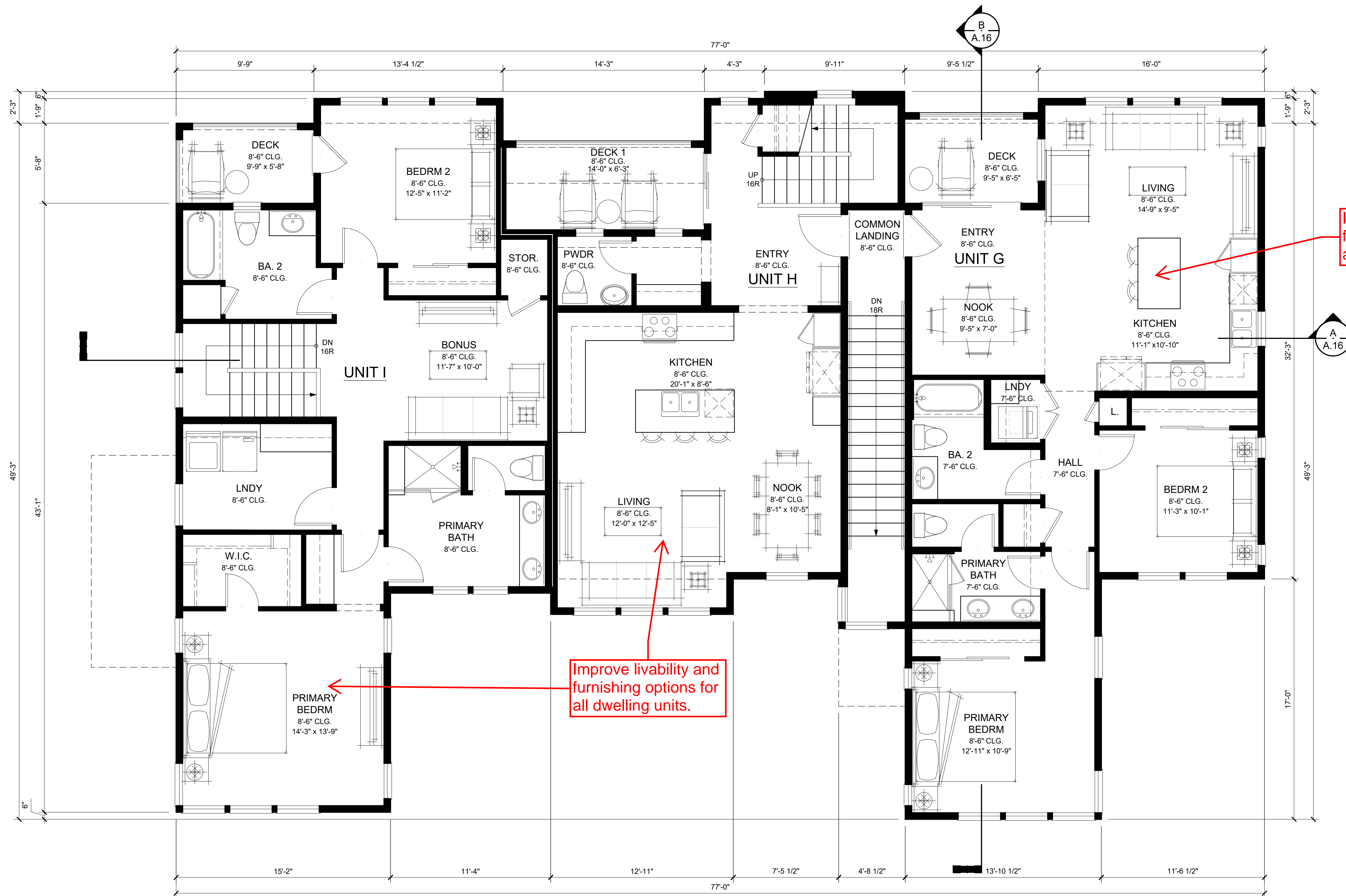
4-UNIT BUILDING - EXISTING 1ST FLOOR PLAN



DATE 05-11-2021
JOB NO. 1616.001

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EXA-4.13



4-UNIT BUILDING - 2ND FLOOR PLAN
SCALE: 1/4" = 1'-0"



