

LEGEND

- 5 - 6 STORY BUILDINGS (NO CHANGE)
- EXISTING HEADHOUSE TO BE PRESERVED
- REMAINING BUILDINGS ALONG MARINA VILLAGE PARKWAY INCREASED FROM 4 STORIES TO 5 STORIES
- ADDED LEVEL OF PARKING ABOVE PODIUM TO KEEP ORIGINAL PARKING COUNT

Single Headhouse w/ Parking Level and Units over Existing Unit/Parking Summary

Unit Type	BR	SF	Quantity	Total SF	%/BR
Jr 1A	1	630	28	17,640	33.7%
1A	1	754	33	24,882	
1B	1	814	50	40,700	
2A	2	983	23	22,609	48.0%
2B	2	1126	82	92,332	
2C	2	1194	24	28,656	
2D	2	1289	29	37,381	
3A	3	1194	9	10,746	18.2%
3B	3	1314	26	34,164	
3C	3	1387	25	34,675	

plus lofts
329 343,785
6,880
350,665

Parking Spaces 502 spaces 1.53 /unit
Garage Area 193,550 sf

Notes:
Buildings 4 converts from Type VA construction to Type IIIA Construction.
Building 3 has an additional level of Type IA parking garage construction w/ Type VA above.
Building 2 features added wing over existing headhouse (requires a breezeway over portion of fire alarm).

No units at first two floors for breezeway for fire access / waterfront access

Partial demolition of existing structure required for construction of new foundations and exits

THINK CONTEXT

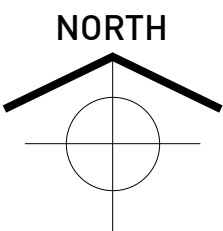
ALAMEDA SHIPWAYS
1200 MARINA VILLAGE PARKWAY, ALAMEDA, CA 94501

Exhibit 4
Item 7-A January 14, 2019
Planning Board Meeting

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DATE ISSUED: 07-24-2018
PROJECT NO: 2016-40129
SCALE: 1" = 50'-0"
0 50 100 150
SHEET NUMBER: H-10

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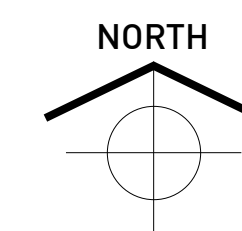
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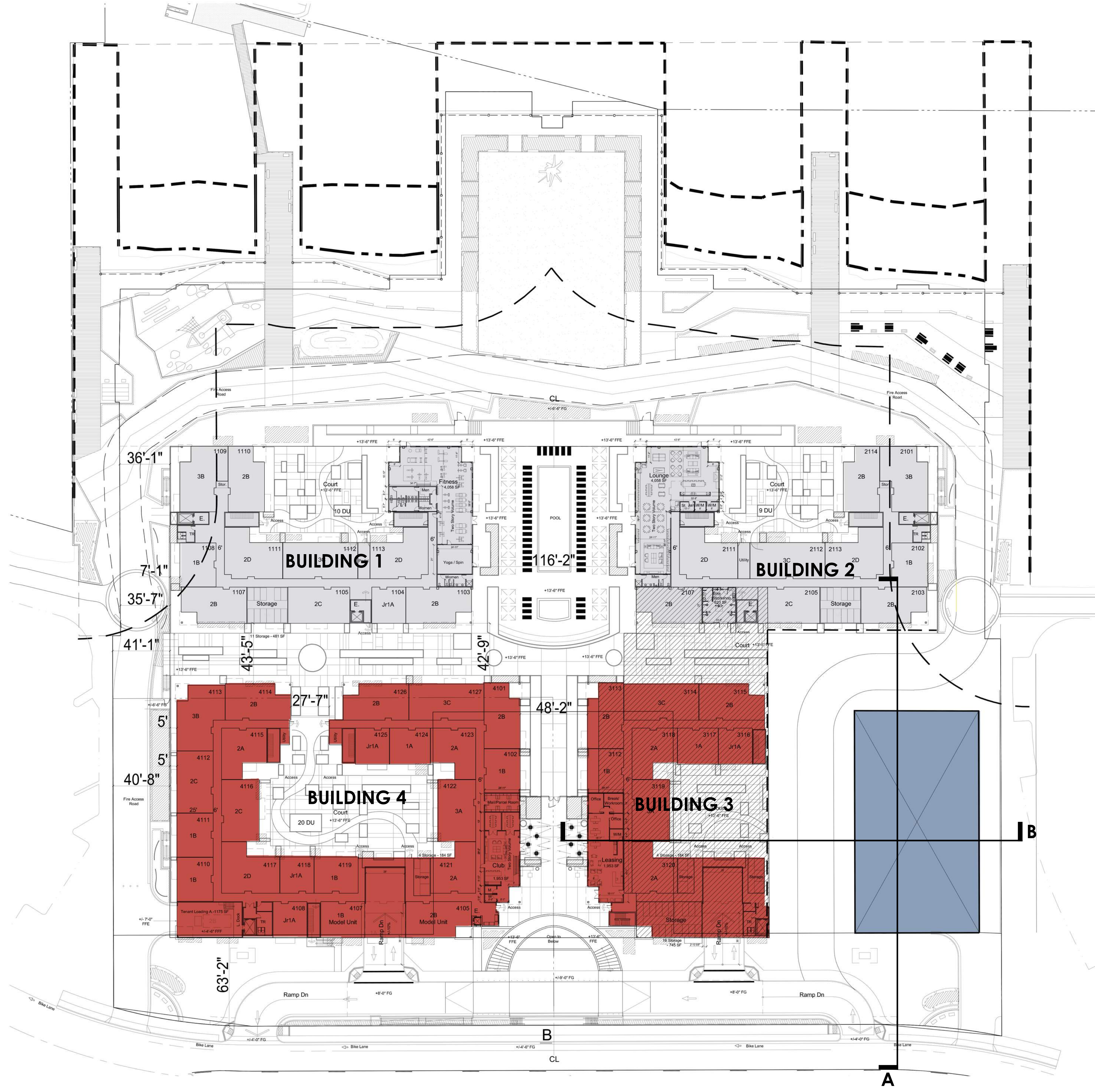
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- EXISTING HEADHOUSE TO BE PRESERVED
- REMAINING BUILDINGS ALONG MARINA VILLAGE PARKWAY INCREASED FROM 4 STORIES TO 5/6 STORIES
- ADDED LEVEL OF PARKING ABOVE PODIUM TO KEEP ORIGINAL PARKING COUNT

