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Bradley Heights **Apartments**

Puyallup,

Timberlane Partners

Revisions No. Date Description

10-4-24 Drawn By: APT/HDM

Sunset Garden Senior Living Apartments PROVIDE RAILING AT ALL SITE STAIRS, TYP. SEE 12/A3 FOR 27th Avenue SE — SCHOOL BUS STOP 315 SF HARDSCAPE ACCESSIBILITY REQUIREMENTS. (DESIGN BY OTHERS) — MONUMENT (LIGHTING DESIGN BY OTHERS) EV ACCESS ONLY -SIGN — EV ACCESS ONLY — — MAX 3.5' WALL 2-BED Amenity ZONE BUFFER OPEN SPACE Ŏ~ C – 15' LANDSCAPE BUFFER 2-BED 6' LANDSCAPE OPEN SPACE 9,000 SF OPEN SPACE

SITE PLAN

236 UNITS

SITE INFORMATION

SETBACKS:

SITE ADDRESS: 202 27th Ave SE, Puyallup, WA PARCEL #: 419036006 SITE AREA: 339,107 SF (7.785 Acres)

ZONE: RM-CORE

> NORTH/FRONT: 10 FT setback to buildings WEST/SIDE : 0 FT Building setback - 6 FT landscape buffer SOUTH/REAR : 0 FT Building setback - 6 FT landscape buffer EAST/SIDE: 25 FT Building setback - 15 ft landscape buffer

EV STALL LOCATIONS ADDED TO SITE PLAN

BUILDING HEIGHT: 50' Max

DENSITY: Min 16 units per acre (125 units) no Max density

LOT COVERAGE: Max 90%

LANDSCAPE AREA: Min 10% of net lot area (33,910 SF) 10% of net lot area (33,910 SF) OPEN SPACE: 38,500 SF provided

PRIVATE OPEN SPACE: 60 SF per ground floor unit 10' x 6['] per upper story unit

PARKING:

1.5 PARKING SPACES PER UNIT Required Parking: 354 Stalls Provided Parking: 354 Stalls

EASEMENTS: no existing easements on site

PARKING SUMMARY			
Parking Stalls Required	354		
Standard Stalls	124		
Compact Stalls 41.5%	98		
Parallel Stalls	0		
Carport Stalls	118		
Attached Garage Stalls	0		
Detached Garage Stalls	0		
Accessible Standard Stalls	6		
Accessible Van Stalls	5		
Accessible Parallel Stalls	0		
Accessible Carport Stalls	1		
Accessible Garage Stalls	0		
Tandem Stalls	0		
Tandem Garage Stalls	0		
Subtotal	352	1.49	Stalls / D.U.
Aprons	0		
Total Parking Stalls Provided	352	1.49	Stalls / D.U.

2 BED TOTAL

236 **EV STALL COUNT** Total Electric Vehicle Charging stations: **36 Stalls** Total Furture Electric

137 (58%)

99 (42%)

UNIT COUNT

Vehicle Stall Infrastructure: 36 Stalls

SITE NOTES

1) TYPICAL SIDEWALK WIDTH IS 6' 2) A MINIMUM CLEAR WIDTH OF 44" IS REQUIRED FOR ALL EXTERIOR ACCESSIBLE ROUTES PER WASHINGTON STATE

3) SEE SHEET A3 FOR SITE ACCESSIBILITY STANDARDS

AMENDMENT SECTION 1101.2.1

2'-6" STEP LOCATION TYPICAL TYPICAL STANDARD COMPACT STALL STALL ACCESSIBLE ROUTE OF TRAVEL (A.R.T.)* RUNNING SLOPE NOT TO EXCEED 1:20 CROSS SLOPE NOT TO EXCEED 1:48 RAMPS NOT TO EXCEED 1:12 FIRE HYDRANT LOCATIONS

