

**DEVELOPMENT DATA BLOCK**

ZONING DISTRICT: HB

SETBACKS: 35' FRONT, 0' SIDES, 10' REAR

**PARKING SPACE CALCULATIONS:**

**RESTAURANT:**

1 SPACE PER 3 SEATS + 1 SPACE PER 2 EMPLOYEES ON SHIFT OF GREATEST EMPLOYMENT MINIMUM  
 1 SPACE PER 2 SEATS + 1 SPACE PER 2 EMPLOYEES ON SHIFT OF GREATEST EMPLOYMENT MAXIMUM

TOTAL SEATS (ASSUMED) = 50  
 TOTAL EMPLOYEES (ASSUMED) = 10

**PARKING SPACES REQUIRED:**

50 / 3 = 16.6 = 17 SPACES  
 10 / 2 = 5 SPACES  
 22 SPACES MINIMUM  
 50 / 2 = 25 SPACES  
 10 / 2 = 5 SPACES  
 30 SPACES MAXIMUM

**HANDICAPPED PARKING SPACES REQUIRED:**

PER UDO SECTION 7#2 (B)(3)  
 1 - 25 = 1  
 26 - 50 = 2  
 1 SPACE PER 8 SPACES SHALL BE VAN ACCESSIBLE

**BICYCLE PARKING SPACES REQUIRED:**

5% OF TOTAL PARKING SPACES PROVIDED

**TOTAL PARKING SPACES INDICATED:**

23 PARKING SPACES  
 OF THOSE, 2 VAN ACCESSIBLE HANDICAPPED

**LANDSCAPING REQUIREMENTS:**

**STREET TREES:**

OVERHEAD UTILITIES PRESENT:  
 1 SMALL MATURING TREE PER 30 LF OF PROPERTY LINE  
 NO OVERHEAD UTILITIES PRESENT:  
 1 LARGE MATURING TREE PER 40 LF OF PROPERTY LINE

**STREET BUFFER:**

FOR VEHICULAR USE AREAS GREATER THAN 4000 SF, AND WITHIN 50' OF A STREET.  
 1 EVERGREEN OR DECIDUOUS SHRUB PER 5 LF OF BUFFER REQUIRED.

**PARKING LOT:**

1 DECIDUOUS TREE + 4 SHRUBS PER 1500 SF OF VEHICULAR USE AREA. 75% MUST BE LARGE MATURING, AND LOCATED WITHIN 15' OF A PARKING SPACE.

