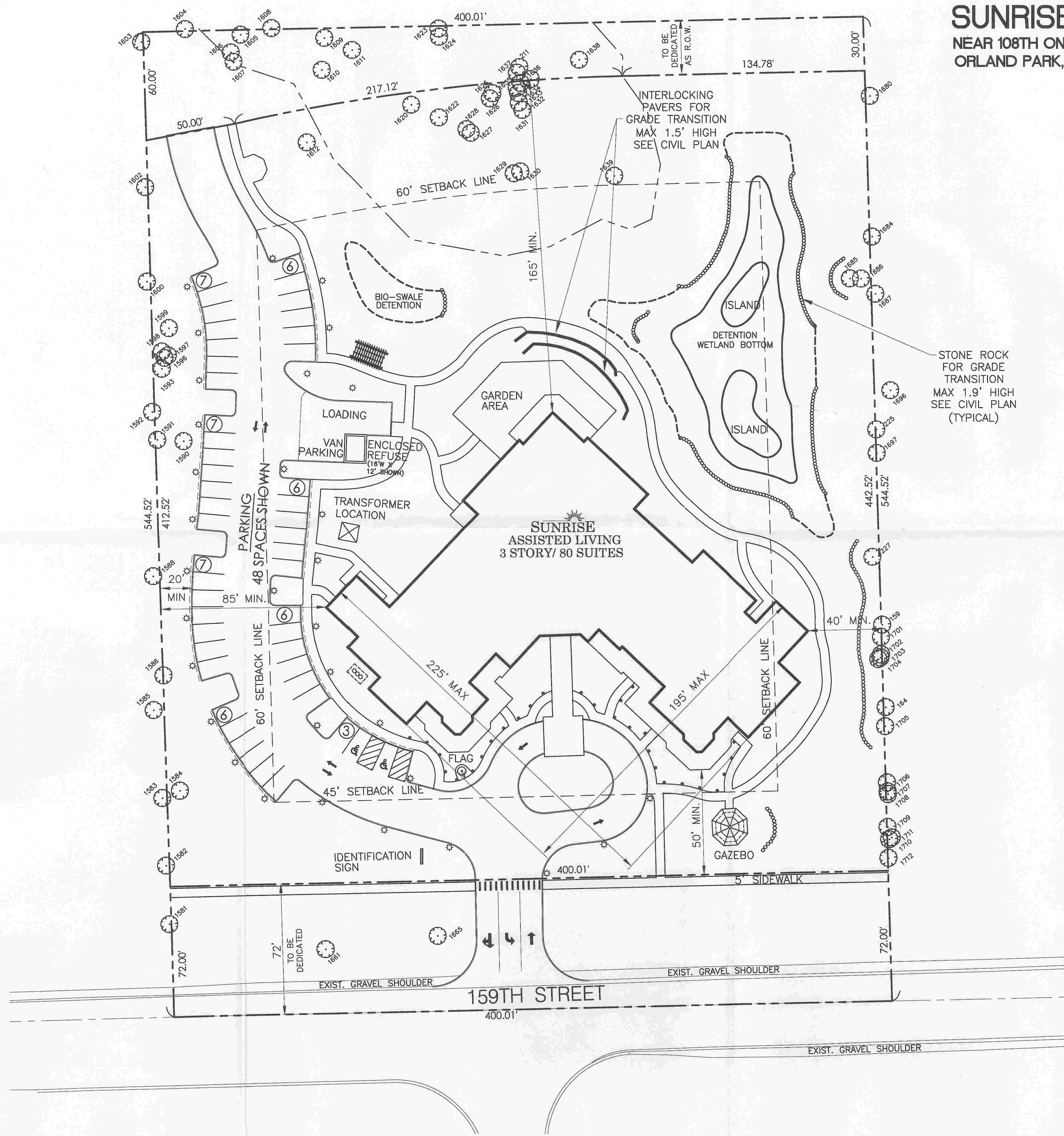


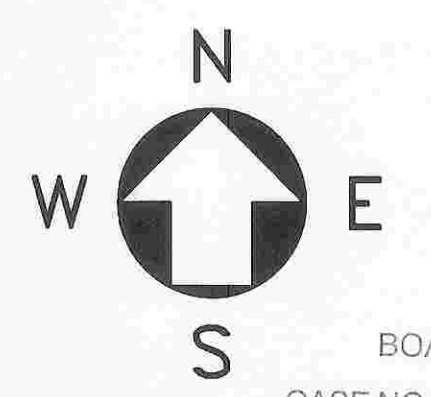
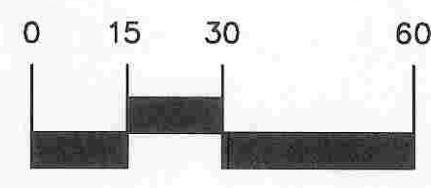
PRELIMINARY SITE PLAN
SUNRISE ASSISTED LIVING
NEAR 108TH ON 159TH STREET
ORLAND PARK, ILLINOIS



