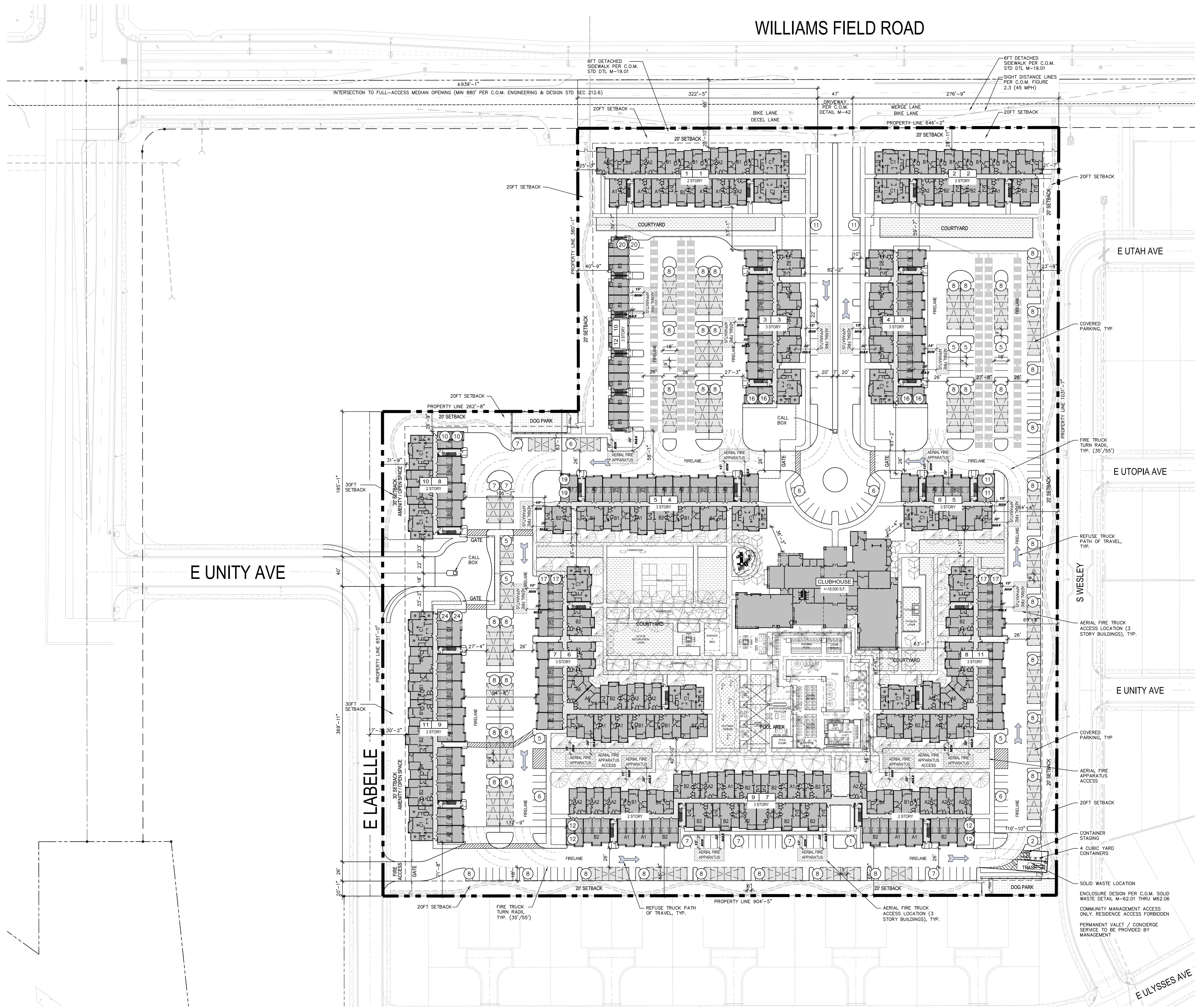




PROJECT DATA			
SITE DATA:			
SITE AREA:	±20.24 GROSS ACRES / ±17.35 NET ACRES		
ZONING:	EXISTING: PC	PROPOSED: PAD (RM-4U)	
APN NO.'S:	304-35-004N		
PROPOSED USE:	MULTI-FAMILY		
MAXIMUM DENSITY ALLOWED:	30 DU		
PROPOSED DENSITY:	23 DU/NET AC		
MAXIMUM BUILDING HEIGHT:	50 FEET		
PROPOSED BUILDING HEIGHT:	2 & 3 STORY		
PROPOSED BUILDING AREA:	±570,429 S.F.		
ALL BUILDINGS TO BE EQUIPPED WITH FIRE SPRINKLERS			
UNIT MIX:			
ONE BEDROOM UNITS:		207	(52%)
TWO BEDROOM UNITS:		148	(37%)
THREE BEDROOM UNITS:		45	(11%)
TOTAL:		400	D.U.
UNIT TYPE	GROSS LIV. AREA	UNITS	TOTAL LIV. AREA
UNIT A1	1 BED/1 BA	799 S.F.	74
