Figure 2
Site Plan

Site Summary:

Total:	50 Units
Site Area:	±2.45 Acres
Density:	±20.8 Units/Acre

Unit Summary:

Plan 1:	25 Units (3BR/2.5BA, ±1,431 sf)
Plan 2:	10 Units (3BR/3BA, ±1,544 sf)
Plan 3:	10 Units (3BR/2.5BA, ±1,649 sf)
Plan 4 (Live/Work):	5 Units (3BR/3BA, ±1,880 sf)
Total:	50 Units

Parking Summary:

Required Parking	
Live/Work:	16.25 Spaces (15 x 3.25/Unit) *
Townhomes:	101.25 Spaces (35 x 2.25/Unit)
Total Parking:	117.5 Spaces
Provided Parking	
Garage:	100 Spaces
Surface:	19 Spaces
Total Parking:	119 Spaces

* Note: Live/Work assumes multi-family parking ratio for residential component (2.25:1) plus one additional parking space for each unit's commercial space.

Open Space Summary:

Required Open Space:	25,000 sf
Provided Open Space:	
Dog Area:	±1,167 sf
Center Plaza:	±1,804 sf
Pool Plaza:	±1,370 sf
Pool Area:	±5,731 sf
Subtotal (Common):	±10,072 sf
Patios:	±12,032 sf
Balconies/Decks:	±3,300 sf
Subtotal (Private):	±15,032 sf
Total Open Space:	±25,104 sf

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CONCEPTUAL SITE PLAN (REVISED)
RAJKOVICH WAY
Hollister, California
0 15 30 60
SCALE: 1" = 30'-0"
868.22145

25 MAY 2023
Note:
This yield study is for the purpose of estimating the maximum density of a residential product type on a site of a given configuration. If specific entitlement requirements differ from the criteria shown on the plan (such as setbacks, minimum lot sizes, street standards, retention requirements, etc.), then the actual possible density may vary substantially.
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