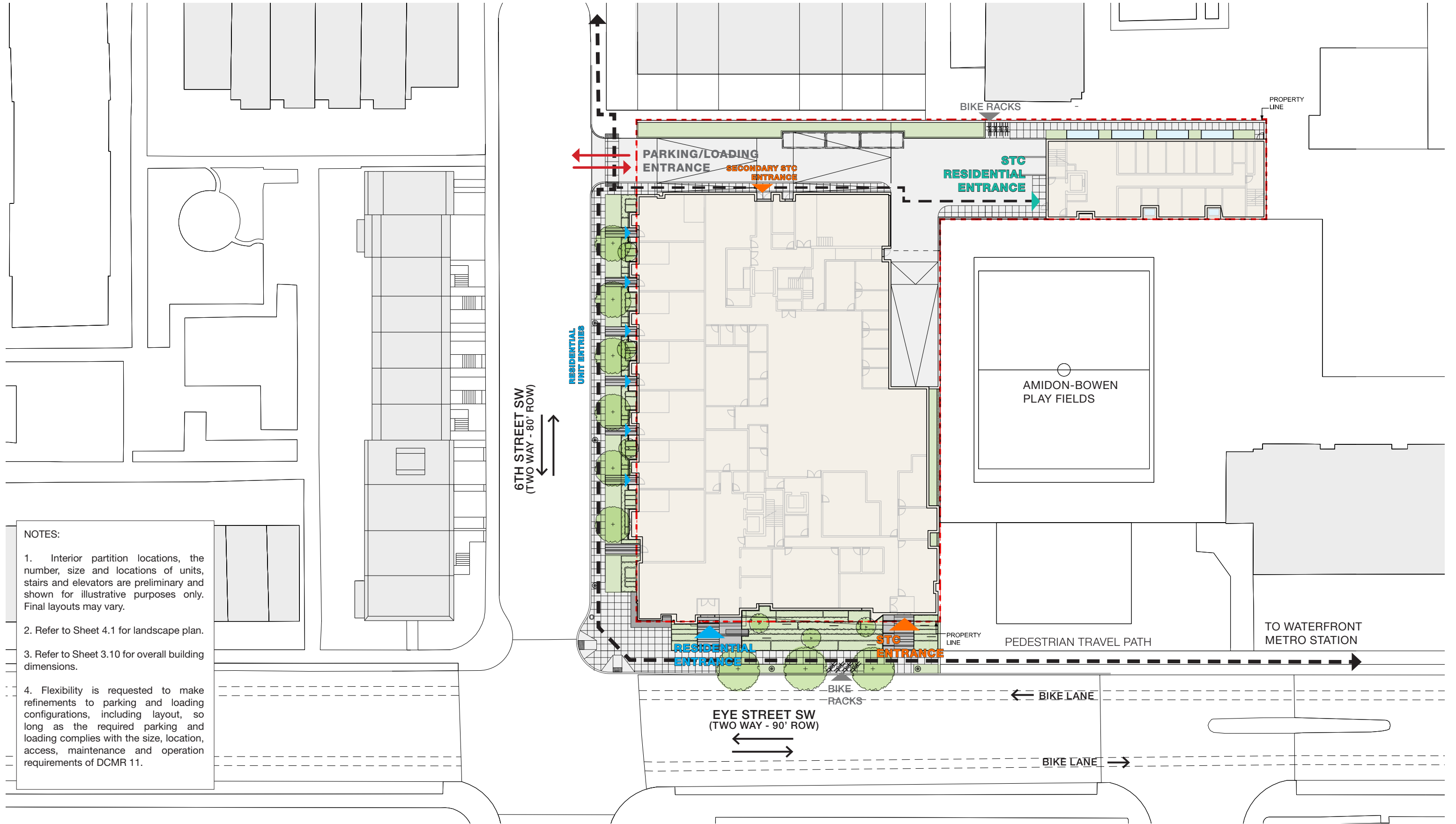


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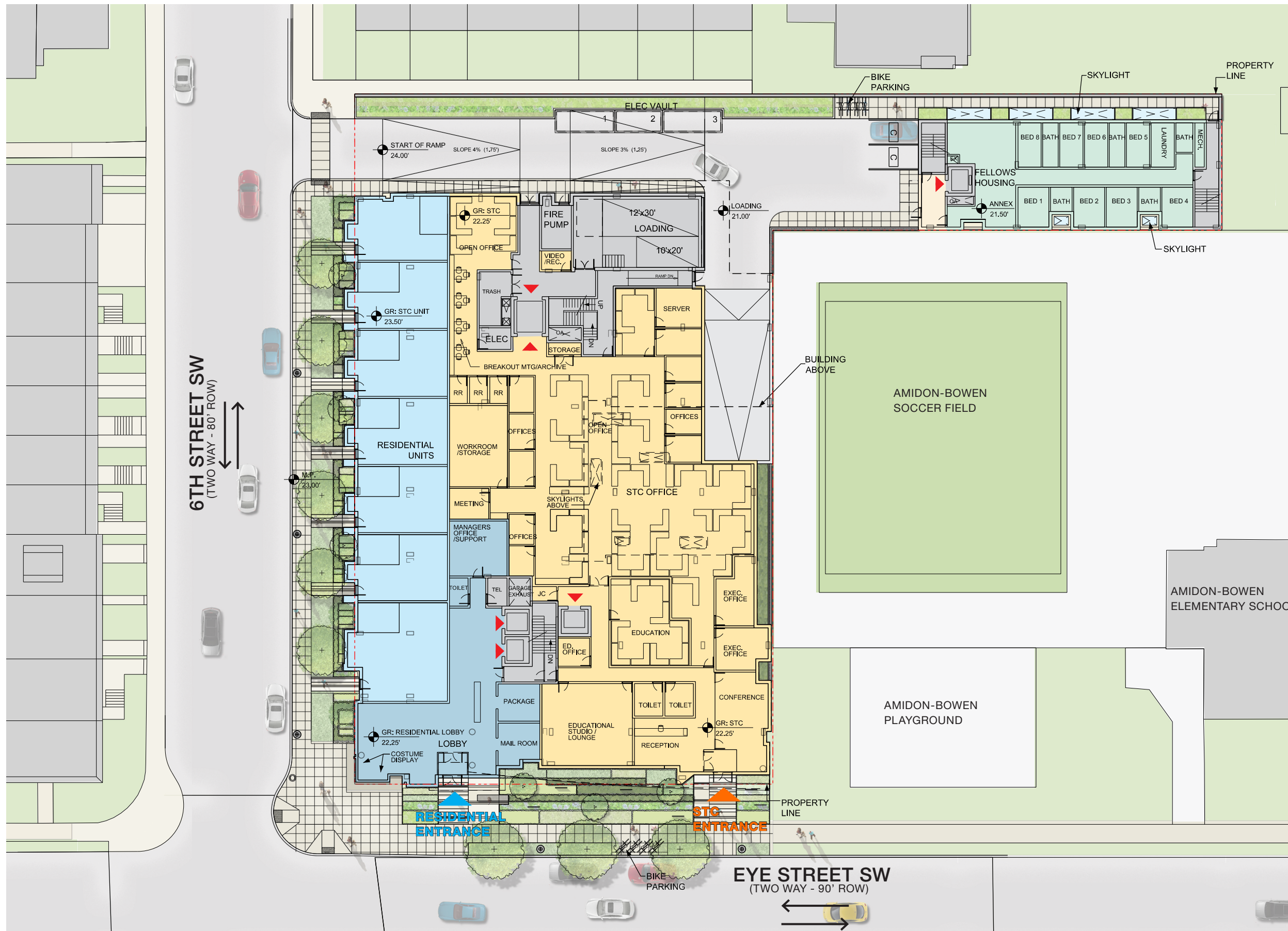
NOTES:

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2. Refer to Sheet 4.1 for landscape plan.
3. Refer to Sheet 3.10 for overall building dimensions.
4. Flexibility is requested to make refinements to parking and loading