**BUILDING IMPACT:**

1 TREE + 2 SHRUBS PER 1000 SF OF BUILDING FOOTPRINT.

**OPEN SPACE:**

5% OF LOT AREA FOR URBAN OPEN SPACE AREAS

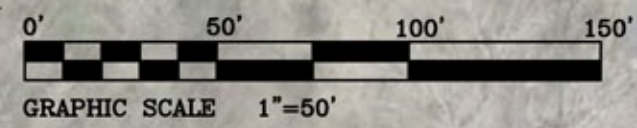
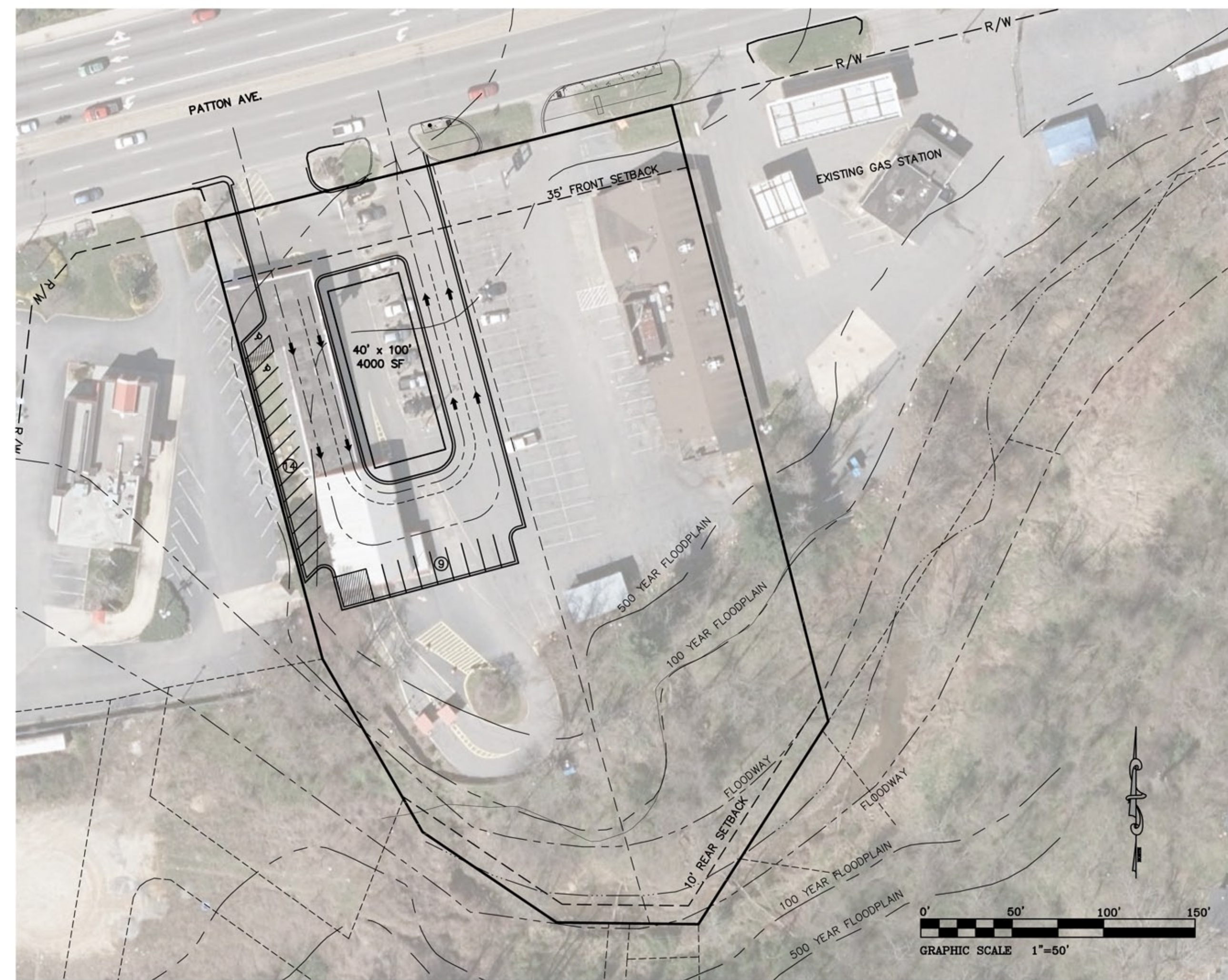
**Option 1B**