SITE KEY

100' RS ZONE BUFFER —

ELECTRIC VEHICLE CHARGING STALL

FUTURE ELECTRIC VEHICLE CHARGING STALL INFRASTRUCTURE

Initial Publish Date: Date Plotted:

> Job No.: 23-06 Sheet No.:

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Bradley Heights Apartments

Timberlane Partners

Revisions
No. Date Description

8-30-24 Owner Changes/ Permit Corrections

Initial Publish Date:

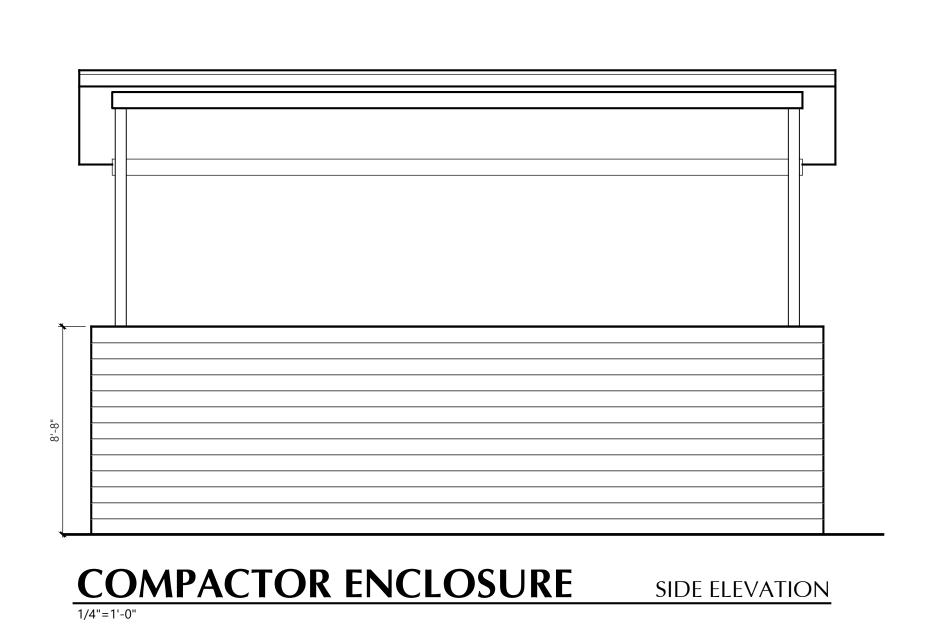
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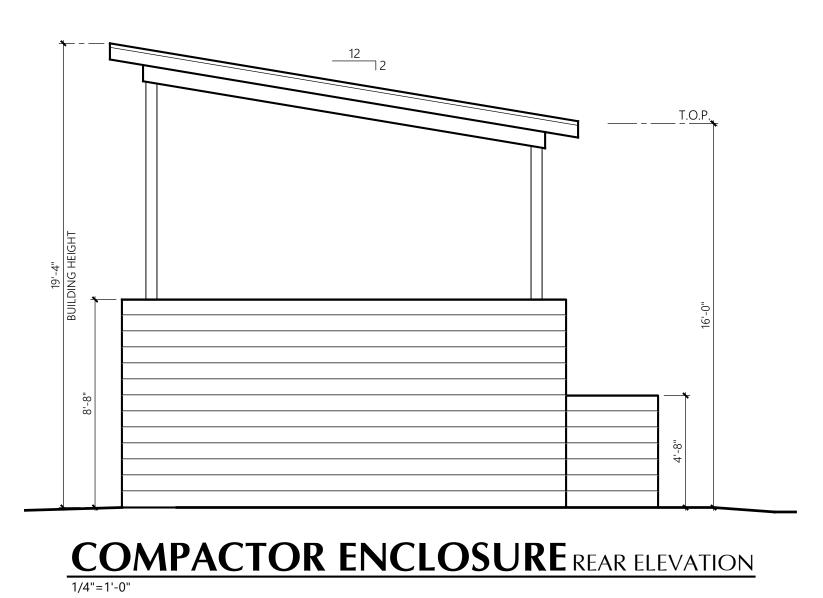
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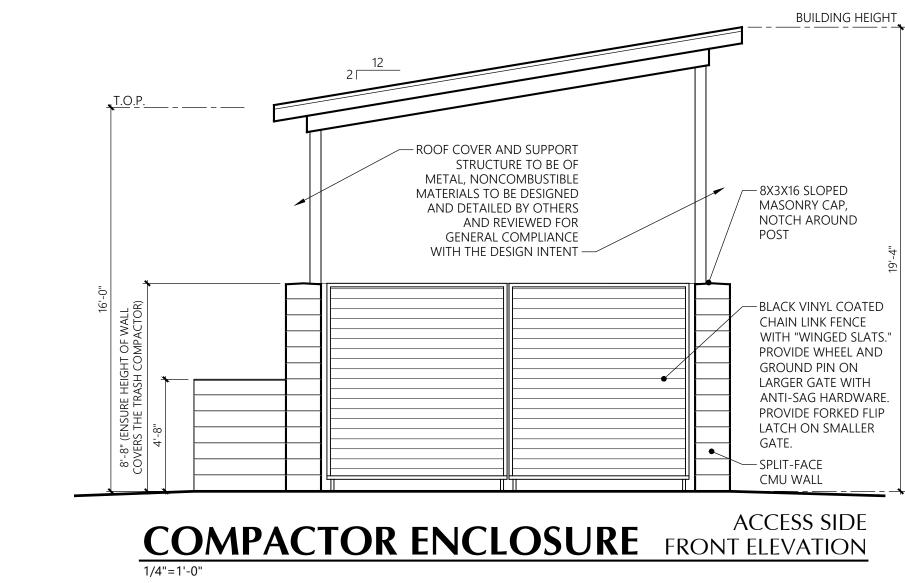
