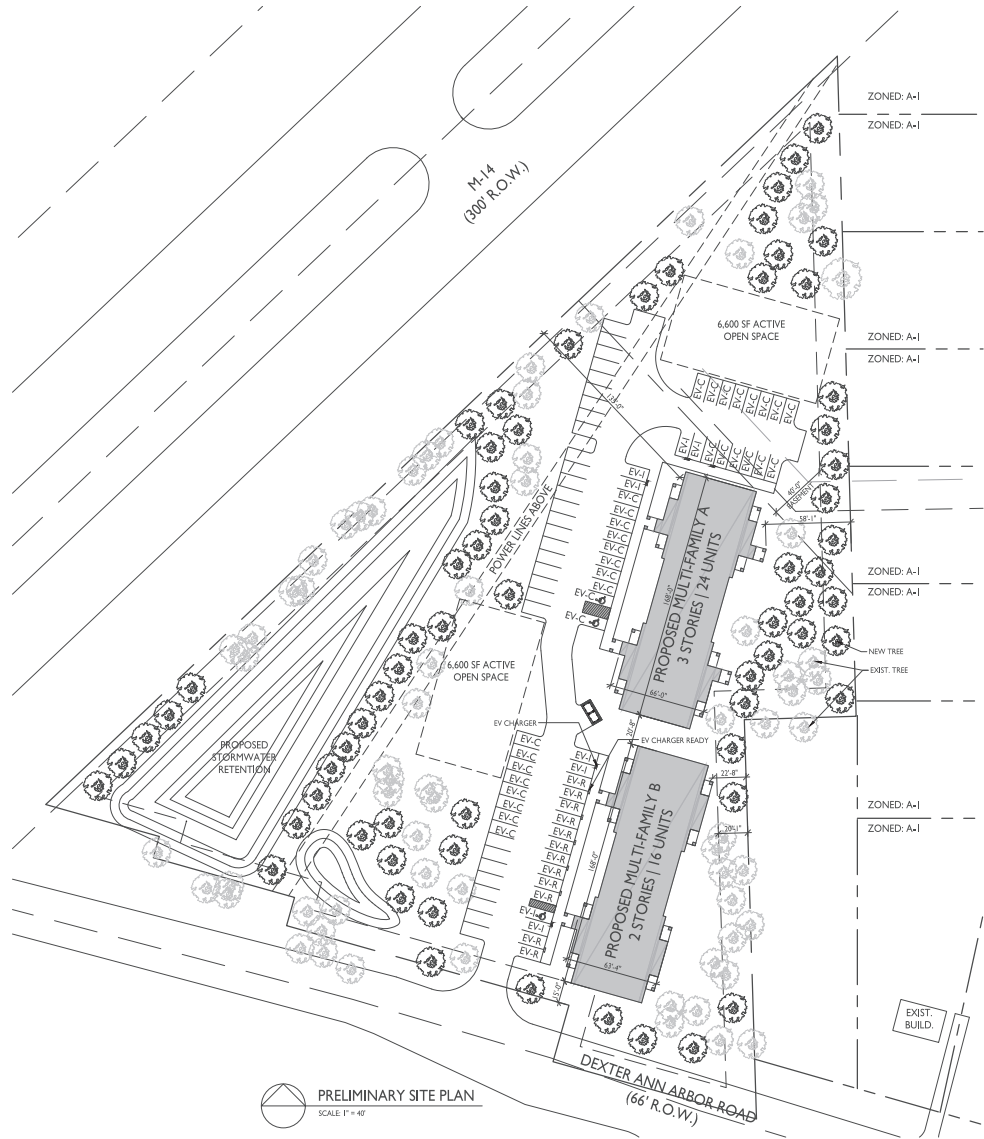




**THE FARM APARTMENTS**  
ANN ARBOR, MICHIGAN

**BOWERS+ASSOCIATES**  
ARCHITECTURE DESIGN



PRELIMINARY SITE PLAN  
SCALE 1" = 40'

**COMPARISON CHART**

	EXISTING	PROPOSED	REQUIRED
Zoning	N/A	R-4A	
Gross Lot Area	187,771 SF   4.31 Acres	187,771 SF   4.31 Acres	21,780 SF
Lot Size	290'	290'	120'
Minimum Lot Area per Dwelling Unit	N/A	4,694 SF	4,900 SF
Maximum Density Dwelling Units / Acre	N/A	40	43   10 per Acre
Minimum Open Space	100%	79%	65%
Minimum Active Open Space per Dwelling Unit	N/A	13,200 SF	12,000 SF   300 per Dwelling
setbacks	Front	N/A	15'-0"
	Side(s)	N/A	22'-8"
	Rear	N/A	58'-1"
Height	N/A	2-3 Stories   <35'	Max. 35'
Vehicle Parking	N/A	80 Spaces	2 Spaces per Dwelling
Bicycle Parking	N/A	8 Class A Spaces 8 Class C Spaces	1 Space per 5 Dwellings 50% Class A + 50% Class C
EV Parking	N/A	32 EV Capable Spaces 12 EV Ready Spaces 8 EV Installed Spaces	65% EV Capable 20% EV Ready 10% EV Installed

**LANDSCAPE DATA**

TREES REMOVED:	112
TREES REPLACED:	66 (59% REPLACEMENT)

- GENERAL NOTES**
- ALL OUTDOOR LIGHTS SHALL BE SHIELDED TO REDUCE GLARE AND SHALL BE ARRANGED TO NOT INTERFERE WITH THE VISION OF PERSONS ON ADJACENT ROADWAYS OR ADJACENT PROPERTY.
  - ALL SIGNS SHALL MEET LOCAL MUNICIPALITY ORDINANCE REQUIREMENTS.

**DWELLING UNIT MATRIX**

	2 BEDROOM A	2 BEDROOM B	2 BEDROOM C	1 BEDROOM	TOTAL
	1,032 SF	1,171 SF	1,081 SF	805 SF	
<b>BUILDING A</b>					<b>24</b>
FLOOR 1	4	0	2	2	8
FLOOR 2	4	0	2	2	8
FLOOR 3	4	0	2	2	8
<b>BUILDING B</b>					<b>16</b>
FLOOR 1	2	2	2	2	8
FLOOR 2	2	2	2	2	8
<b>TOTAL</b>	<b>16</b>	<b>4</b>	<b>10</b>	<b>10</b>	<b>40</b>

BUILDING AREAS (SF)	
<b>BUILDING A</b>	<b>26,592</b>
FLOOR 1	8,960
FLOOR 2	8,816
FLOOR 3	8,816
<b>BUILDING B</b>	<b>17,704</b>
FLOOR 1	8,888
FLOOR 2	8,816
<b>TOTAL</b>	<b>44,296</b>