

MULTI-FAMILY RESIDENTIAL DATA FORM

NAME: Peninsula Heights (SUP + SPAR + SDPA + Vesting Tentative Map)		PA: PA-2020-012	ADDRESS: 2800 and 2988 Campus Drive (Northern) 2655 and 2755 Campus Drive (Southern)
LOT SIZE: Northern Parcel: 7.04 acres (306,609 sq. ft.) Southern Parcel: 8.41 acres (366,353 sq. ft.) TOTAL: 15.45 acres (672,962 sq. ft.)		ZONING: E1-1 (Executive Office)	APN: 041-521-010, -020 (Northern) 041-522-010, -020 (Southern)
FLOOR AREA: Northern Parcel: Southern Parcel: TOTAL:		PROPOSED 309,304 sq. ft. ¹ 367,995 sq. ft. ¹ 677,299 sq. ft. ¹	MAXIMUM ALLOWED 306,609 sq. ft. 366,353 sq. ft. 672,962 sq. ft.
F.A.R.: Northern Parcel: Southern Parcel: TOTAL/AVG:		1.008 ¹ 1.004 ¹ 1.006 ¹	1.0 1.0 1.0
RESIDENTIAL DENSITY: Northern Parcel: Southern Parcel:		19.03 units/acre 18.55 units/acre	34.84 units/acre 34.84 units/acre
BLDG. HEIGHT: Northern Parcel: Southern Parcel:		43'-0" 43'-0"	55'-0" 55'-0"
STORIES:		Up to 4	-
UNITS: Northern Parcel: Southern Parcel: TOTAL:		134 156 290	293 245 538
UNIT TYPE	NO.	PROPOSED SIZE	MINIMUM SIZE
2-Bedroom:	58	1,363 sq. ft. to 1,523 sq. ft.	-
3-Bedroom+:	232	1,302 sq. ft. to 2,379 sq. ft.	-
TOTAL:	290	-	-
SETBACKS/BUFFERS:		PROPOSED	MINIMUM REQUIRED
Northern Parcel			
Front (Campus Dr.):		15'-0"	15'-0"
Left Side (Live Oak Dr.):		15'-0"	15'-0"
Right Side:		24'-0"	0-0"
Rear (Residential Buffer):		14'-0" ²	15-0" OR 1/2 Building Height
Southern Parcel			
Front (Campus Dr.):		21'-0"	15'-0"
Left Side:		21'-0"	15-0" OR 1/2 Building Height
Right Side:		15'-0"	0-0"
Rear:		15'-0"	15-0" OR 1/2 Building Height

PARKING:	PROPOSED	MINIMUM REQUIRED
Northern Parcel Resident:	268	266
Northern Parcel Visitor:	21	21
TOTAL Northern Parcel:	289	287
Southern Parcel Resident:	312	310
Southern Parcel Visitor:	23	23
TOTAL Southern Parcel	335	333
LOADING SPACES:		
Northern Parcel:	2	1
Southern Parcel:	2	1
BICYCLE PARKING		
Northern Parcel Long-Term:	208	154
Northern Parcel Short-Term:	16	15
Southern Parcel Long-Term:	224	166
Southern Parcel Short-Term:	17	16
OPEN SPACE		
Northern Parcel:	133,372 sq. ft. (43 % at-grade)	107,313 sq. ft. (35% at-grade)
Southern Parcel:	152,105 sq. ft. (41 % at-grade)	128,224 sq. ft. (35% at-grade)
TREES		
Heritage Trees Removed	145	-
Non-Heritage Trees Removed	182	-
Heritage Trees Preserved	37	-
Non-Heritage Trees Preserved	48	-
FOOTNOTES:		
1. The applicant has requested to exceed the maximum floor area ratio as a waiver through State Density Bonus Law. 2. The applicant has requested to reduce setback limitations as a waiver through State Density Bonus Law.		