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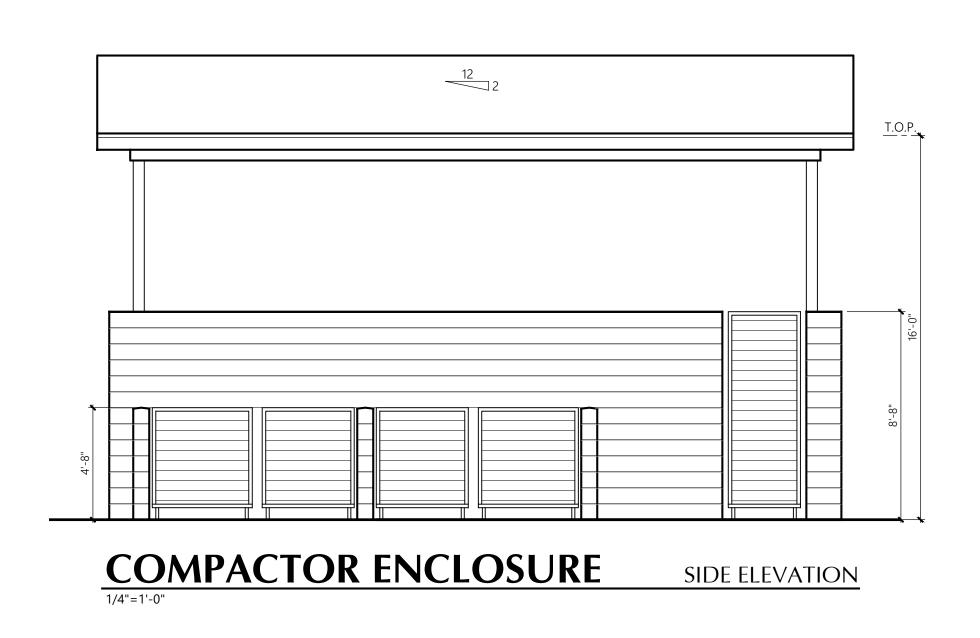
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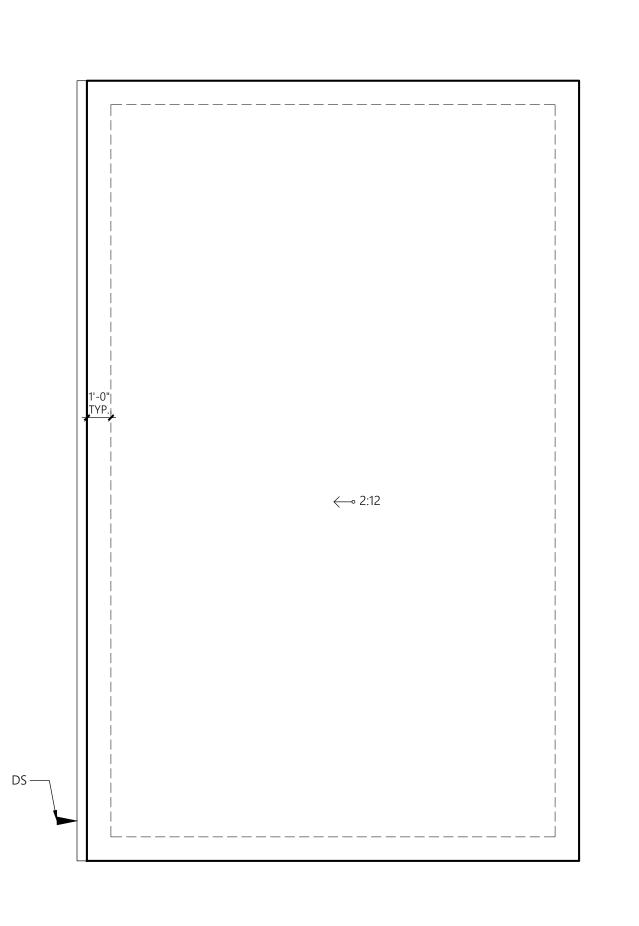
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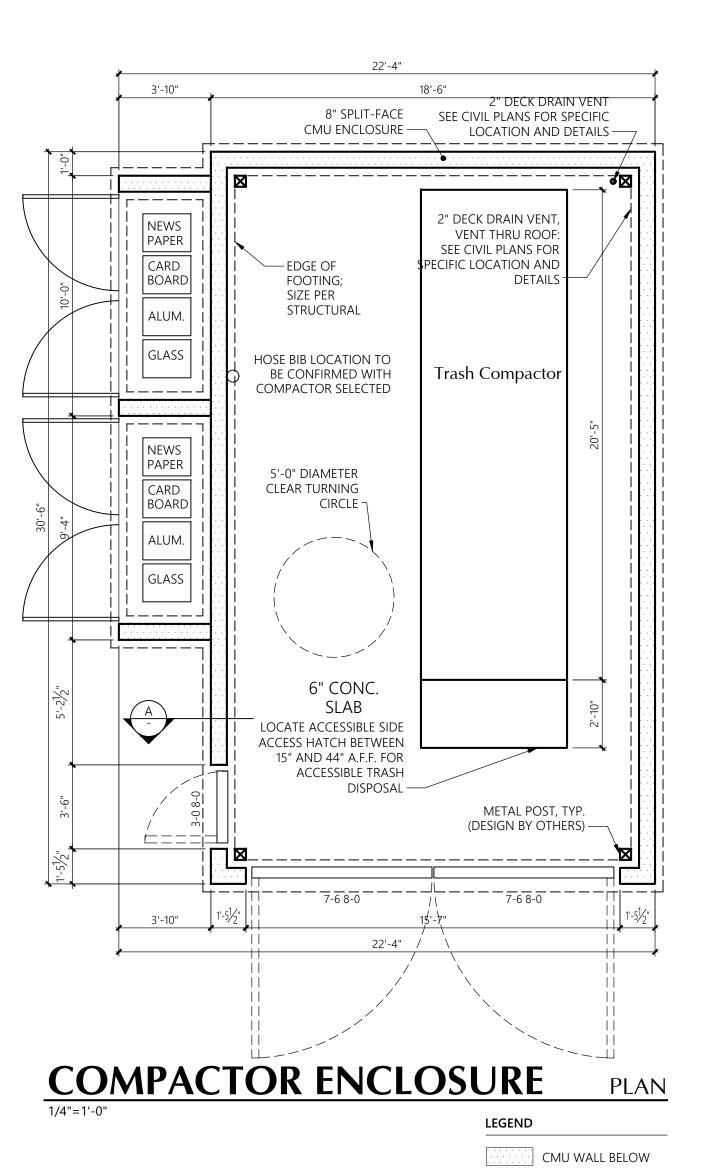


