



ALAMEDA POINT BLOCK 6 DEVELOPMENT PLAN PLANNING BOARD - JUNE 15, 2016

VICINITY MAP

ZONING & OPEN SPACE

ZONING DATA:	SITE AREA CALCULATIONS:	BUILDING OPEN SPACE:
ALAMEDA POINT DEVELOPMENT PLAN	GROSS SITE AREA: ± 2.87 ACRES COMMON OPEN SPACE AREA: ± 0.59 ACRES	RESL. PRIVATE SPACE (PATIOS/BALCONIES): BUILDING 1: ± 772 SF BUILDING 2: ± 1,146 SF BUILDING 3: ± 1,631 SF BUILDING 4: ± 1,832 SF

PROJECT TEAM

OWNER: THOMPSON DORFMAN PARTNERS, LLC 39 FORREST STREET, SUITE 201 MILL VALLEY, CA 94941 T: (415) 381-3001 CONTACT: BRUCE DORFMAN EMAIL: BD@THOMPSONDORFMAN.COM	ARCHITECT: KTGY GROUP, INC. 580 2ND ST., #200 OAKLAND, CA 94607 T: (510) 272-2910 CONTACT: JESSICA MUSICK EMAIL: JTOLER@KTGY.COM	LANDSCAPE ARCHITECT: THE GUZZARDO PARTNERSHIP INC. 181 GREENWICH STREET SAN FRANCISCO, CA 94111 T: (415) 433 4672 CONTACT: PAUL LETTIERI EMAIL: PLETTIERI@TGP-INC.COM	CIVIL ENGINEER: BKF ENGINEERS 150 CALIFORNIA ST. #650 SAN FRANCISCO, CA 94111 T: (415) 930-7900 CONTACT: DANIEL SCHAEFER EMAIL: DSCHAEFER@BKF.COM
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PROJECT SUMMARY:

ALL BUILDINGS:

UNIT TYPE	P1(A)	P2	P3 (A)	P4	P5	P6 (A)	P7 (A)	
TOTAL NRSF/D.U.	±2204	±2397	±2270	±1778	±1728	±2537	±3364	
BUILDING 1			4	4				
BUILDING 2	1	1	3	3				
BUILDING 3 (x2)	1 (2)	1 (2)	5 (10)	5 (10)	2 (4)	2 (4)		
*BUILDING 3 OCCURS TWICE								
BUILDING 4	1	1	5	5	2	1	1	
TOTAL UNITS	4	4	22	22	6	5	1	64 UNITS
% TOTAL MIX	6%	6%	34%	34%	10%	8%	2%	

*(A) INDICATES ACCESSIBLE GROUND FLOOR WITH AGE-IN-PLACE / UNIVERSAL DESIGN PRINCIPLES

PARKING:

	GARAGE (2 CAR)	RES. SPACES/D.U.:
BUILDING 1	8	
BUILDING 2	8	
BUILDING 3 (x2)	16 (32)	
*BUILDING 3 OCCURS TWICE		
BUILDING 4	16	
TOTAL	64 GARAGES (2 CAR)	1.0

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1.3	DESIGN GUIDELINES - SUSTAINABLE DESIGN
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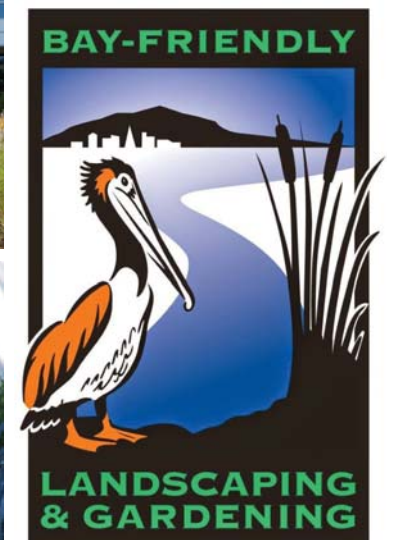
SITE PLAN

Block 6 will be designed with careful consideration to universal design principles to ensure accessibility is maximized for the residents. The residential development shall provide at least 10% of the total residential units to include the universal design standards. The universal design townhome units will be provided with accessible ground floor levels which can be configured to accommodate a bedroom, bathroom, and kitchenette. These units with universal design principles will be on an accessible route of travel from the exterior. The site will also be developed to incorporate universal design principles in the common open spaces and paseos for persons with disabilities.



UNIT PLANS (TYP)

The townhome units designed to be accessible will include various universal design elements. These units will have an accessible route of travel from the parking garage into the unit. Accessible routes of travel within the unit entry level will have a minimum 42" wide hallway throughout. In addition, a minimum of one powderroom at the entry level will be provided with grab-bar reinforcements, required toilet and lavatory clearances, accessible toilet tissue holder, and removeable base cabinet at the lavatory. Code-required maneuvering clearances, hardware, thresholds, and strike side clearances shall be provided for interior and exterior doors at the entry level.



SUSTAINABLE DESIGN ELEMENTS

Block 6 will be designed with careful consideration of green building strategies and design principles. The project design and use of materials contribute to a high performance building envelope. By providing large expansive glazing opportunities, the building envelope will provide optimized daylighting and lighting controls. Also Block 6 introduces high performance energy conserving systems for resident-controlled and metered mechanical, electrical systems. Energy efficient windows, roofing systems, water conserving plumbing fixtures, and low VOC materials for indoor air quality will be a few of the many sustainable design elements throughout the project.

LANDSCAPE

The landscape component for Block 6 will integrate and utilize sustainable design principles on site. The landscaped areas will utilize drought resistant planting that meets Bay Friendly landscaping standards, thereby reducing the water need for irrigation. Also incorporated will be the use of permeable paving and planters designed for on-site stormwater collection, retention, and filtration.

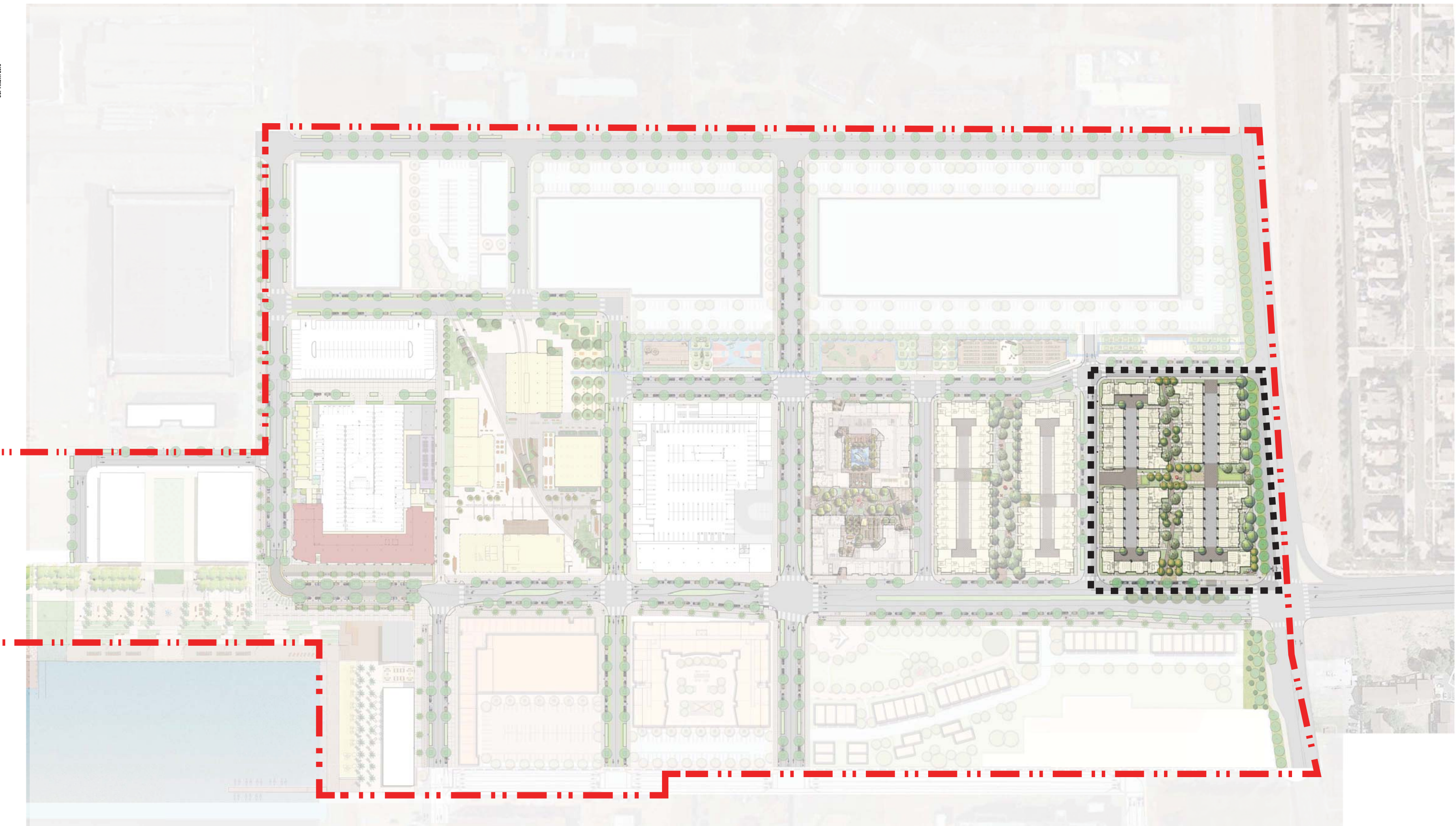
ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

DESIGN GUIDELINES - SUSTAINABLE DESIGN



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ALAMEDA POINT BLOCK 6

ALAMEDA, CA

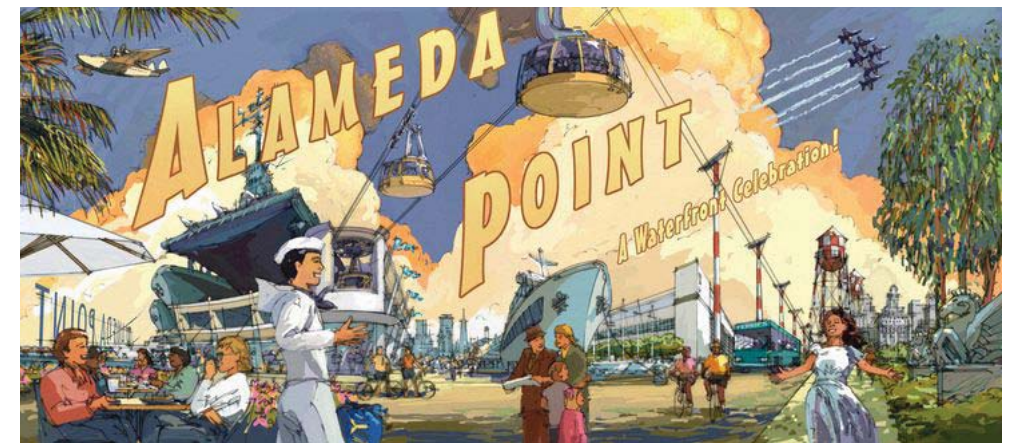
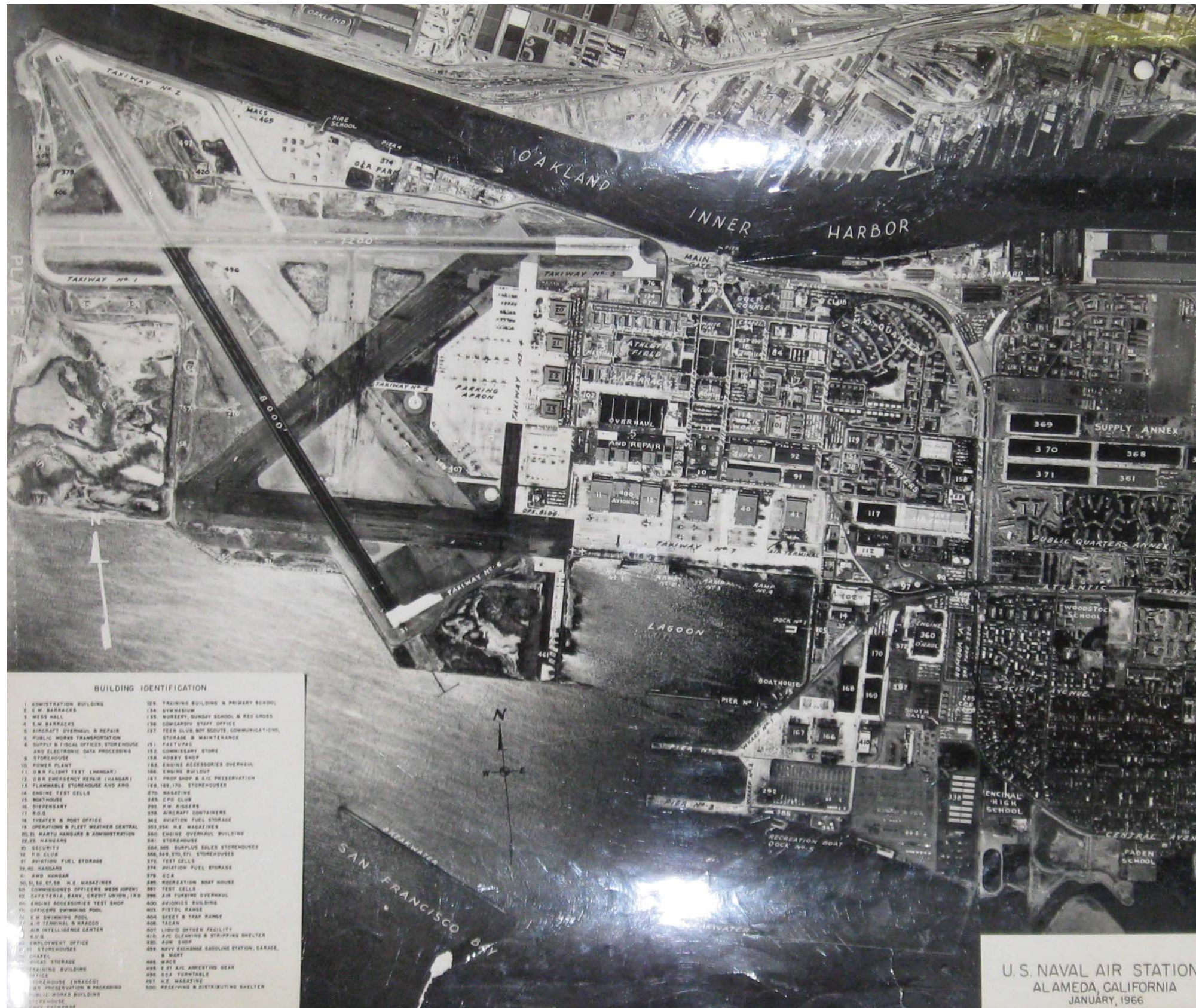
SITE A OVERALL SITE PLAN - BLOCK 6



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SITE A HISTORY

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SITE A PHOTOS



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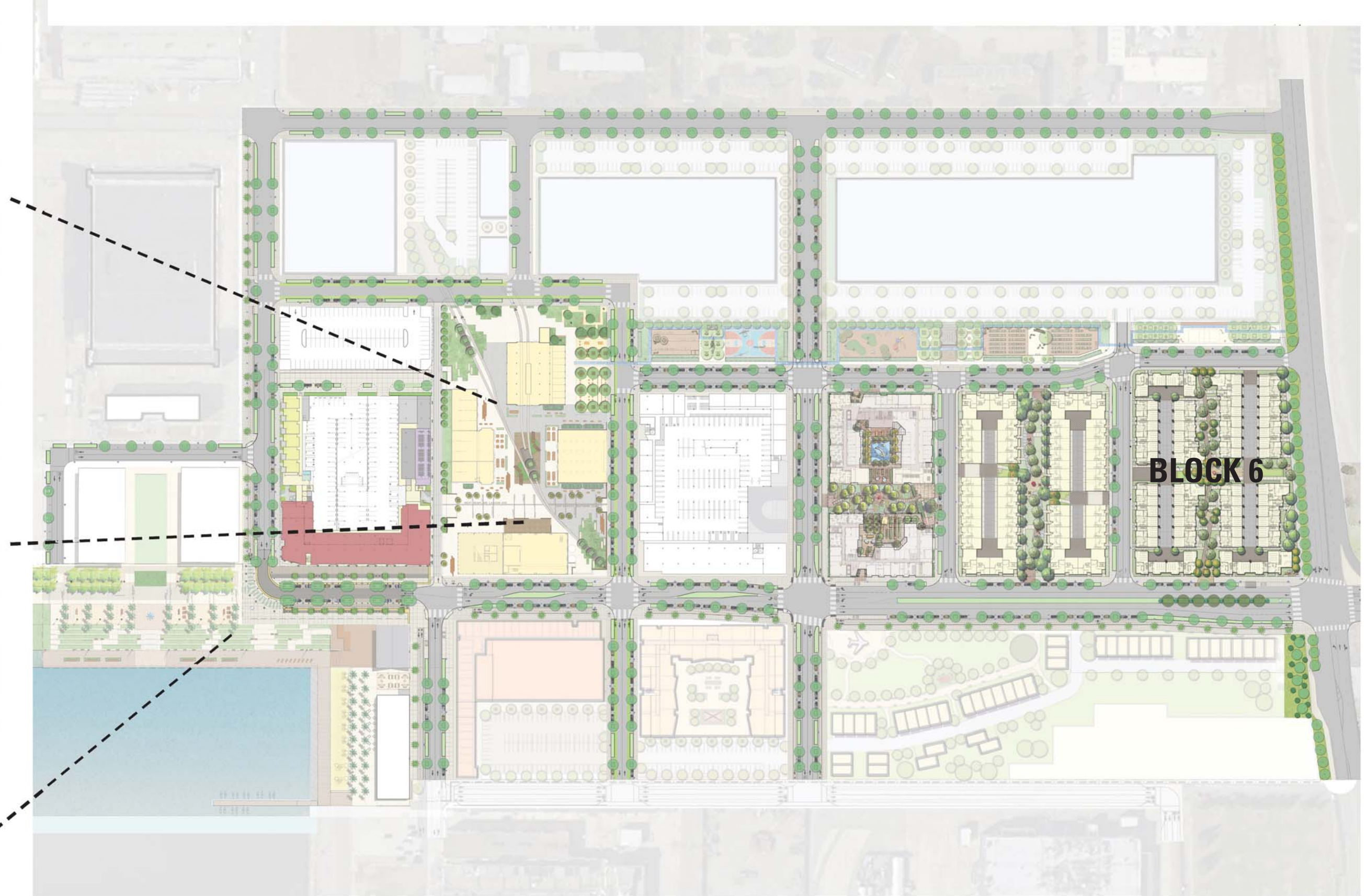
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ALAMEDA POINT BLOCK 6