configurations, including layout, so long as the required parking and loading complies with the size, location, access, maintenance and operation requirements of DCMR 11.

THE BARD REDEVELOPMENT

SITE CIRCULATION

shalom baranes associates architects



- NOTES:**
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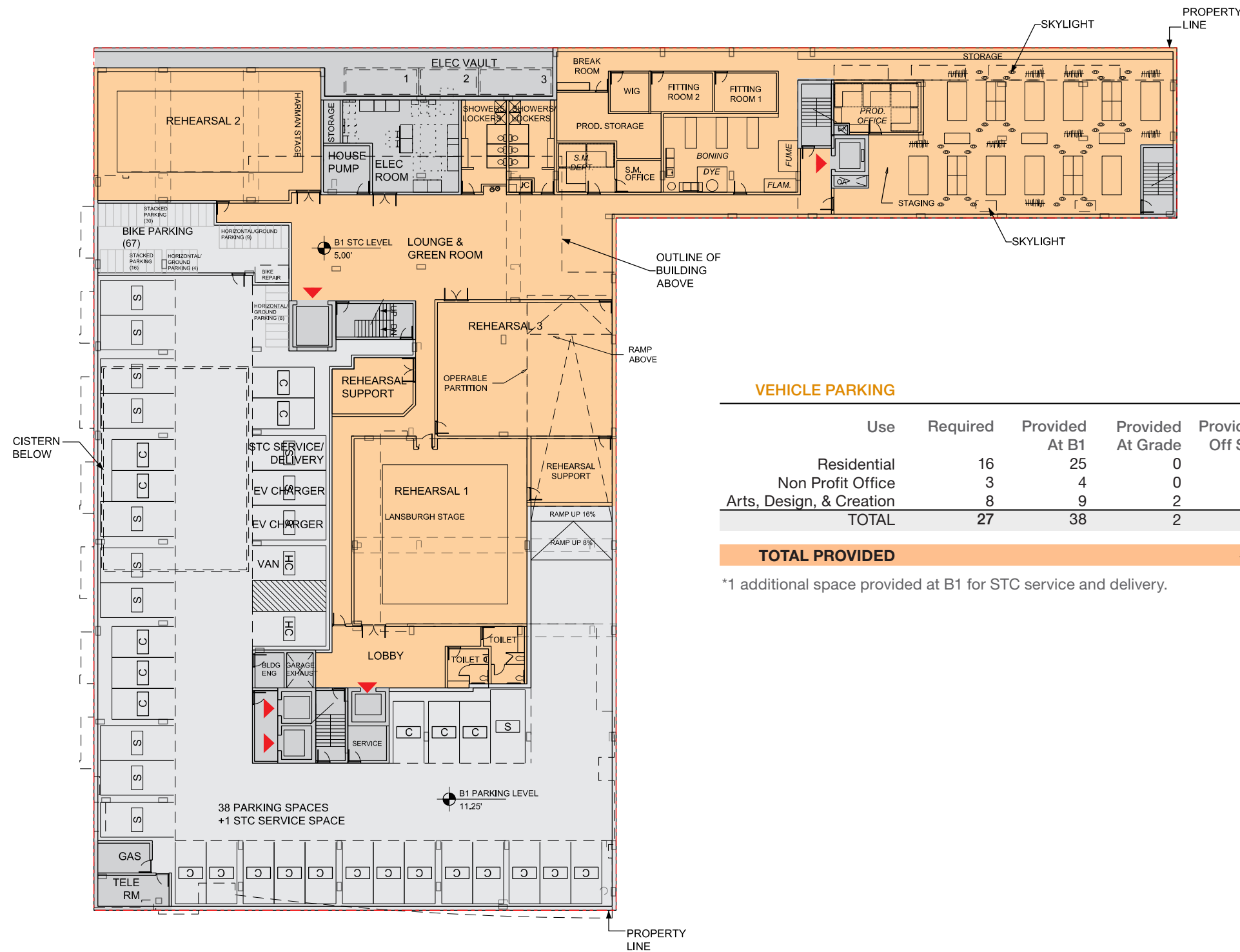
KEY