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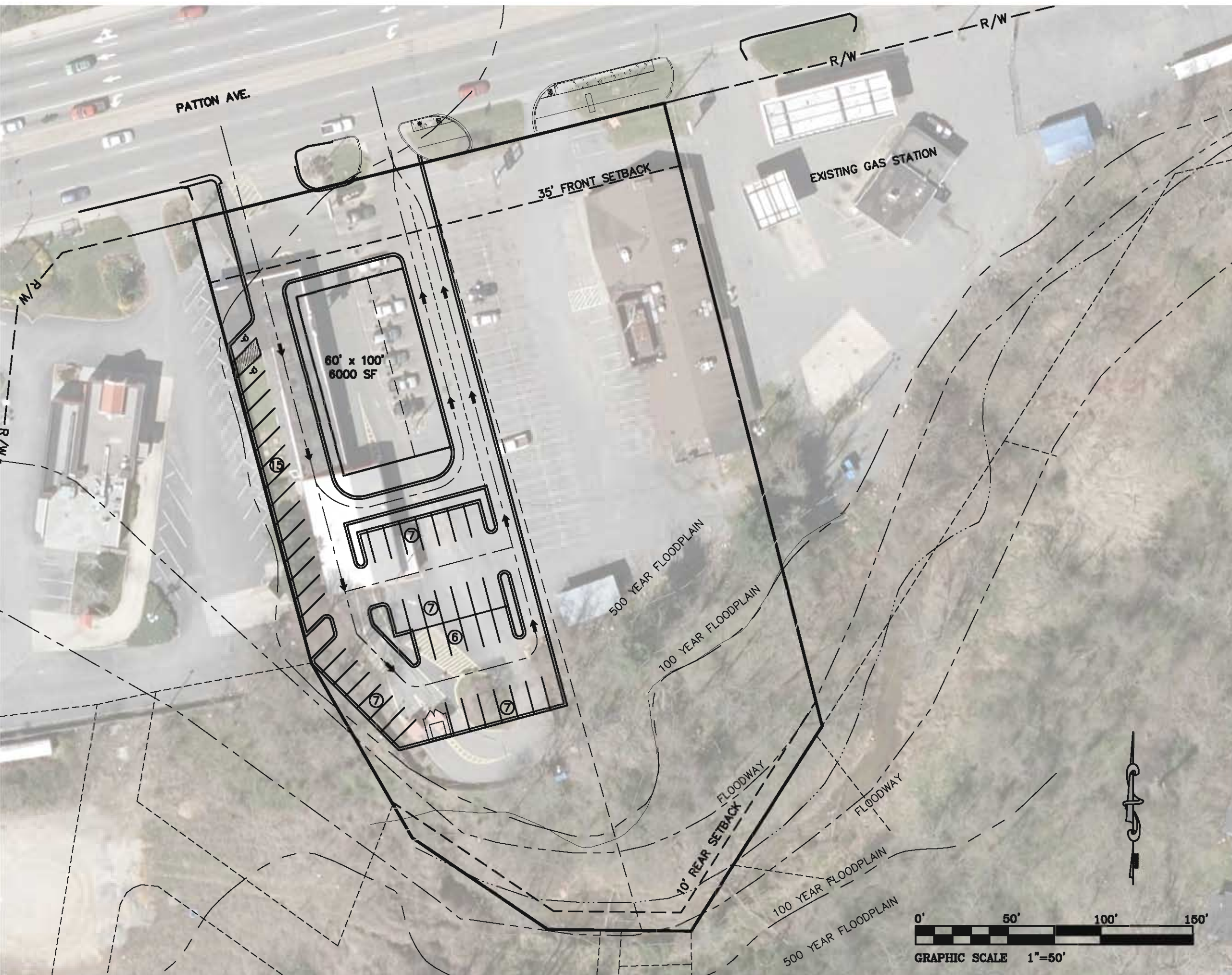