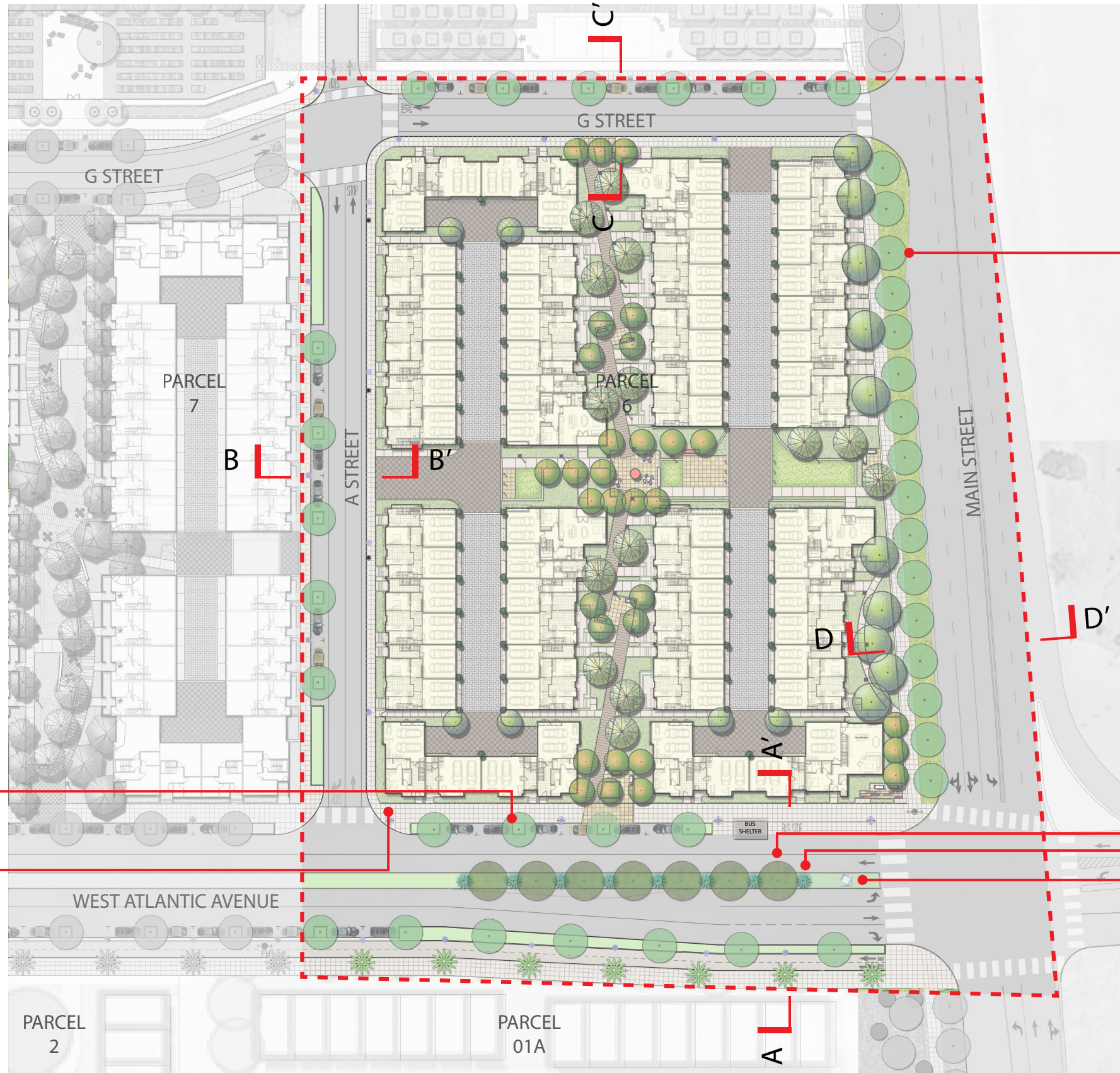
ALAMEDA, CA

SITE A - TEXTURE AND FORMS

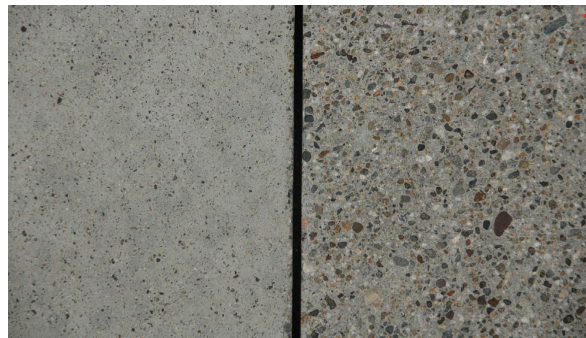


ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

SITE A PUBLIC REALM



STONE COBBLES AT TREE WELLS



CONCRETE



CALIFORNIA PEPPER TREE (*SCHINUS MOLLE*), 60" BOX



MONTEREY CYPRESS (*HESPEROCYPARIS MACROCARPA*)



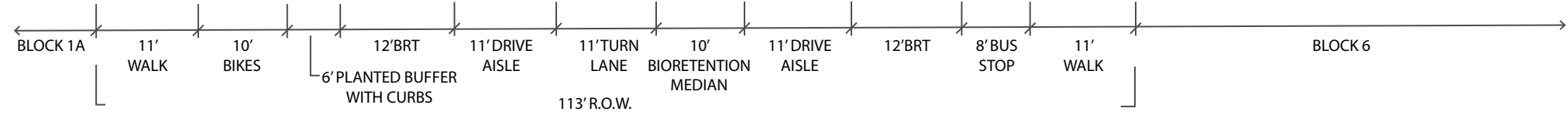
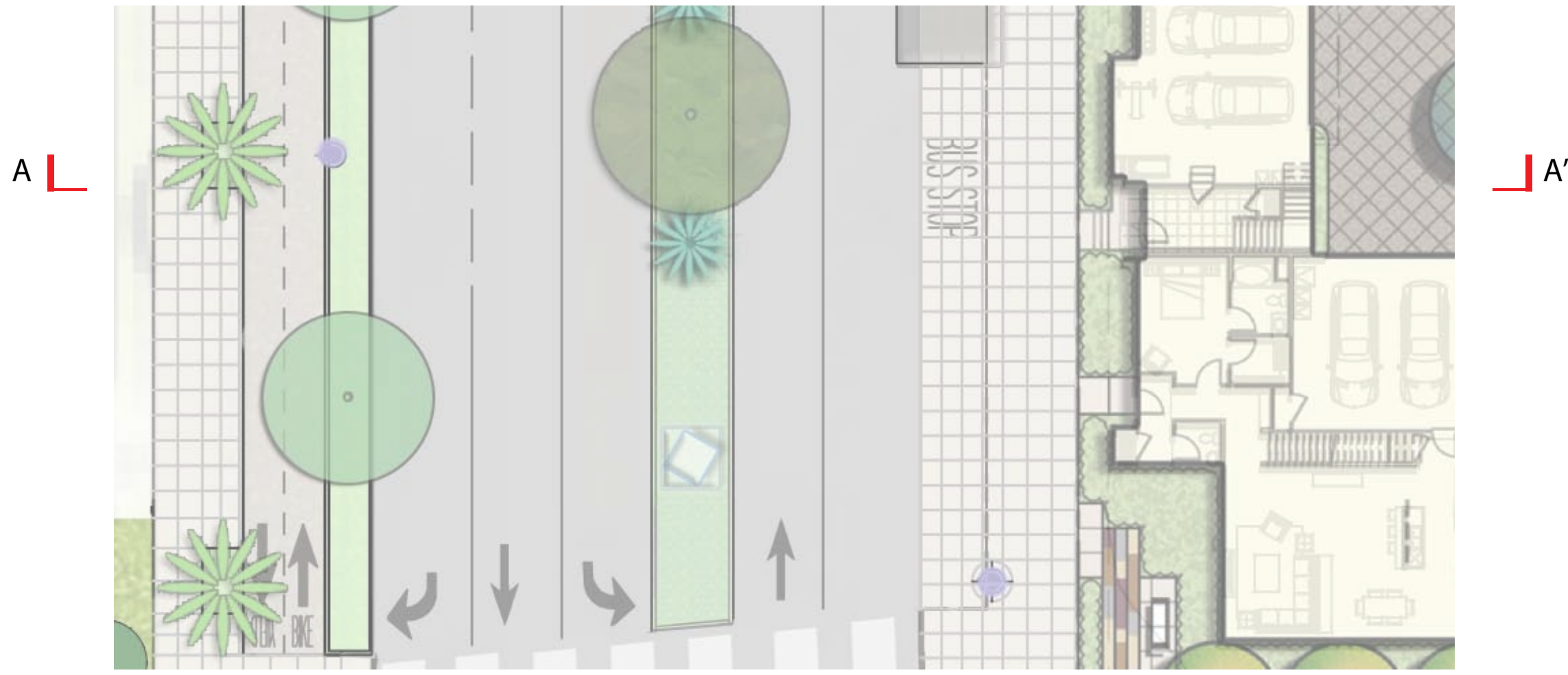
BLUE AGAVE (*AGAVE AMERICANA*) OR MUHLENBERGIA EMERSLEYI UNDERSTORY



VERTICAL PUBLIC ART SCULPTURE AT FRONT OF GATEWAY MEDIAN

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

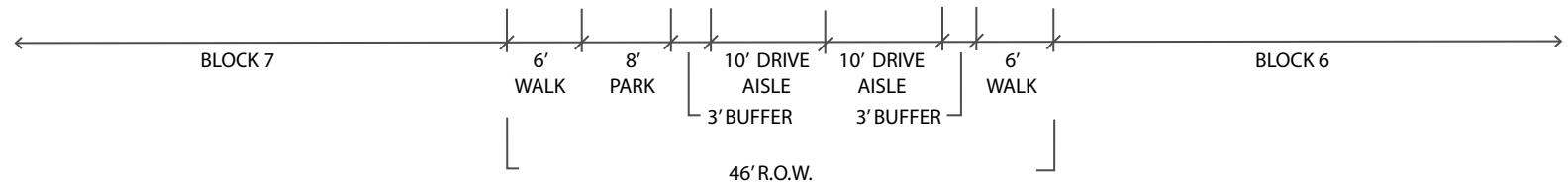
BLOCK 6 MATERIAL PALETTE



ALAMEDA POINT BLOCK 6

ALAMEDA, CA

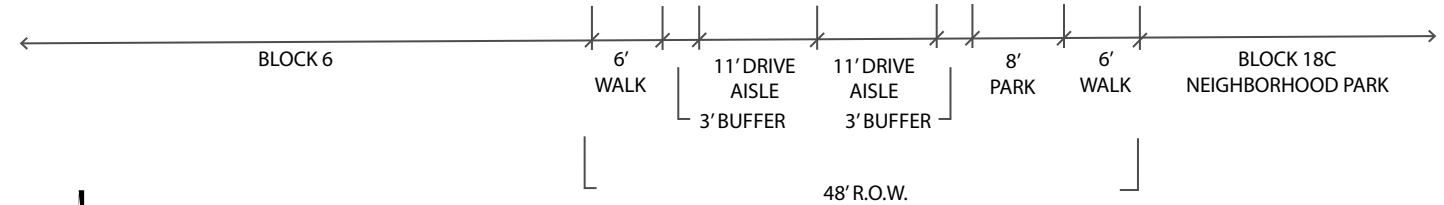
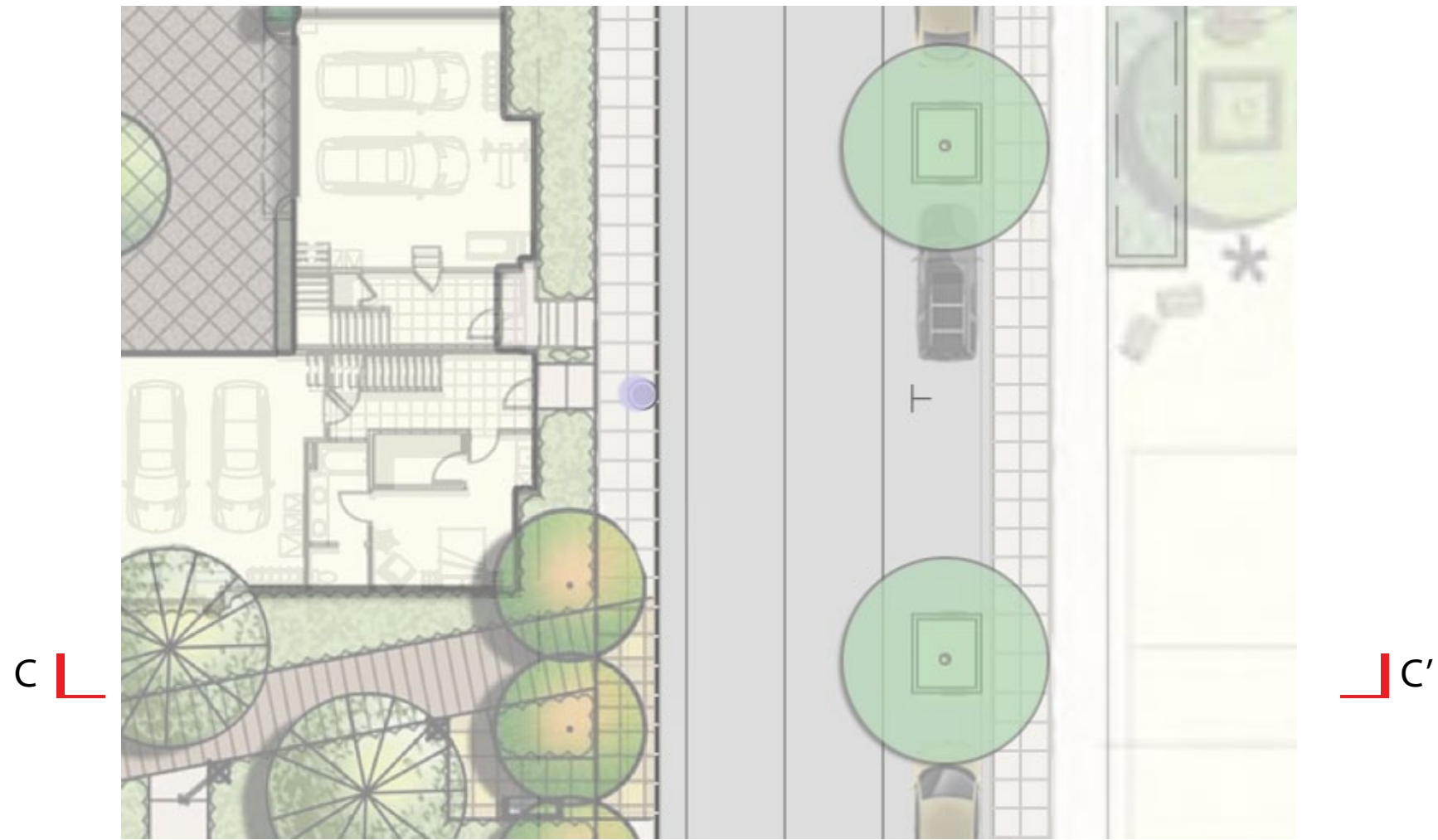
WEST ATLANTIC AVENUE SECTION



ALAMEDA POINT BLOCK 6

ALAMEDA, CA

A STREET SECTION



ALAMEDA POINT BLOCK 6

ALAMEDA, CA

G STREET SECTION



ALAMEDA POINT BLOCK 6

ALAMEDA, CA

MAIN STREET SECTION



ALAMEDA POINT BLOCK 6

ALAMEDA, CA

BLOCK 6 CONCEPTUAL LANDSCAPE PLAN



ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

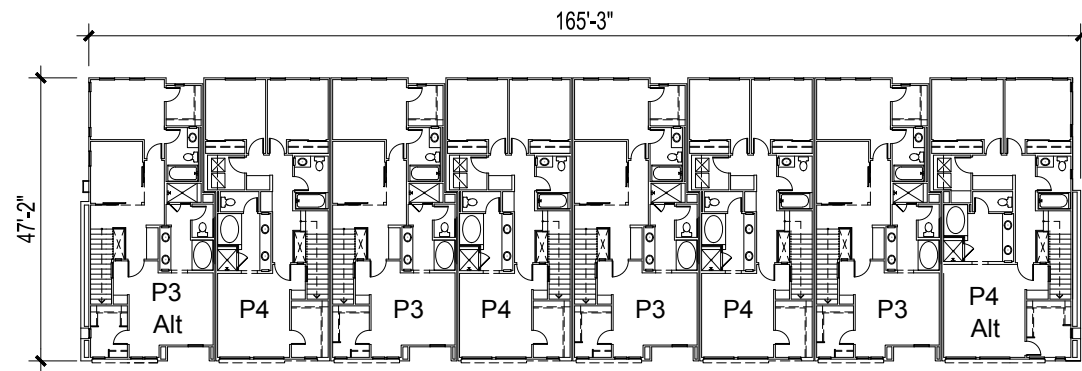
ARCHITECTURAL SITE PLAN



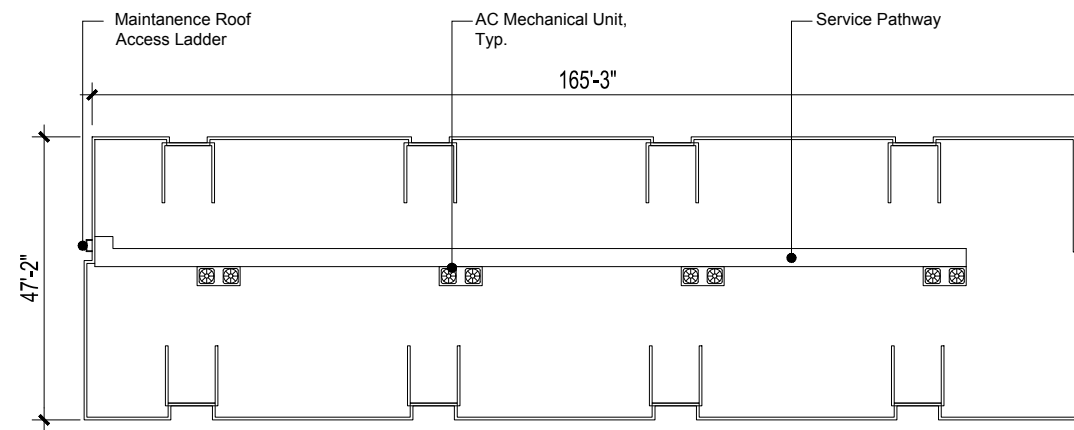
ALAMEDA POINT BLOCK 6

ALAMEDA, CA

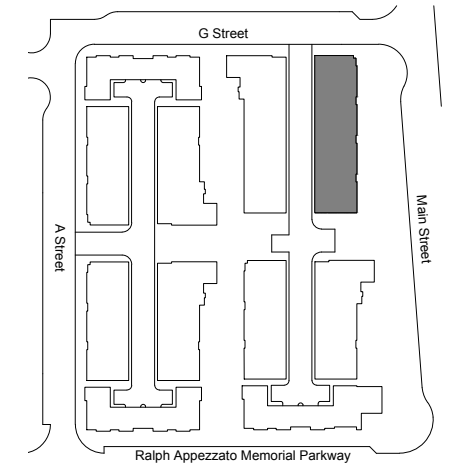
FIRE ACCESS DIAGRAM



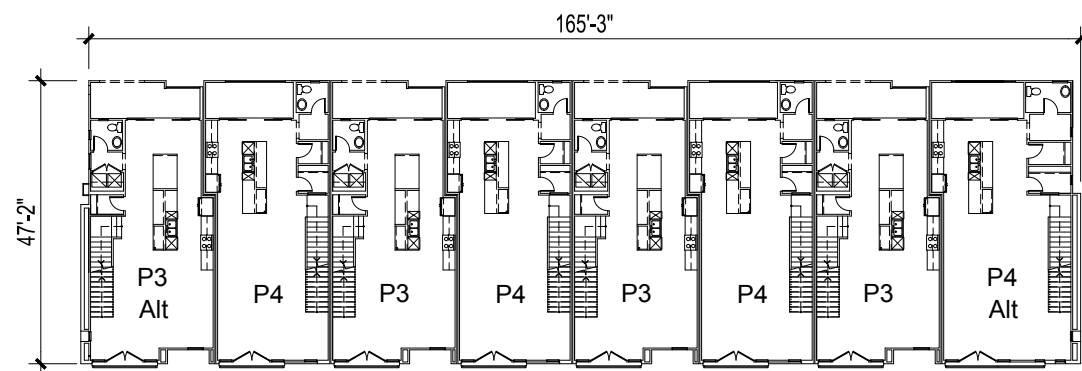
Third Floor



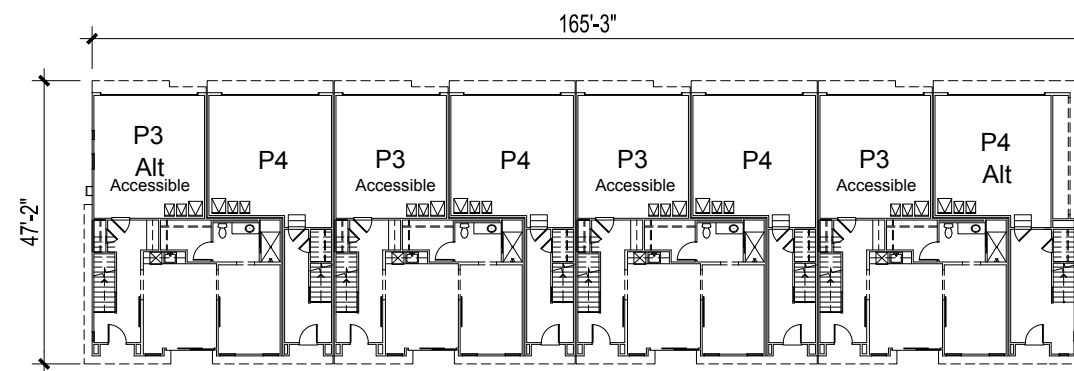
Roof Plan
(Typical for all Buildings)



