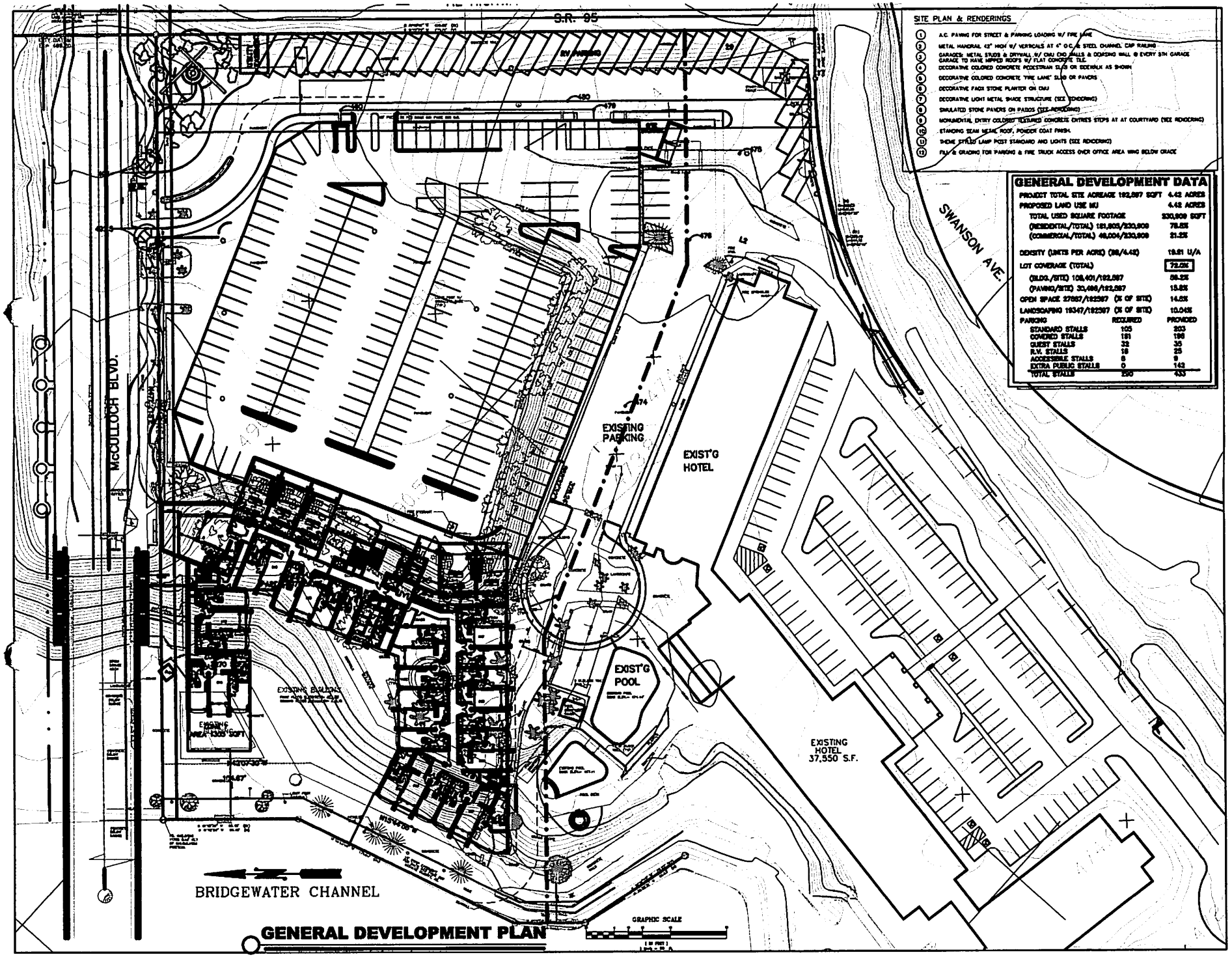

GENERAL DEVELOPMENT PLAN

SITE PLAN & RENDERINGS

1. A.C. PAVING FOR STREET & PARKING LOADING W/ FIRE LANE
2. METAL HANDRAIL 42" HIGH W/ VERTICALS AT 4" O.C. & STEEL CHANNEL CAP RAILING
3. GARAGES: METAL STUDS & DRYWALL W/ CMU CHIMNEYS & DORMER WALL @ EVERY 5TH GARAGE
4. GARAGE TO HAVE HIPPED ROOFS W/ FLAT CONCRETE TILE
5. DECORATIVE COLORED CONCRETE PEDESTRIAN SLAB OR SIDEWALK AS SHOWN
6. DECORATIVE COLORED CONCRETE "FIRE LANE" SLAB OR PAVERS
7. DECORATIVE FACE STONE PLANTER ON CMU
8. DECORATIVE LIGHT METAL SHADE STRUCTURE (SEE RENDERING)
9. SIMULATED STONE PAVERS ON PATIOS (SEE RENDERING)
10. MONUMENTAL ENTRY COLORED TEXTURED CONCRETE ENTRES STEPS AT AT COURTYARD (SEE RENDERING)
11. STANDING SEAM METAL ROOF, POWDER COAT FINISH.
12. THEME STYLE LAMP POST STANDARD AND LIGHTS (SEE RENDERING)
13. FILL & GRADING FOR PARKING & FIRE TRUCK ACCESS OVER OFFICE AREA WING BELOW GRADE

GENERAL DEVELOPMENT DATA

PROJECT TOTAL SITE ACREAGE 192,587 SQFT		4.42 ACRES
PROPOSED LAND USE MU		4.42 ACRES
TOTAL USED SQUARE FOOTAGE		230,909 SQFT
(RESIDENTIAL/TOTAL) 181,905/230,909		78.8%
(COMMERCIAL/TOTAL) 49,004/230,909		21.2%
DENSITY (UNITS PER ACRE) (88/4.42)		19.91 U/A
LOT COVERAGE (TOTAL)		72.0%
(BLDG./SITE) 108,401/192,587		56.2%
(PAVING/SITE) 30,466/192,587		15.8%
OPEN SPACE 27687/192587 (% OF SITE)		14.8%
LANDSCAPING 19347/192587 (% OF SITE)		10.04%
PARKING	REQUIRED	PROVIDED
STANDARD STALLS	105	203
COVERED STALLS	181	196
GUEST STALLS	32	35
R.V. STALLS	16	25
ACCESSIBLE STALLS	8	9
EXTRA PUBLIC STALLS	0	143
TOTAL STALLS	290	433

REVISIONS	BY

TRACT 0000, BLOCK 05, LOT 17

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MILLENNIUM PLAZA AT LONDON BRIDGE
1440 McCulloch Blvd. North
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DESIGNED: T.A. HORRISON
DATE: 11-19-07
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SHEET:
OF