UNIT A2	1 BED/1 BA	735 S.F.	73
UNIT A6	1 BED/1 BA	755 S.F.	12
UNIT B4	1 BED/1DEN/2 BA	1,067 S.F.	48
UNIT B1	2 BED/2 BA	1,070 S.F.	40
UNIT B2	2 BED/2 BA	1,157 S.F.	98
UNIT B3	2 BED/2 BA	1,344 S.F.	10
UNIT C1	3 BED/2 BA	1,407 S.F.	45
TOTAL:		400 D.U.	405,998 S.F.
AVG. S.F.			1,015 S.F.
PARKING:			
PROVIDED:			
GARAGE PARKING			174 P.S.
TANDEM PARKING			174 P.S.
COVERED PARKING			226 P.S.
OPEN PARKING			225 P.S.
CLUBHOUSE PARKING			12 P.S.
TOTAL PROVIDED:			811 P.S.
REQUIRED:		2.03 SPACE	PER UNIT
2.1 SPACES PER DWELLING UNIT (2.1 x 400 UNITS)			840 P.S.
ACCESSIBLE PARKING REQUIRED:	16 (2% OF PROVIDED PARKING STALLS)		
ACCESSIBLE PARKING PROVIDED:	16 TOTAL (14 STANDARD AND 2 VAN)		