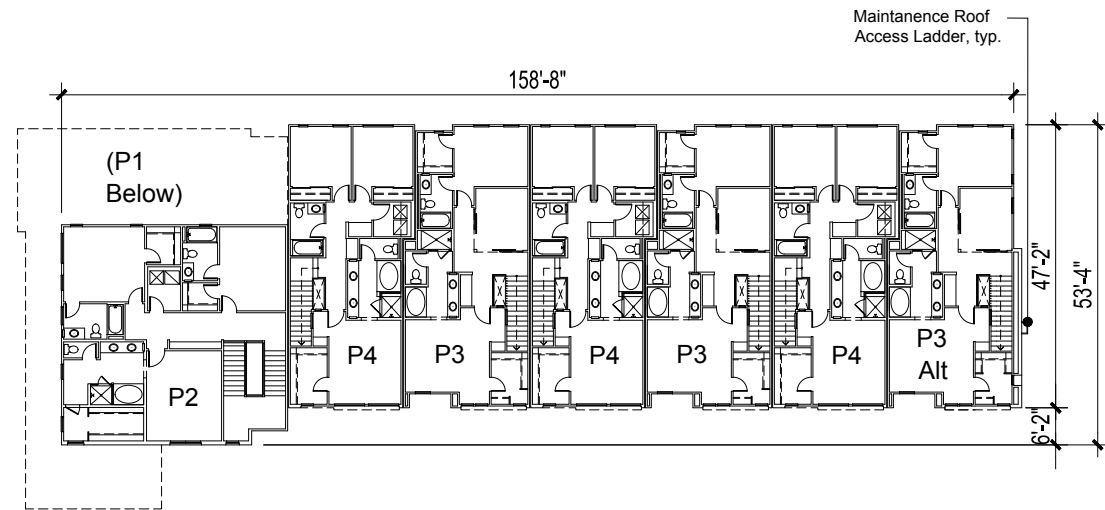
Key Map n.t.s.



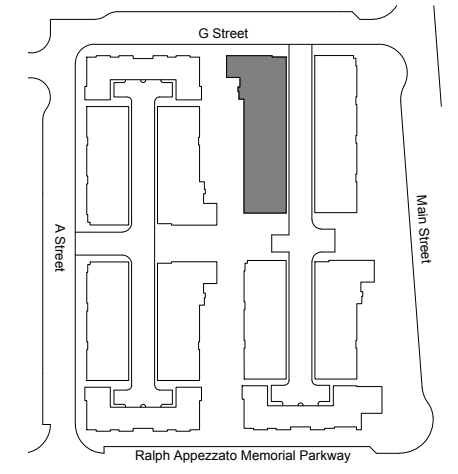
Second Floor



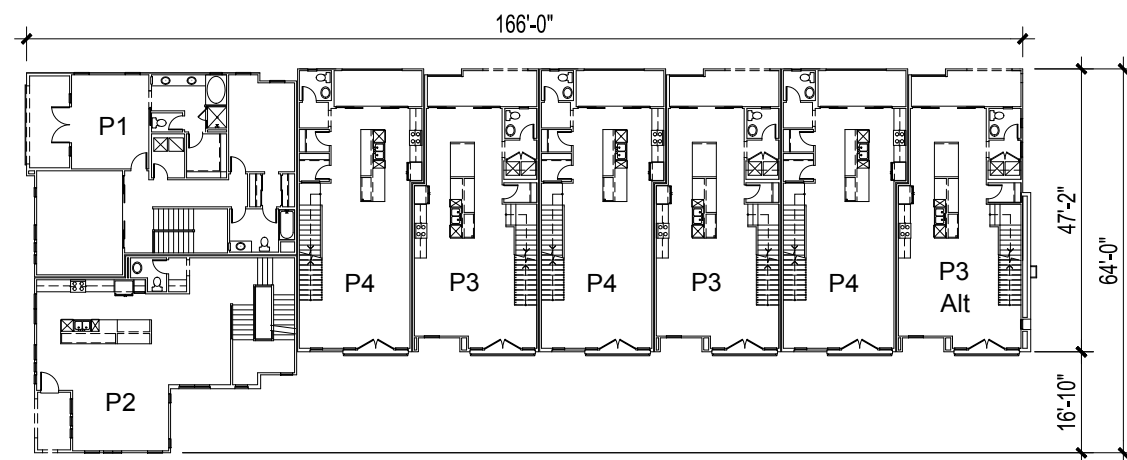
First Floor



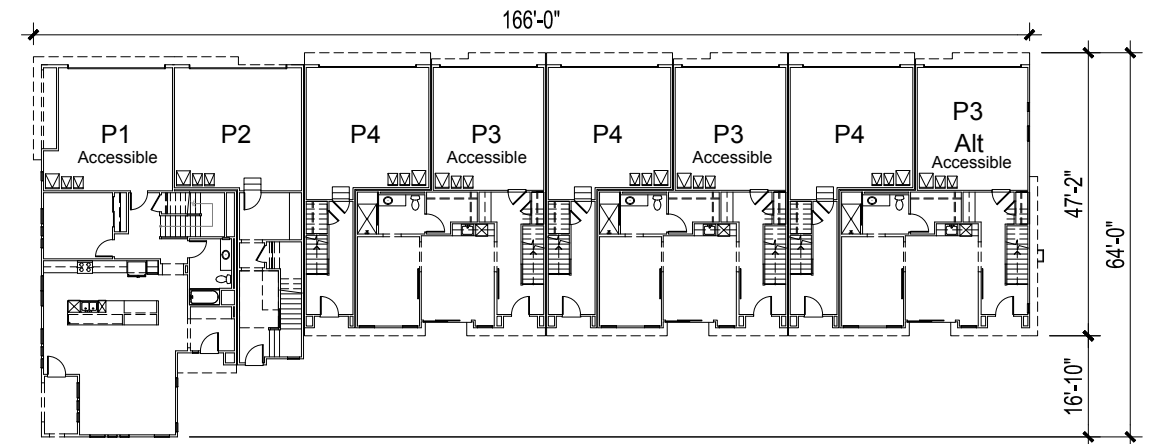
Third Floor



Key Map n.t.s.



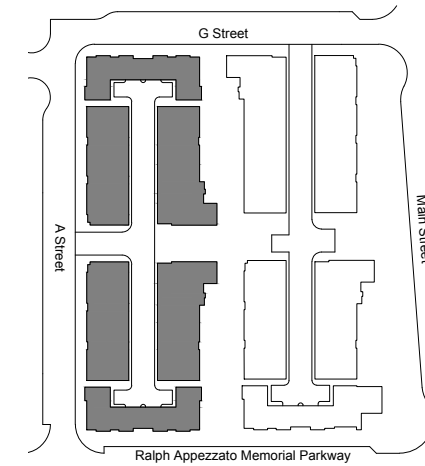
Second Floor



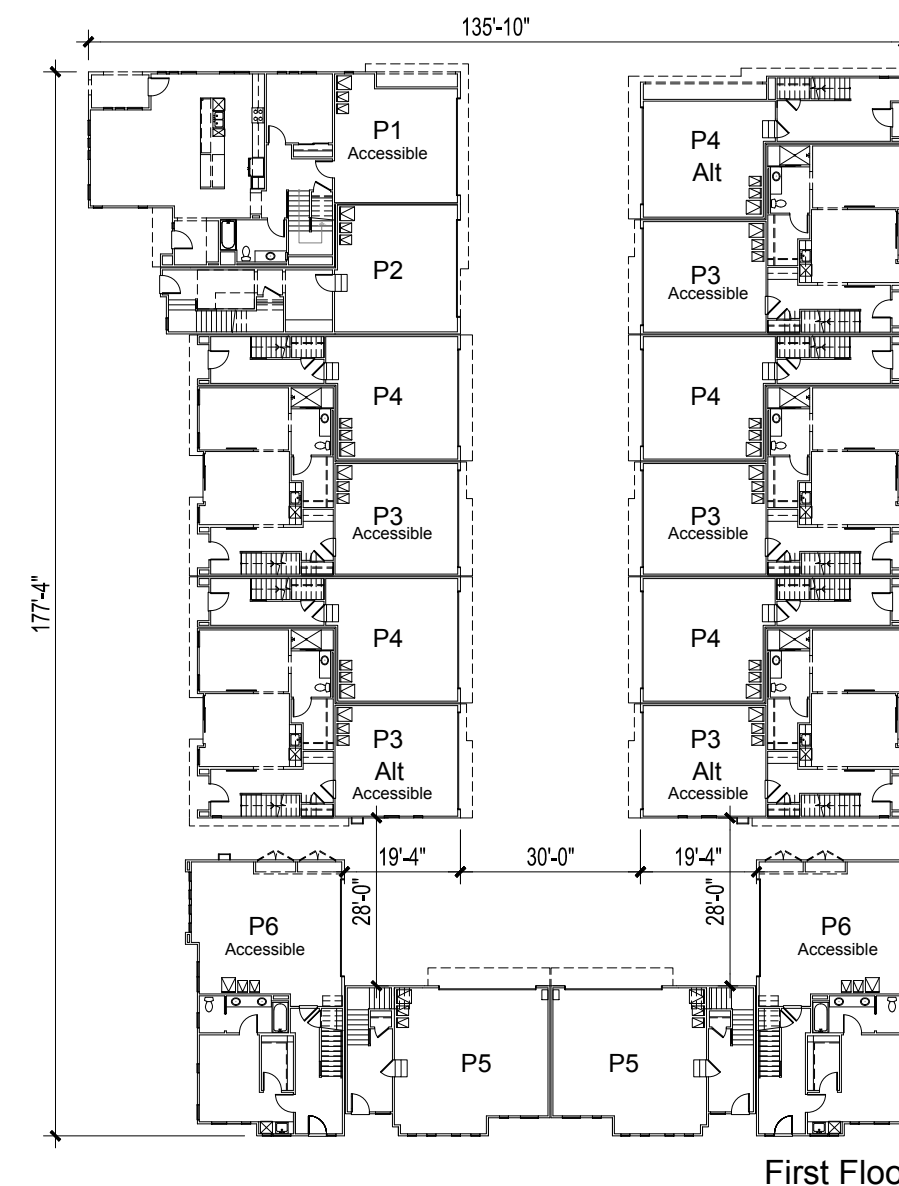
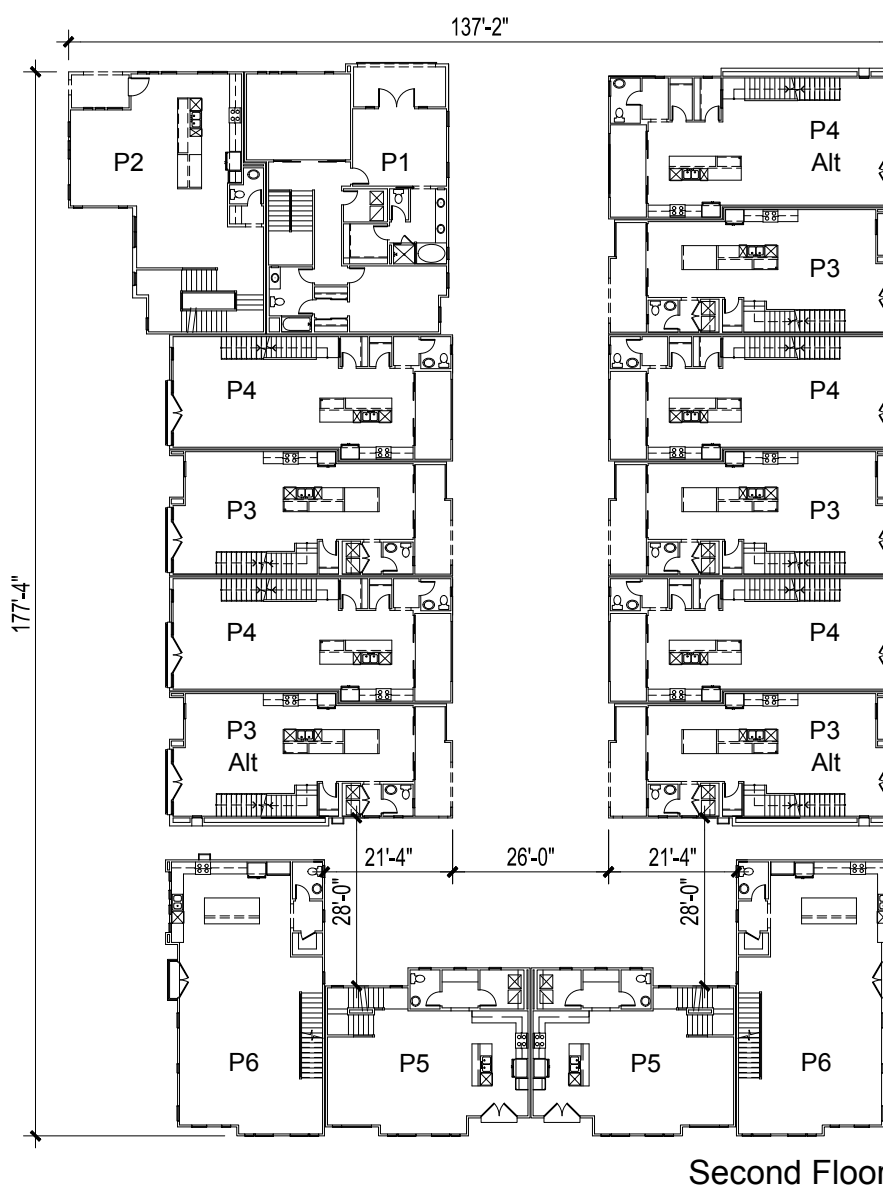
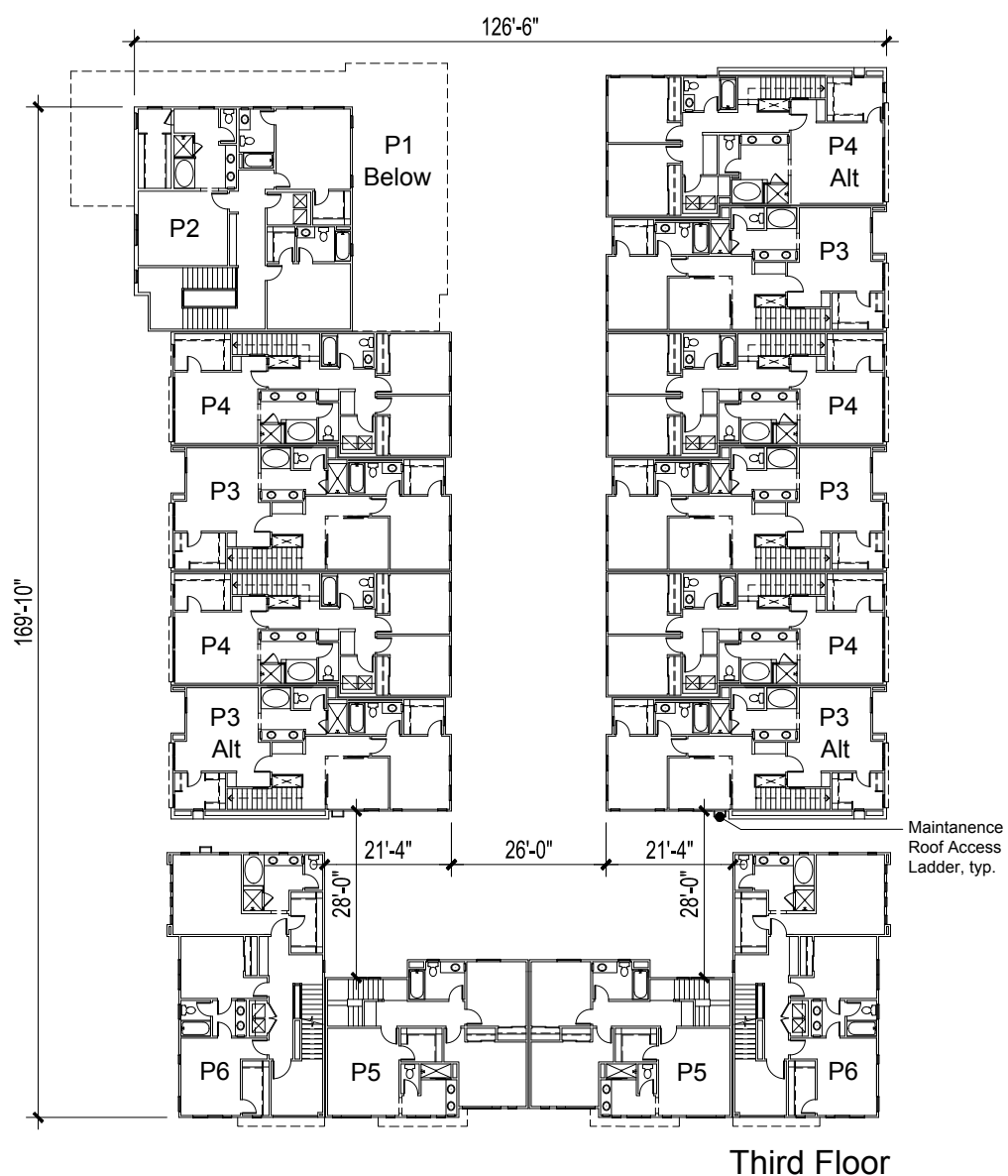
First Floor

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ARCHITECTURAL FLOOR PLANS - BUILDING 2



Key Map n.t.s.