KAWANA MEADOWS - LOTS 4A & 70
SANTA ROSA, CALIFORNIA

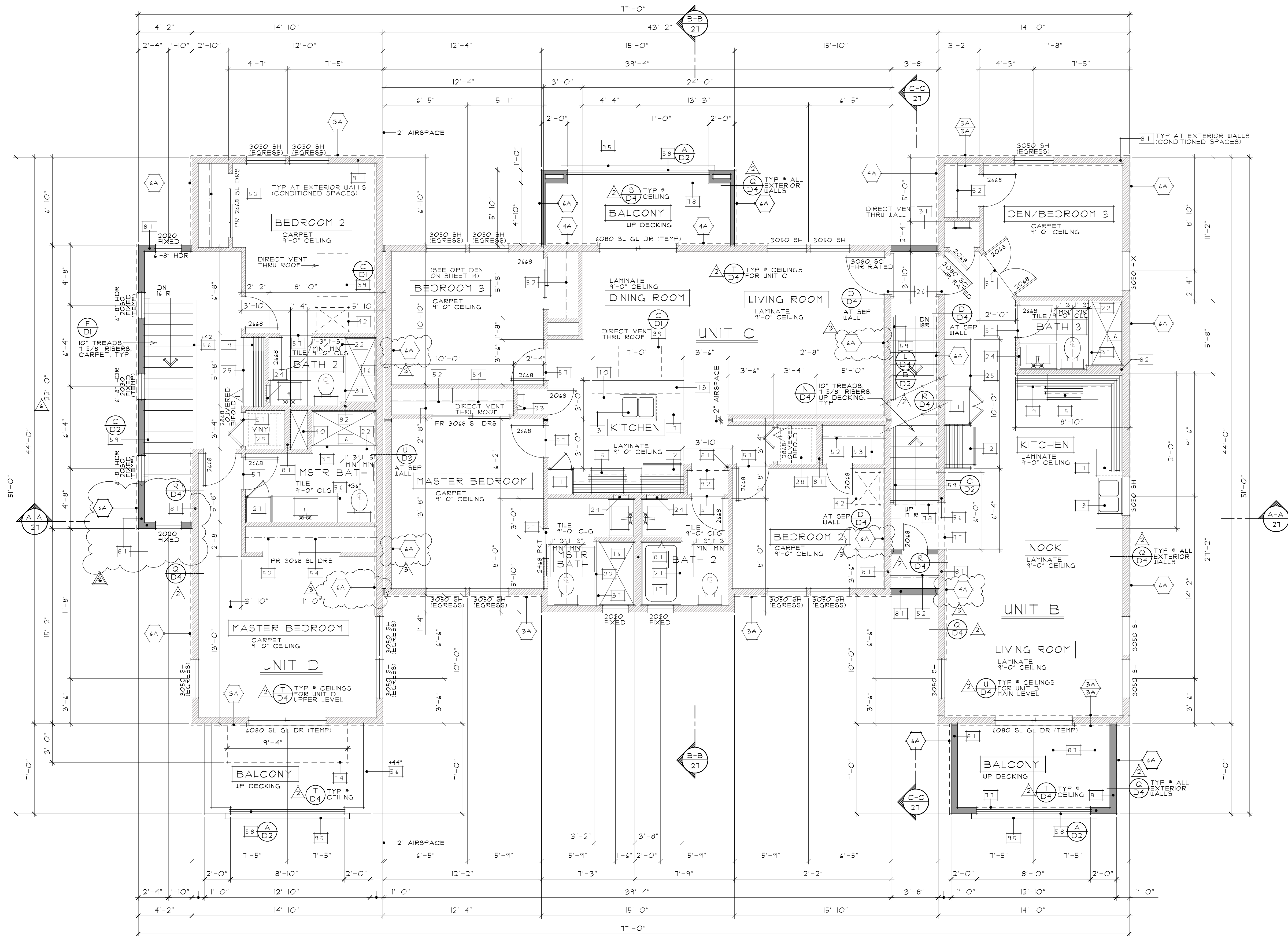
4-UNIT BUILDING - PROPOSED 2ND FLOOR PLAN



DATE 05-11-2021
JOB NO. 1616.001

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EXA-4.14



MAIN FLOOR PLAN

SCALE: 1/4" = 1'-0"