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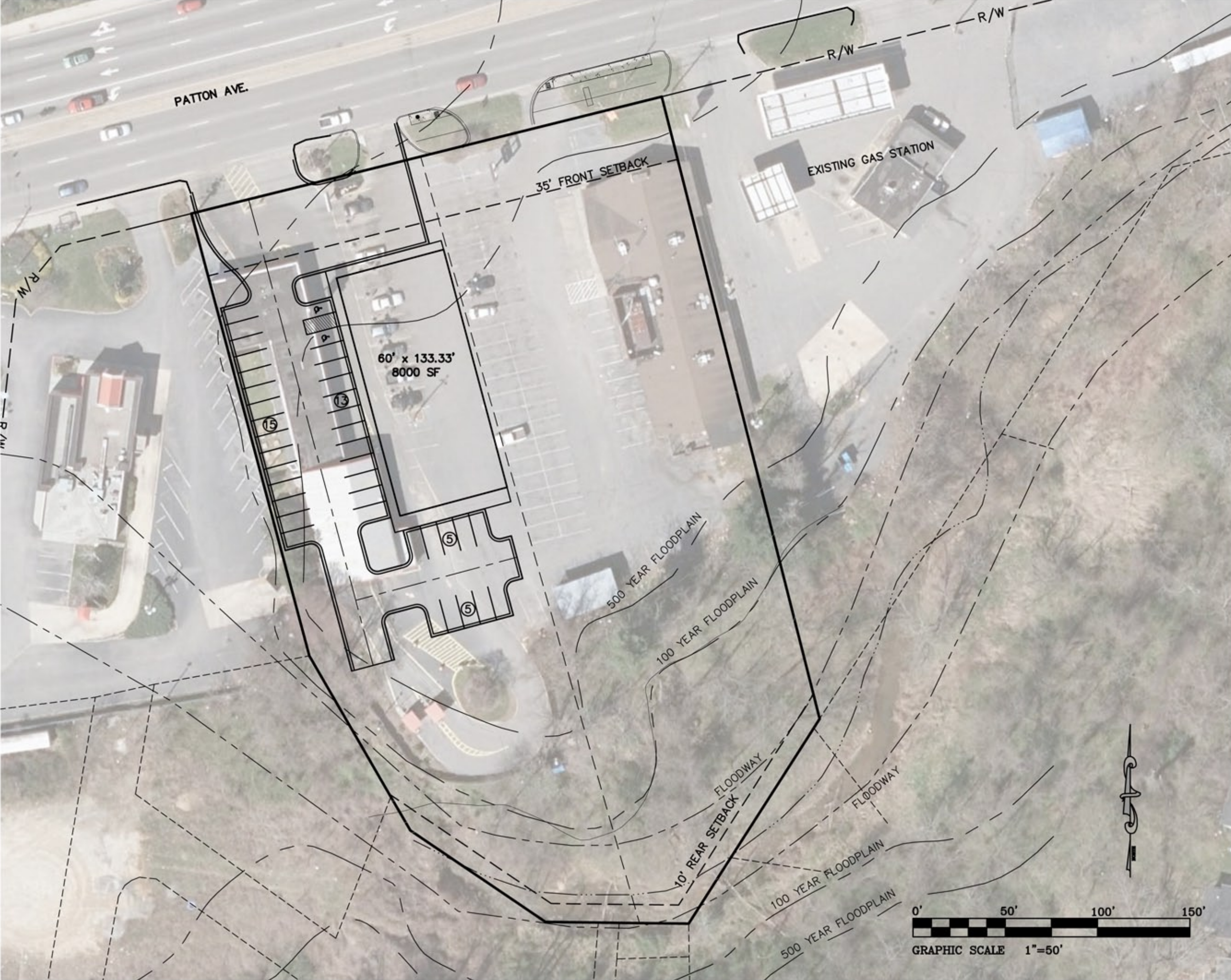
**DEVELOPMENT DATA BLOCK**

ZONING DISTRICT:	HB
SETBACKS:	35' FRONT, 0' SIDES, 10' REAR
<b>PARKING SPACE CALCULATIONS:</b>	
<b>2 RESTAURANTS:</b>	
1 SPACE PER 3 SEATS + 1 SPACE PER 2 EMPLOYEES ON SHIFT OF GREATEST EMPLOYMENT MINIMUM	
1 SPACE PER 2 SEATS + 1 SPACE PER 2 EMPLOYEES ON SHIFT OF GREATEST EMPLOYMENT MAXIMUM	
TOTAL SEATS (ASSUMED) = 30+50 = 80	
TOTAL EMPLOYEES (ASSUMED) = 8+10 = 18	
<b>PARKING SPACES REQUIRED:</b>	
80 / 3 = 26.7 = 27 SPACES	
18 / 2 = 9 SPACES	
36 SPACES MINIMUM	
80 / 2 = 40 SPACES	
18 / 2 = 9 SPACES	
49 SPACES MAXIMUM	
<b>HANDICAPPED PARKING SPACES REQUIRED:</b>	
PER LUDO SECTION 7112 (B)(3)	
1 - 25 = 1	
26 - 50 = 2	
1 SPACE PER 8 SPACES SHALL BE VAN ACCESSIBLE	
<b>BICYCLE PARKING SPACES REQUIRED:</b>	
5% OF TOTAL PARKING SPACES PROVIDED	
<b>TOTAL PARKING SPACES INDICATED:</b>	
23 PARKING SPACES	
OF THOSE, 2 VAN ACCESSIBLE HANDICAPPED	
<b>LANDSCAPING REQUIREMENTS:</b>	
<b>STREET TREES:</b>	
OVERHEAD UTILITIES PRESENT:	
1 SMALL MATURING TREE PER 30 LF OF PROPERTY LINE	
NO OVERHEAD UTILITIES PRESENT:	
1 LARGE MATURING TREE PER 40 LF OF PROPERTY LINE	
<b>STREET BUFFER:</b>	
FOR VEHICULAR USE AREAS GREATER THAN 4000 SF, AND WITHIN 50' OF A STREET.	
1 EVERGREEN OR DECIDUOUS SHRUB PER 5 LF OF BUFFER REQUIRED.	
<b>PARKING LOT:</b>	
1 DECIDUOUS TREE + 4 SHRUBS PER 1500 SF OF VEHICULAR USE AREA.	
75% MUST BE LARGE MATURING, AND LOCATED WITHIN 15' OF A PARKING SPACE.	
<b>BUILDING IMPACT:</b>	
1 TREE + 2 SHRUBS PER 1000 SF OF BUILDING FOOTPRINT.	
<b>OPEN SPACE:</b>	
5% OF LOT AREA FOR URBAN OPEN SPACE AREAS	



