

**ATTACHMENT G**  
**Conceptual CMLA Lot Types and Building Layouts**

# LOT TYPE **A**

7 LOTS IN PLANNING AREA

 SAMPLE LOT

 LOT TYPES



# LOT TYPE A

FIRST FLOOR PLAN  
SCALE 1:30



## LOT TYPE A (90' x 180')

RESIDENTIAL: 9 UNITS  
 3- 2BD TOWNHOUSES @ 1,300 S.F. (38' x 23')  
 2- 2BD FLATS @ 1,000 S.F. (23' x 45')  
 3- 1BD FLATS @ 450 S.F. (17' x 27')  
 TOTAL : 7,350 S.F.

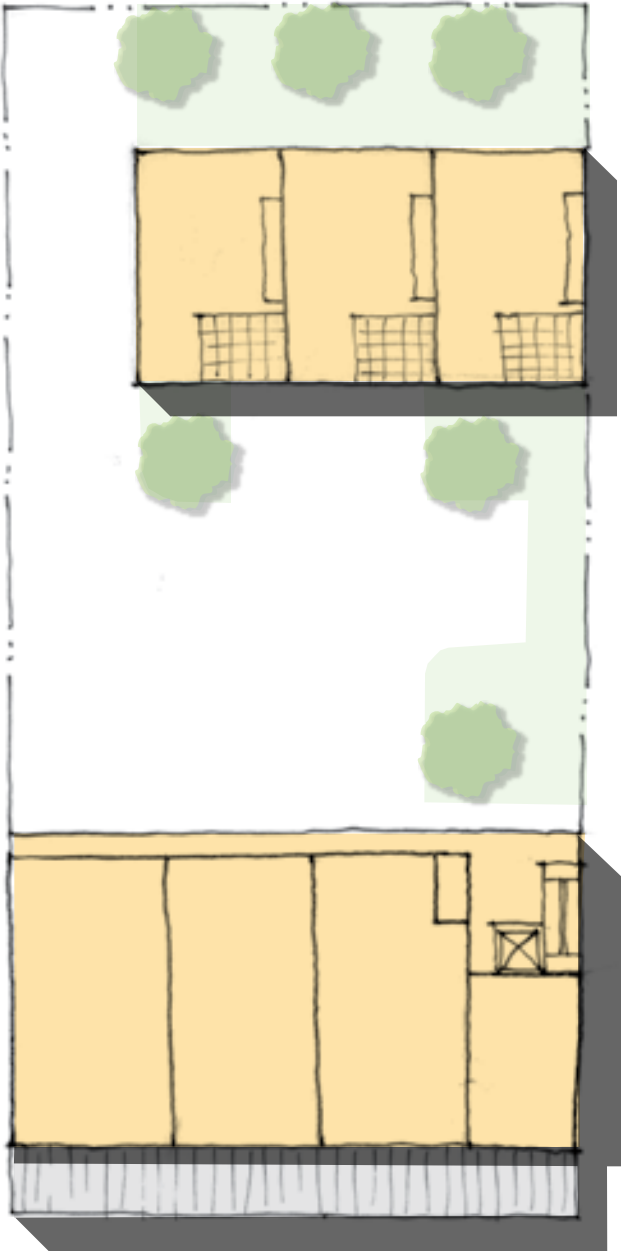
COMMERCIAL:  
 1 COMMERCIAL SPACE @ 5,400 S.F. (60' x 90')

PARKING:  
 RESIDENTIAL: 13 SPACES  
 COMMERCIAL: 5,400 SF / 500 = 11 SPACES  
 TOTAL REQUIRED: 24 SPACES  
 TOTAL PROVIDED: 9 SPACES (on site)  
 13 SPACES (on street)  
 LANDSCAPE AREA: 2,995 S.F.