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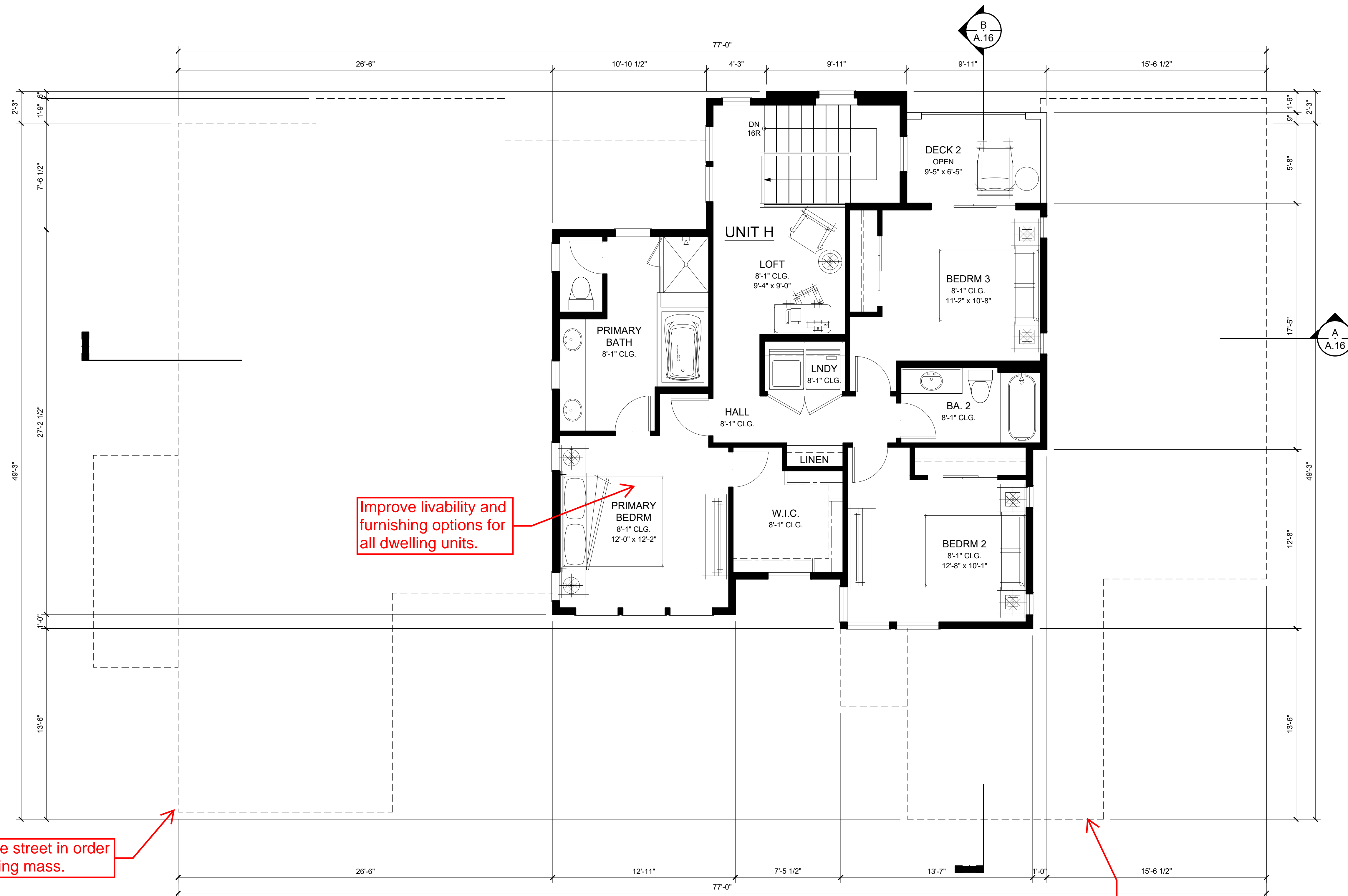
4-UNIT BUILDING - EXISTING 2ND FLOOR PLAN



DATE 05-11-2021
JOB NO. 1616.001

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EXA-4.15



Improve livability and furnishing options for all dwelling units.

Limit to 2-stories at the street in order to step back the building mass.

Limit to 2-stories at the street in order to step back the building mass.