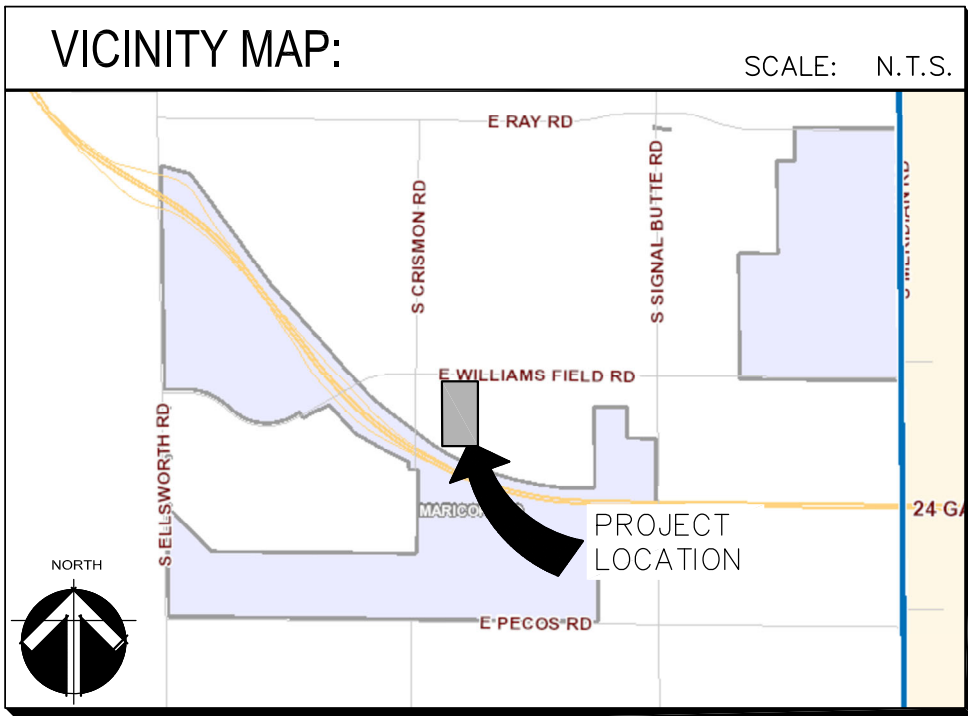
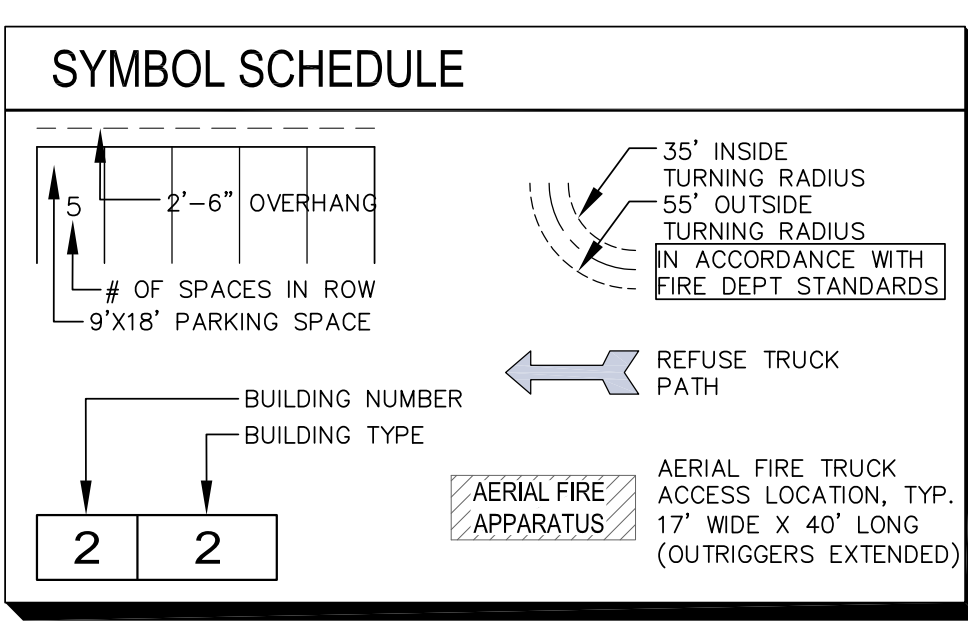
PROJECT NARRATIVE

THE INTENT OF THIS PROJECT IS TO DEVELOP A MULTI-FAMILY CLASS "A" (LUXURY) APARTMENT COMMUNITY, WITH A TOTAL OF 400 APARTMENT HOMES. SPECIFICALLY, THE DEVELOPMENT'S CURRENT CONCEPT INCLUDES:

- 207 ONE-BEDROOM UNITS - RANGING FROM APPROXIMATELY 799 SQUARE FEET TO 1,067 SQUARE FEET;
- 148 TWO-BEDROOM UNITS - RANGING FROM APPROXIMATELY 1,070 SQUARE FEET TO 1,344 SQUARE FEET; AND
- 45 THREE-BEDROOM UNITS - 1,407 SQUARE FEET; AND

THERE WILL BE QUALITY AMENITIES PROVIDED ON-SITE AT THE PROJECT, INCLUDING COVERED AND GARAGE PARKING OPTIONS, A RESORT STYLE POOL AND AN AMENITIZED CLUBHOUSE.

AS CURRENTLY PLANNED THERE WILL BE ONE (1) PRIMARY ACCESS POINT FOR THE PROJECT LOCATED ALONG WILLIAMS FIELD ROAD NEAR THE INTERSECTION OF WILLIAMS FIELD ROAD AND CRISMON ROAD. THE PROJECT WILL PROVIDE 811 PARKING STALLS, GARAGE PARKING (174), TANDEM PARKING (174), COVERED PARKING (226), UNCOVERED (225), AND (12) CLUBHOUSE PARKING SPACES THAT WILL BE EVENLY DISTRIBUTED ACROSS THE PROJECT.