Single Headhouse w/ Parking Level
Unit/Parking Summary

Unit Type	BR	SF	Quantity	Total SF	%/BR
Jr 1A	1	630	29	18,270	33.7%
1A	1	754	34	25,636	
1B	1	814	48	39,072	
2A	2	983	25	24,575	47.7%
2B	2	1126	83	93,458	
2C	2	1194	20	23,880	
2D	2	1289	29	37,381	
3A	3	1194	10	11,940	18.5%
3B	3	1314	21	27,594	
3C	3	1387	30	41,610	
			329	343,416	
plus lofts				6,880	
				350,296	

Parking Spaces	502 spaces	1.53 /unit
Garage Area	193,550 sf	

Notes:
Buildings 3 and 4 convert from Type VA construction to Type IIIA Construction.
Building 3 has an additional level of Type IA parking garage construction.

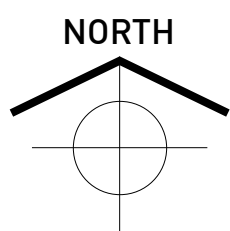
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PRESERVATION OPTION 2- ONE HEADHOUSE



THINK CONTEXT

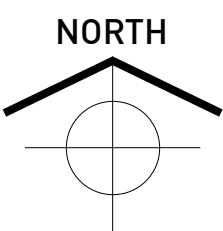
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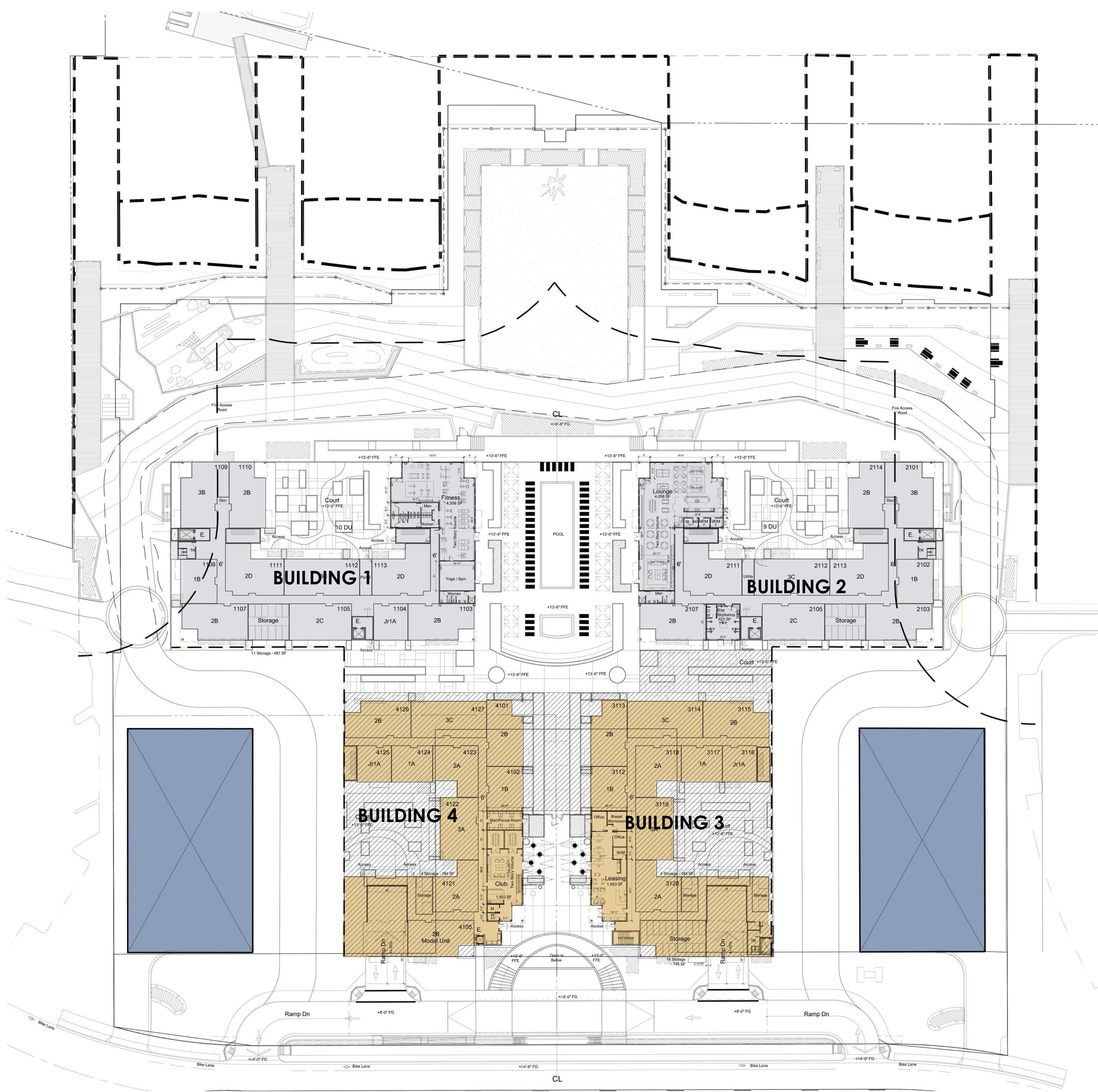