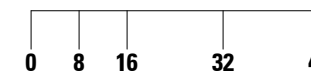
ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

ARCHITECTURAL FLOOR PLANS - BUILDING 3

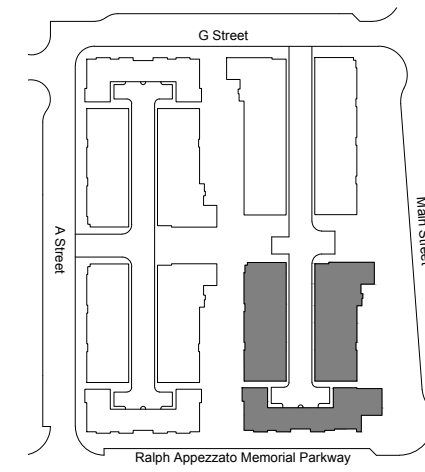


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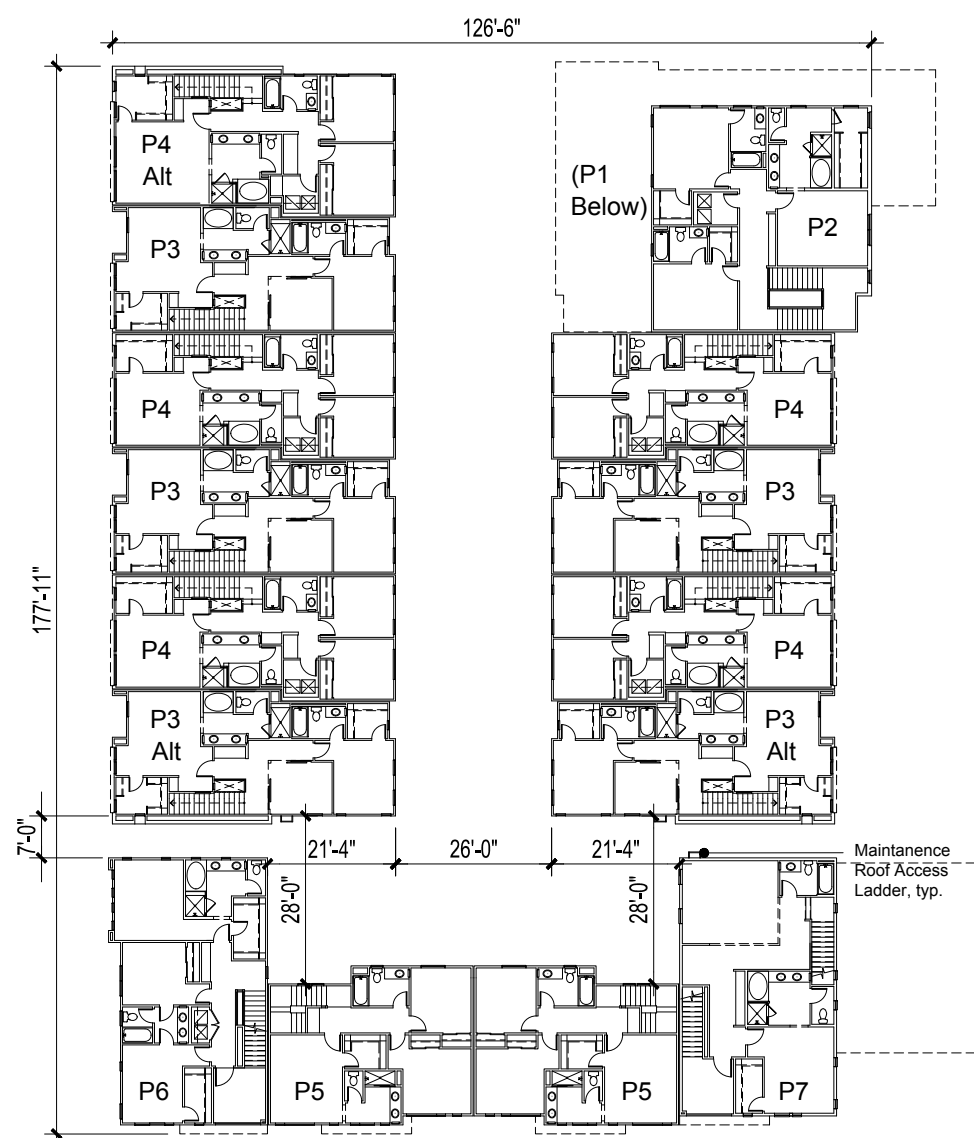
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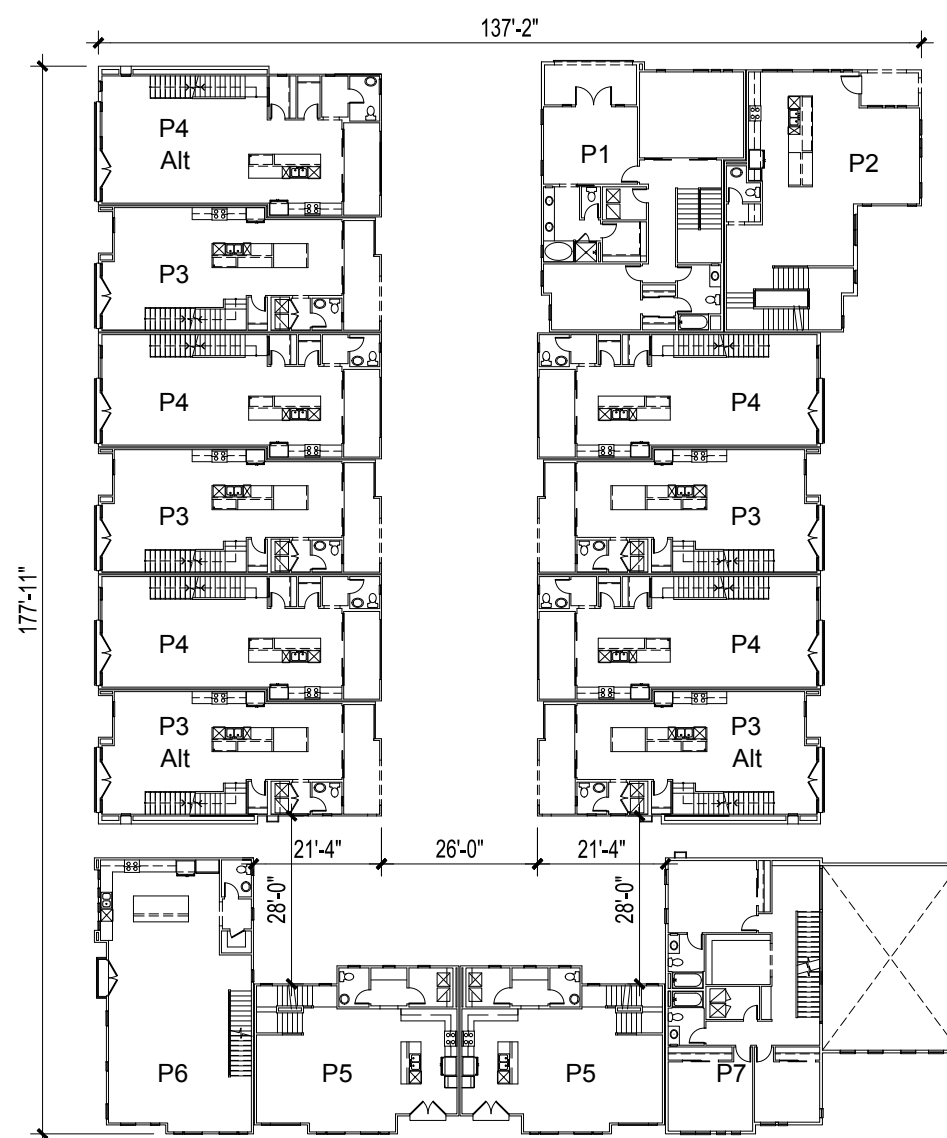
12.3



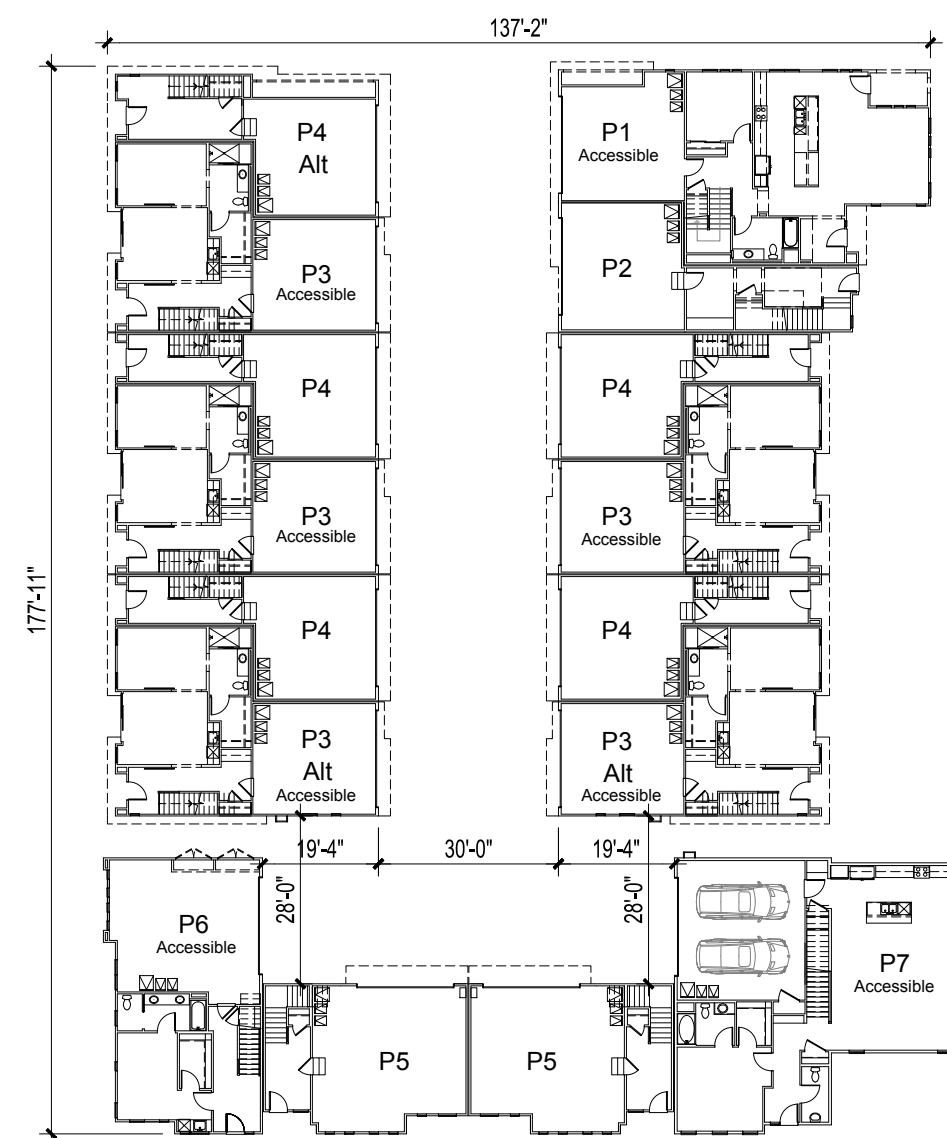
Key Map n.t.s.



Third Floor



Second Floor



First Floor

ALAMEDA POINT BLOCK 6

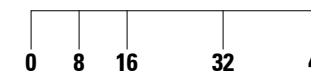
ALAMEDA, CA

ARCHITECTURAL FLOOR PLANS - BUILDING 4

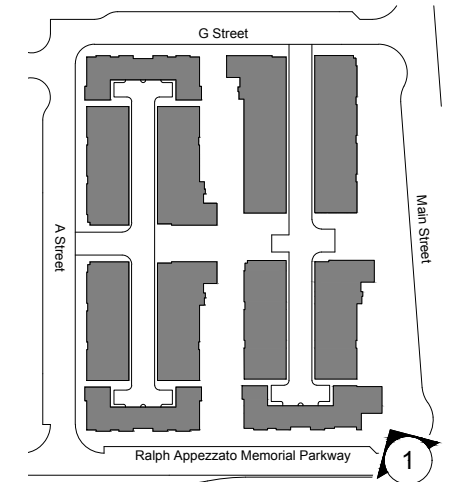


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12.4



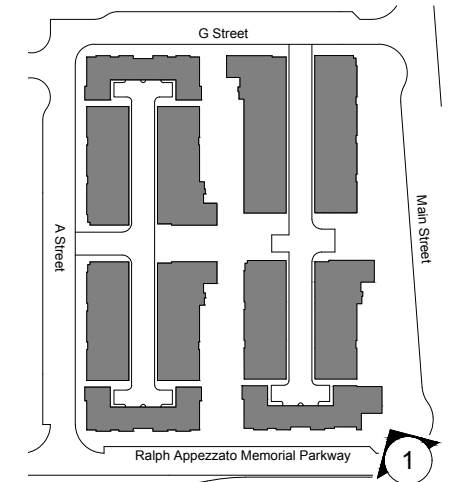
Key Map n.t.s.



1. View from Intersection of Main Street & Ralph Appezato Memorial Parkway

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL PERSPECTIVES - STREETScape

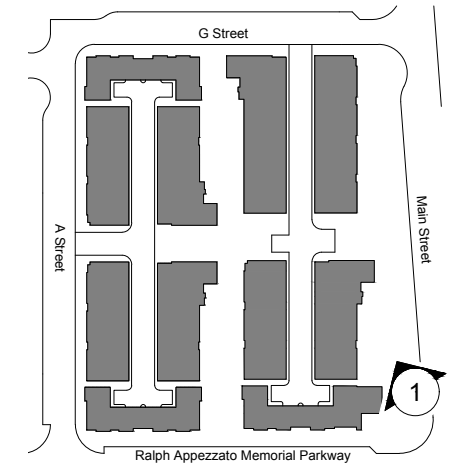


Key Map n.t.s.

1. Aerial View from Intersection of Main Street & Ralph Appezato Memorial Parkway

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL PERSPECTIVES - STREETSCAPE



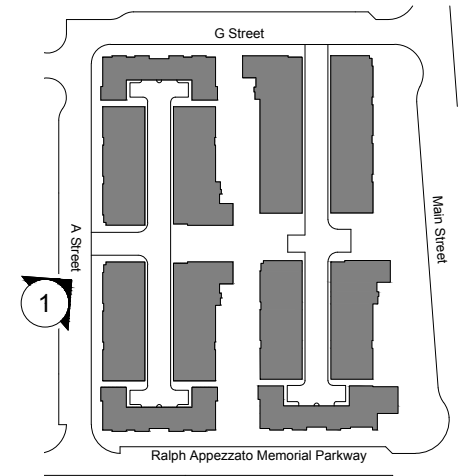
Key Map n.t.s.



1. View from Main Street

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL PERSPECTIVES - STREETScape



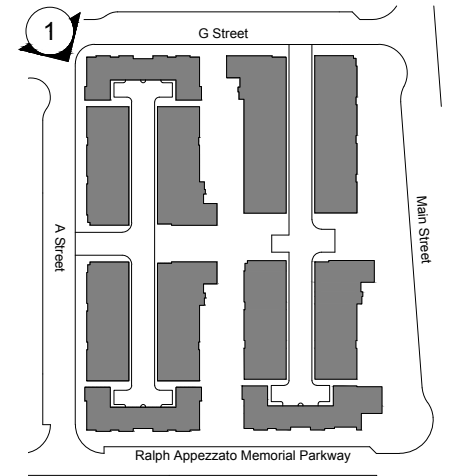
Key Map n.t.s.



1. View from A Street

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL PERSPECTIVES - STREETScape



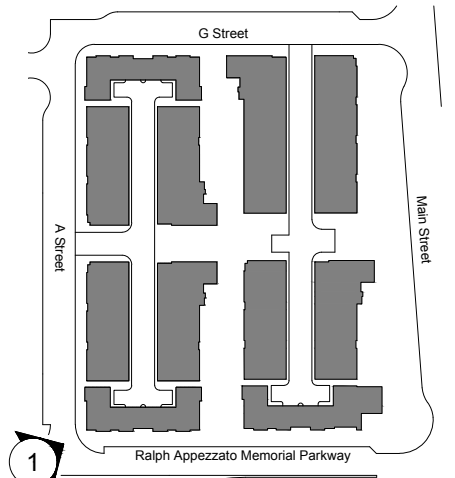
Key Map n.t.s.



1. View from Intersection of A Street & G Street

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL PERSPECTIVES - STREETScape



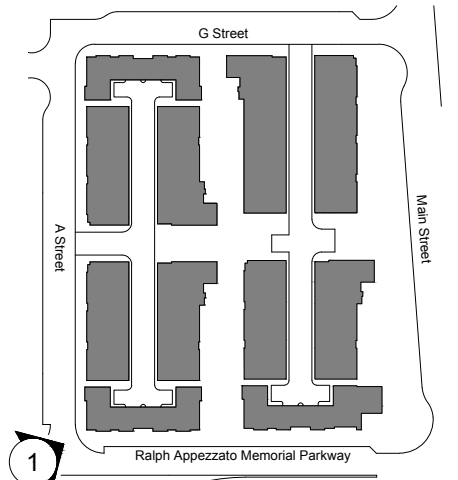
Key Map n.t.s.



1. View from Intersection of A Street & G Street

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL PERSPECTIVES - STREETSCAPE

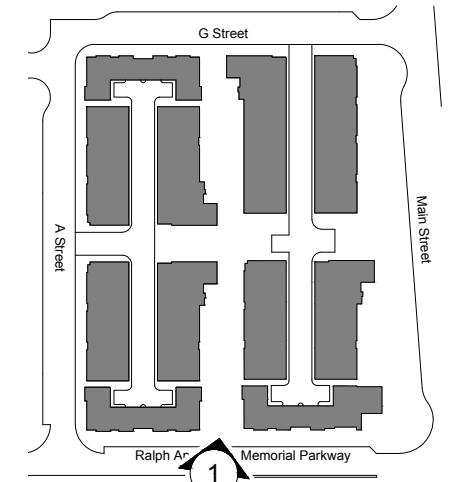


1
Key Map n.t.s.

1. View from Intersection of A Street & G Street Corner

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL PERSPECTIVES - STREETScape



Key Map n.t.s.

