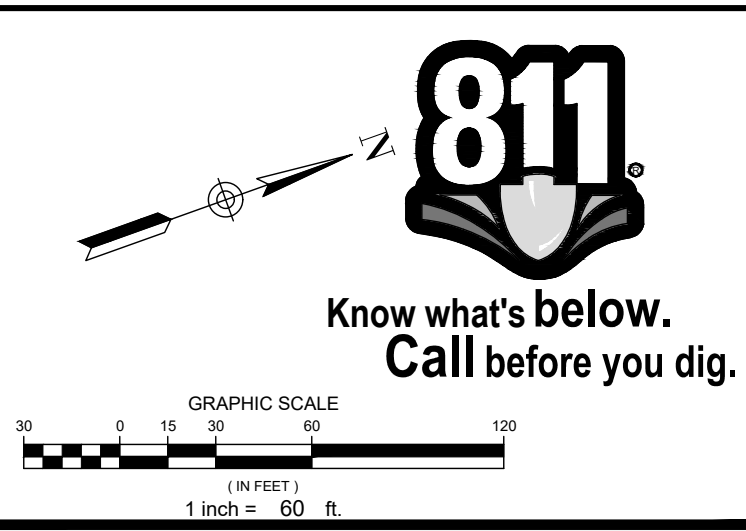
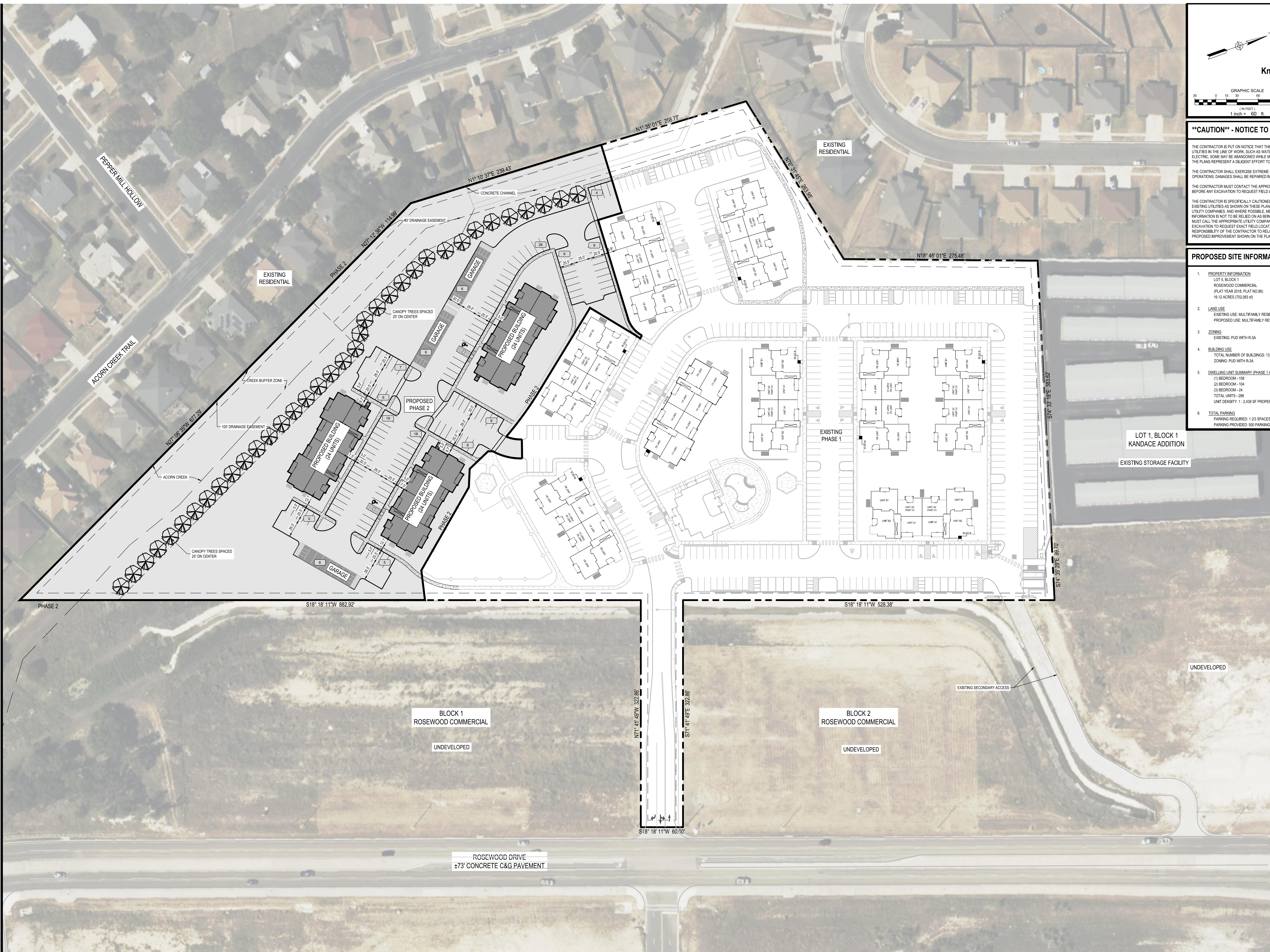




