

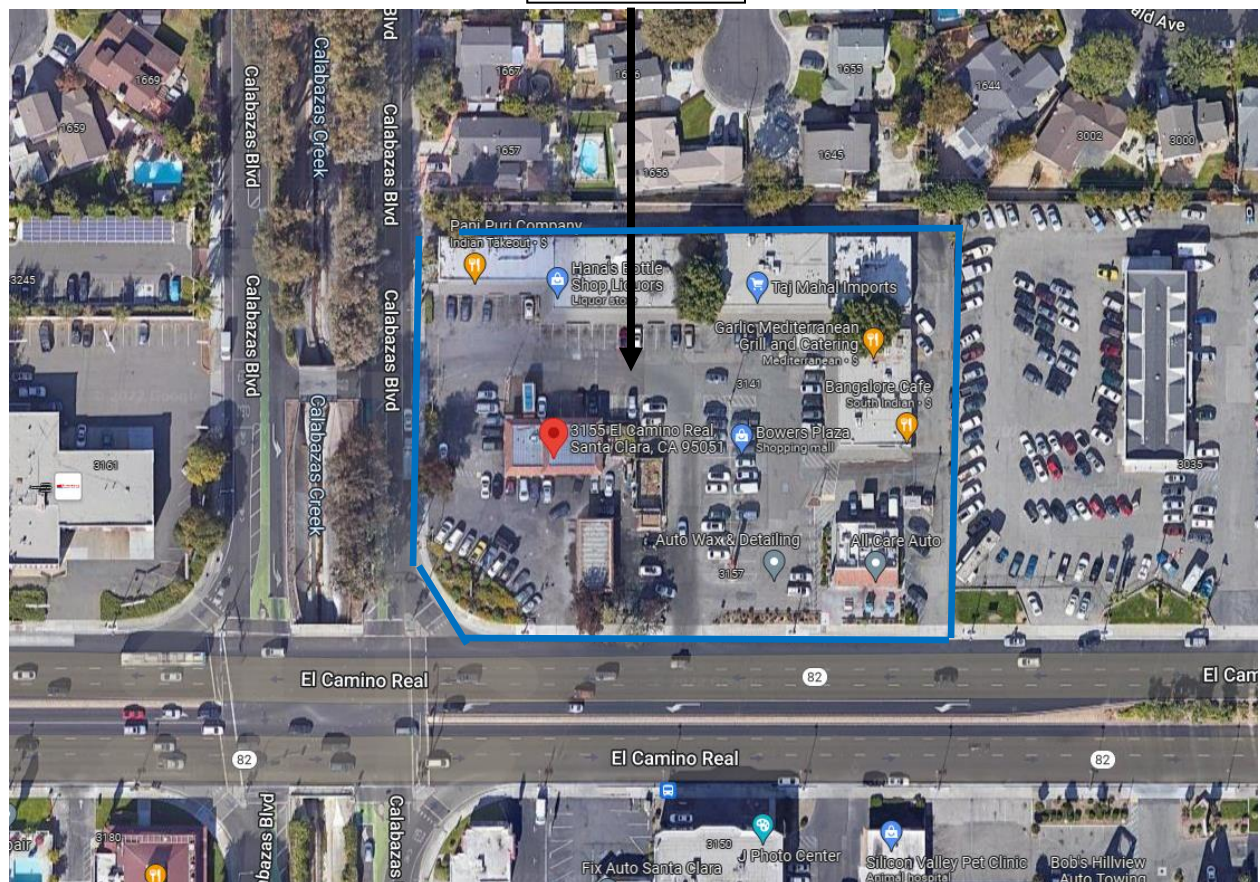
## Project Data

**File:** CEQ2020-01080, PLN2020-14674 and PLN2020-14705  
**Location:** 3141 – 3155 El Camino Real  
**Applicant/ Owner:** Oak Investment Group, LLC / Bowers Plaza GP  
**CEQA Determination:** Mitigated Negative Declaration

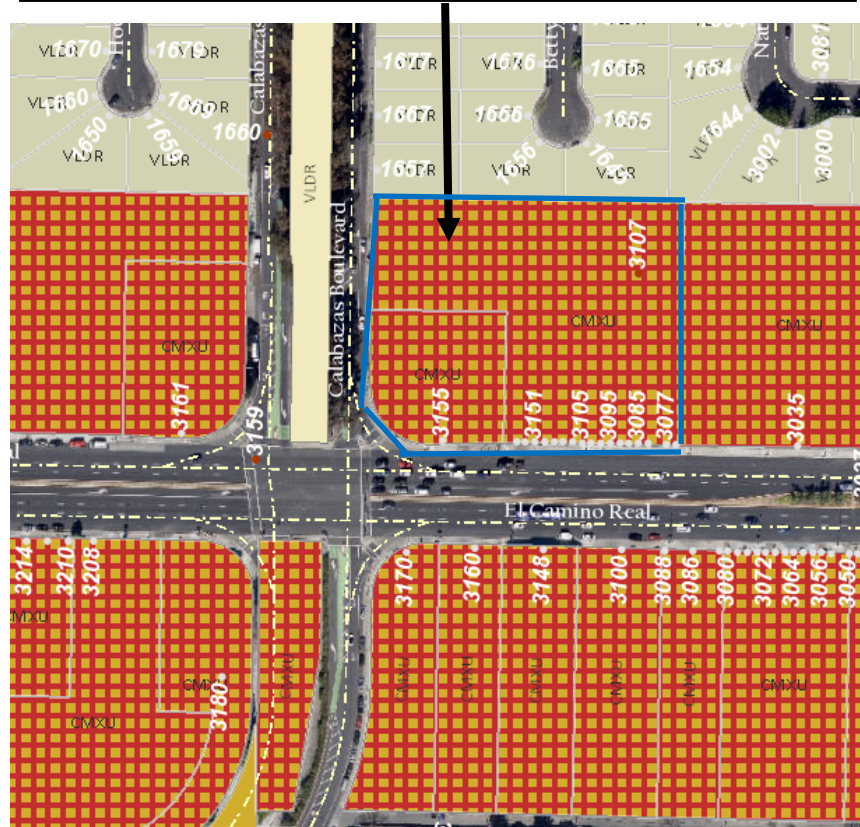
	Existing	Proposed
<b>General Plan Designation</b>	Community Mixed Use	Community Mixed Use
<b>Zoning District</b>	Thoroughfare Commercial (CT)	Planned Development (PD)
<b>Lot Size</b>	2.41 acres	Same
<b>Land Use</b>	Commercial	Residential
<b>Commercial Space</b>	21,780 sq.ft.	0
<b>Residential Units</b>	0	60
<b>Private Open Space</b>	N/A	Yes.
<b>Stories / Total Height</b>	One-story	Three and two stories (up to 43.3 feet)
<b>Parking</b>	Surface parking lots	Single, tandem and side-by-side attached garages and visitor spaces
<b>Flood Zone</b>	X	X

## Aerial Map

### Project Site



## General Plan Map – Community Mixed Use Designation



## Zoning Map – Thoroughfare Commercial (CT)