	RESIDENTIAL (MARKET)
	RESIDENTIAL CIRCULATION / COMMON
	STC ARTS, DESIGN, & CREATION
	STC NON-PROFIT OFFICE
	STC HOUSING
	STC CIRCULATION
	PARKING
	BUILDING SERVICES

THE BARD REDEVELOPMENT

GROUND LEVEL PLAN

shalom baranes associates architects



VEHICLE PARKING

Use	Required	Provided At B1	Provided At Grade	Provided Off Site
Residential	16	25	0	0
Non Profit Office Arts, Design, & Creation	3	4	0	15
	8	9	2	0
TOTAL	27	38	2	15
TOTAL PROVIDED				55*

*1 additional space provided at B1 for STC service and delivery.

PARKING NOTES:

- The proposed number of dwelling units is made up of 64 market rate units, 18 actors housing units, and 18 Single Room Occupancy Units (SRO) for fellows. For purposes of the parking requirements SROs, as rooming units, do not technically require parking, we are including the units to be conservative, which yields a total of 100 units applied to parking.
- The final dwelling unit count may vary by 10% per flexibility requested.

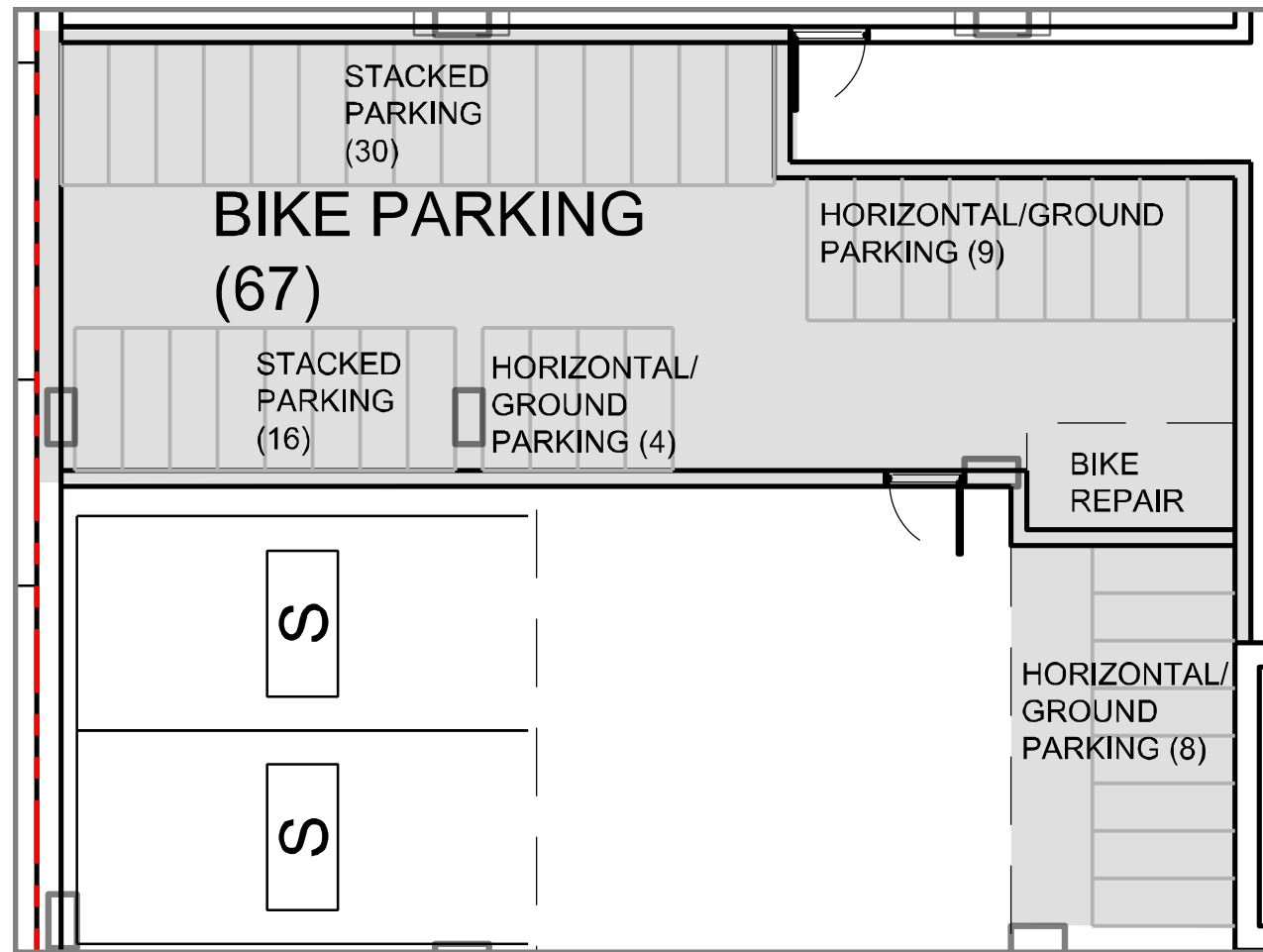
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- Flexibility is requested to make refinements to parking and loading configurations, including layout, so long as the required parking and loading complies with the size, location, access, maintenance and operation requirements of DCMR 11.
- Parking space sizes:
 Handicap = 9'x19'
 Compact = 8'x16'
 Standard = 9'x19'
- 50% of required parking meets the full sized parking requirement.
- Bicycle Parking detailed page 3.5
- Handicap Parking includes one van accessible space.
- Shower and Lockers at B1 Level.

