

SITE
 PROJECT ADDRESS:
 1107 HUNT AVENUE, ALAMOSA CO, 81101
 LOTS 1-16, BLOCK 106
 PARCEL NO. 541310418001
 ZONING: EN - ESTABLISHED NEIGHBORHOOD

SITE AREA:
 127,979 SF / 2.938 ACRES

BUILDING AREA:
 50,660 SF / .798 ACRES

SETBACKS:
 FRONT: 15'
 INTERIOR SIDE: 10'
 BUILDING SEPARATION: 15'
 STREET SIDE: 15'
 REAR: 20'
 PARKING: 3'

NON PERMEABLE AREA WITHIN PROPERTY LINES:
 64,676 SF / 1.485 ACRES

PERMEABLE AREA WITHIN PROPERTY LINES:
 63,303 SF / 1.453 ACRES

UTILITY INFORMATION:

GAS PROVIDER:
 ENERGY PROVIDER:
 WATER PROVIDER:

EASEMENTS PER PLAN

HEIGHT AND BUILDING COVERAGE:

MAXIMUM STORIES:
 MULTIPLEX: 2.5
 MULTIFAMILY: 3

MAXIMUM BUILDING COVERAGE RATIO:
 MULTIPLEX: 45%
 MULTIFAMILY: 45%

PARKING REQUIREMENTS:

0.75 SP/ 1 BR; 1.25 SP/2 BR; 1.50 SP/ 3+BR

1 BR = 14.25 SP
 2 BR = 12.5 SP
 3 BR = 21 SP

TOTAL PARKING REQUIRED = 47.75 SP

TOTAL PARKING PROVIDED = 50 SP

ACCESSIBLE PARKING REQUIRED = 3

VAN ACCESSIBLE PARKING REQUIRED = 1

TOTAL ACCESSIBLE PARKING PROVIDED = 3

UNIT MIX:

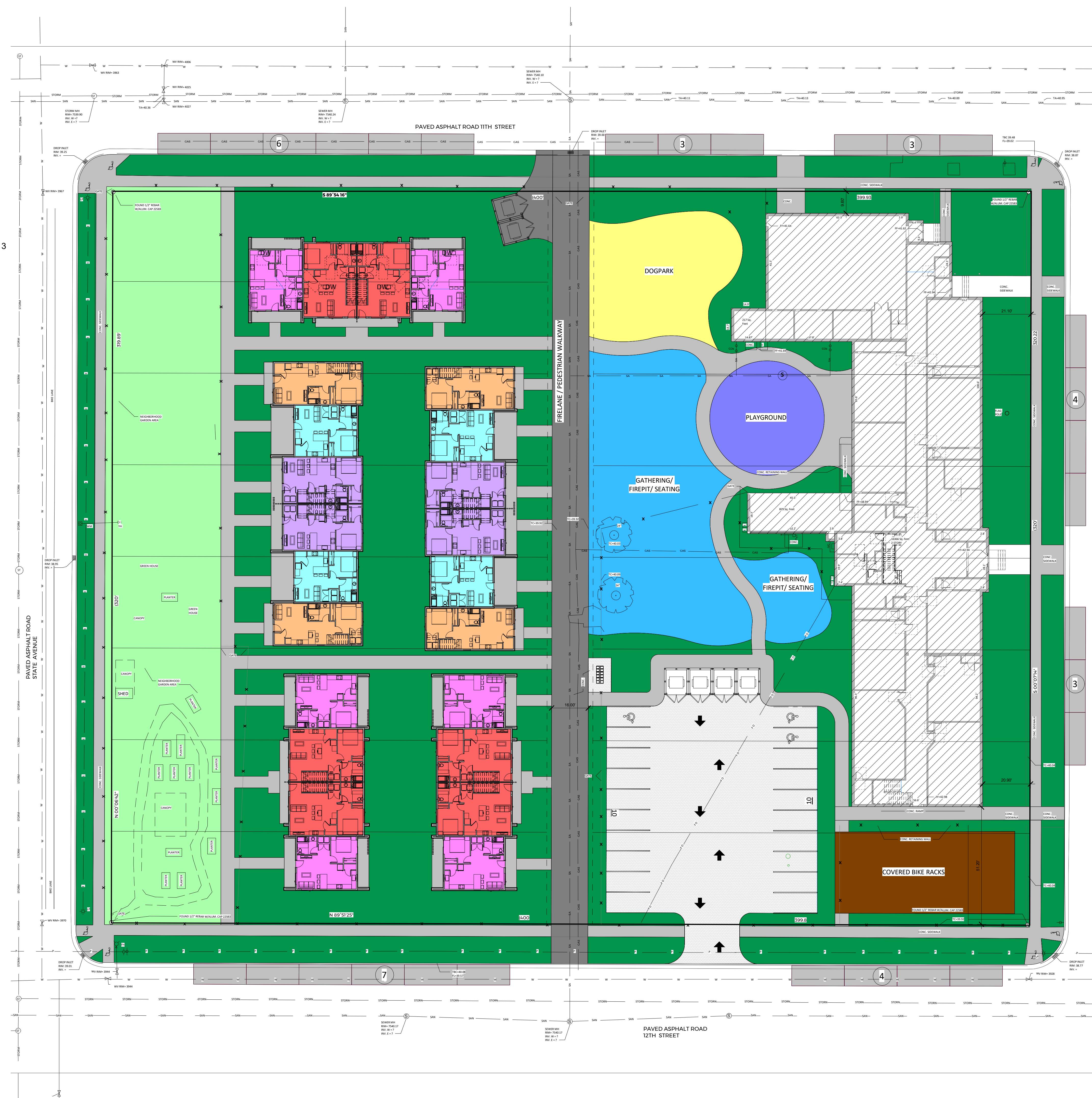
APARTMENT 1BR/1BA: 9
 APARTMENT 2BR/1BA: 10
 TOWNHOME 1BR/1BA: 10
 TOWNHOME 3BR/2BA: 14