1. View of Paseo from Ralph Appezzato Memorial Parkway

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

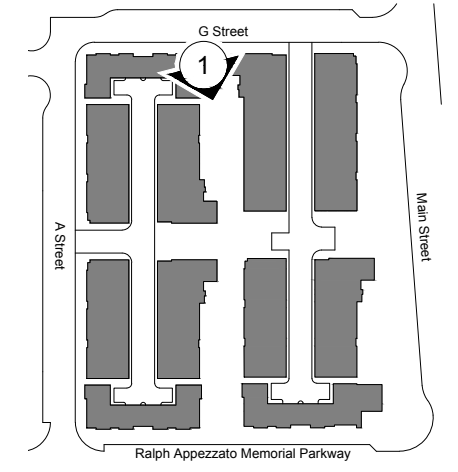
CONCEPTUAL PERSPECTIVES - PASEO



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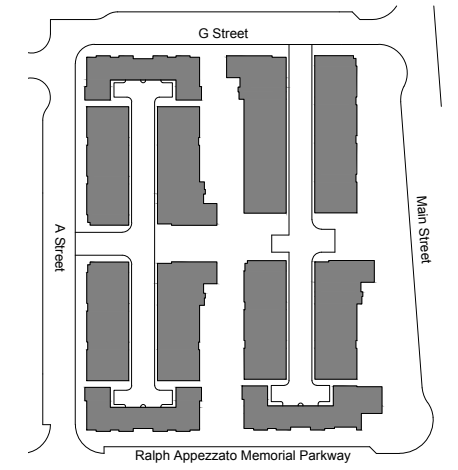


Key Map n.t.s.

1. View of Paseo From G Street

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL PERSPECTIVES - PASEO



Key Map n.t.s. 1



1. Block 6 - 8 street scene on Ralph Appezato Memorial Parkway

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - STREET SCENE



SRKERNST • MADISON MARQUETTE
THOMPSON DORRMAN PARTNERS • TRIMBLELL CROW RESIDENTIAL

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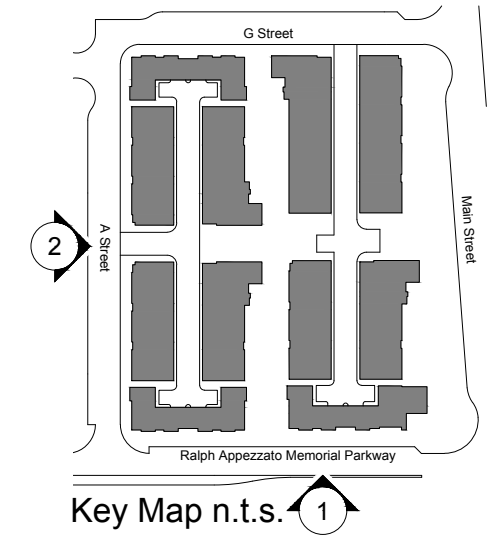
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15.1



1. Block 6 street scene at Ralph Appezato Memorial Parkway



2. Block 6 street scene at A Street

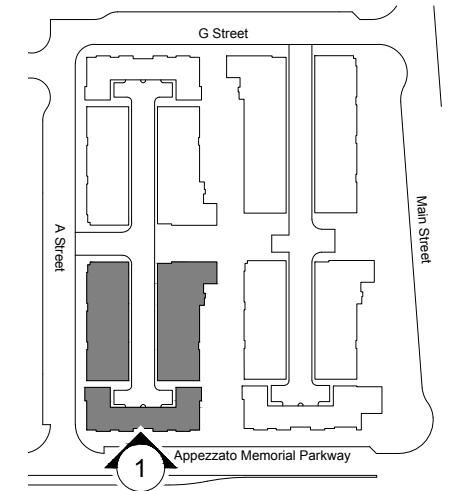
ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - STREET SCENE

HIERARCHY OF ELEMENTS:
EMPHASIS ON CENTRAL MASSING



WINDOW RHYTHM AND GROUPING



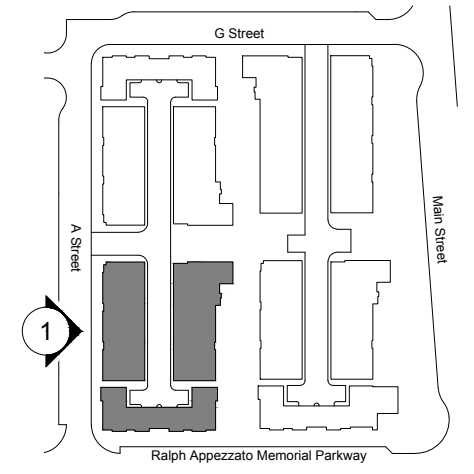
Key Map n.t.s.



1. Elevation at Ralph Appezato Memorial Parkway

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - SITE CONTEXT



Key Map n.t.s.

TOWER ELEMENT AND GLAZING



MASSING RHYTHM



REPETITION OF COMPONENTS



WINDOW RHYTHM AND GROUPING



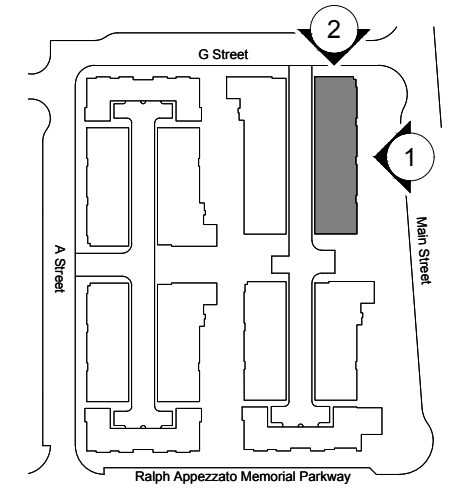
1. Elevation at A Street

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

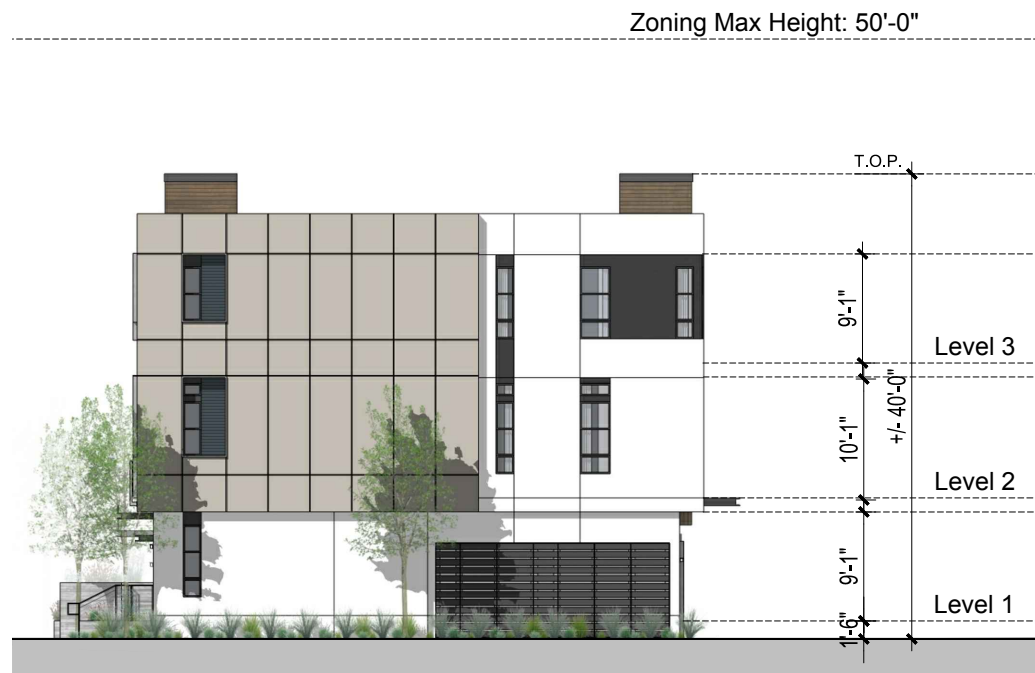
CONCEPTUAL ELEVATIONS - SITE CONTEXT



1. Front Elevation



Key Map n.t.s.



2. Right Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 1



1. Rear Elevation



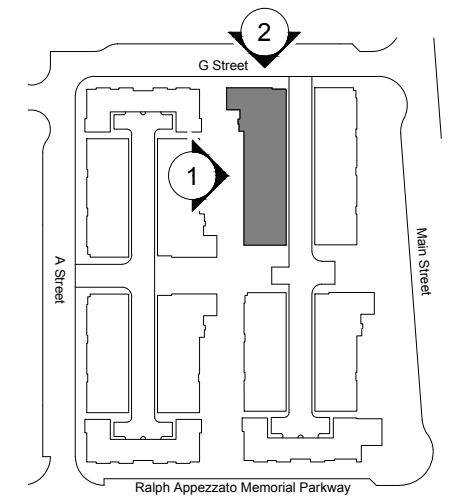
2. Left Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 1



1. Front Elevation



Key Map n.t.s.



2. Left Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 2



SRMERST • MADISON MARQUETTE
THOMPSON DORFMAN PARTNERS • TRAMBELL CROW RESIDENTIAL

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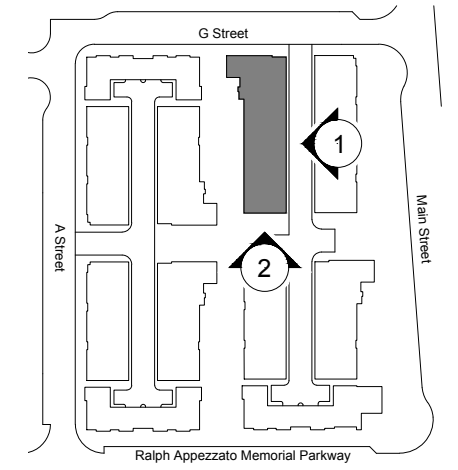
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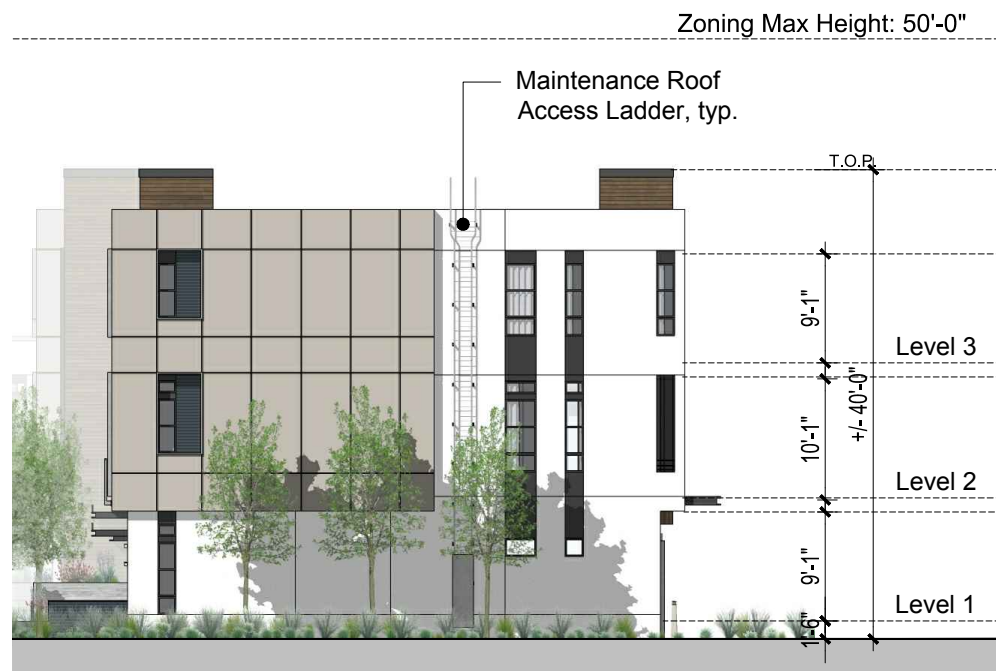
18.1



1. Rear Elevation



Key Map n.t.s.



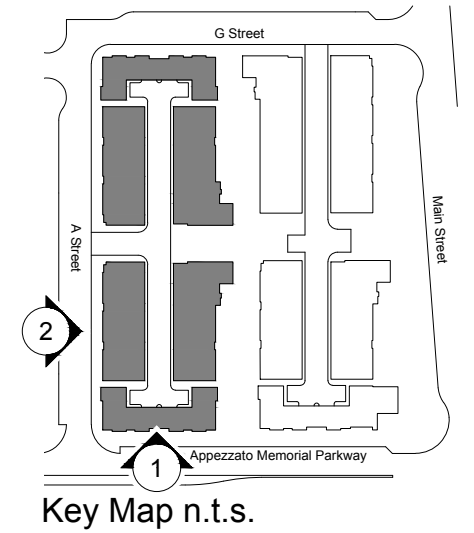
2. Right Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 2



1. Front Elevation



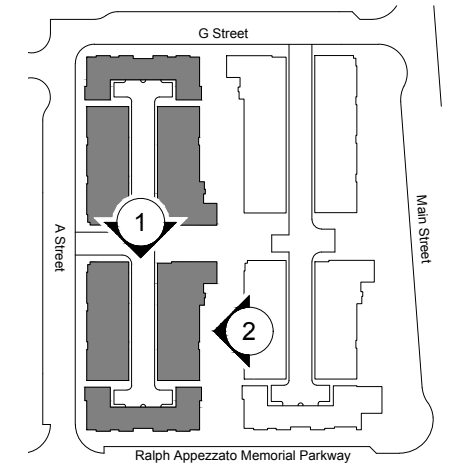
2. Left Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 3



1. Rear Elevation



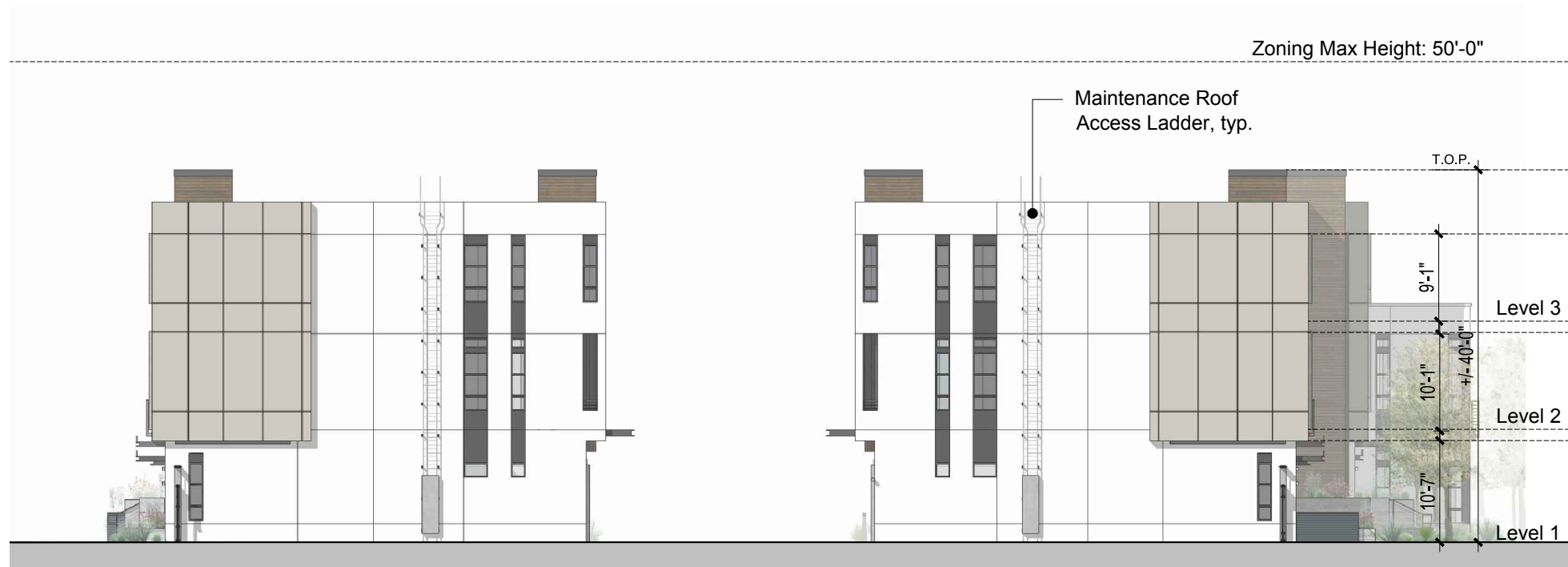
Key Map n.t.s.



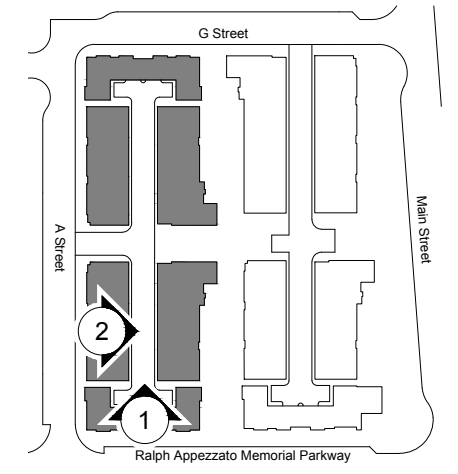
2. Right Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 3



1. Interior Motor Court Elevation



Key Map n.t.s.



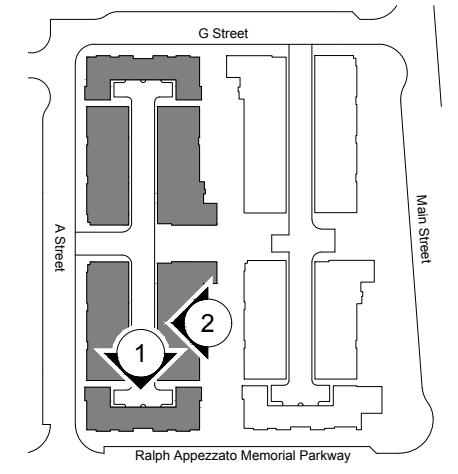
2. Interior Motor Court Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 3



1. Interior Motor Court Elevation



Key Map n.t.s.



2. Interior Motor Court Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 3



1. Front Elevation



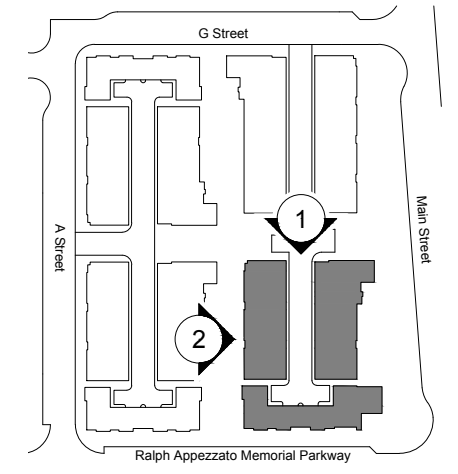
2. Right Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 4



1. Rear Elevation



Key Map n.t.s.