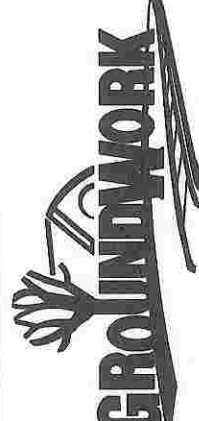
General Site and Zoning Information			
Proposed Sunrise Assisted Living Orland Park, Illinois			
Zoning/Uses:	Existing:	R-E Residential Estate	Vacant
	Proposed:	R-4 Planned Development	Assisted Living
Lot Area:	Minimum Required:	8,500 SF	0.2 Acres
	Existing: Gross	217,800 SF (+/-)	5.0 Acres
	Proposed Dedications:		
	159 th St. Dedication	28,800 SF	0.66 Acres
	North side dedication	14,850 SF (+/-)	0.34 Acres
	Net Site Area	174,150 SF	4.00 Acres
Lot Width:	Minimum Required:	70'	
	Existing:	400'	
Building Coverage:	Permitted: (On Net)	78,350 SF	45.0%
	Proposed:	26,500 SF	15.3%
Lot Coverage:	Permitted: (On Net)	95,750 SF	55.0%
	Proposed: (Incl. Det.)	91,500 SF	52.5%
Common Open Space: (For residential PUD)	Minimum Required	43,560 SF	20%
	Proposed: (On Net)	83,500 SF (+/-)	48%
Number of Suites:	Proposed:		80 Suites
Building Height:	Permitted:	(to high point)	50'
	Proposed:	3 stories	47' max.
Yards:	Front:	Required (Major Arterial)	45' min.
	Proposed	Required (15%)	50' min.
	Side:	Proposed (East)	60' min.
		Proposed (West)	40' min.
		To parking (West)	85' min.
		Required (From ROW)	20' min.
	Rear:	Proposed	60' min.
		Required	165' min.
	Wetland Buffer:	Required	75'
Parking:	Required:	(Resid. Care Homes) (25 + 1/staff)	45 spaces (est.)
	Proposed:	(Assisted Living) (0.60/suite)	48 spaces
Loading:	Required:	12' x 25' minimum	4
	Proposed:	14' x 50' proposed	1
		12' x 22' (min.) van parking	1

LEGEND

TREE PROPOSED TO BE SAVED



NOTE: ONLY EXISTING LANDSCAPING IS SHOWN.
SEE LANDSCAPE PLANS FOR NEW LANDSCAPING.

ARCHITECTS
PLANNERS
ENGINEERS

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REVISION	ISSUE	BY	DATE	NO
1.	PER VILLAGE REVIEW	CDU	04/21/08	1

SCOPE DOCUMENTS
THESE DRAWINGS INDICATE THE GENERAL SCOPE OF THE PROJECT IN TERMS OF THE ARCHITECTURAL DESIGN CONCEPT OF THE BUILDING AND THE MAJOR ARCHITECTURAL ELEMENTS. AS SCOPE DOCUMENTS, THESE DO NOT NECESSARILY INDICATE OR DESCRIBE ALL THE WORK REQUIRED FOR FULL PERFORMANCE AND/OR COMPLETION OF ALL REQUIREMENTS OF THE CONTRACT DOCUMENTS. ON THE BASIS OF THE GENERAL SCOPE INDICATED OR DESCRIBED, THE CONTRACTOR SHALL BE RESPONSIBLE TO FURNISH ALL ITEMS REQUIRED FOR THE PROPER EXECUTION AND COMPLETION OF THE WORK. THE GENERAL CONTRACTOR SHALL ASSUME THE RESPONSIBILITY FOR COORDINATION OF EACH OF THE TRADES WORK AS RELATED TO THE SCOPE OF WORK REQUIRED FOR A COMPLETE PROJECT.
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THESE PLANS ARE FOR THE FOLLOWING PURPOSES ONLY, AS INDICATED:
☐ REVIEW ONLY
☐ PERMIT
☐ BIDDING
☐ CONSTRUCTION

SUNRISE SENIOR LIVING
ORLAND PARK, ILLINOIS
SUNRISE SENIOR LIVING
220 WEST HURON STREET, SUITE 500 EAST
CHICAGO, ILLINOIS 60610

PLOT DATE	AS SHOWN	FILE NAME
DRAWN BY CDU	SCALE	XREF N114
DATE 02-19-08	JOB NO. N114	
SHEET NO.		

RECEIVED
MAY 23 2008
BUILDING DEPT.