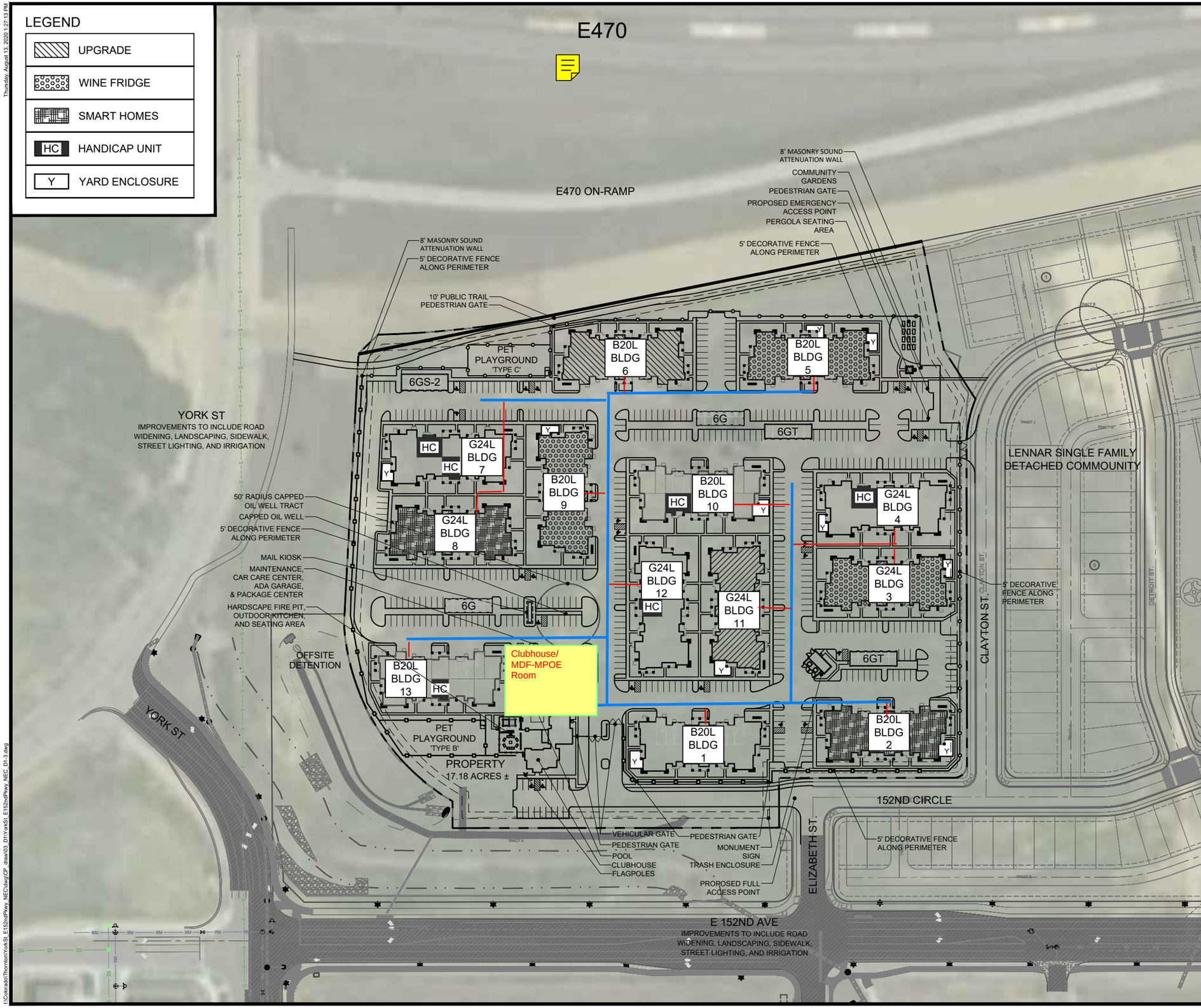
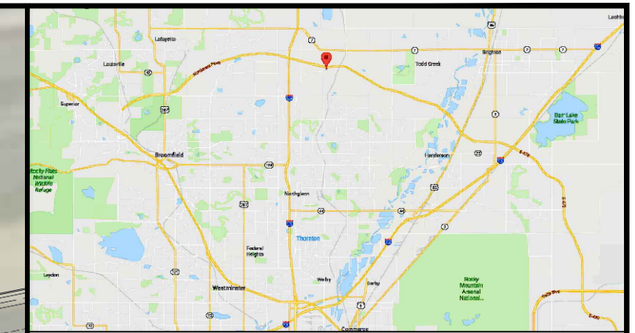
Thursday, August 13, 2020 1:27:13 PM