****CAUTION** - NOTICE TO CONTRACTOR**

THE CONTRACTOR IS PUT ON NOTICE THAT THERE MAY BE NUMEROUS UNDERGROUND UTILITIES IN THE LINE OF WORK. SUCH AS WATER, SEWER, GAS, PIPELINE, TELEPHONE AND ELECTRIC. SOME MAY BE ABANDONED WHILE MANY ARE ACTIVE. EXISTING UTILITIES SHOWN ON PLANS REPRESENT A BEST EFFORT TO SHOW THEIR APPROXIMATE LOCATION.

THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION WHEN CONDUCTING EXCAVATION OPERATIONS. DAMAGES SHALL BE REPAIRED IMMEDIATELY AT CONTRACTORS EXPENSE.

THE CONTRACTOR MUST CONTACT THE APPROPRIATE UTILITY COMPANY AT LEAST 72 HOURS BEFORE ANY EXCAVATION TO REQUEST FIELD LOCATION OF UTILITIES.

THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE FIELD INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE UTILITIES CONFLICT WITH THE PROPOSED IMPROVEMENT SHOWN ON THE PLANS.

PROPOSED SITE INFORMATION

1. **PROPERTY INFORMATION**
LOT 5, BLOCK 1
ROSEMOUNT COMMERCIAL
(PLAT 7/EAR 2018, PLAT NO.88)
16.12 ACRES (702,083 sf)
2. **LAND USE**
EXISTING USE: MULTIFAMILY RESIDENTIAL
PROPOSED USE: MULTIFAMILY RESIDENTIAL
3. **ZONING**
EXISTING: PUD WITH R-3A
4. **BUILDING USE**
TOTAL NUMBER OF BUILDINGS: 13 (1 CLUBHOUSE, 9 EXISTING, 3 PROPOSED)
ZONING: PUD WITH R-3A
5. **DWELLING UNIT SUMMARY (PHASE 1 AND PHASE 2)**
(1) BEDROOM - 158
(2) BEDROOM - 104
(3) BEDROOM - 24
TOTAL UNITS - 286
UNIT DENSITY: 1 : 2,438 SF PROPERTY AREA
6. **TOTAL PARKING**
PARKING REQUIRED: 1 2/3 SPACES PER UNIT = 480 PARKING SPACES
PARKING PROVIDED: 500 PARKING SPACES

LOT 1, BLOCK 1
KANDACE ADDITION

EXISTING STORAGE FACILITY

[illegible]

**OVERALL PROPERTY
ZONING AMENDMENT EXHIBIT**

ISSUED FOR REVIEW

JOB NO.:	2768-002	ISSUE DATE:	01/09/2023
DRAWN BY:	TCP	CHECKED BY:	JAH
		APPROVED BY:	JAH
		SCALE:	1"=60'
SHEET NO.:	C1.0		
	REVISION NO.		