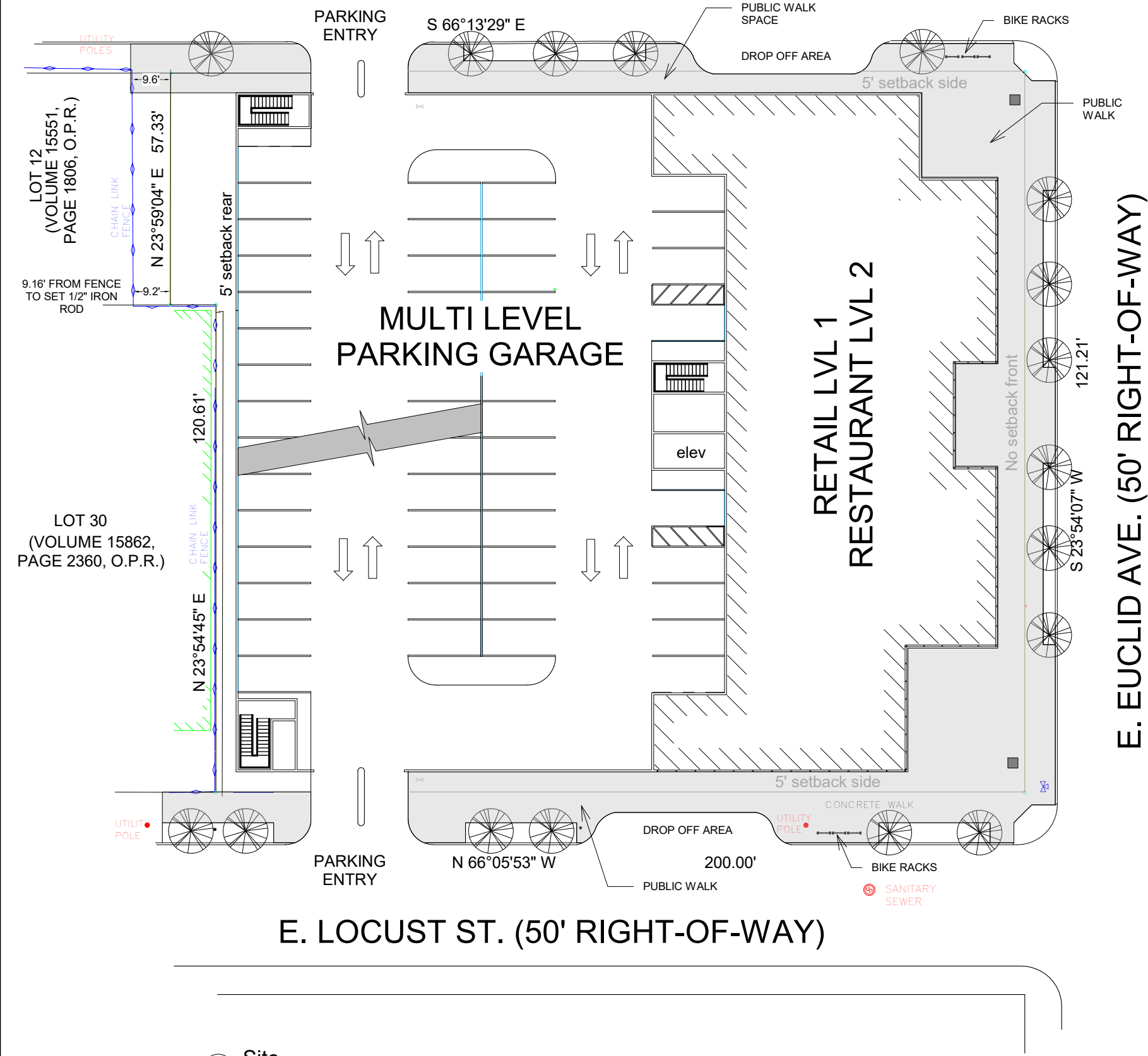


W. GRAYSON ST. (40' RIGHT-OF-WAY) SITE PLAN



LEGAL DESCRIPTION: NCB 6789 BLK 1 LOTS 31-38 & NCB 3029 BLK 3 LOTS 14-18, W 11' of 19

ACREAGE TOTAL: .833
HEIGHT: 150' - 12 LEVELS

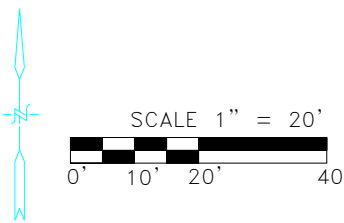
LEVEL 1-2: RETAIL / RESTAURANT/ OFFICE 11,000 SQFT - PARKING 18,000 SQFT/ LVL
LEVELS 3-9 : APARTMENT UNITS/ OFFICE -20/LVL ±1300 SQFT EA - 27,000 GSQFT /LVL
LEVELS 10- 12: CONDO UNITS/ OFFICE - 12 / LVL ± 2200 SQFT EA - 27,000 GSQFT / LVL

TOTAL RESIDENTIAL UNITS: 176

CURRENT ZONING : I-1
PROPOSED ZONING: **IDZ-3 with uses permitting C-3, O-2 and 176 residential units**

TOTAL PARKING SPACES PROVIDED: 310

I, MP11, Inc and RDT Properties, LLC, the property owner, acknowledge that this site plan submitted for the purpose of rezoning this property is in accordance with all applicable provisions of the Unified Development Code. Additionally, I understand that City Council approval of a site plan in conjunction with a rezoning case does not relieve me from adherence to any/all City-adopted Codes at the time of plan submittal for subdivision platting or building permits



1 Site
1" = 30'-0"