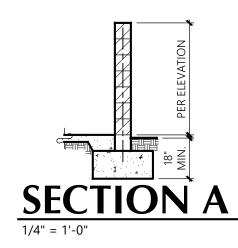










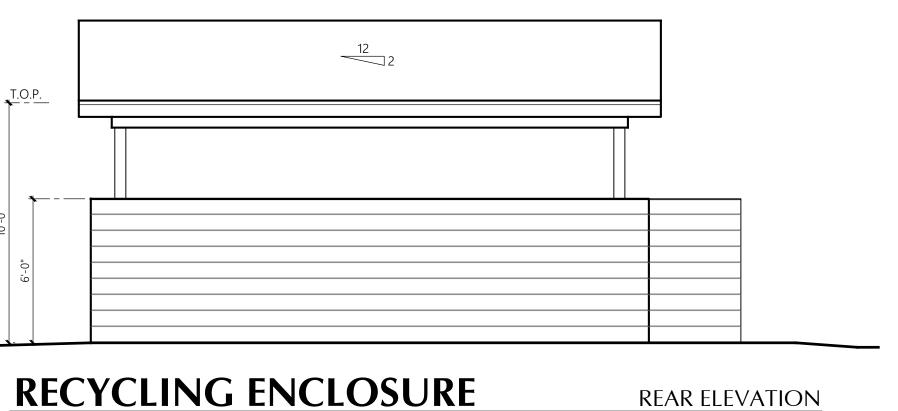


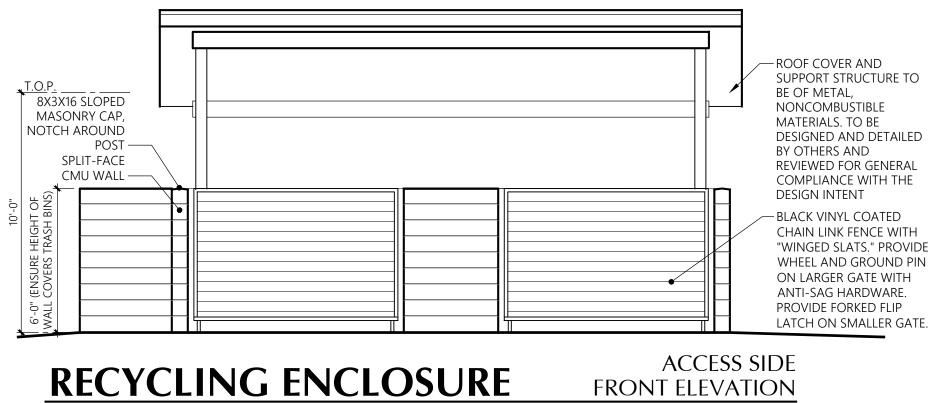


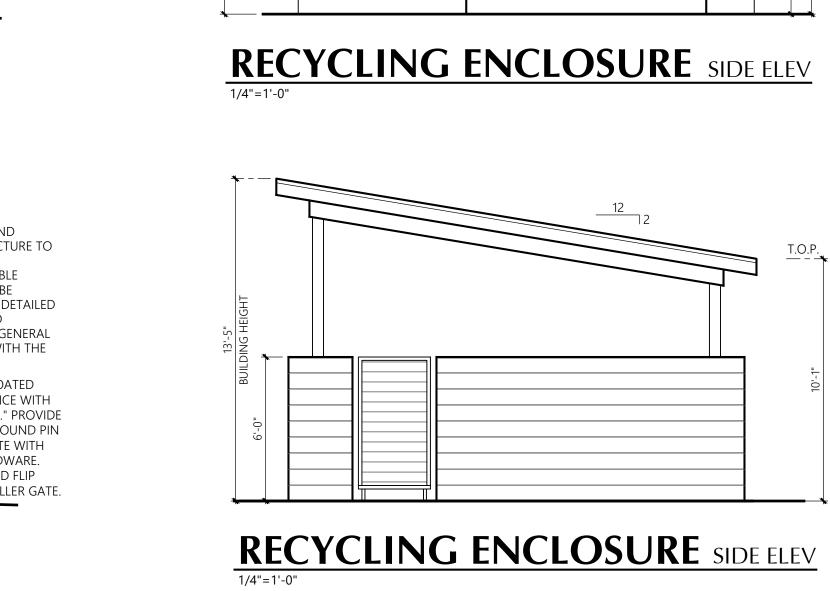
Revisions No. Date Description

