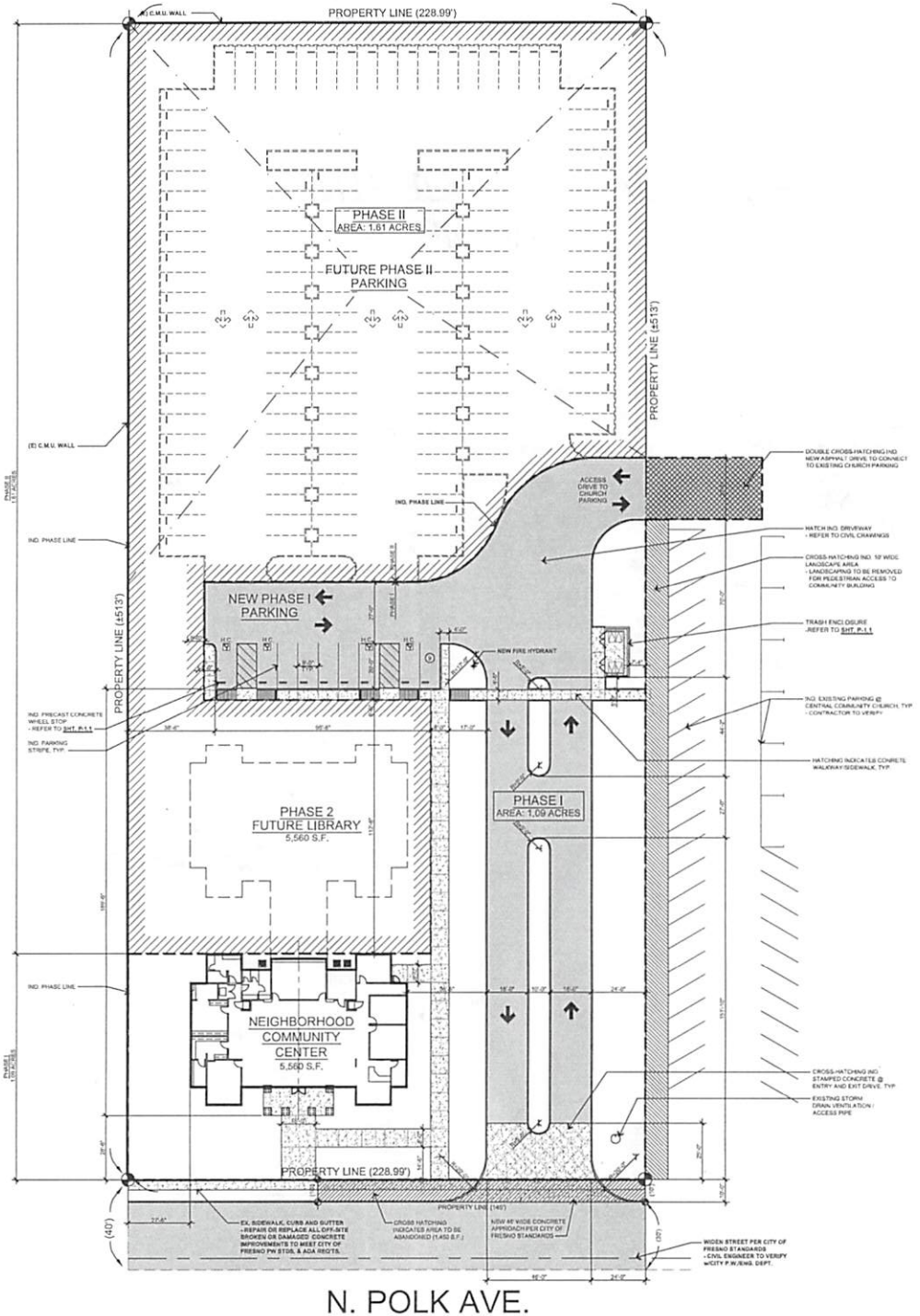
Attachment A



PROJECT INFORMATION

LEGAL DESCRIPTION:	PARCEL "A" OF LOT LINE ADJUSTMENT 2009-02, RECORDED AS DOCUMENT NO. 2009-0079119 OF OFFICIAL RECORDS OF FRESNO COUNTY, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: THAT PORTION OF THE WEST 553.40 FEET OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 15, TOWNSHIP 13 SOUTH, RANGE 19 EAST, MOUNT DIABLO BASE AND MERIDIAN, LYING SOUTH OF THE NORTH 258 FEET OF SAID NORTH HALF. EXCEPTING THEREFROM THE SOUTH 175.00 FEET THEREOF.
APN:	510-030-23
OWNER / APPLICANT / DEVELOPER:	HOUSING AUTHORITIES FOR THE CITY AND COUNTY OF FRESNO. 1331 FULTON MALL, FRESNO, CA 93776-1985 Ph. No. 559 443-8482 Fax. No. 559 443-8471
SITE ADDRESS:	4710 N. POLK AVENUE, FRESNO, CA 93722
LAND USE (GENERAL PLAN):	HIGHWAY CITY SPECIFIC PLAN.
ZONING - EXISTING:	RS5 - RESIDENTIAL
ZONING - PROPOSED:	RS5 - RESIDENTIAL
OCCUPANCY GROUPS:	B
CONSTRUCTION TYPE:	V-A
FIRE SPRINKLERS:	YES - NFPA-13
PROPOSED STORIES:	1
PROPOSED BUILDING HEIGHT:	1 STORIES

YARDS	REQUIRED	PROPOSED
FRONT	20'-0"	28'-6"
REAR	10'-0"	10'-0"
SIDE	5'-0"	14'-0"
SIDE	5'-0"	14'-0"

DEVELOPMENT INFORMATION

PHASE I AREA:	47,491 S.F. (1.09 ACRES)
PHASE II AREA:	70,096 S.F. (1.61 ACRES)
TOTAL SITE AREA:	(117,587 S.F. (2.70 ACRES)
TOTAL BUILDING AREA:	5,560 S.F.

PARKING DEVELOPMENT DATA

PARKING REQUIRED:
(1) STALL PER 50 S.F. OF GENERAL MEETING FLOOR AREA,
AND (1) STALL PER PRIVATE OFFICE
2,272 ÷ 50 = 45 STALLS. (+)
