

Project Data Sheet

| | |
|---|---|
| Site Area | 25,103 SF |
| Base Minimum FAR | 6.0 |
| Base Maximum FAR | 10.0 |
| Maximum FAR with Amenity Bonuses | 20.0 |
| Maximum FAR with Affordable Housing Bonus | 23.5 |
| Proposed FAR | 15.60 |
| Above Grade Gross Floor Area | 391,650 SF |
| FAR Bonuses Proposed | 3.5 – 35% Affordable Units 1.0 – LEED Silver 1.0 – 10% 3-Bedroom Units 0.10 – Eco Roof |
| Density | 489 DU per acre |
| Stories / Height | 40 stories / 422 feet |
| Amount of Commercial Space | 10,900 SF |
| Amount of Office Space | None |
| Housing Unit and Bedroom Count /Average Size | <u>#</u> <u>Range</u> <u>Average</u> |
| Total Number of Housing Units | 282 |
| Studio | None |
| 1 Bedroom | 126 731 SF to 798 SF 769 SF |
| 2 Bedroom | 99 1,056 SF to 1,844 SF 1,170 SF |
| 3 Bedroom | 57 1,187 SF to 2,053 SF 1,235 SF |
| Number of Units to be Demolished | N/A |
| Number of Buildings over 45 Years Old | 1 (California Theatre Building) |
| Inclusionary Affordable Housing Compliance | Inclusionary Affordable Housing will be provided on-site with 22 affordable units. |
| Automobile Parking | |
| Market-Rate Residential (Required / Proposed) | 269 (1 per DU + 1 per 30 DU for guests) / 292 ¹ |
| Affordable Residential (Required/Proposed) | 15 (per formula of SDMC Table 142-05D) / 22 |
| Retail (Required / Proposed) | None / None |
| Motorcycle Parking (Required / Proposed) | 14 (1 per 20 DU) / 16 |
| Bicycle Parking (Required / Proposed) | 56 (1 per 5 DU) / 61 |
| Common Indoor Space (Residential) | |
| Required | 500 SF |
| Proposed | 3,120 SF |
| Common Outdoor Open Space (Residential) | |
| Required | 3,765 SF |
| Proposed | 6,108 SF |
| Private Open Space (Balconies and Decks) | |
| Required | 50% of DU (with 40 SF minimum) |
| Proposed | 100% of DU |
| Pet Open Space | |
| Required | 100 SF |
| Proposed | 4,630 SF |
| Residential Storage | 240 cubic feet per DU |
| Assessor's Parcel Nos. | 533-521-04,-05, and -08 |
| Sustainability | LEED Silver |

1. Plus additional compact spaces for a total market-rate residential total of 303 spaces.