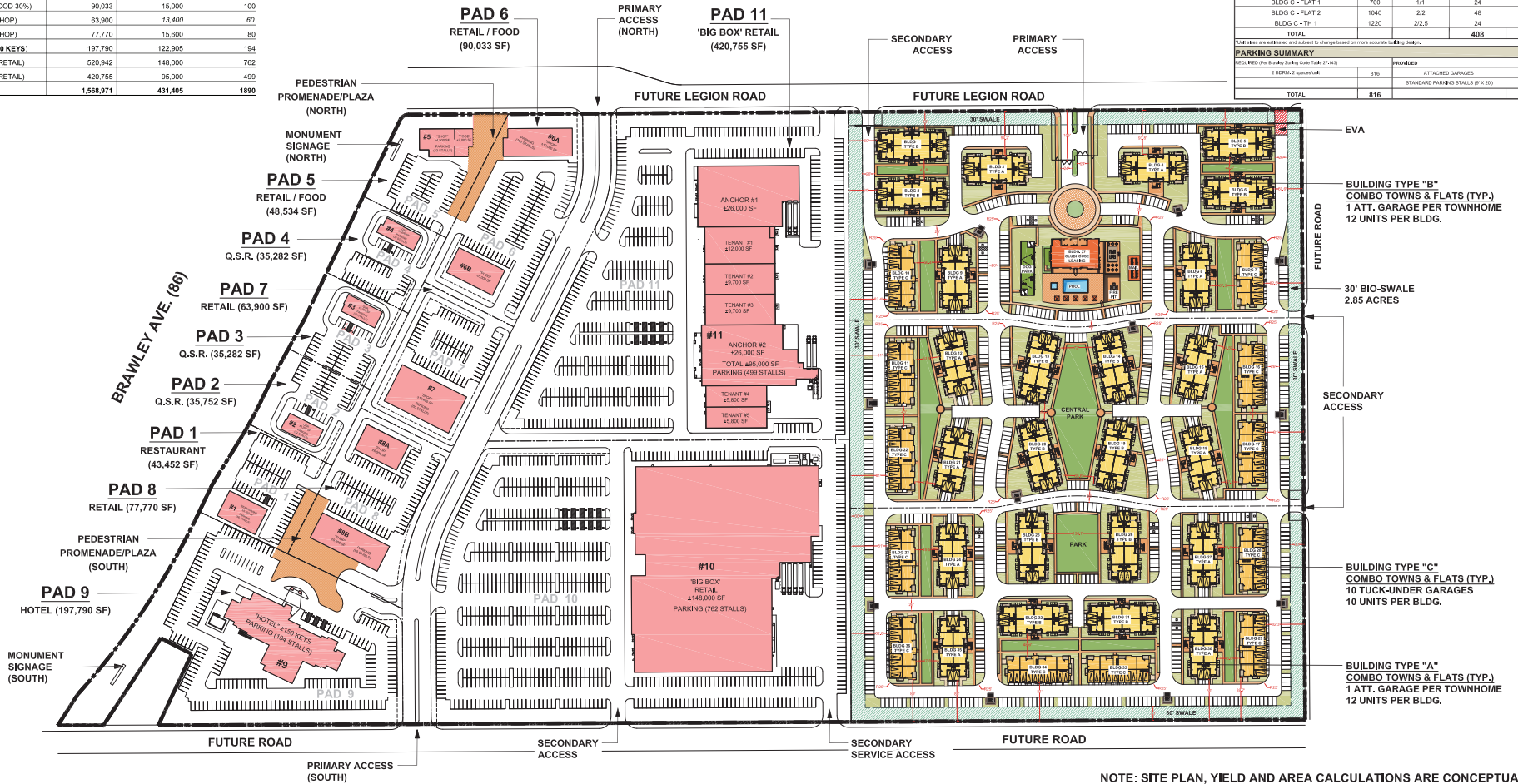


COMMERCIAL PAD SUMMARY TABLE			
SITE AREA		36 ACRES	
PAD SUMMARY			
PAD NUMBER	LOT SIZE (SF)	TOTAL BUILDING AREA (SF)	NO. OF PARKING PROVIDED
#1 (RESTAURANT)	43,452	5,400	55
#2 (Q.S.R.)	35,753	3,200	32
#3 (Q.S.R.)	34,760	3,200	32
#4 (Q.S.R.)	35,282	3,200	33
#5 (RETAIL / FOOD 30%)	48,534	6,500	42
#6 (RETAIL / FOOD 30%)	90,033	15,000	100
#7 (RETAIL / SHOP)	63,900	13,400	60
#8 (RETAIL / SHOP)	77,770	15,600	80
#9 (HOTEL, 150 KEYS)	197,790	122,905	194
#4 (BIG BOX RETAIL)	520,942	148,000	762
#4 (BIG BOX RETAIL)	420,755	95,000	499
TOTAL	1,568,971	431,405	1890

APARTMENT SUMMARY TABLE				
SITE AREA		28.77 ACRES		
TOTAL UNITS		408 UNITS		
DENSITY		14.2 DU/AC		
APARTMENT UNIT SUMMARY				
BLDG #	UNIT #	SQ. FT.	UNITS	TOTAL SF.
BLDG A - UNIT 1	760	1/1	48	36,480
BLDG A - UNIT 2A	1053	2/2	48	50,544
BLDG A - UNIT 2B (TH)	1200	2/2.5	48	57,600
BLDG B - UNIT 2A	1053	2/2	96	101,088
BLDG B - UNIT 2B (TH)	1200	2/2.5	48	57,600
BLDG C - CARRIAGE 1	715	1/1	24	17,160
BLDG C - FLAT 1	760	1/1	24	18,240
BLDG C - FLAT 2	1040	2/2	48	49,920
BLDG C - TH 1	1220	2/2.5	24	29,280
TOTAL			408	273,288

PARKING SUMMARY			
SECURED (Per Building Code Table 21.4.1)	PROVIDED	ATTACHED GARAGES	TOTAL
2.50SPR/2.50CONV/R	816	216	1032
TOTAL	816	216	1032



NOTE: SITE PLAN, YIELD AND AREA CALCULATIONS ARE CONCEPTUAL AND SUBJECT TO CHANGE BASED ON MORE ACCURATE BOUNDARY DATA.

Source: W Design & Architects, 03/09/2025



Michael Baker
INTERNATIONAL

Not to Scale

Project Site Plan

Exhibit 1