SITE PLAN "H1"
SCALE: 1"=0" = 60'

NAVONA
Apartment Homes
S.E.C. OF WILLIAMS FIELD ROAD AND CRISMON ROAD, MESA, ARIZONA

TOLL BROTHERS APARTMENT LIVING
8767 E. VIA DE VENTURA, SUITE 390, SCOTTSDALE, AZ. 85258

biltform architecture group, inc.
11460 north cave creek road . suite 11
phoenix . arizona 85020
Phone 602.285.9200 Fax 602.285.9229

PRELIMINARY
NOT FOR
CONSTRUCTION

EXPIRES 9/30/22

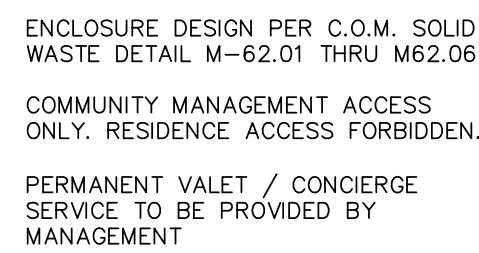
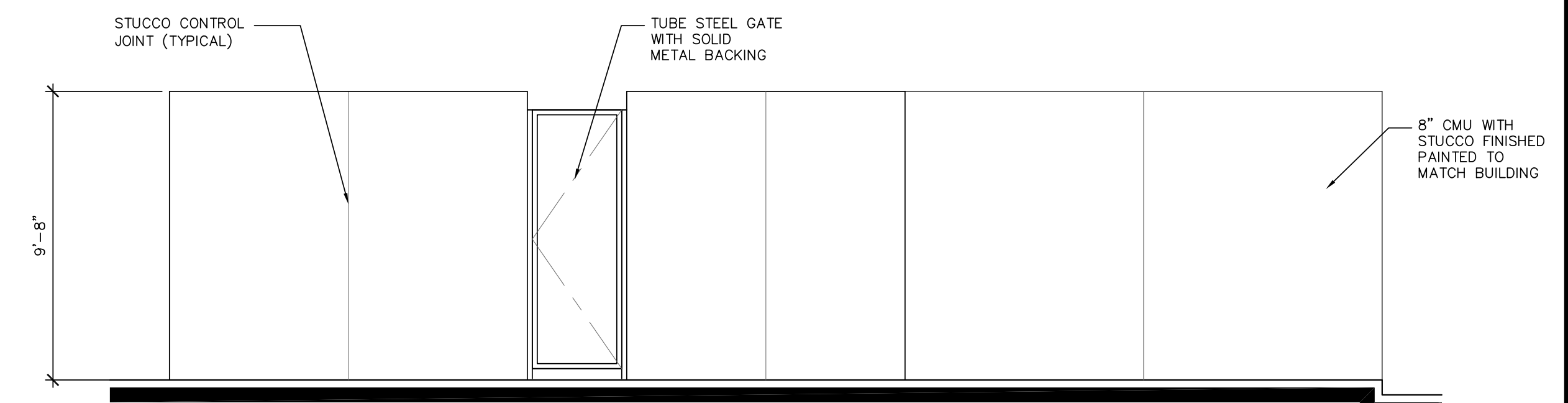
REVISIONS:

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4	-

JOB NO: 21-080
DATE: JUNE 09, 2021
SCALE:
SHEET NO:

A1.0

© BILTFORM ARCHITECTURE GROUP, INC.


$$1/16'' = 1'-0''$$

$$1/4^n = 1'-0^n$$

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group, inc.

11460 north cave creek road . suite 11
phoenix . arizona 85020
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REVISIONS:

1	-
2	-
3	-
4	-

DB NO:	21-080
DATE:	JUNE 09, 2021
SCALE:	AS NOTED
SHEET NO:	

A1.1