TOTAL: 43 UNITS

OVERALL SITE LOT			
AREA	SQ. FT	ACRES	% OF SITE COVERAGE
EXISTING BUILDING FOOTPRINT	17,513 SF	0.402 AC	14%
NEW BUILDING FOOTPRINT	17,248 SF	0.396 AC	13%
PATIOS	3,262 SF	0.075 AC	2.5%
SIDEWALKS	8,912 SF	0.205 AC	7%
FIRE LANE/ PEDESTRIAN PATH	5,679 SF	0.130 AC	4%
PARKING	9,103 SF	0.209 AC	7%
TRASH ENCLOSURES	1,170 SF	0.027 AC	0.4%
MAILBOXES	150 SF	0.003 AC	0.1%
GATHERING / FIREPIT/ SEATING	8,073 SF	0.185 AC	6%
PLAYGROUND	1,964 SF	0.045 AC	2%
COVERED BIKE RACKS	2,800 SF	0.064 AC	2%
DOG PARK	3,201 SF	0.073 AC	3%
OPEN SPACE/ LANDSCAPING	32,636 SF	0.751 AC	26%
COMMUNITY GARDEN	16,268 SF	0.373 AC	13%
TOTAL SITE COVERAGE (WITHIN PROPERTY LINES)	127,979 SF	2.938 AC	100%
SIDEWALKS OUTSIDE PROPERTY LINES	7,688 SF	0.176 AC	28%
PARKING OUTSIDE PROPERTY LINES	6,210 SF	0.143 AC	23%
OPEN SPACE/ LANDSCAPING OUTSIDE PROPERTY LINES	13,145 SF	0.302 AC	49%
TOTAL SITE COVERAGE (OUTSIDE PROPERTY LINES)	27,043 SF	0.621 AC	100%

LEGEND

- 3 BR/2 BA UNIT 24'-0" x 33'-0"
- 1 BR/1 BA UNIT 23'-2" x 28'-0"
- 3 BR/2 BA UNIT 21'-0" x 35'-0"
- 1 BR/1 BA UNIT 24'-0" x 27'-0"
- 3 BR/2 BA UNIT 19'-0" x 39'-0"
- EXISTING BUILDING
- PARKING PAVERS
- SIDEWALKS, PATIOS, FIRE LANE, PARALLEL PARKING SPOTS
- GATHERING SPACE/ FIRE PITS/ SEATING
- DOG PARK
- PLAYGROUND
- COVERED BIKE RACKS
- COMMUNITY GARDEN
- OPEN SPACE/ LANDSCAPING



1 SITE PLAN
 3/64" = 1'-0"



BOYD SCHOOL DEVELOPMENT
 CLIENT NAME
 PROJECT ADDRESS

SD: _____ PERMIT:
 DD: _____ CD: _____

REV. # DESCRIPTION DATE

C2023.OXX
 NOT FOR CONSTRUCTION

ARCHITECTURAL SITE PLAN

DRAWN BY: Author CHECKED BY: checker

A1.00



1 NORTH ELEVATION
A4.1 3/16" = 1'-0" (RE: 17.A0.1)



3 EAST ELEVATION
A4.1 3/16" = 1'-0" (RE: 17.A0.1)



2 SOUTH ELEVATION
A4.1 3/16" = 1'-0" (RE: 17.A0.1)



4 WEST ELEVATION
A4.1 3/16" = 1'-0" (RE: 17.A0.1)





BOYD SCHOOL SITE DEVELOPMENT OPTION 2