note: all square footages are estimated

# LOT TYPE A

SECOND FLOOR PLAN  
SCALE 1:30



# LOT TYPE **B**

11 LOTS IN PLANNING AREA

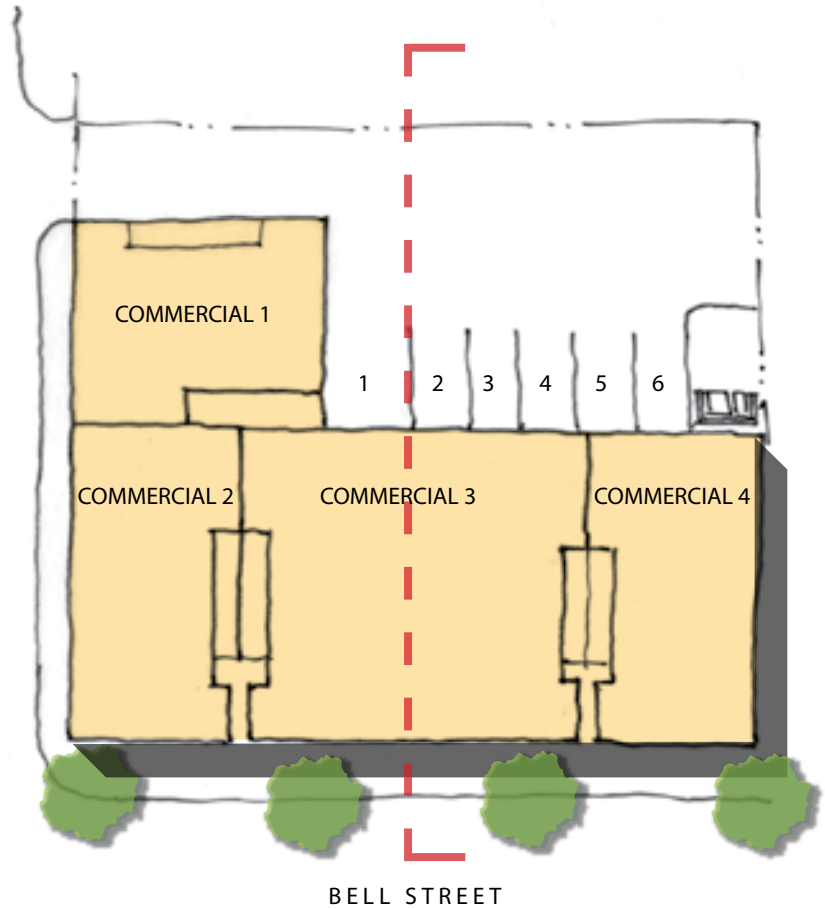
 SAMPLE LOT

 LOT TYPES



# LOT TYPE B

FIRST FLOOR PLAN  
SCALE 1:30



## LOT TYPE B (100' x 110')

RESIDENTIAL: 5 UNITS  
5- 2BD FLATS @ 1,050 S.F. (40' x 26')  
TOTAL : 5,250 S.F.

COMMERCIAL:  
4 COMMERCIAL SPACES TOTAL 6,700 S.F. (50' x varies)

PARKING:  
RESIDENTIAL: 10 SPACES  
COMMERCIAL: 6,700 SF / 500 = 13 SPACES  
TOTAL REQUIRED: 23 SPACES  
TOTAL PROVIDED: 6 SPACES (on site)  
17 SPACES (on street)  
LANDSCAPE AREA: 0 S.F.