LEGEND

	UPGRADE
	WINE FRIDGE
	SMART HOMES
HC	HANDICAP UNIT
Y	YARD ENCLOSURE





VICINITY MAP
SCALE: NTS

SITE INFORMATION		
MULTIFAMILY AREA	17.18 ACRES	
TOTAL AREA	17.18 ACRES	
DENSITY	16.53 DU/ACRE	
BUILDING / LANDSCAPE SETBACKS	NORTH	25/15
	SOUTH	25/15
	EAST	25/15
	WEST	25/15
BUILDING INFORMATION		
CLUBHOUSE	4,630 SF	
RESIDENT BUILDINGS	QUANTITY	HEIGHT
G24L (24 DU/BUILDING)	6	2-STORY / 34'
B20L (20 DU/BUILDING)	7	2-STORY / 34'
TOTAL RESIDENT BUILDINGS	**13**	
GENERAL HOME MIX	HOMES	PERCENTAGE
STUDIO	12	4%
1-BEDROOM	118	42%
2-BEDROOM	128	45%
3-BEDROOM	26	9%
TOTAL HOMES	**284**	100%
PARKING INFORMATION		
PARKING	QUANTITY	
ATTACHED GARAGES	56	
ATTACHED TO HOME	49	
FLOATER	7	
TANDEM SPACES	14	
DETACHED GARAGES	30	
6G (6-BAY)	3	
6GS-2 (6-BAY WITH STORAGE)	1	
6GT (6-BAY TRUCK)	1	
GROUNDS BUILDING (MG-PL)	1	
TOTAL COVERED PARKING	101	
SURFACE PARKING	434	
APRON SPACES	14	
TOTAL UNCOVERED PARKING	448	
TOTAL PARKING PROVIDED	**566**	
PARKING REQUIRED PER CODE	0	
HOME PARKING RATIO	1.99	
OVERALL GARAGES/HOME	0.31	
COVERED PARKING RATIO	0.18	
CLUBHOUSE PARKING	17	
ADA PARKING	23	
GUEST PARKING	53	
PARKING DIMENSIONS		
STANDARD STALL	PERP - 9' X 18'	
ADA STALL	PERP - 9' X 18'	
COMPACT STALL	N/A	
DRIVE WIDTH	26'	
SITE AMENITIES		
AMENITY	QTY / SF / NOTES	
SWIMMING POOL	INCLUDED	
FITNESS CENTER	INCLUDED	
CAR CARE CENTER	INCLUDED	
PET PLAYGROUND TYPE B	8,000 SF	
PET PLAYGROUND TYPE C	6,000 SF	
ENCLOSED YARDS	10	
STORAGE LOCKERS	8	
PARCEL PICKUP	INCLUDED	
GRILLING AREA	INCLUDED	
PROPERTY BOUNDARY	CAD	

0 75 150 300

CONTINENTAL xxx FUND LLC
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DRAWN BY: BV
INITIAL DATE DRAWN: 7/24/2020
STATE: CO
CITY: THORNTON
STREET: York St. and E. 152nd, NEC

REVISIONS

REV	DESCRIPTION	DATE	REV	DESCRIPTION	DATE

NORTH
REV:
SHEET: D1-3

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