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- EXISTING HEADHOUSES TO BE PRESERVED
- REMAINING BUILDINGS ALONG MARINA VILLAGE PARKWAY INCREASED FROM 4 STORIES TO 8 STORIES
- ADDED LEVEL OF PARKING ABOVE PODIUM TO KEEP ORIGINAL PARKING COUNT

Double Headhouse Unit/Parking Summary

Unit Type	BR	SF	Quantity	Total SF	%/BR
Jr 1A	1	630	25	15,750	33.1%
1A	1	754	48	36,192	
1B	1	814	36	29,304	
2A	2	983	28	27,524	46.8%
2B	2	1126	92	103,592	
2C	2	1194	10	11,940	
2D	2	1289	24	30,936	
3A	3	1194	14	16,716	20.1%
3B	3	1314	18	23,652	
3C	3	1387	34	47,158	
			329	342,764	
plus lofts				6,880	
				349,644	

Parking Spaces 502 spaces 1.53 /unit
Garage Area 195,000 sf

Notes:
Buildings 3 and 4 convert from Type VA construction to Type IA Construction.
Buildings 1 and 2 convert from partial 6th floor to full 6th floor

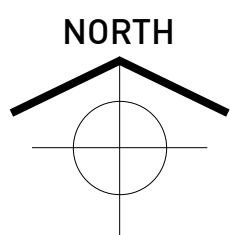
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PRESERVATION OPTION 3 - TWO HEADHOUSES