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- PARKING
- BUILDING SERVICES





LONG TERM BIKE PARKING



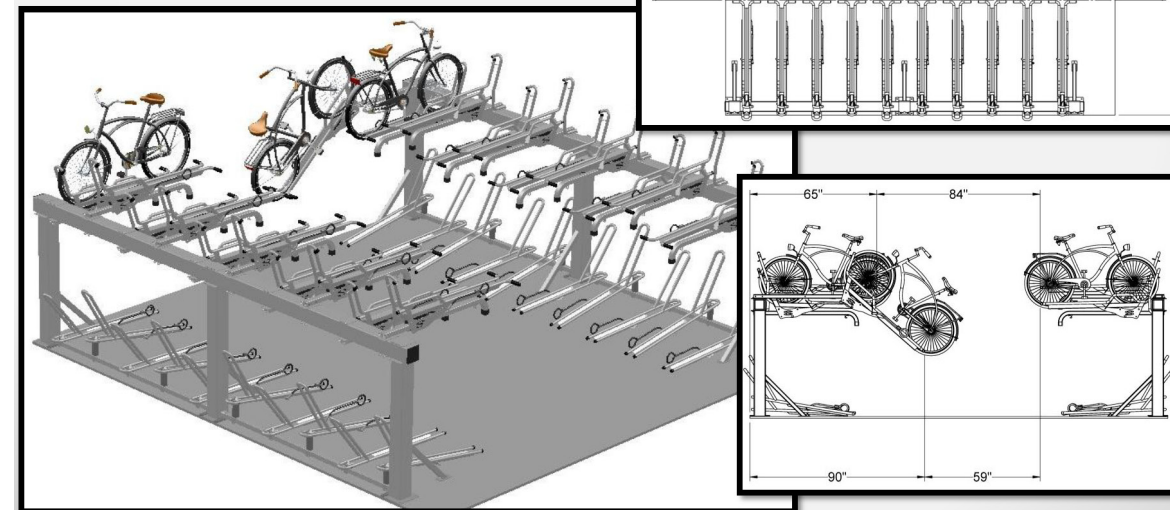
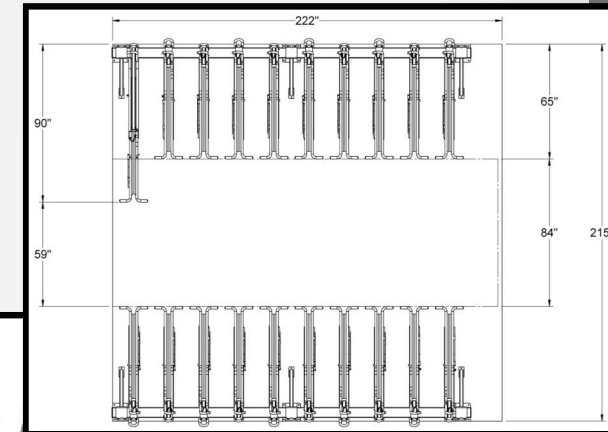
BIKE PARKING

