

**Attachment B:
Project Summary Table of
Development Standards**

PROJECT SUMMARY	
Zoning Designation: CD-6 (Central District, Arroyo Corridor/ Fair Oaks subdistrict)	
General Plan Designation: High Mixed Use (0.0-3.0 FAR, 0-87 DU/Acre)	
Proposed Development Standards	Code Requirement
Floor Area Ratio (FAR):	
2.98	Zoning Code: 1.5 General Plan: 0.0-3.0
Height:	
90 feet	50 feet
Density:	
N/A	Zoning Code: 48 DU/Acre General Plan: 0-87 DU/Acre
Setbacks:	
Bellevue Drive: 0'	0'-5'
Arroyo Parkway: 0'-30'	0'-5'
California Blvd: 0'-10'	0'-5'
Parking:	
Total Number provided: TBD	761-850 spaces, plus parking specified for the Residential Care use
Medical Office	4 spaces for every 1,000 sf
General Residential Care	Specified via CUP
Commercial*	3 spaces for every 1,000 sf*
Food Sales (Whole Foods)	4 spaces for every 1,000 sf
	25%-35% reduction for admin. office
	10%-20% reduction for non-residential non admin. Office
*Based on commercial uses, not including medical office or restaurant uses. Applicant to provide specific mix of land uses in future submittals to determine accurate number of required parking spaces.	