# LOT TYPE B

SECOND FLOOR PLAN  
SCALE 1:30



# LOT TYPE



3 LOTS IN PLANNING AREA

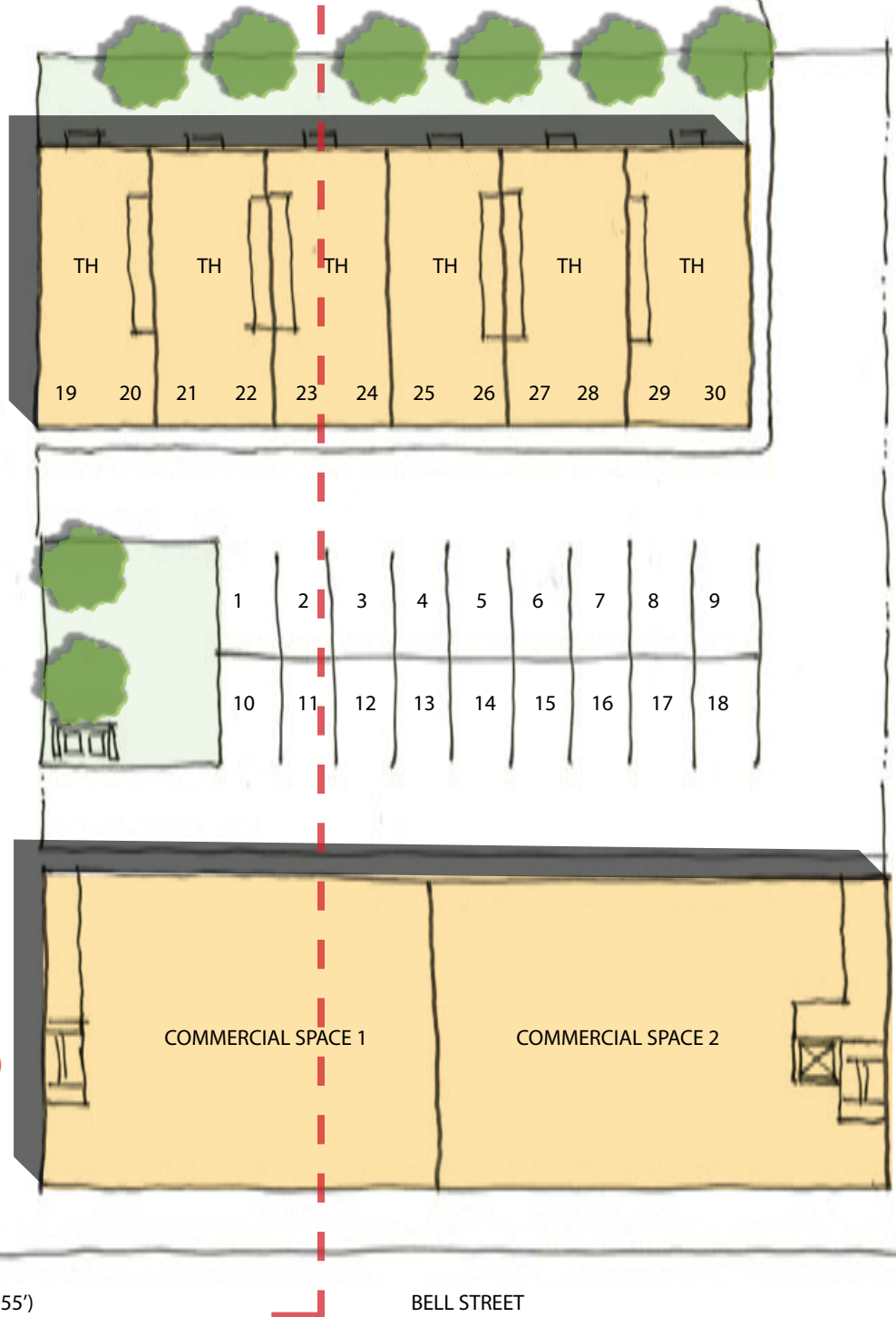
 SAMPLE LOT

 LOT TYPES



# LOT TYPE C

FIRST FLOOR PLAN  
SCALE 1:30



## LOT TYPE C (145' x 195')

RESIDENTIAL: 15 UNITS  
 6- 2BD TOWNHOUSES @ 1,300 S.F. (20' x 50')  
 6- 1BD FLATS @ 1,000 S.F. (25' x 35')  
 3- STUDIOS @ 500 S.F. (23' x 25')  
 TOTAL : 15,300 S.F.

COMMERCIAL:  
 2 COMMERCIAL SPACE TOTAL 8,000 S.F. (72' x 55')