Long Term	Required	Provided
Residential	34	
Non Profit Office	5	
Arts, Design, & Creation	2	
Total	41	67
Short Term (Provided at grade)		
Residential	5	
Non Profit Office	0	
Arts, Design, & Creation	2	
Total	7	16
TOTAL	48	83

Two-Tier: Articulating Top Level

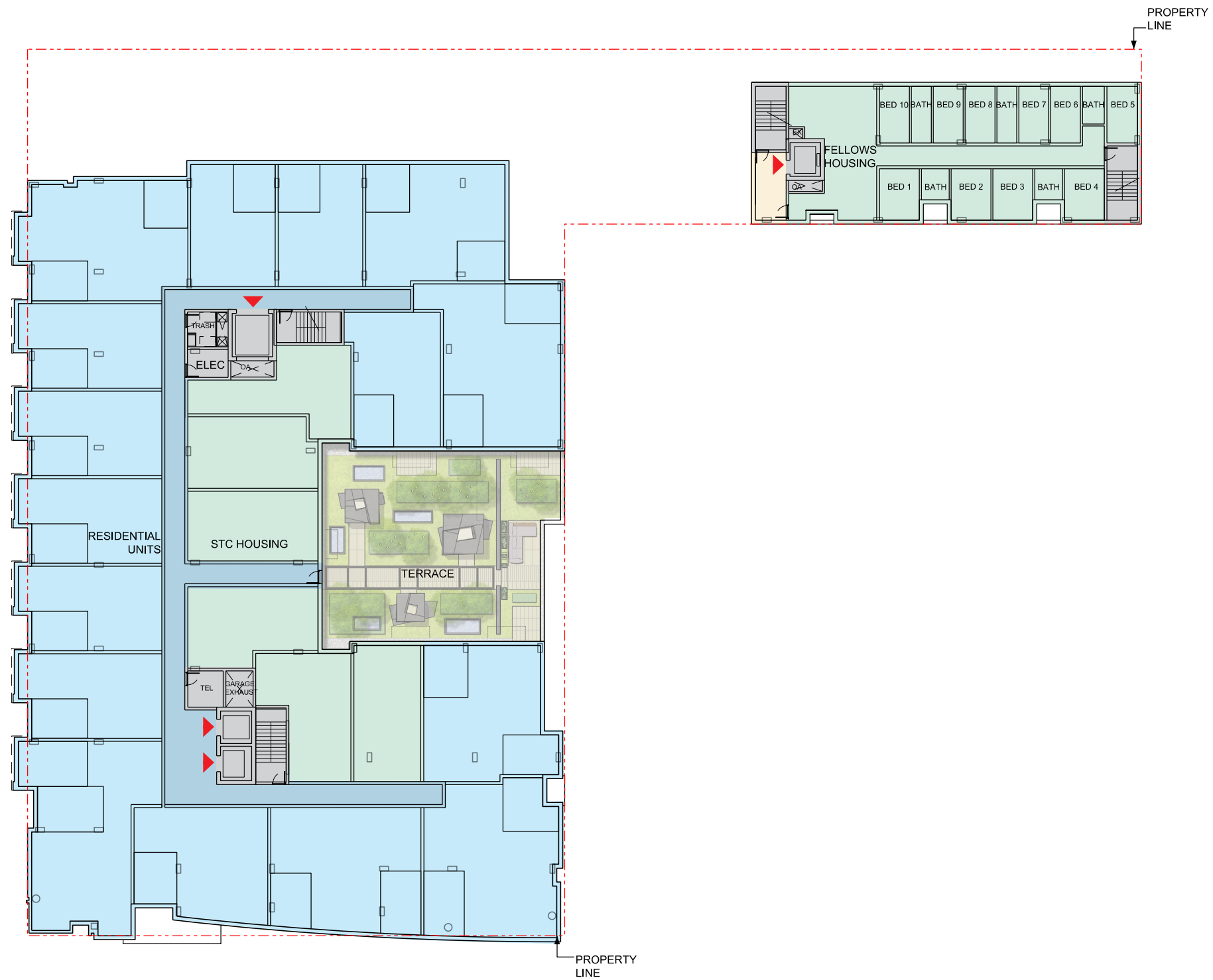
Recommended Installation (opposite Walls)

- Parks 40 bikes in 331.5 sq. ft.
- 84" aisle way when all trays are up
- 59" aisle way when one opposite tray is down
- 108" ceiling height min.
- 18", 20" or 24" spacing in-between bicycles



NOTES:

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2. Flexibility is requested to make refinements to parking and loading configurations, including layout, so long as the required parking and loading complies with the size, location, access, maintenance and operation requirements of DCMR 11.
3. A minimum of 50% of required long-term parking is horizontal ground parking as required by DCMR 11 (C 805.9).
4. Long-term parking spaces meet the size requirements of DCRM 11 (C 805.10).
5. Stacked Bicycle parking indicated in diagram.
6. Short Term parking provided at grade.