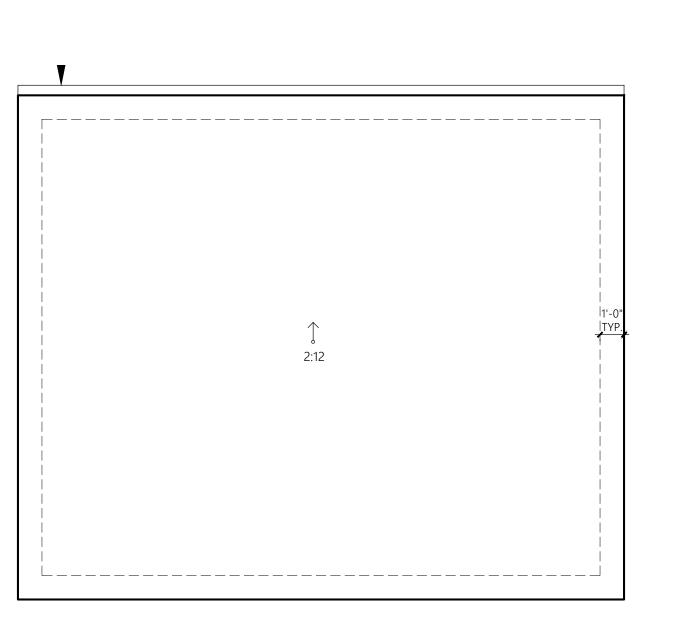
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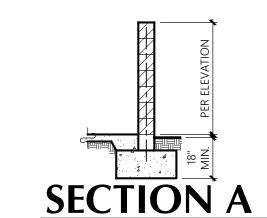
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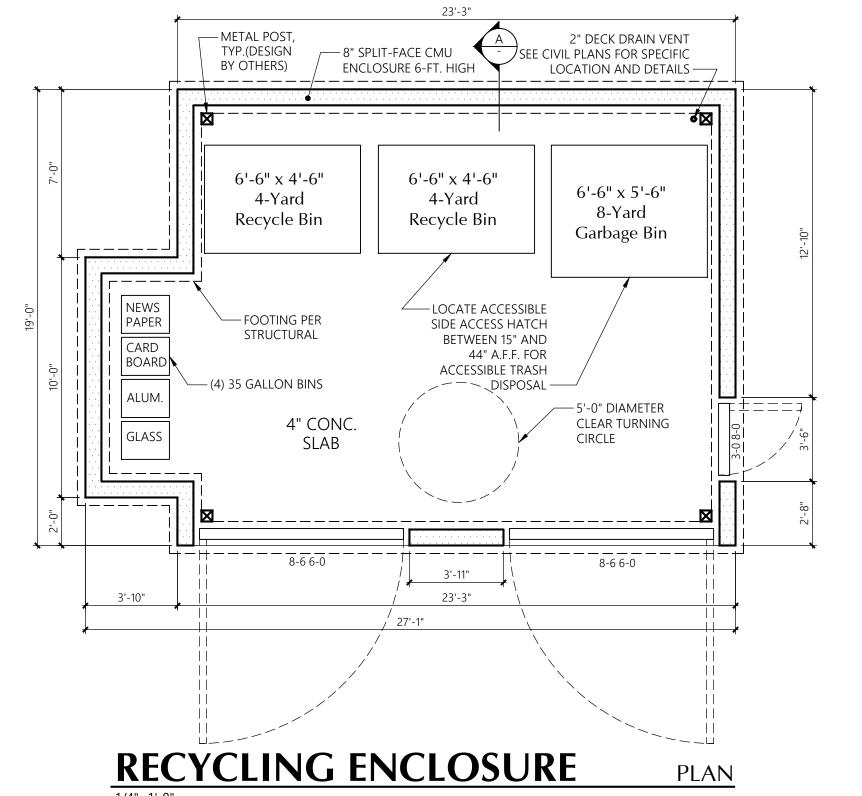