2. Left Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 4

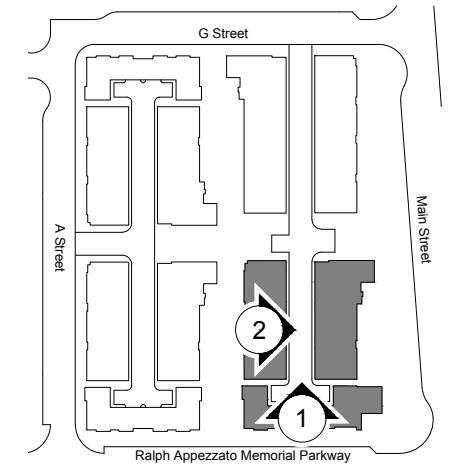
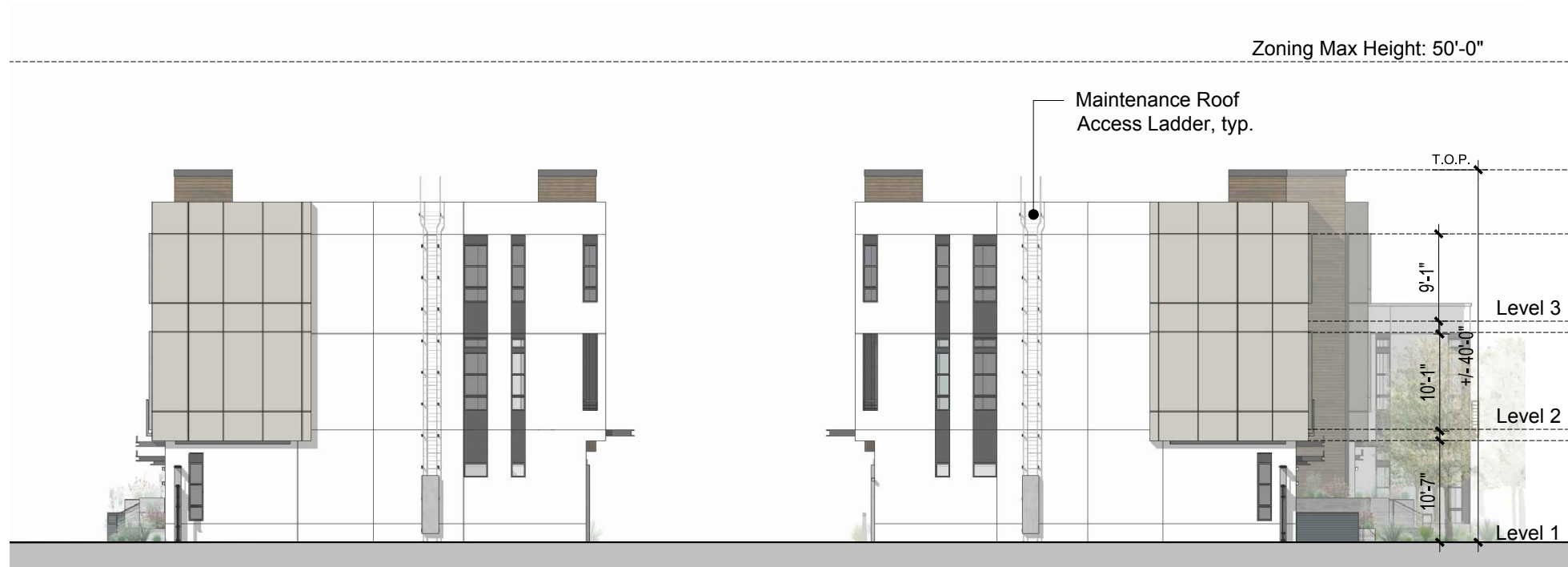


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06.15.16



20.2



Key Map n.t.s.

1. Interior Motor Court Elevation



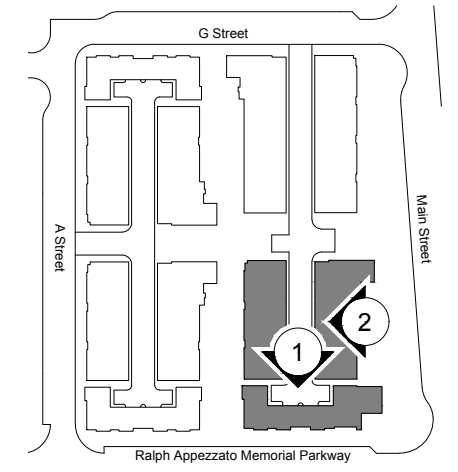
2. Interior Motor Court Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 4



1. Interior Motor Court Elevation



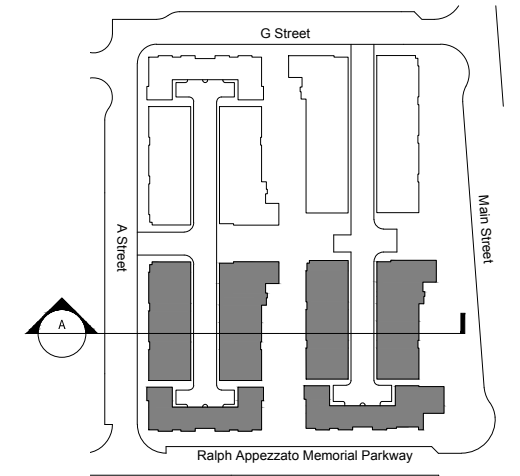
Key Map n.t.s.



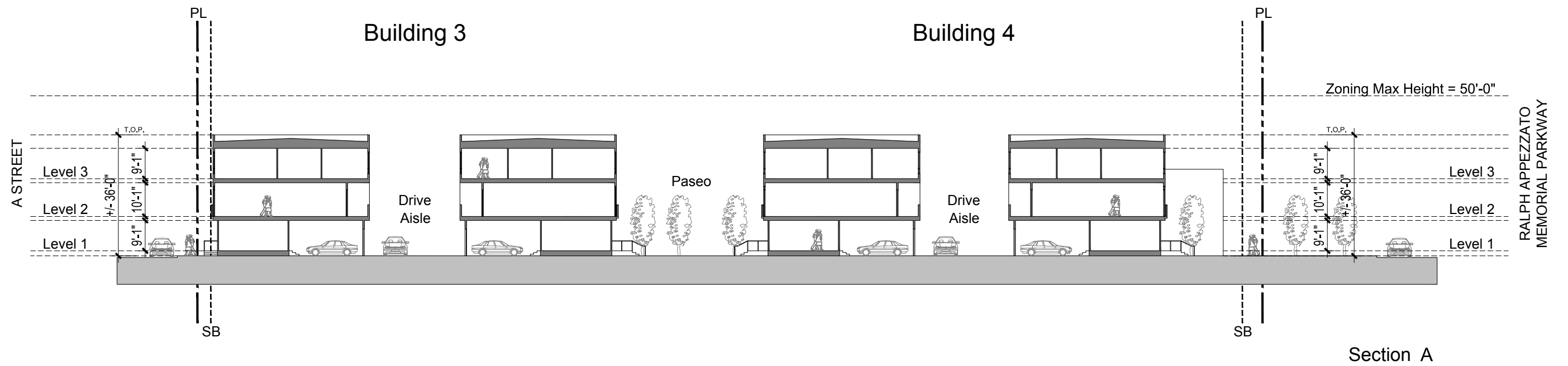
2. Interior Motor Court Elevation

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

CONCEPTUAL ELEVATIONS - BUILDING 4

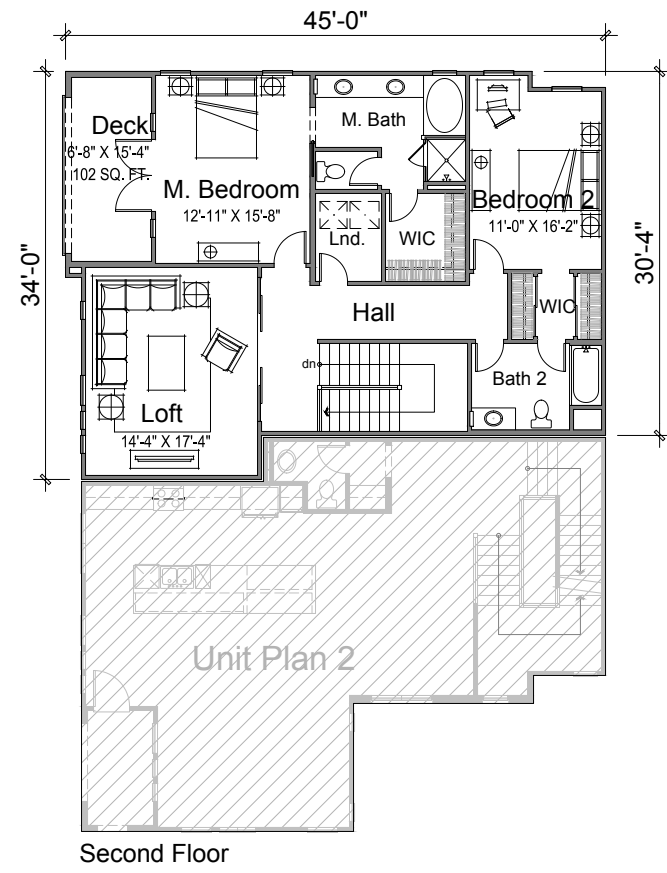


Key Map n.t.s.

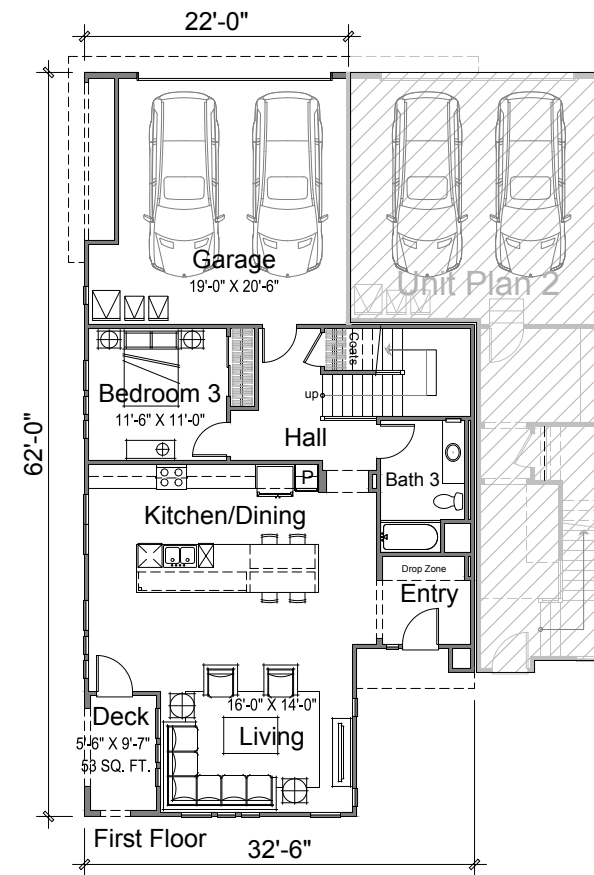


ALAMEDA POINT BLOCK 6 | ALAMEDA, CA

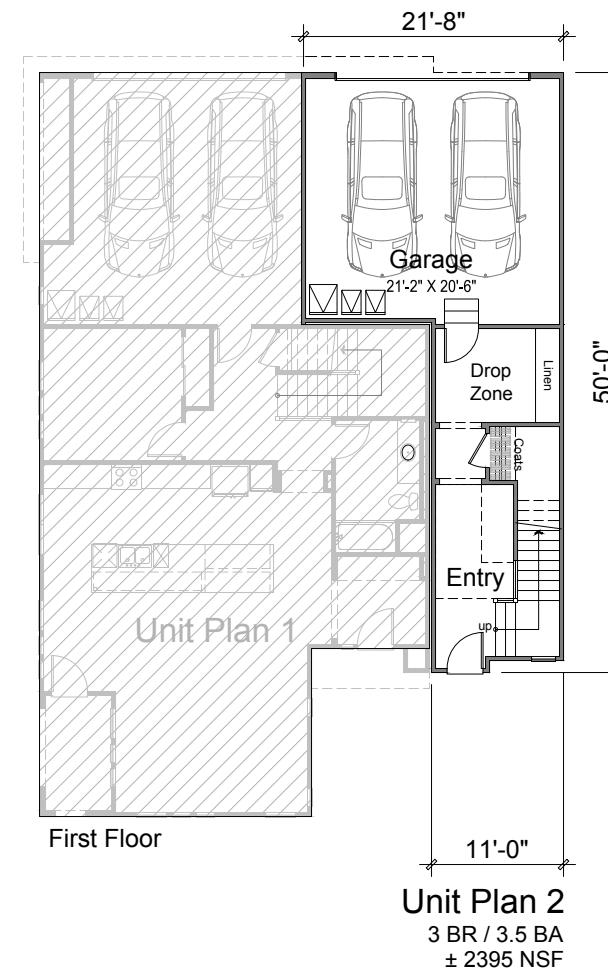
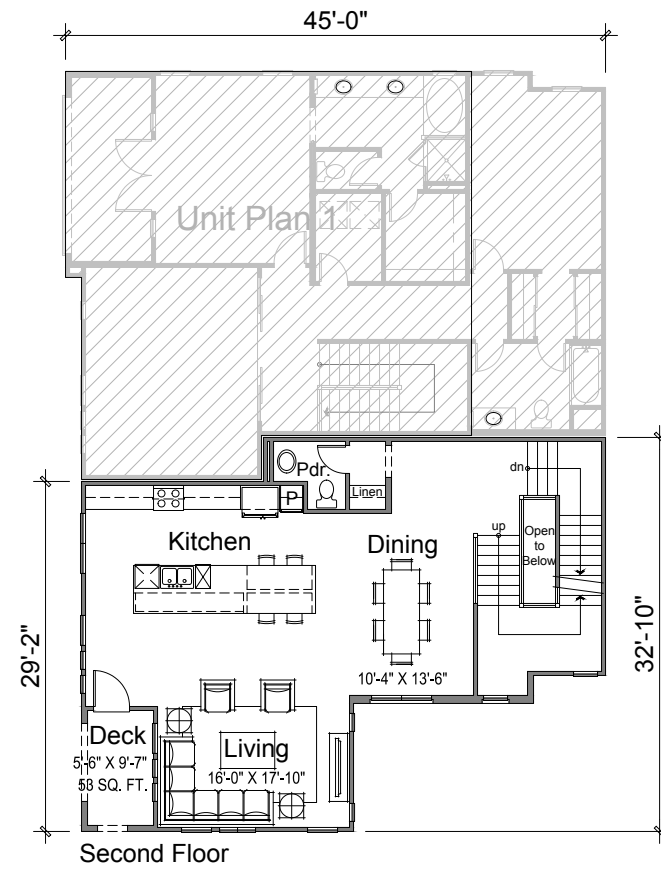
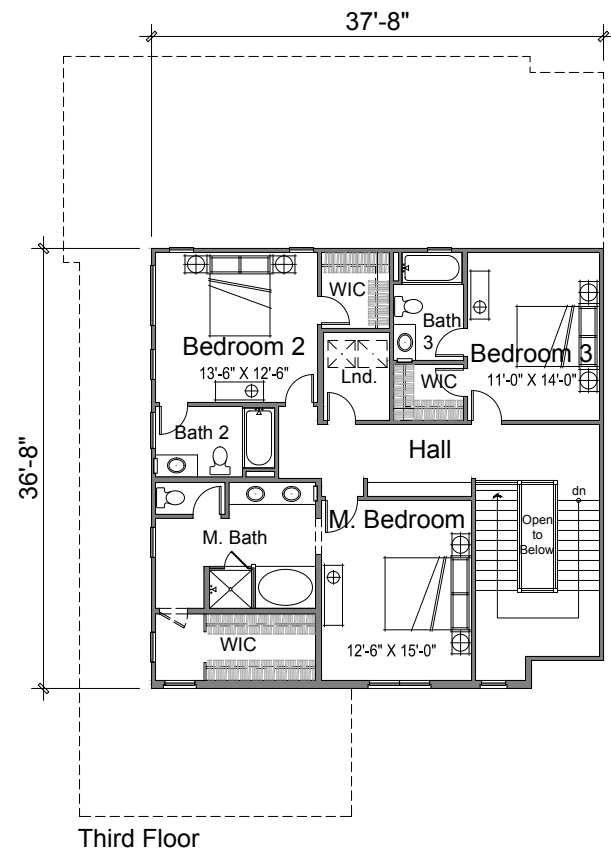
CONCEPTUAL SECTION

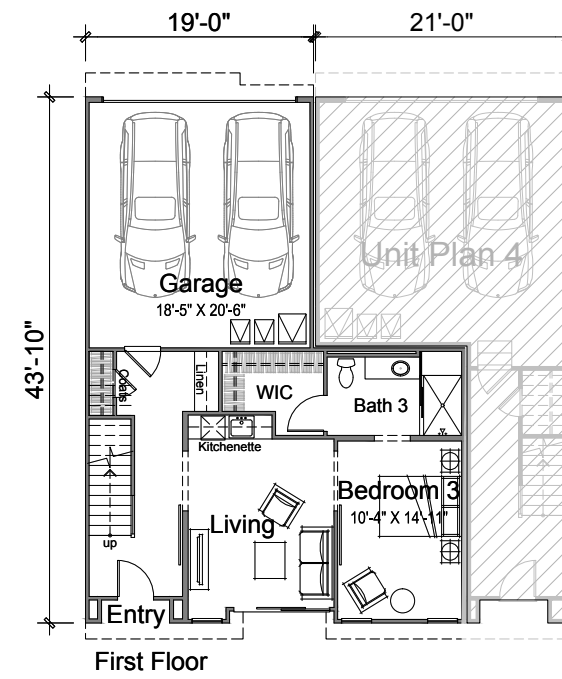
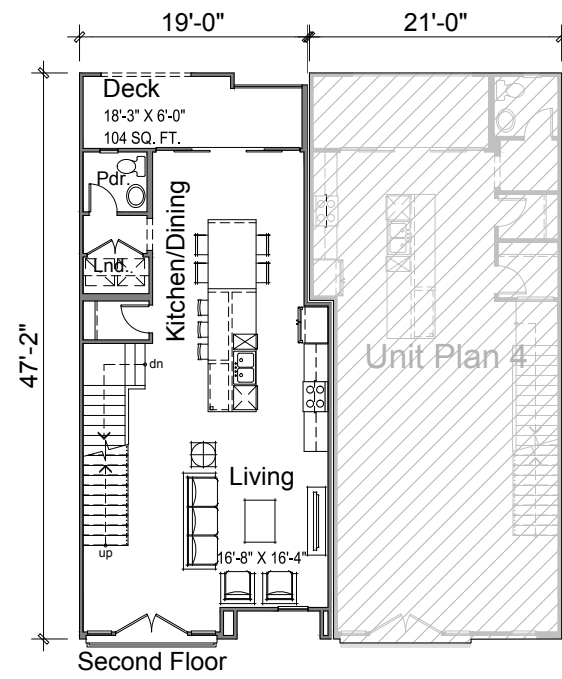
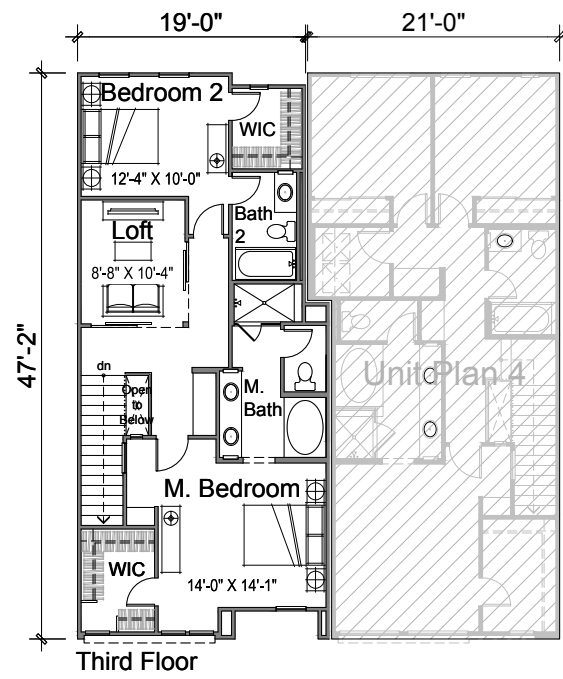