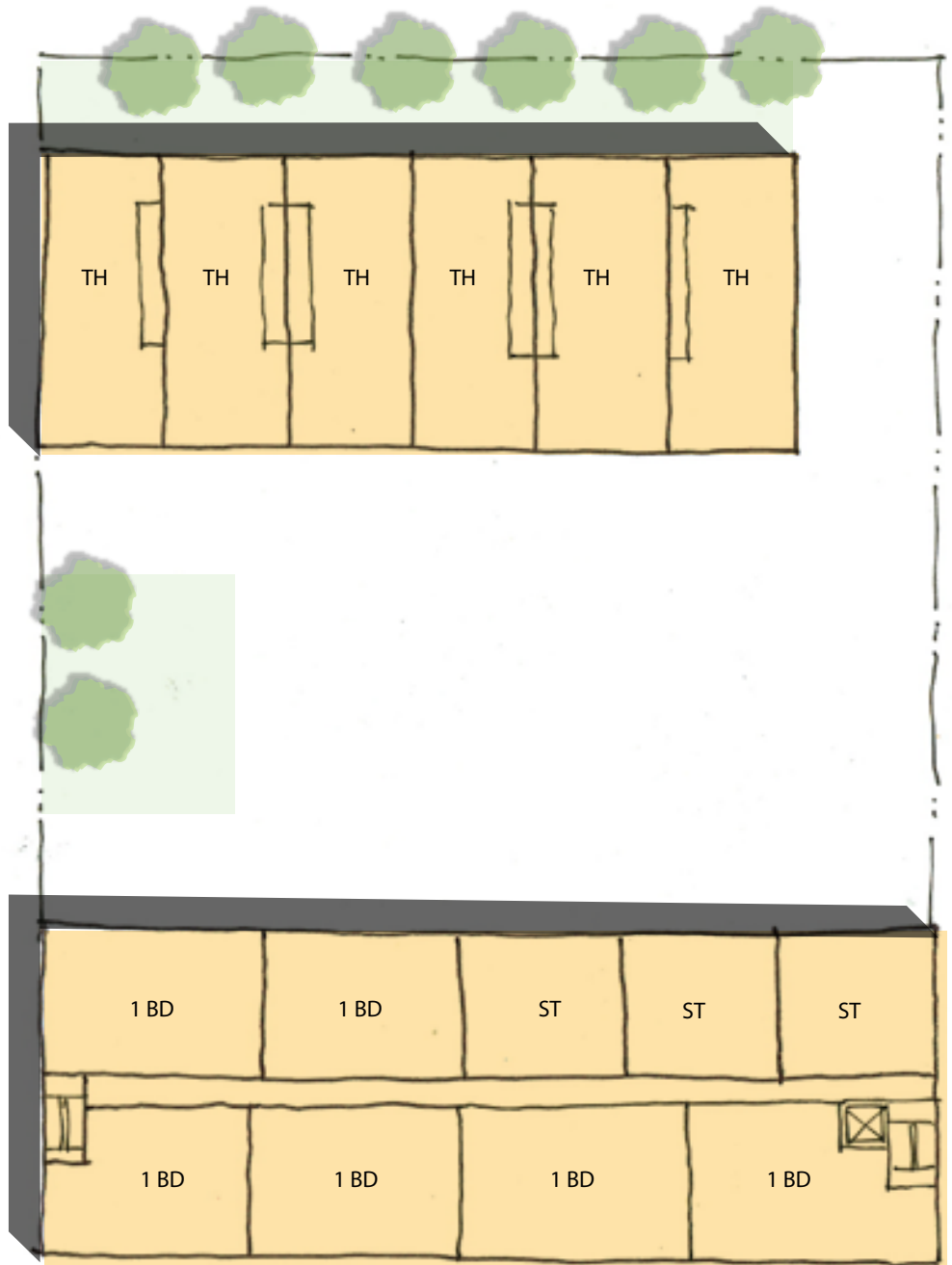
PARKING:  
 RESIDENTIAL: 21 SPACES  
 COMMERCIAL: 8,000 SF / 500 = 16 SPACES  
 TOTAL REQUIRED: 37 SPACES  
 TOTAL PROVIDED: 18 SPACES + 12 CARPORT SPACES (on site)  
 7 SPACES (on street)

LANDSCAPE AREA: 3,000 S.F.

