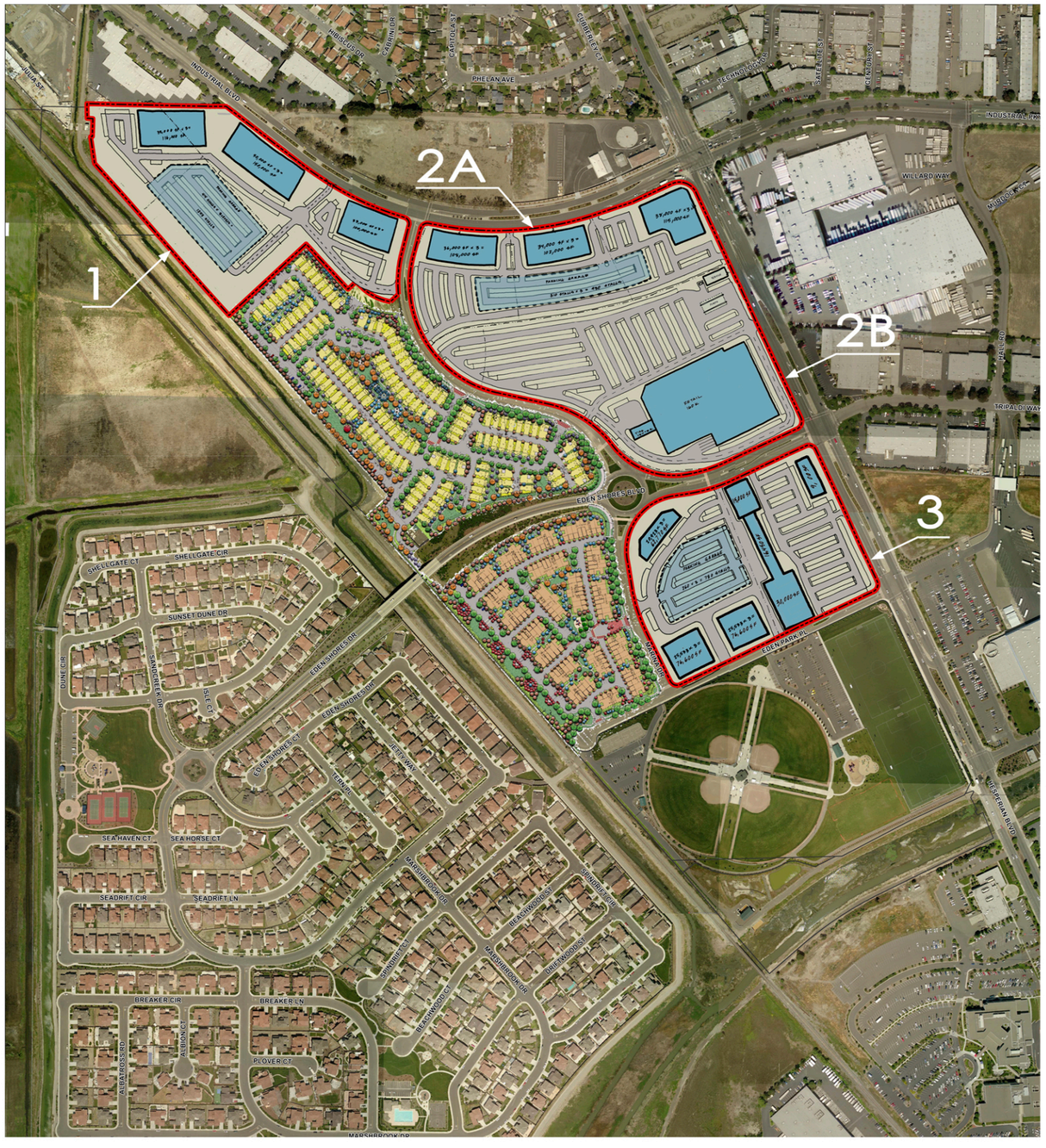

PARCEL 1 — 14.02 ACRES

OFFICE:

F.A.R :

MAX. F.A.R. AREA ALLOWED	0.6 = 366,426 S.F.
F.A.R. PROVIDED	0.59 = 366,000 S.F.

PARKING :

PARKING REQUIRED (4:1000)	1464 SP.
PARKING PROVIDED	1485 SP.
SURPLUS	21 SP.

PARCEL 2A — 12.45 ACRES

OFFICE:

F.A.R :

MAX. F.A.R. AREA ALLOWED	0.6 = 325,405 S.F.
F.A.R. PROVIDED	0.59 = 325,000 S.F.

PARKING :

PARKING REQUIRED (4:1000)	1300 SP.
PARKING PROVIDED	1320 SP.
SURPLUS	20 SP.

PARCEL 2B — 15.50 ACRES

RETAIL:

F.A.R :

MAX. F.A.R. AREA ALLOWED	0.3 = 202,554 S.F.
F.A.R. PROVIDED	0.24 = 160,000 S.F.

PARKING :

PARKING REQUIRED (5:1000)	800 SP.
PARKING PROVIDED	940 SP.
SURPLUS	140 SP.

PARCEL 3 — 14.44 ACRES

OFFICE:

ACREAGE : 8.19 ACRES

F.A.R :

MAX. F.A.R. AREA ALLOWED	0.6 = 215,970 S.F.
F.A.R. PROVIDED	0.6 = 215,970 S.F.

PARKING :

PARKING REQUIRED (4:1000)	864 SP.
PARKING PROVIDED	866 SP.
SURPLUS	2 SP.

RETAIL:

ACREAGE : 6.25 ACRES

F.A.R :

MAX. F.A.R. AREA ALLOWED	0.3 = 81,675 S.F.
F.A.R. PROVIDED	0.26 = 71,050 S.F.

PARKING :

PARKING REQUIRED (5:1000)	356 SP.
PARKING PROVIDED	360 SP.
SURPLUS	4 SP.

ALTERNATE-3 OVERALL STATISTICS — 56.41 ACRES

RETAIL

	SITE AREA	BUILDABLE AREA
PARCEL 2B	15.50 ACRES	160,000 S.F.
PARCEL 3	6.25 ACRES	81,675 S.F.
TOTAL	21.40 ACRES	241,675 S.F.

PARKING

	PARKING SPACES
PARCEL 1 - OFFICE	1485 SP.
PARCEL 2A - OFFICE	1320 SP.
PARCEL 2B - RETAIL	940 SP.
PARCEL 3 - OFFICE	866 SP.
PARCEL 3 - RETAIL	360 SP.
TOTAL	4971 SP.

OFFICE

	SITE AREA	BUILDABLE AREA
PARCEL 1	14.02 ACRES	366,000 S.F.
PARCEL 2A	12.45 ACRES	325,000 S.F.
PARCEL 3	8.19 ACRES	215,970 S.F.
TOTAL	34.66 ACRES	906,970 S.F.

N

OVERALL SITE PLAN - ALTERNATE 3

1" = 500'

EDEN SHORES EAST

HAYWARD, CALIFORNIA

21 FEBRUARY 2007
PROJECT NO: 42681 + 42682

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