THINK CONTEXT

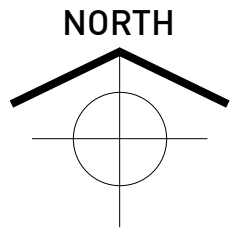
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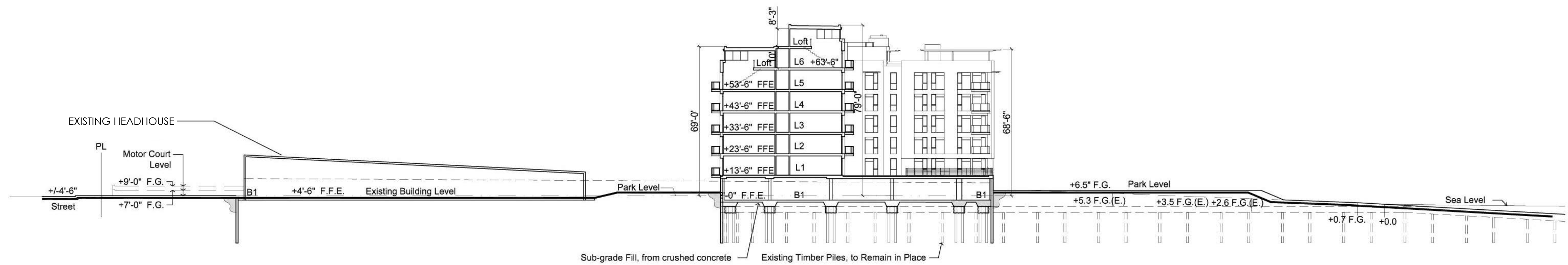
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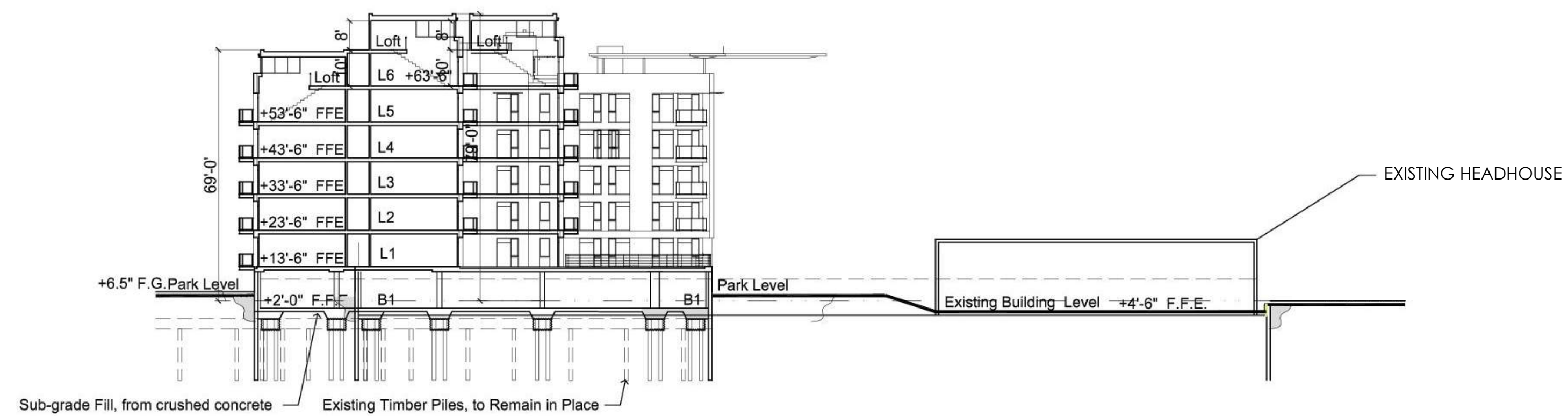
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PRESERVATION OPTION 3 - TWO HEADHOUSES



BUILDING SECTION A-A



BUILDING SECTION B-B

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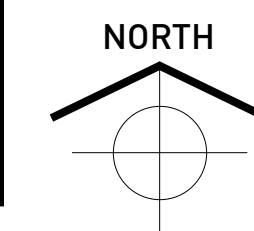
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Center Facade Elements from Shipways 1 & 4
to be removed and re-installed at each corner



PROPOSED ELEVATION

THINK CONTEXT

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PRESERVATION OPTION 4 - PARTIAL FACADE PRESERVATION