**Option 1B.1**

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**DEVELOPMENT DATA BLOCK**

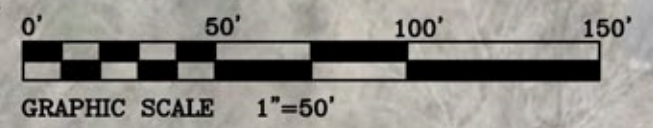
ZONING DISTRICT:	HB
SETBACKS:	35' FRONT, 0' SIDES, 10' REAR
<b>PARKING SPACE CALCULATIONS:</b>	
<b>RETAIL:</b>	
1 SPACE PER 350 SQUARE FEET MINIMUM	
1 SPACE PER 200 SQUARE FEET MAXIMUM	
TOTAL SQUARE FOOTAGE = 8,000	
<b>PARKING SPACES REQUIRED:</b>	
8000 / 350 = 22.8 = 23 SPACES MINIMUM	
8000 / 200 = 40 SPACES MAXIMUM	
<b>HANDICAPPED PARKING SPACES REQUIRED:</b>	
PER LUDO SECTION 7#2 (B)(3)	
1 - 25 = 1	
26 - 50 = 2	
1 SPACE PER 8 SPACES SHALL BE VAN ACCESSIBLE	
<b>BICYCLE PARKING SPACES REQUIRED:</b>	
5% OF TOTAL PARKING SPACES PROVIDED	
<b>OFFICE:</b>	
1 SPACE PER 350 SQUARE FEET MINIMUM	
1 SPACE PER 250 SQUARE FEET MAXIMUM	
TOTAL SQUARE FOOTAGE = 8,000	
<b>PARKING SPACES REQUIRED:</b>	
8000 / 350 = 22.8 = 23 SPACES MINIMUM	
8000 / 250 = 32 SPACES MAXIMUM	
<b>HANDICAPPED PARKING SPACES REQUIRED:</b>	
PER LUDO SECTION 7#2 (B)(3)	
1 - 25 = 1	
26 - 50 = 2	
1 SPACE PER 8 SPACES SHALL BE VAN ACCESSIBLE	
<b>BICYCLE PARKING SPACES REQUIRED:</b>	
5% OF TOTAL PARKING SPACES PROVIDED	
<b>TOTAL PARKING SPACES INDICATED:</b>	
38 PARKING SPACES	
OF THOSE, 2 VAN ACCESSIBLE HANDICAPPED	
<b>LANDSCAPING REQUIREMENTS:</b>	
<b>STREET TREES:</b>	
OVERHEAD UTILITIES PRESENT:	
1 SMALL MATURING TREE PER 30 LF OF PROPERTY LINE	
NO OVERHEAD UTILITIES PRESENT:	
1 LARGE MATURING TREE PER 40 LF OF PROPERTY LINE	
<b>STREET BUFFER:</b>	
FOR VEHICULAR USE AREAS GREATER THAN 4000 SF, AND WITHIN 50' OF A STREET.	
1 EVERGREEN OR DECIDUOUS SHRUB PER 5 LF OF BUFFER REQUIRED.	
<b>PARKING LOT:</b>	
1 DECIDUOUS TREE + 4 SHRUBS PER 1500 SF OF VEHICULAR USE AREA	
75% MUST BE LARGE MATURING, AND LOCATED WITHIN 15' OF A PARKING SPACE.	
<b>BUILDING IMPACT:</b>	
1 TREE + 2 SHRUBS PER 1000 SF OF BUILDING FOOTPRINT.	
<b>OPEN SPACE:</b>	
5% OF LOT AREA FOR URBAN OPEN SPACE AREAS	

