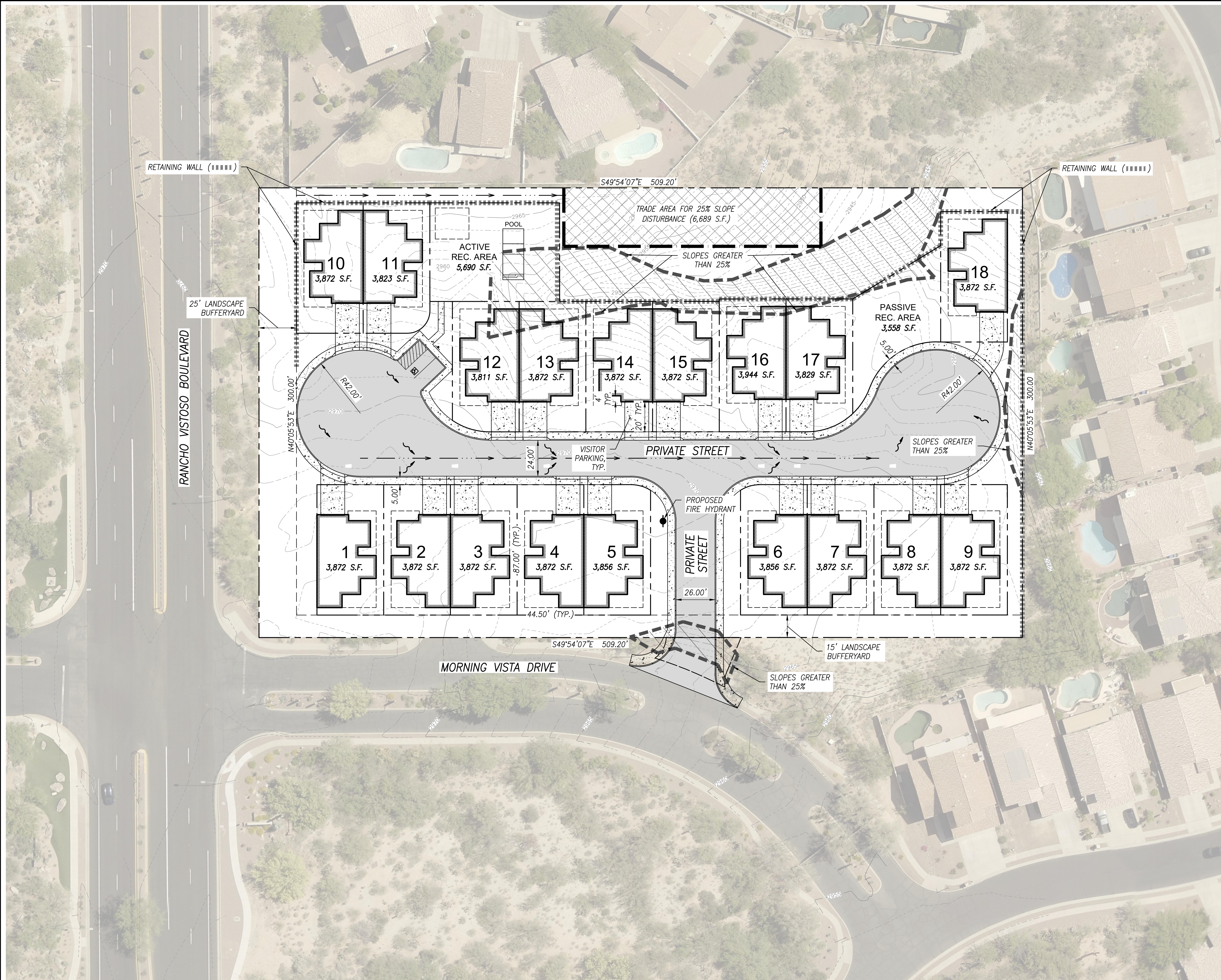




NOTES

- A.P.N.: 219-20-001C
- PARCEL AREA: 152,761 S.F.
- JURISDICTION: TOWN OF ORO VALLEY
- ZONING: RANCHO VISTOSO P.A.D. DISTRICT #5
- HIGH DENSITY RESIDENTIAL DEVELOPMENT (8-17 RAC)
- MIN. LOT AREA PER DWELLING UNIT: 2,000 S.F.
- PROPOSED NUMBER OF UNITS: 18
- REQUIRED & PROVIDED YARD SETBACKS:
 - FRONT: 20'
 - SIDE: 5' (0 FOR COMMON WALLS)
 - REAR: 5'

GRADING CALCULATIONS

GRADABLE AREA
(PARCEL AREA MINUS 25% SLOPES) = 139,687 S.F.

25% SLOPE DISTURBANCE AREA = 6,670 S.F.
(4.77% OF GRADABLE AREA)

PROVIDED TRADE AREA = 6,689 S.F.

RECREATION
AREA CALCULATIONS

REQUIRED RECREATION AREA
(1 ACRE PER 85 UNITS) = 0.212 AC. = 9,224 S.F.

PROVIDED RECREATION AREA = 9,248 S.F.

OPEN SPACE CALCULATIONS

NATURAL OPEN SPACE & LANDSCAPE AREA 41,588 S.F.

RECREATIONAL AREA 9,248 S.F.

TOTAL 50,836 S.F.

OPEN SPACE = 33.3% OF SITE

			GRENIER ENGINEERING, INC. Structural & Civil Engineering Consultant 6300 E. El Dorado Plaza Suite A120, Tucson, Arizona 85715 Phone: 520.326.7082 ~ Fax: 520.326.7508 Job Number: Designed By: AR Drawn By: AR Checked By: JEG Date: 3/30/2021 Scale: Vt: N/A Hz: Sheet Number: 1
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