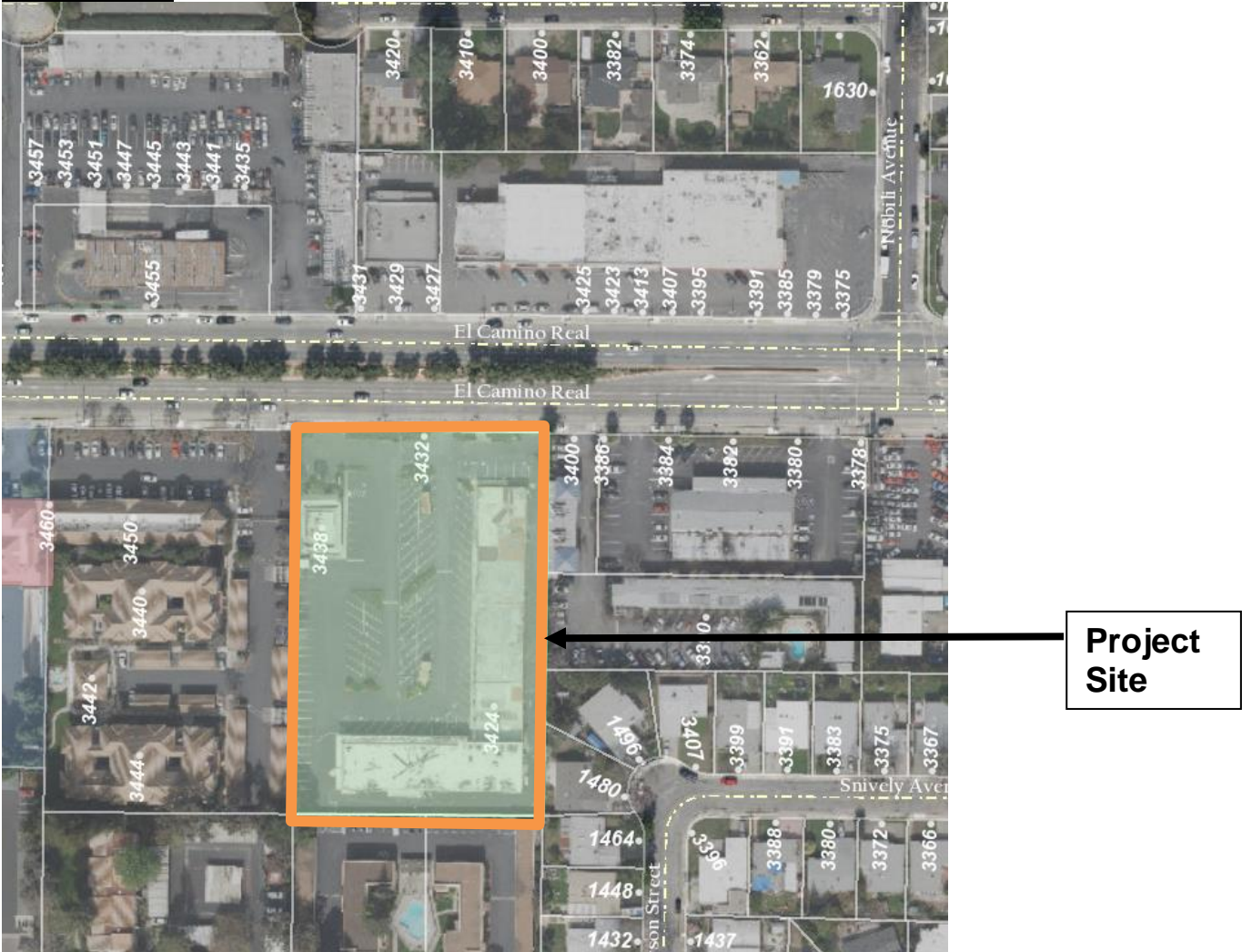


Project Data

	Existing	Proposed
General Plan Designation	Community Mixed Use	Same
Zoning District	Thoroughfare Commercial (CT)	Planned Development (PD)
Land Use	Commercial	Commercial & residential
Lot Size	2.27 acres	Same
Commercial Square Footage (sf.)	Approximately 23,450 sf	9,919 sf.
Residential Square Footage (sf.)	N/A	55,440 sf.
Apartment Units	N/A	66 units
Private Open Space	N/A	9,424 sf.
Pool Deck + Bar/Kitchen	N/A	5,968 sf.
Height	One-story	Four-story at approximately (58 feet at the elevator shaft and 45 for most of the building)
Floor Area Ratio (FAR)	0.23	1.5
Parking	(117) Surface parking	(130) Parking structure and (58) surface parking