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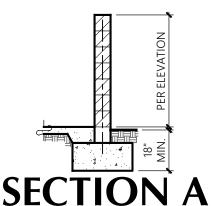
Bradley Heights **Apartments**

Puyallup,

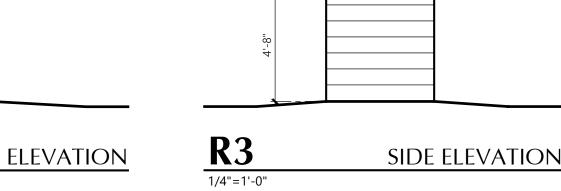
Timberlane **Partners**

Revisions

No. Date Description 8-30-24 Owner Changes/ Permit Corrections

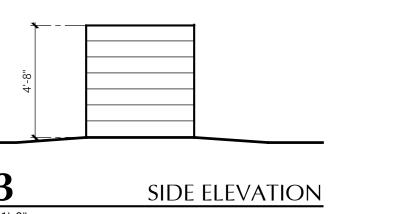


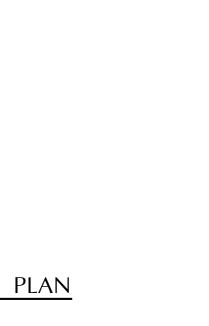




R4 & R5

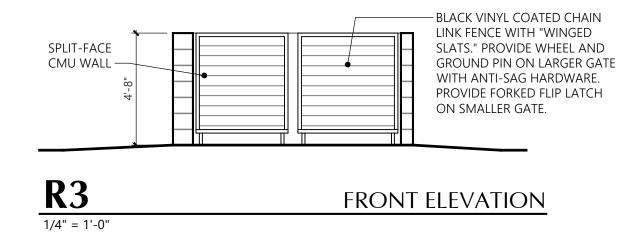
REAR ELEVATION





SPLIT-FACE CMU WALL –

R4 & R5



SPLIT-FACE CMU WALL —

FRONT ELEVATION

FRONT ELEVATION

R6, R7, & R8

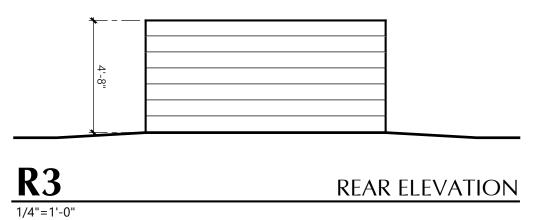
BLACK VINYL COATED CHAIN
LINK FENCE WITH "WINGED
SLATS." PROVIDE WHEEL AND
GROUND PIN ON LARGER GATE
WITH ANTI-SAG HARDWARE.
BROWLE FORKER FURL ATC.