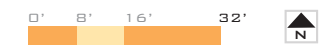


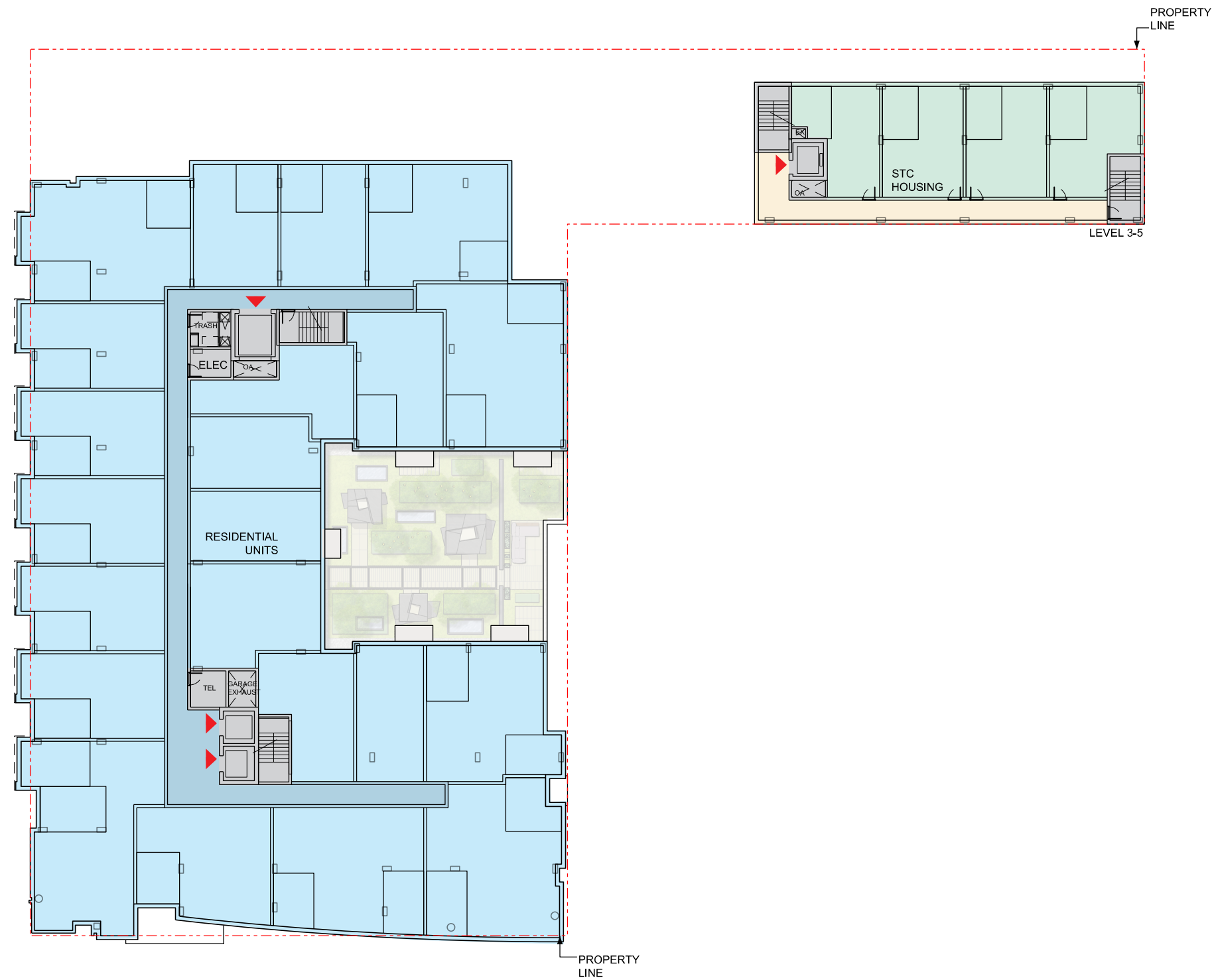
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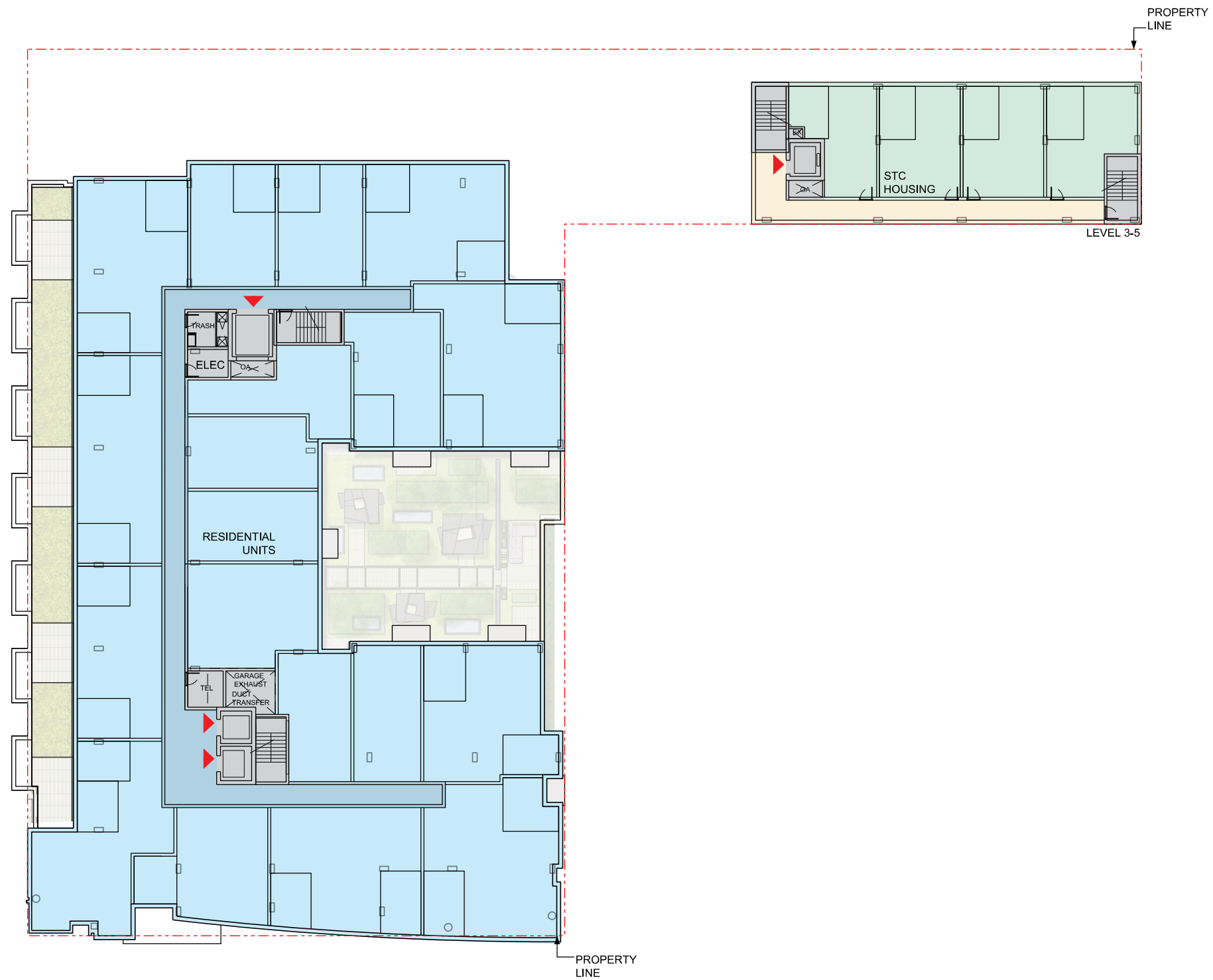
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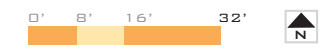