Second Floor

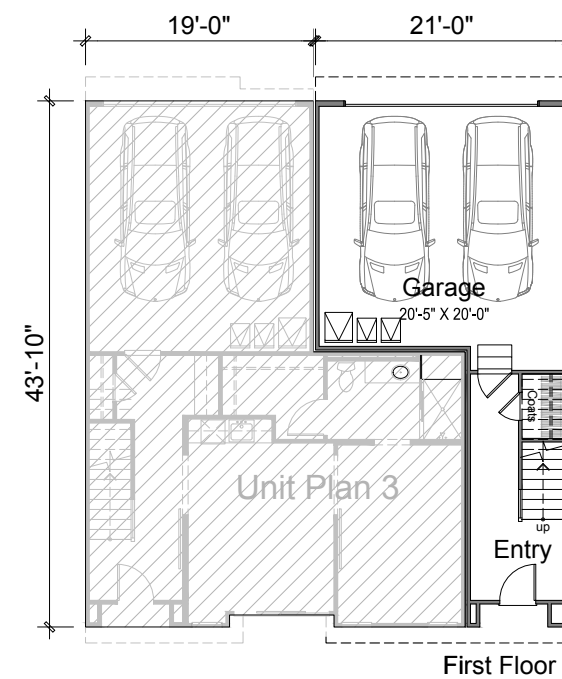
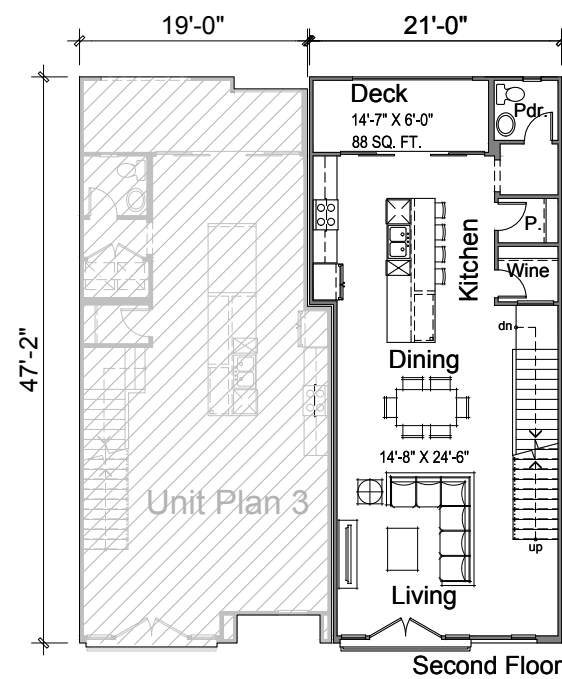
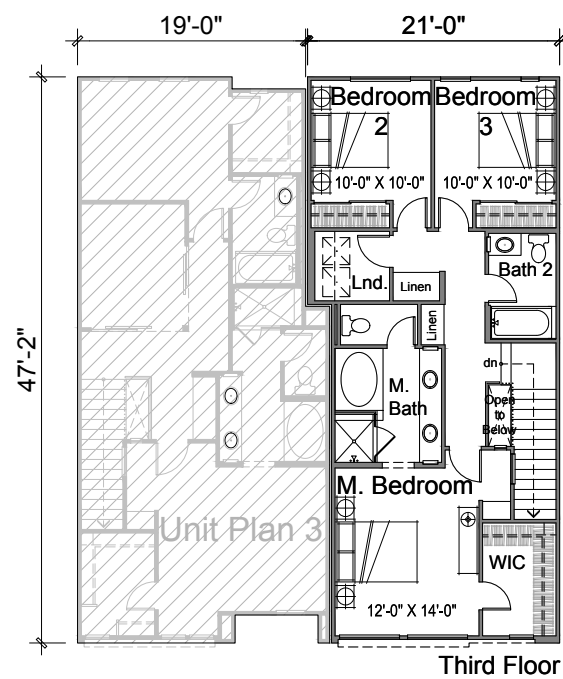


Unit Plan 1
 Accessible
 3 BR + Loft / 3 BA
 ± 2204 NSF

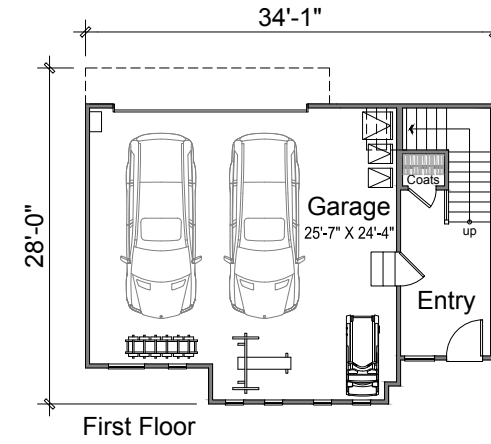
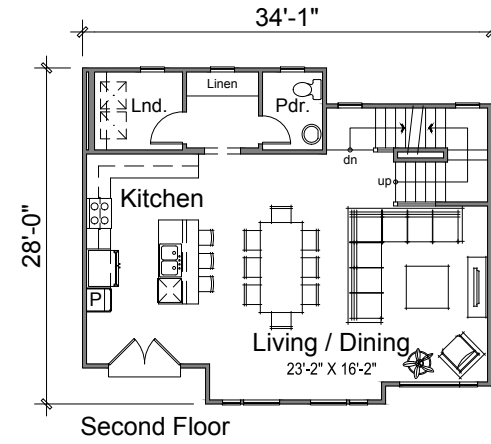
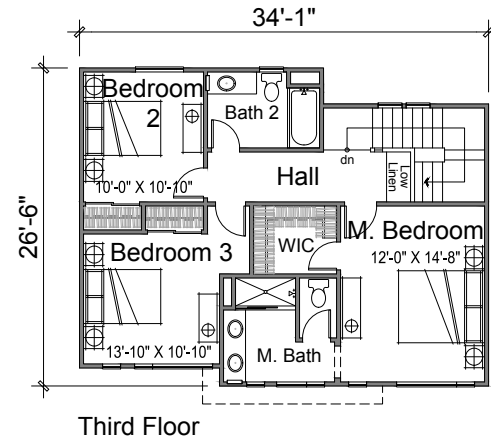




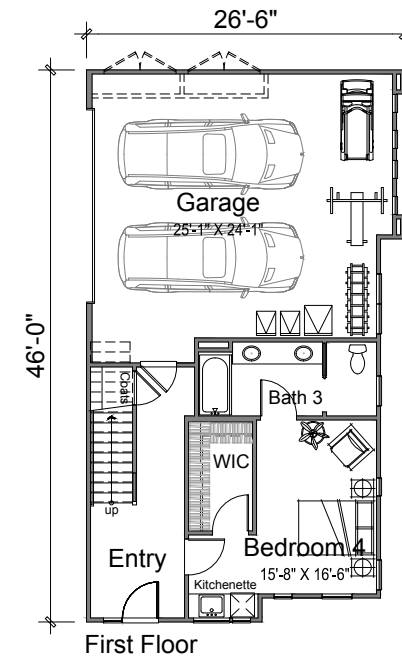
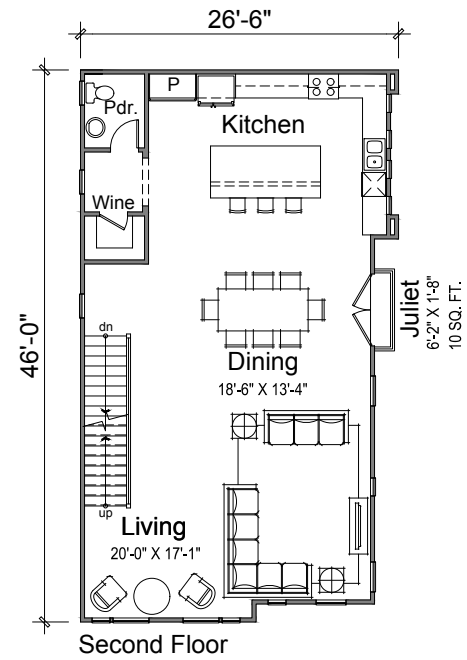
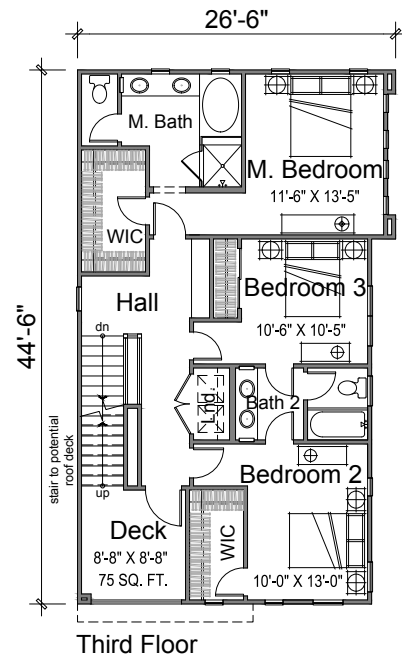
Unit Plan 3
 Accessible
 3 BR + Loft / 3.5 BA
 ± 2270 NSF



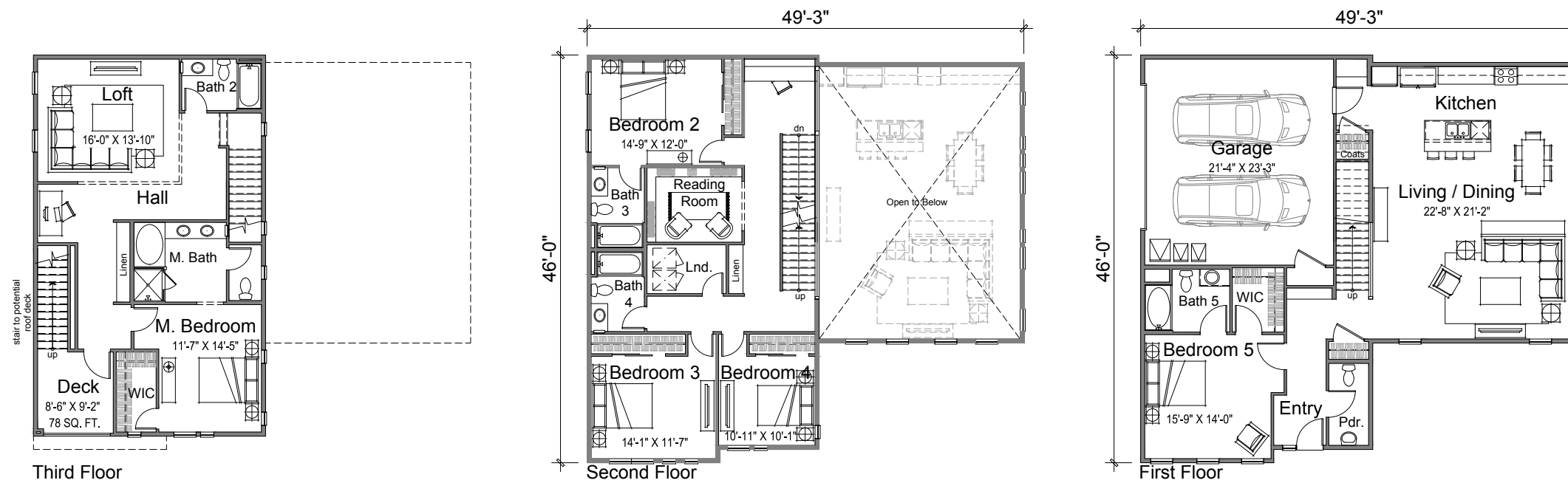
Unit Plan 4
 3 BR / 2.5 BA
 ± 1779 NSF



Unit Plan 5
3 BR / 2.5 BA
± 1728 NSF



Unit Plan 6
Accessible
4 BR / 3.5 BA
± 2533 NSF



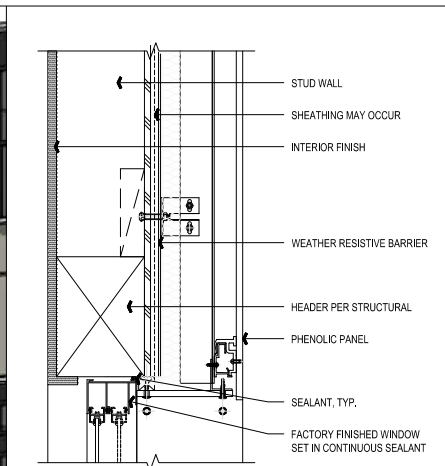
Unit Plan 7
 Accessible
 5 BR + Loft / 5.5 BA
 ± 3364 NSF



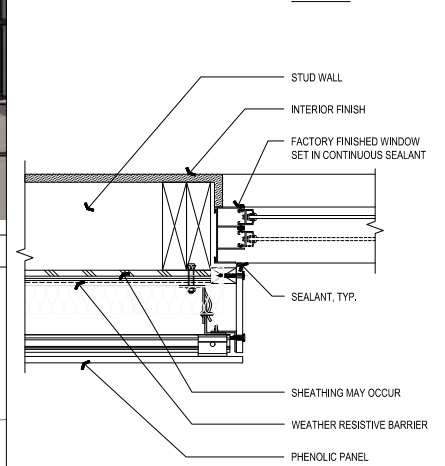
TYPICAL WINDOW @ PHENOLIC PANEL 8 TYPICAL WINDOW @ CEMENTITIOUS PANEL 7



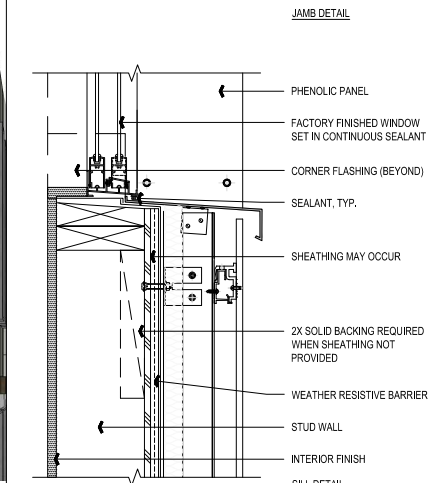
TYPICAL RECESSED WINDOW 6 TYPICAL NON-RECESSED WINDOW 5



HEAD DETAIL

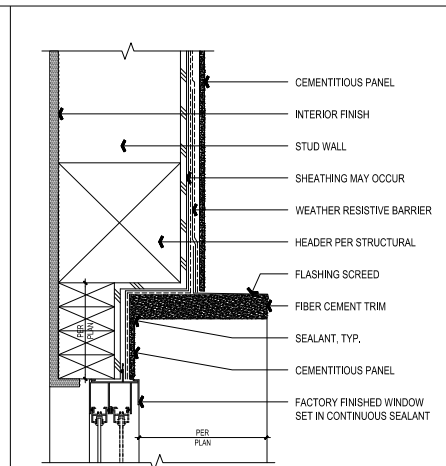


JAMB DETAIL

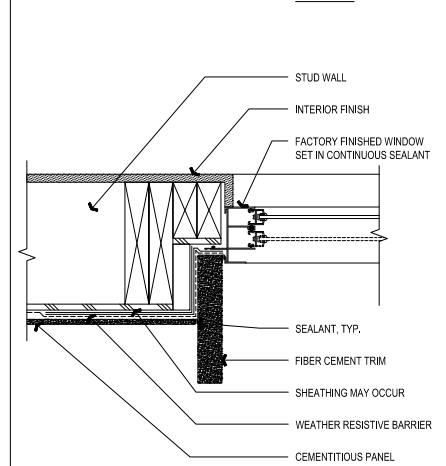


SILL DETAIL

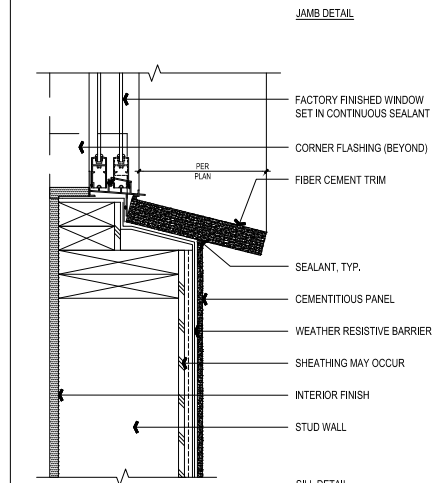
NOTE:
1. SINGLE (1) LAYER OF GYPSUM BOARD & DENS-GLASS SHEATHING ARE REQUIRED FOR ONE HOUR RATED WALLS (NON-BEARING WALLS)
2. TWO (2) LAYERS GYPSUM BOARD & DENS GLASS SHEATHING IF REQUIRED FOR TWO HOUR RATED WALLS (BEARING WALLS)



HEAD DETAIL



JAMB DETAIL

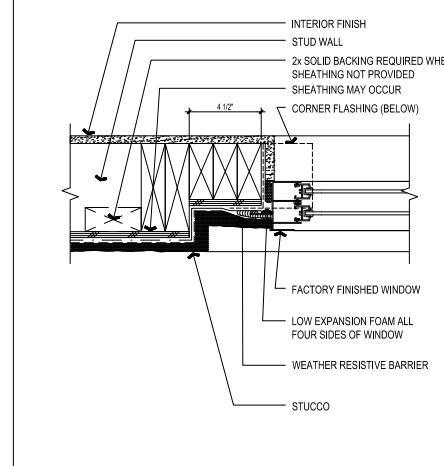


SILL DETAIL

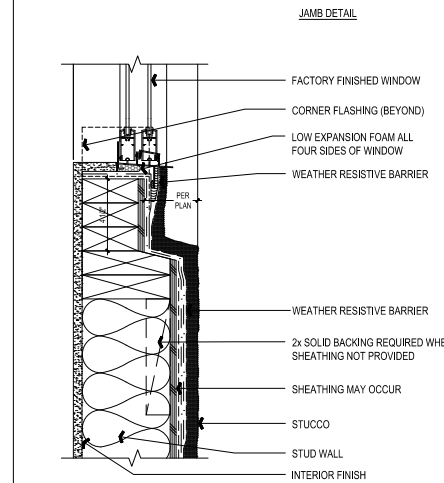
NOTE:
1. SINGLE (1) LAYER OF GYPSUM BOARD & DENS-GLASS SHEATHING ARE REQUIRED FOR ONE HOUR RATED WALLS (NON-BEARING WALLS)
2. TWO (2) LAYERS GYPSUM BOARD & DENS GLASS SHEATHING IF REQUIRED FOR TWO HOUR RATED WALLS (BEARING WALLS)