note: all square footages are estimated

# LOT TYPE C

SECOND FLOOR PLAN  
SCALE 1:30



# LOT TYPE

# D

13 LOTS IN PLANNING AREA

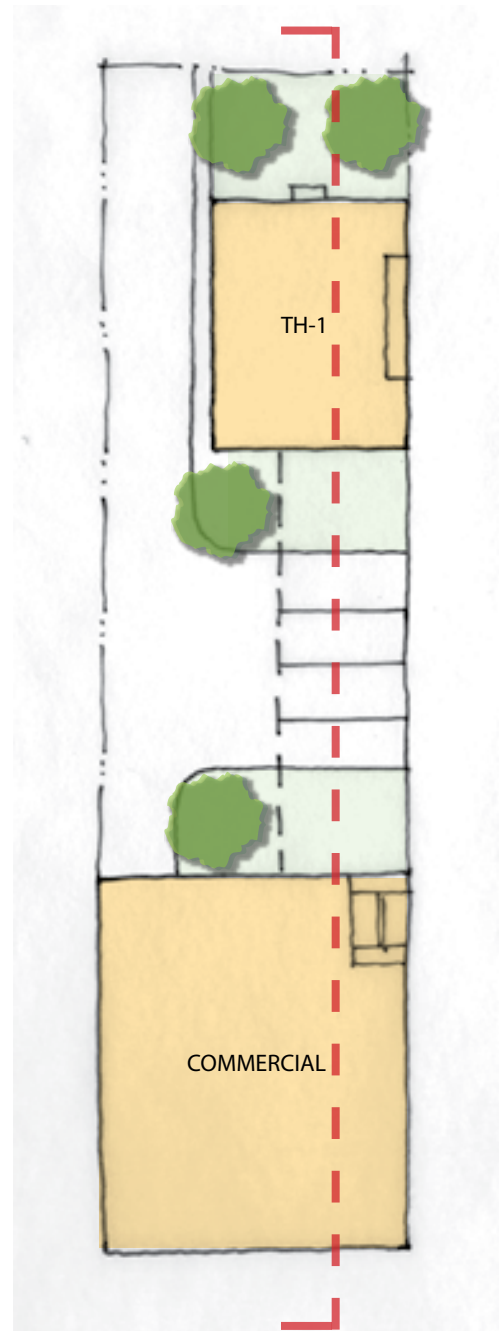
■ SAMPLE LOT

■ LOT TYPES



# LOT TYPE D

FIRST FLOOR PLAN  
SCALE 1:30



BELL STREET

## LOT TYPE D (50' x 185')

### RESIDENTIAL: 2 UNITS

1- 3BD TOWNHOUSE @ 2,000 S.F. (40' x 30')

1- 3BD @ 2,000 S.F. (30' x 50')

TOTAL : 3,500 S.F.

### COMMERCIAL:

1 COMMERCIAL SPACE @ 3,000 S.F. (50' x 60')

### PARKING:

RESIDENTIAL: 4 SPACES

COMMERCIAL: 3,000 SF/ 500= 6 SPACES

TOTAL REQUIRED: 10 SPACES

TOTAL PROVIDED: 4 SPACES (on site)

6 SPACES (on street)

LANDSCAPE AREA: 1,645 S.F.

# LOT TYPE D

SECOND FLOOR PLAN  
SCALE 1:30



THIRD FLOOR PLAN  
SCALE 1:30



# LOT TYPE **E**

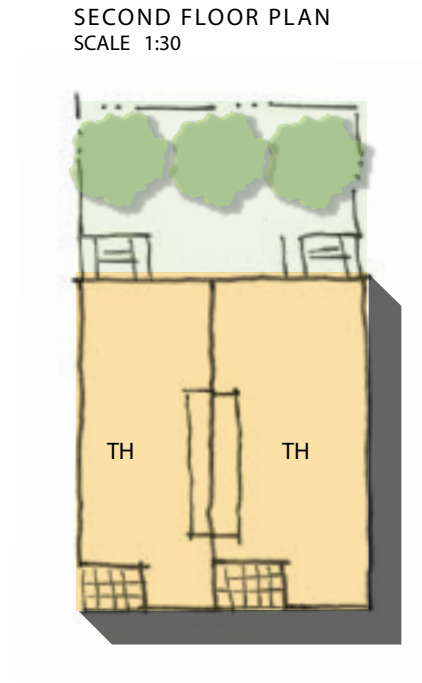
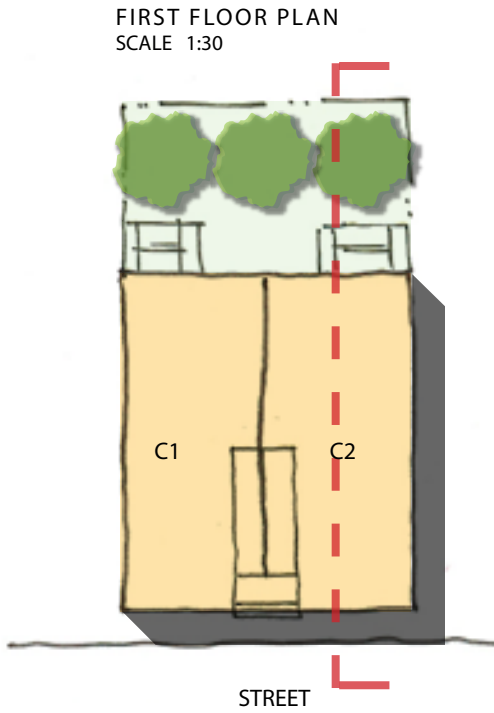
8 LOTS IN PLANNING AREA

 SAMPLE LOT

 LOT TYPES



# LOT TYPE E



## LOT TYPE E (45' x 80')

RESIDENTIAL: 2 UNITS  
2- 2BD TOWNHOUSES @ 1,200 S.F. (22' x 50')  
TOTAL : 2,400 S.F.

COMMERCIAL:  
2 COMMERCIAL SPACES TOTAL 2,200 S.F. (22' x 50')

PARKING:  
RESIDENTIAL: 4 SPACES  
COMMERCIAL: 2,200 SF/ 500 = 4 SPACES  
TOTAL REQUIRED: 8 SPACES  
TOTAL PROVIDED: 0 SPACES (on site)  
8 SPACES (on street)  
LANDSCAPE AREA: 1,125 S.F.