432 ÷ 50 = 8.6 STALLS. (+)
3 STALLS
= 56.6 STALLS = 57 STALLS

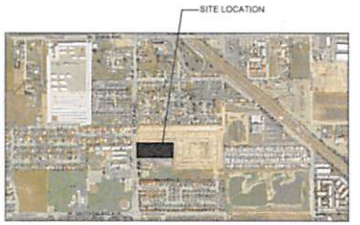
PARKING PROVIDED:
STANDARD STALLS: 9' WIDE x 19' DEEP = 9 STALLS
(INCLUDES 4 ACCESSIBLE STALLS)
JOINT PARKING w/ CHURCH = 61 STALLS
TOTAL PARKING PROVIDED = 70 STALLS

MINIMUM DRIVE AISLE WIDTH = 24'-0"
27'-0 @ 90° PARKING

FUTURE PARKING - PHASE II = 129 STALLS

SHEET INDEX:

P-1.0	NEIGHBORHOOD COMMUNITY CENTER - ARCHITECTURAL SITE PLAN - PHASE 1
P-1.0a	HIGHWAY CITY CENTERPOINT DEVELOPMENT - MASTER SITE PLAN
P-1.1	NEIGHBORHOOD COMMUNITY CENTER - ARCHITECTURAL SITE DETAILS
P-1.2	NEIGHBORHOOD COMMUNITY CENTER - LANDSCAPE PLAN
P-2.0	NEIGHBORHOOD COMMUNITY CENTER - FLOOR PLAN
P-2.1	NEIGHBORHOOD COMMUNITY CENTER - ROOF PLAN
P-2.2	NEIGHBORHOOD COMMUNITY CENTER - ROOF FRAMING PLAN
P-3.0	NEIGHBORHOOD COMMUNITY CENTER - ELEVATIONS AND SECTIONS



VICINITY MAP: FRESNO, CA
SCALE: N.T.S.

NORTH

R.L. Davidson, Inc.
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7400 North Inman, #233
Fresno, CA 93711
559.436.3303
www.davidson
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HIGHWAY CITY
NEIGHBORHOOD COMMUNITY
CENTER
N. POLK AVE.
Fresno, CA

FOR:
FRESNO HOUSING
AUTHORITY

NO.	DATE:	ISSUE:
	05.20.2016	PRELIMINARY DESIGN
	06.06.2016	REVISED PRELIMINARY DESIGN
	06.24.2016	D.R.C. SUBMITTAL
	12.28.2016	OWNER REVISIONS

SHEET TITLE:

NEIGHBORHOOD
COMMUNITY BUILDING
- ARCHITECTURAL -
SITE PLAN

©

SCALE: 1"=20'-0"

SHEET NO.

P-1.0

PROJECT NO. 1436