**Option 1A**

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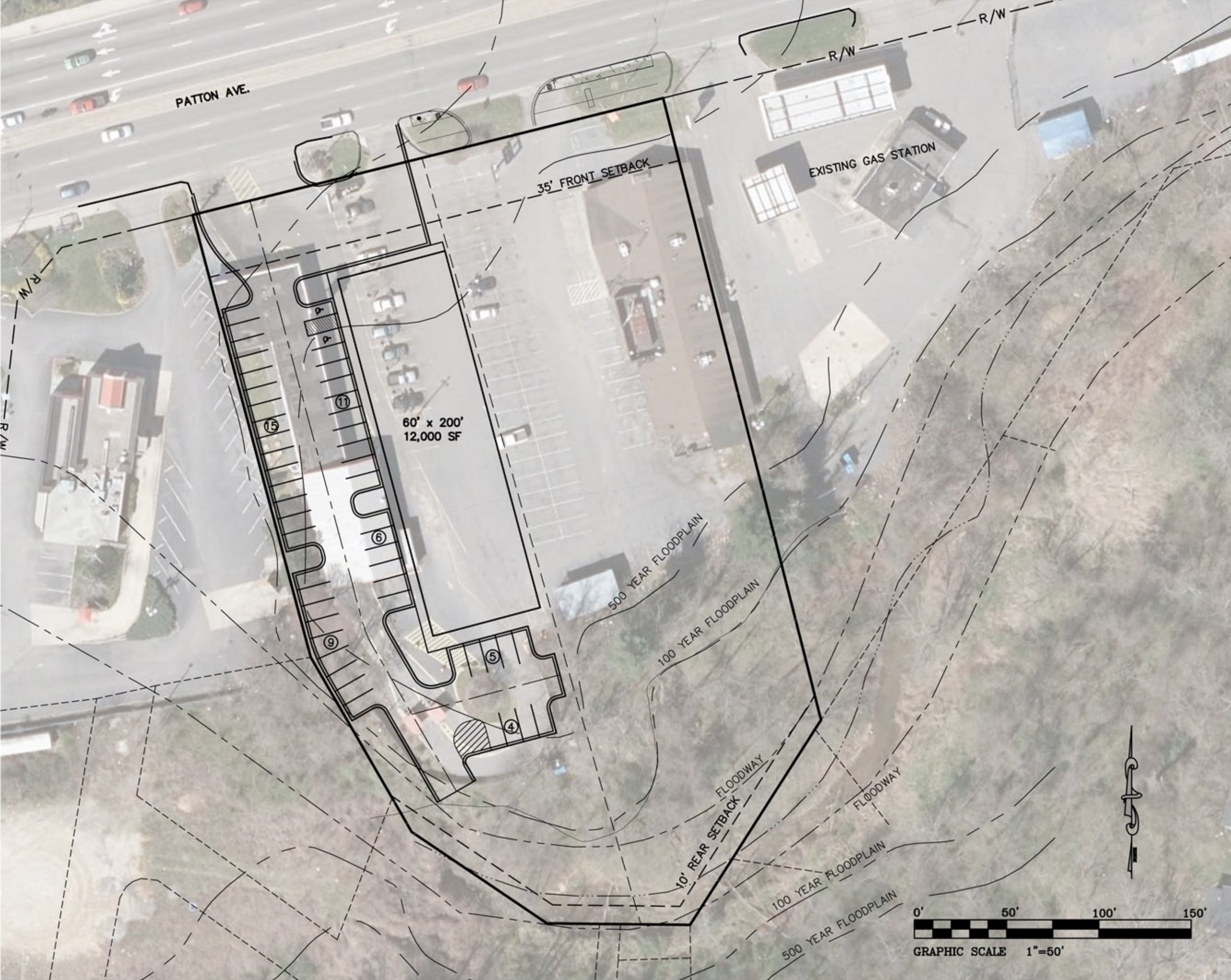