4-UNIT BUILDING - 3RD FLOOR PLAN
SCALE: 1/4" = 1'-0"



KAWANA MEADOWS - LOTS 4A & 70
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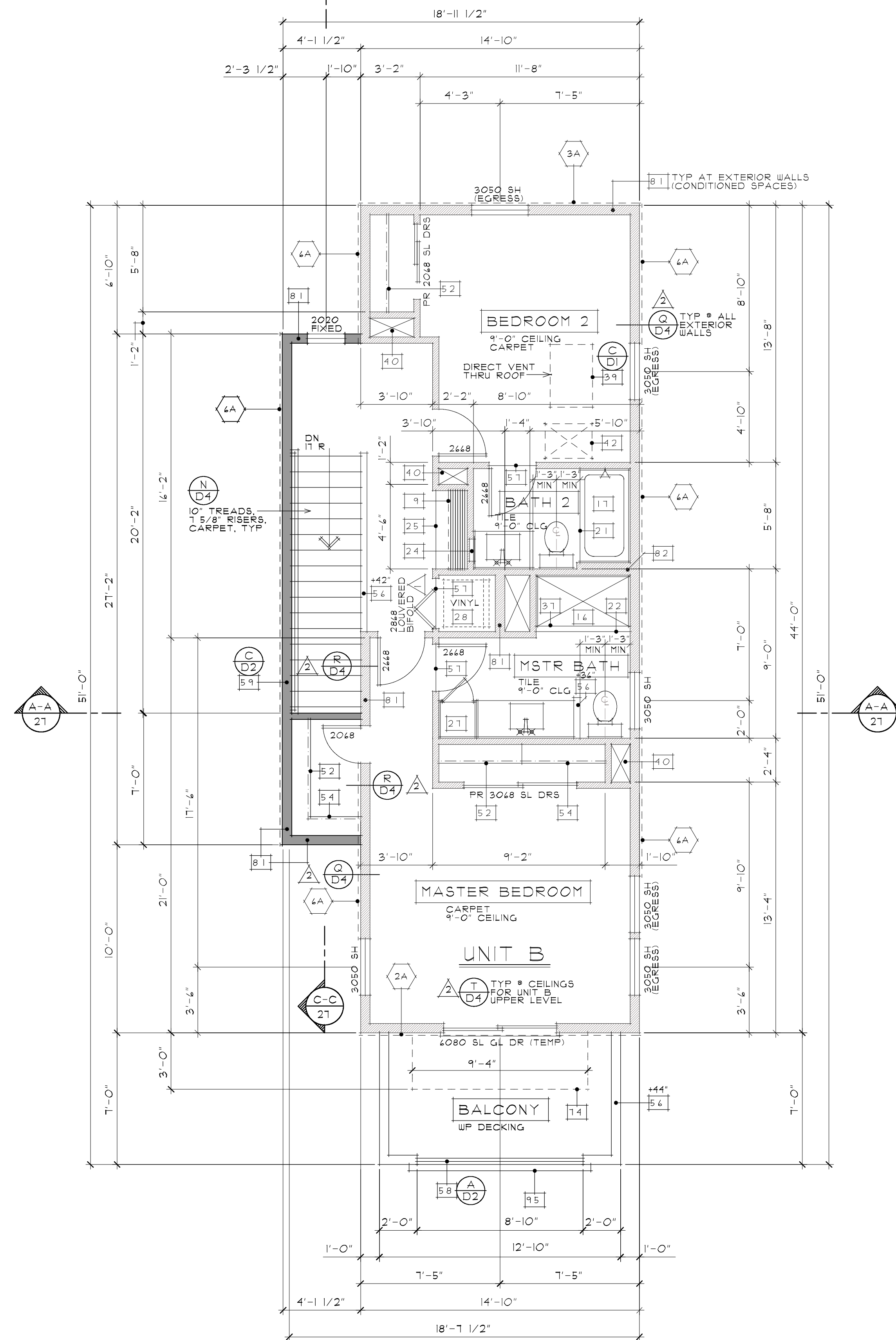
4-UNIT BUILDING - PROPOSED 3RD FLOOR PLAN



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EXA-4.16



UPPER FLOOR PLAN

SCALE: 1/4" = 1'-0"



KAWANA MEADOWS - LOTS 4A & 70
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4-UNIT BUILDING - EXISTING 3RD FLOOR PLAN



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EXA-4.17