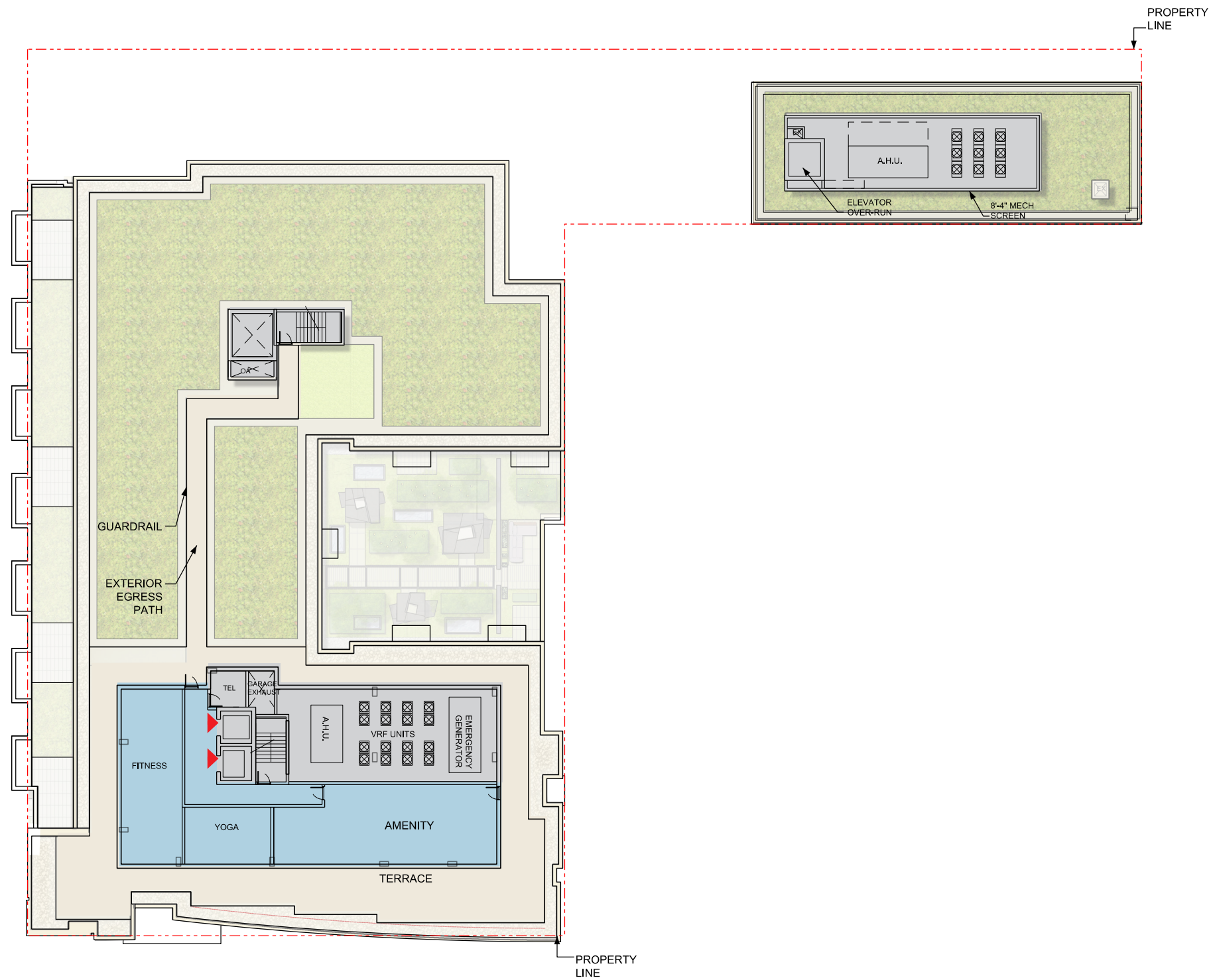
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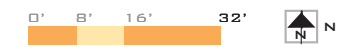