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**DEVELOPMENT DATA BLOCK**

ZONING DISTRICT:	HB
SETBACKS:	35' FRONT, 0' SIDES, 10' REAR
<b>PARKING SPACE CALCULATIONS:</b>	
<b>RETAIL:</b>	
1 SPACE PER 350 SQUARE FEET MINIMUM	
1 SPACE PER 200 SQUARE FEET MAXIMUM	
TOTAL SQUARE FOOTAGE = 12,000	
<b>PARKING SPACES REQUIRED:</b>	
12000 / 350 = 34.2 = 34 SPACES MINIMUM	
12000 / 200 = 60 SPACES MAXIMUM	
<b>HANDICAPPED PARKING SPACES REQUIRED:</b>	
PER LIDO SECTION 7#2 (B)(3)	
26 - 50 = 2	
1 SPACE PER 8 SPACES SHALL BE VAN ACCESSIBLE	
<b>BICYCLE PARKING SPACES REQUIRED:</b>	
5% OF TOTAL PARKING SPACES PROVIDED	
<b>OFFICE:</b>	
1 SPACE PER 350 SQUARE FEET MINIMUM	
1 SPACE PER 250 SQUARE FEET MAXIMUM	
TOTAL SQUARE FOOTAGE = 12,000	
<b>PARKING SPACES REQUIRED:</b>	
12000 / 350 = 34.2 = 34 SPACES MINIMUM	
12000 / 250 = 48 SPACES MAXIMUM	
<b>HANDICAPPED PARKING SPACES REQUIRED:</b>	
PER LIDO SECTION 7#2 (B)(3)	
26 - 50 = 2	
1 SPACE PER 8 SPACES SHALL BE VAN ACCESSIBLE	
<b>BICYCLE PARKING SPACES REQUIRED:</b>	
5% OF TOTAL PARKING SPACES PROVIDED	
<b>TOTAL PARKING SPACES INDICATED:</b>	
50 PARKING SPACES	
OF THOSE, 2 VAN ACCESSIBLE HANDICAPPED	
<b>LANDSCAPING REQUIREMENTS:</b>	
<b>STREET TREES:</b>	
OVERHEAD UTILITIES PRESENT:	
1 SMALL MATURING TREE PER 30 LF OF PROPERTY LINE	
NO OVERHEAD UTILITIES PRESENT:	
1 LARGE MATURING TREE PER 40 LF OF PROPERTY LINE	
<b>STREET BUFFER:</b>	
FOR VEHICULAR USE AREAS GREATER THAN 4000 SF, AND WITHIN 50' OF A STREET.	
1 EVERGREEN OR DECIDUOUS SHRUB PER 5 LF OF BUFFER, REQUIRED.	
<b>PARKING LOT:</b>	
1 DECIDUOUS TREE + 4 SHRUBS PER 1500 SF OF VEHICULAR USE AREA.	
75% MUST BE LARGE MATURING, AND LOCATED WITHIN 15' OF A PARKING SPACE.	
<b>BUILDING IMPACT:</b>	
1 TREE + 2 SHRUBS PER 1000 SF OF BUILDING FOOTPRINT.	
<b>OPEN SPACE:</b>	
5% OF LOT AREA FOR URBAN OPEN SPACE AREAS	



**Option 1C**

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