

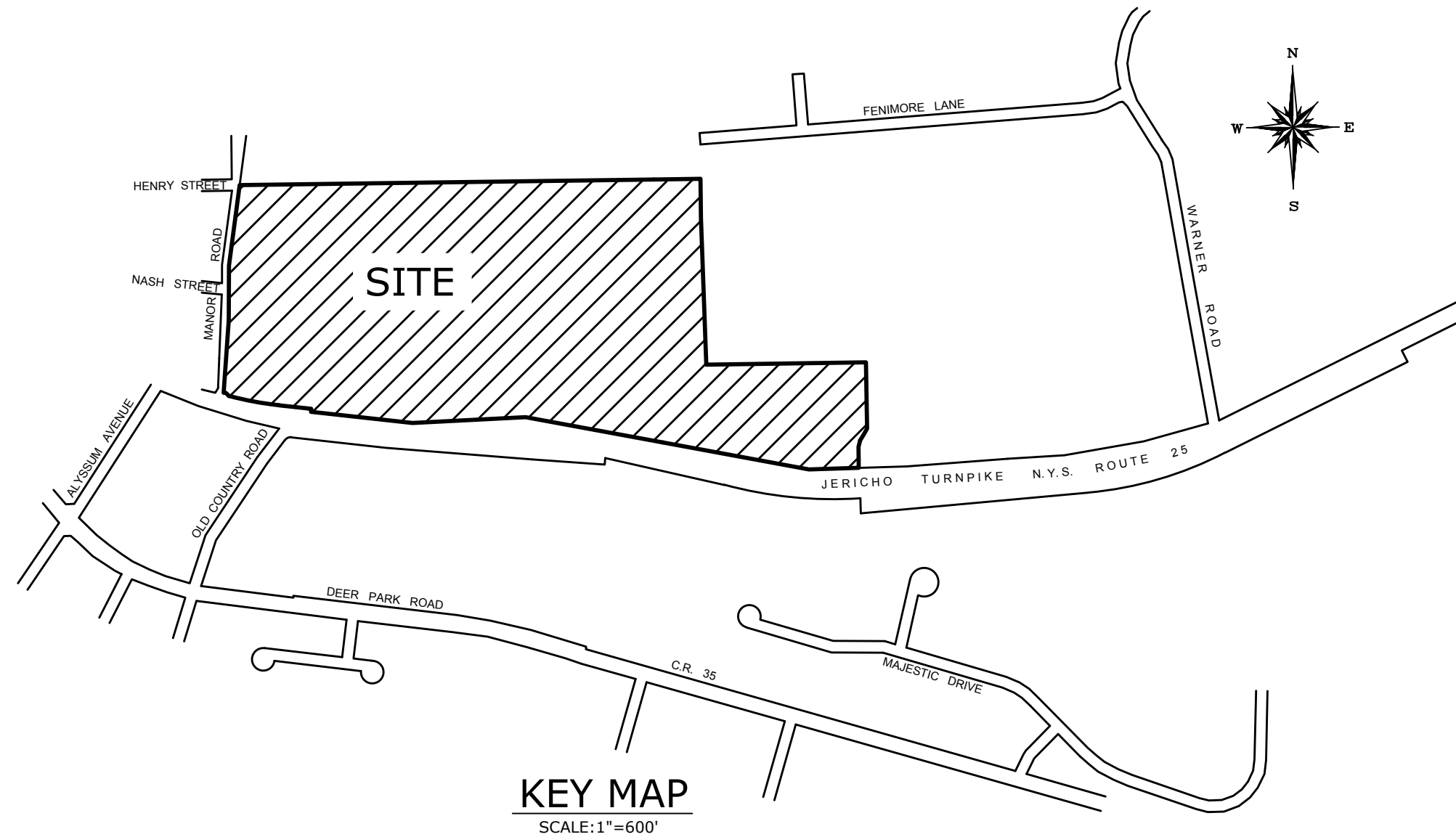
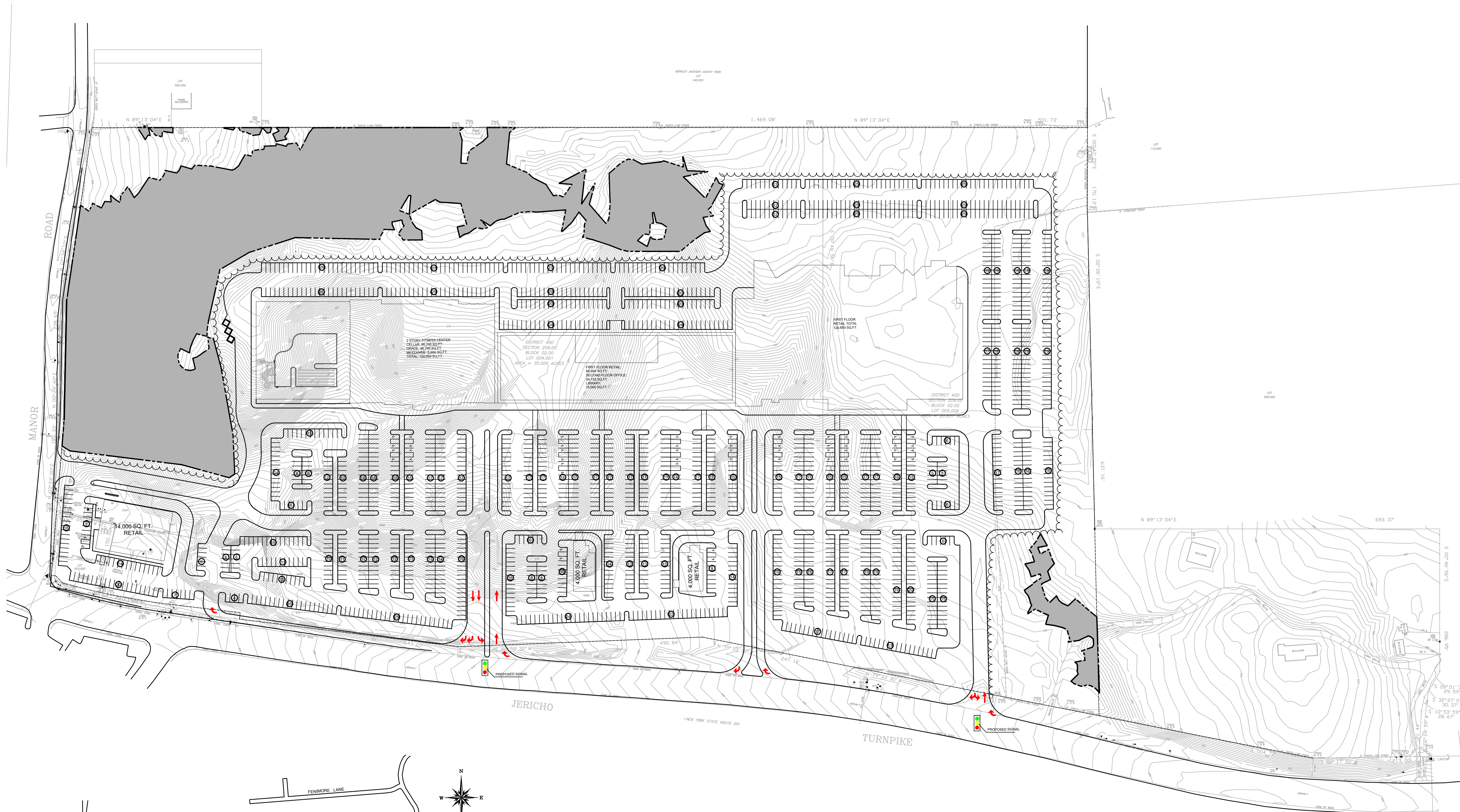