PROVIDE FORKED FLIP LATCH

R4 & R5

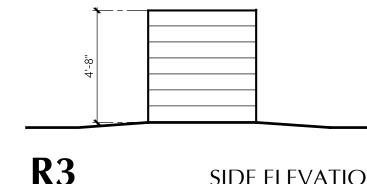
ON SMALLER GATE.

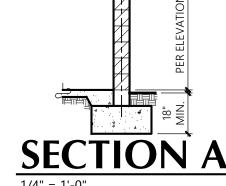
— BLACK VINYL COATED CHAIN LINK FENCE WITH "WINGED SLATS." PROVIDE WHEEL AND GROUND PIN ON LARGER GATE WITH ANTI-SAG HARDWARE. PROVIDE FORKED FLIP LATCH ON SMALLER GATE.



R6, R7, & R8

REAR ELEVATION





SIDE ELEVATION

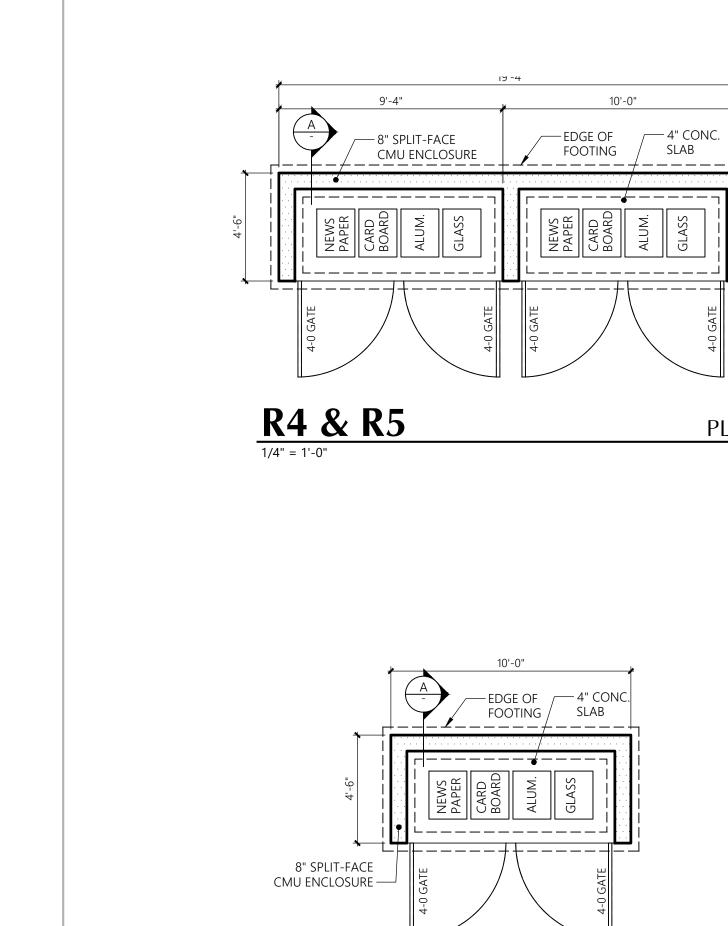
R6, R7,& R8 SIDE ELEVATION

Initial Publish Date: Date Plotted:

> Job No.: Drawn By: 23-06 APT/HDM Sheet No.:

> > **A6**

9-6-24



R31/4" = 1'-0"

R6, R7, & R8

10'-0"

EDGE OF 4" CONC. SLAB

9'-4"

- 8" SPLIT-FACE CMU ENCLOSURE 9'-4"

PLAN

PLAN