HEAD DETAIL

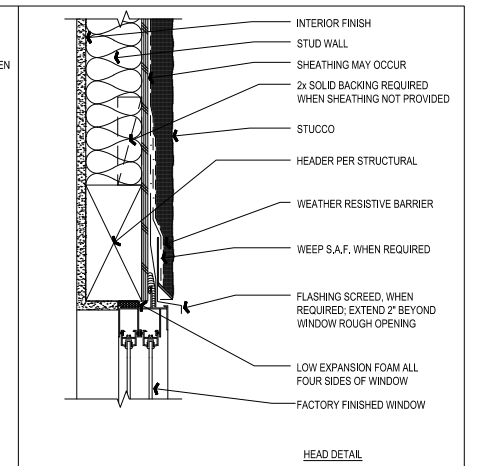


JAMB DETAIL

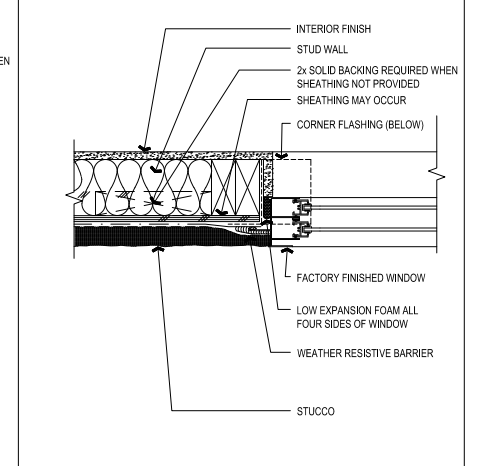


SILL DETAIL

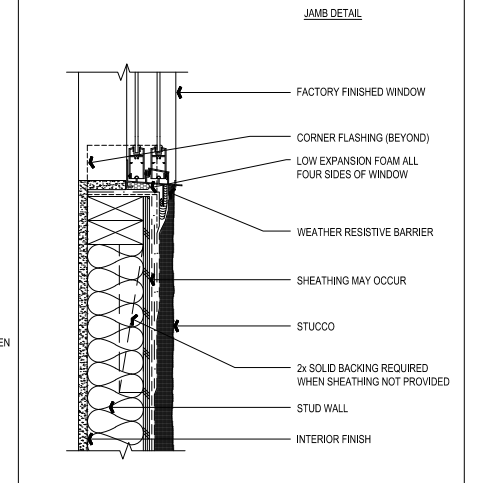
NOTE:
1. THESE TYPICAL WINDOW DETAILS ONLY OCCUR AT STUCCO @ PERIMETER STREET & MID-BLOCK PARKLET ELEVATIONS



HEAD DETAIL



JAMB DETAIL



SILL DETAIL

NOTE:
1. NON-RECESSED WINDOWS ONLY OCCUR AT DECKS AND INTERIOR COURTYARD LOCATIONS.
2. THESE TYPICAL WINDOW DETAILS ONLY OCCUR AT STUCCO LOCATIONS.

NOTES WINDOW @ PHENOLIC PANEL 4 WINDOW @ CEMENTITIOUS PANEL 3 RECESSED WINDOW 2 NON-RECESSED WINDOW 1

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA TYPICAL WINDOW DETAILS



LEGEND

- DRAINAGE SHED
- STORMWATER TREATMENT (BIORETENTION OR FLOW-THROUGH PLANTER - SEE TABLE 1)
- PERVIOUS PAVERS
- SELF-TREATING AREA
- SELF-RETAINING AREA
- AREA DRAINING TO OFF-SITE TREATMENT

- NOTES**
1. TREATMENT AREA PRELIMINARILY SIZED USING 4% OF CORRESPONDING IMPERVIOUS SHED AREA.
 2. TRASH CAPTURE AND COMPLIANCE WITH C.10 WILL BE PART OF THE ALAMEDA POINT SITE A STORMWATER OUTFALL IMPROVEMENTS.
 3. AREA DRAINING TO OFFSITE TREATMENT WILL BE TREATED IN BIORETENTION AREAS WITHIN PUBLIC RIGHT-OF-WAY ADJACENT TO BUILDINGS.
- PERVIOUS PAVERS WILL BE SIZED TO STORE ADDITIONAL RUNOFF.
 - BACKBONE BIORETENTION AREAS SIZED TO ACCOMMODATE RUNOFF FROM BLOCK 6 PROJECT.

ABBREVIATION

BIO BIORETENTION AREA
 FTP FLOW THROUGH PLANTER
 N/A NOT APPLICABLE
 O OFFSITE
 PP PERVIOUS PAVERS
 SR SELF-RETAINING
 ST SELF-TREATING

TABLE 1: BLOCK 6 - SHED/TREATMENT SUMMARY

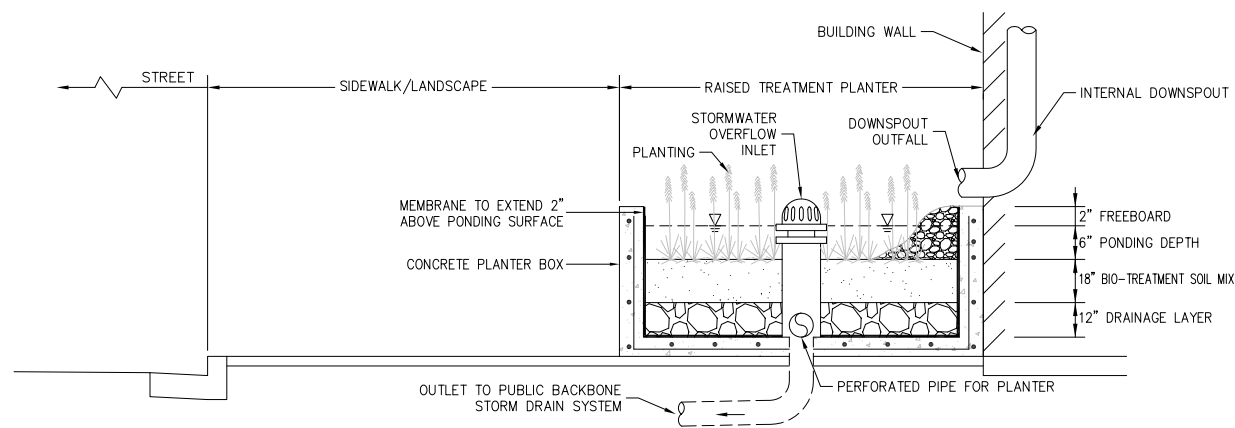
SHED	SHED AREA (S.F.)	ASSUMED IMPERVIOUS COEFFICIENT	IMPERVIOUS /PERVIOUS RATIO	TREATMENT AREA REQUIRED (S.F.)	TREATMENT AREA PROVIDED (S.F.)	SURFACE TYPE	TREATMENT NUMBER	TREATMENT MEASURE
A-1	2,969	1.0	N/A	119	154	ROOF	T-1	FTP
A-2	6,225	1.0	N/A	249	269	ROOF	T-2	FTP
A-3	340	1.0	N/A	*	*	CONCRETE PAVING	PP-1	PP
A-4	390	1.0	N/A	*	*	CONCRETE PAVING	PP-1	PP
A-5	4,569	0.7	N/A	128	191	ROOF/LANDSCAPE	T-5	BIO
A-6	4,423	0.7	N/A	124	185	ROOF/LANDSCAPE	T-6	BIO
A-7	5,242	0.7	N/A	147	214	ROOF/LANDSCAPE	T-7	BIO
A-8	339	1.0	N/A	*	*	CONCRETE PAVING	PP-2	PP
A-9	246	1.0	N/A	*	*	CONCRETE PAVING	PP-2	PP
A-10	8,086	1.0	N/A	323	373	ROOF	T-10	FTP
A-11	6,656	1.0	N/A	266	293	ROOF	T-11	FTP
A-12	3,665	1.0	N/A	147	207	ROOF	T-12	FTP
A-13	388	1.0	N/A	*	*	CONCRETE PAVING	PP-2	PP
A-14	342	1.0	N/A	*	*	CONCRETE PAVING	PP-2	PP
A-15	2,660	0.7	N/A	74	137	ROOF/LANDSCAPE	T-15	BIO
A-16	3,866	0.7	N/A	108	234	ROOF/LANDSCAPE	T-16	BIO
A-17	4,560	0.7	N/A	128	311	ROOF/LANDSCAPE	T-17	BIO
A-18	4,870	0.7	N/A	136	200	ROOF/LANDSCAPE	T-18	BIO
A-19	4,185	0.7	N/A	117	175	ROOF/LANDSCAPE	T-19	BIO
A-20	2,120	0.7	N/A	59	102	ROOF/LANDSCAPE	T-20	BIO
A-21	429	1.0	N/A	*	*	CONCRETE PAVING	PP-1	PP
A-22	2,953	1.0	N/A	118	173	ROOF	T-22	FTP
A-23	339	1.0	N/A	*	*	CONCRETE PAVING	PP-1	PP
A-24	6,225	1.0	N/A	249	309	ROOF	T-24	FTP
A-25	4,876	1.0	N/A	195	374	ROOF/LANDSCAPE	T-25	BIO
A-26	1,545	1.0	N/A	*	*	CONCRETE PAVING	PP-2	PP
A-27	1,404	1.0	N/A	*	*	CONCRETE PAVING	PP-2	PP
A-28	676	1.0	N/A	*	*	CONCRETE PAVING	PP-1	PP
A-29	3,207	0.7	N/A	90	139	ROOF/LANDSCAPE	T-29	BIO
SR-1	88	N/A	1.32:1	88	88	LANDSCAPE	SR-1	SR
SR-2	439	N/A	0.15:1	439	439	LANDSCAPE	SR-2	SR
SR-3	174	N/A	0.32:1	174	174	LANDSCAPE	SR-3	SR
SR-4	342	N/A	0.24:1	342	342	LANDSCAPE	SR-4	SR
SR-5	178	N/A	1.05:1	178	178	LANDSCAPE	SR-5	SR
SR-6	395	N/A	0.41:1	395	395	LANDSCAPE	SR-6	SR
SR-7	510	N/A	0.38:1	510	510	LANDSCAPE	SR-7	SR
SR-8	552	N/A	0.22:1	552	552	LANDSCAPE	SR-8	SR
SR-9	1,993	N/A	0.8:1	1,993	1,993	LANDSCAPE	SR-9	SR
SR-10	2,810	N/A	0.22:1	2,810	2,810	LANDSCAPE	SR-10	SR
SR-11	270	N/A	0.59:1	270	270	LANDSCAPE	SR-11	SR
SR-12	333	N/A	0.58:1	333	333	LANDSCAPE	SR-12	SR
SR-13	275	N/A	0.22:1	275	275	LANDSCAPE	SR-13	SR
SR-14	4,002	N/A	0.6:1	4,002	4,002	LANDSCAPE	SR-14	SR
PP-1	11,252	1.0	N/A	11,252	11,252	PERVIOUS PAVEMENT	PP-1	PP
PP-2	10,200	1.0	N/A	10,200	10,200	PERVIOUS PAVEMENT	PP-2	PP
O-1	320	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	WA-1	BIO
O-2	32	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	WA-1	BIO
O-3	58	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	WA-1	BIO
O-4	76	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	WA-2	BIO
O-5	76	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	WA-2	BIO
O-6	75	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	WA-2	BIO
O-7	33	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	A-2	BIO
O-8	69	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	A-2	BIO
O-9	69	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	A-2	BIO
O-10	28	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	A-2	BIO
O-11	28	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	A-2	BIO
O-12	69	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	A-2	BIO
O-13	69	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	A-1	BIO
O-14	28	1.0	N/A	SEE TABLE 2**	SEE TABLE 2**	CONCRETE PAVING	A-1	BIO
ST	2,193	-	-	-	-	LANDSCAPE	ST	ST

TABLE 2: ONSITE RUNOFF AREA SUMMARY

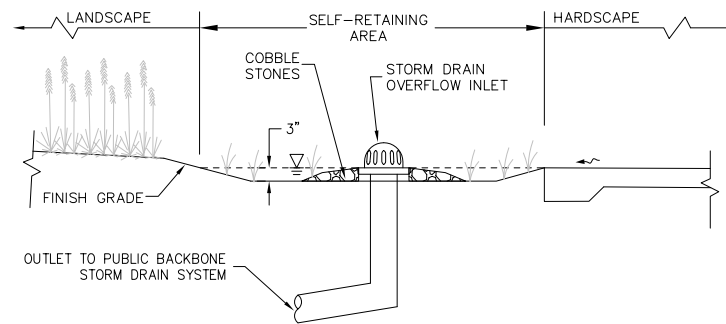
TREATMENT LOCATION	TREATMENT/BIORETENTION AREA	SHED AREA (S.F.)	TREATMENT AREA REQUIRED (S.F.)	TREATMENT AREA PROVIDED (S.F.)
WEST ATLANTIC AVENUE	WA-1	WA-1 BLOCK 6	9980	312
		410	10390	
	WA-2	90860		2733
BLOCK 6	227	3600		
BLOCK 7	574			
A STREET	A-1	9480	287	
	BLOCK 6	97		
G STREET	A-2	8790	273	
	BLOCK 6	296		
G STREET	G-3	11120	348	
		474		11594
	G-4	8840		
BLOCK 7	271	273	642	

ALAMEDA POINT BLOCK 6 | ALAMEDA, CA PRELIMINARY STORMWATER MANAGEMENT PLAN

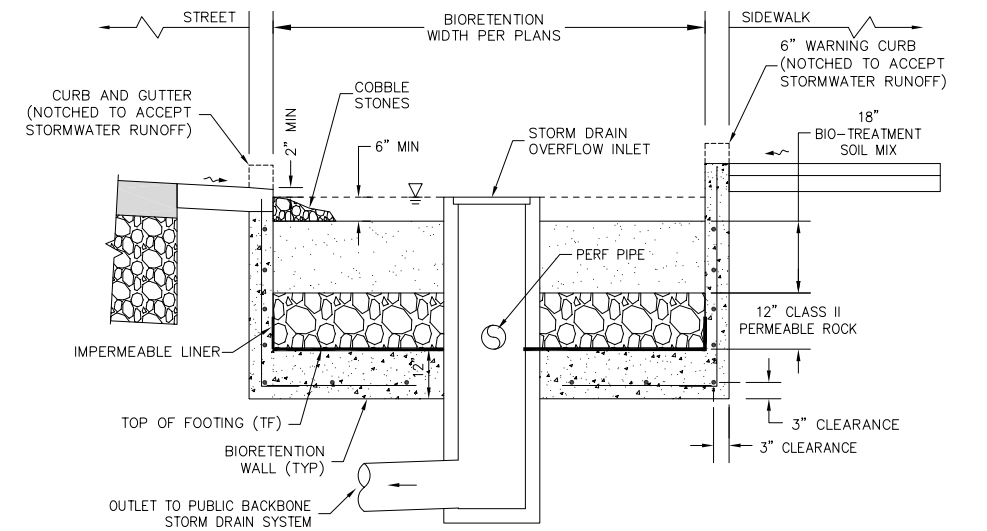




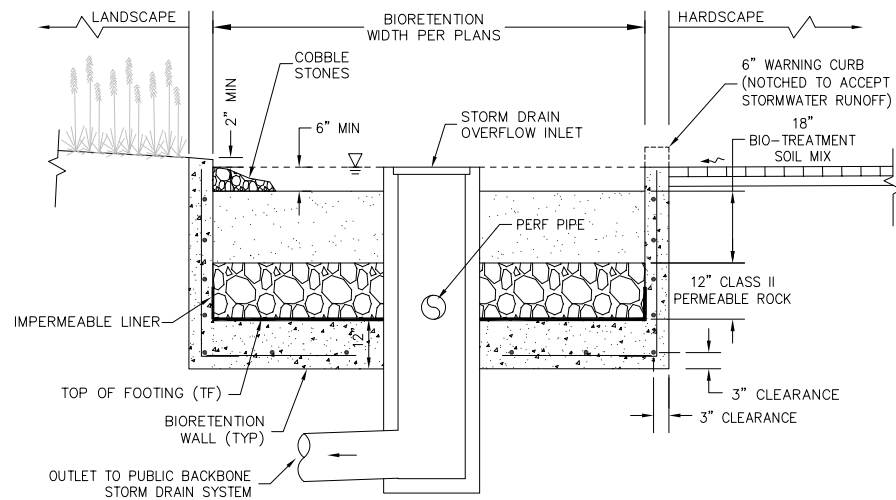
1 FLOW-THROUGH PLANTER
NTS



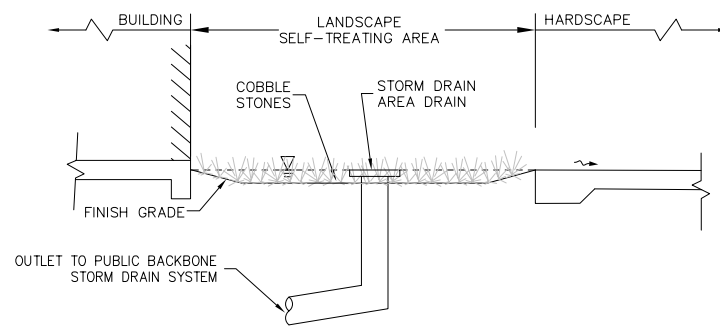
2 SELF-RETAINING AREA
NTS



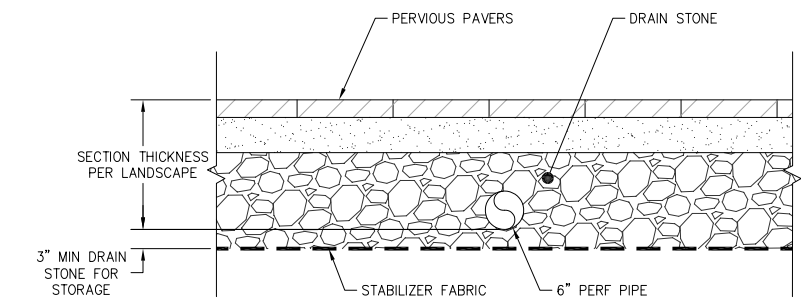
3 BIORETENTION AREA (PUBLIC STREET, STRUCTURED)
NTS



4 BIORETENTION AREA (ONSITE, STRUCTURED)
NTS



5 SELF-TREATING AREA
NTS



6 PERVIOUS PAVERS
NTS

DMA	Area (SF)	C	Effective Impervious Area (SF)	Unit Basin Storage Volume (in)	Capture Volume (CF)	Storage Req'd (ft)	Storage Depth Req'd (in)
PP-1	11252	1	13426	0.69	776.17	0.20	2.37
PP-2	10200	1	14464	0.69	836.18	0.23	2.81