Aerial Map

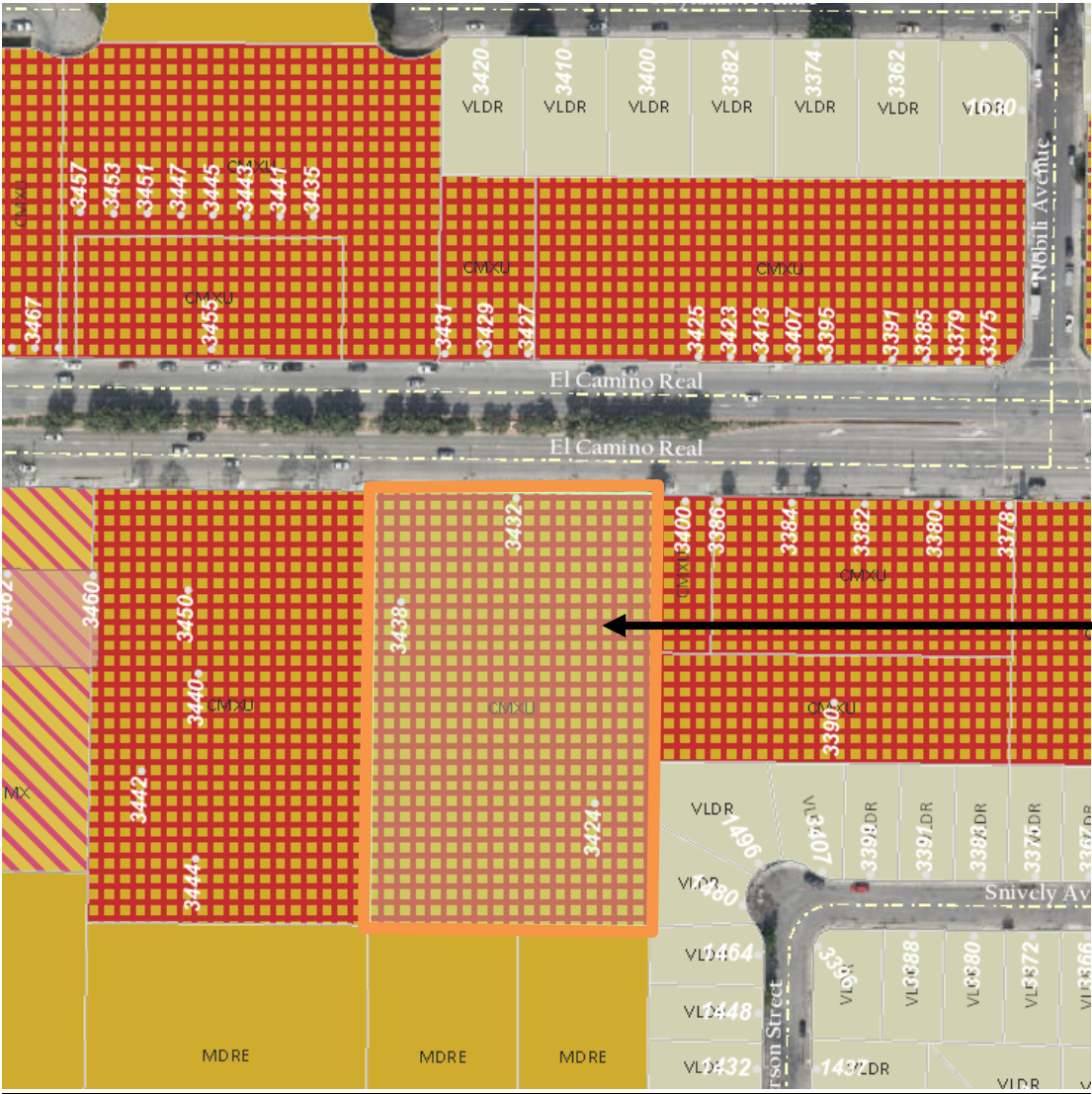


Zoning Map



**Thoroughfare
Commercial
(CT)**

General Plan Map



**Community
Mixed Use**