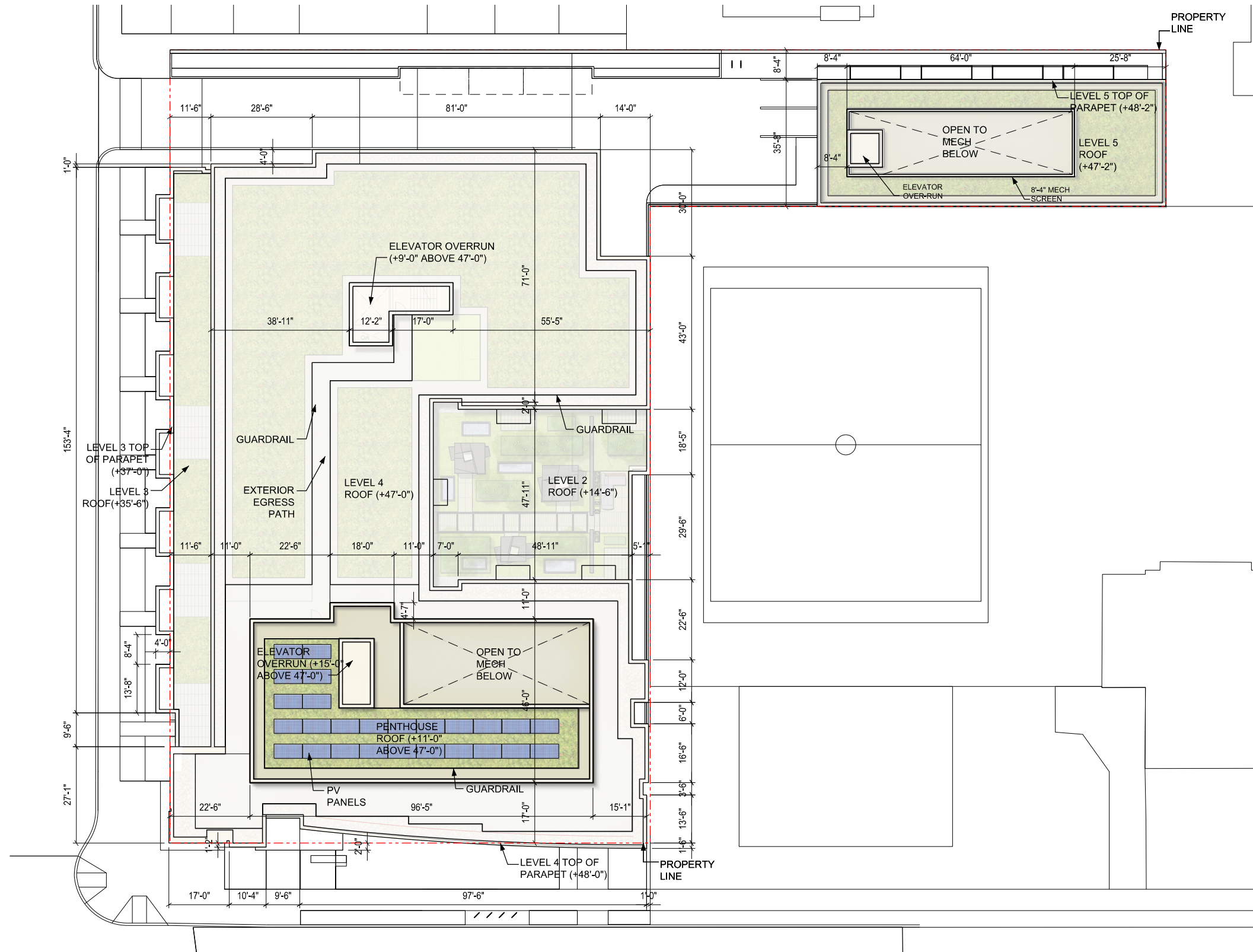
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4. Building heights are taken from the measuring point on 6th Street at the elevation of +23.00' above sea level. For purposes of the project building height it will act as relative zero. Refer to sheet 3.3 for measuring point location.

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