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# Appendix K

## Reduced Density Alternative Site Plan



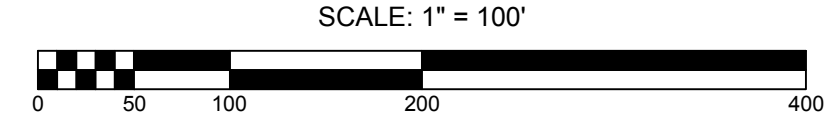


Building Areas		
Total GFA = 392,975 SF		
CELLAR:	FITNESS	56,700 SF
FIRST FLOOR:	FITNESS	56,700 SF
	RETAIL	195,250 SF
	RESTAURANT	8,000 SF
SECOND FLOOR:	FITNESS	6,600 SF
	OFFICE	54,725 SF
	LIBRARY	5,875 SF
THIRD FLOOR:	LIBRARY	9,125 SF
		TOTAL GFA = 392,975 SF
		TOTAL FIRST FLOOR FOOTPRINT = 259,950 SF

 AREA OF STEEP SLOPE TO BE PRESERVED

Parking Summary					
Parking Requirements: Proposed C-5 Zoning					
COMMERCIAL CENTER					
FITNESS CENTER* (120,000SF / 50 SF. PER PERSON)	2,400 PEOPLE x	1 SPACE /	5 PEOPLE =	480 SPACES	
RETAIL	195,250 SF x	1 SPACE /	200 SF =	976.25 SPACES	
RESTAURANT	8,000 SF x	1 SPACE /	200 SF =	40 SPACES	
OFFICE	54,725 SF x	1 SPACE /	250 SF =	218.9 SPACES	
LIBRARY	2,000 SF x	10 SPACES /	2,000 SF =	10 SPACES	
	13,000 SF x	1 SPACE /	300 SF =	43.33 SPACES	
				TOTAL PARKING REQUIRED =	1,769 SPACES
Parking Provided:					
TOTAL PARKING STALLS PROVIDED (INCLUDING ACCESSIBLE STALLS)				=	1,984 SPACES

\* FITNESS CENTER PARKING BASED ON TOTAL OCCUPANCY OF 50 SF PER PERSON. 120,000 SF/50 SF PER PERSON = 2,400 PEOPLE



No.	Revision	Date	Apprvd.
1	Addition of 15K Library	11/03/2015	DOB

Designed by \_\_\_\_\_ Drawn by \_\_\_\_\_ Checked by \_\_\_\_\_  
 CAD checked by \_\_\_\_\_ Approved by \_\_\_\_\_  
 Scale: 1"=100' Date: February 22, 2015  
 Project Title: Villadom - Elwood

**Villadom - Elwood**

Elwood, NY  
Issued for \_\_\_\_\_

Not Approved for Construction

Alternative Conceptual  
Site Plan for DEIS

Drawing Number

**CSP-1**

Sheet 1 of 1

Project Number  
**29096.00**