

1. ALL PROPOSED SIDEWALK SHALL MATCH EXISTING SIDEWALK AT JOINTS.
2. PARKING LOT STRIPING SHALL BE EPOXY PAINT.
3. SIDEWALK SHALL BE REPLACED 5' FROM BACK OF CURB EAST OF THIS LOCATION. WEST OF THIS LOCATION SIDEWALK SHALL BE PLACED 8.8' FROM IDENTIFIED LOCATIONS ON THE ASSISTED LIVING BUILDING. TRANSITION SHALL BE MADE IN FIELD FROM ALIGNING WITH BACK OF CURB TO ALIGNING WITH BUILDING AND SHALL NOT EXCEED 8'. SIDEWALK SHALL ALIGN WITH EXISTING ADA RAMP AT ROUNDABOUT NEAR STATION 15+20 AND MATCH EXISTING AT STATION 18+00.

<u>PROPOSED SITE AREAS</u>	<u>EXISTING</u>	<u>PROPOSED</u>
● PROJECT GROSS AREA OF SITE	29.96 AC.	29.96 AC.
● WETLAND AREA	0.00 AC.	0.00 AC.
● FLOODPLAIN AREA	0.00 AC.	0.00 AC.
● DETENTION POND AREA	1.21 AC.	1.21 AC.
● LANDSCAPED AREA	21.00 AC.	19.49 AC.
● PROPOSED ADDITIONAL IMPERVIOUS		1.51 AC.
● TOTAL IMPERVIOUS AREA	7.75 AC.	9.26 AC.
● TOTAL IMPERVIOUS COVERAGE	25.87%	30.91%
<u>ADDITIONAL SITE INFORMATION</u>		
● PROPOSED PROJECT IMPACTED AREA		6.23 AC.
● NUMBER OF LOTS		6
● TOTAL NUMBER OF BUILDINGS AFTER IMPROVEMENT (3 PROPOSED ADDITIONS, 1 AREA TO BE REMODELED)		3
● BUILDING AREA		381,975 S.F.
● GROSS FLOOR AREA RATIO		0.293
● PROPOSED INDEPENDENT LIVING UNITS		76 UNITS
● PROPOSED ASSISTED LIVING UNITS		14 UNITS
● <u>PROPOSED MEMORY SUPPORT UNITS</u>		<u>16 UNITS</u>
● TOTAL PROPOSED UNITS		106 ADDITIONAL UNITS

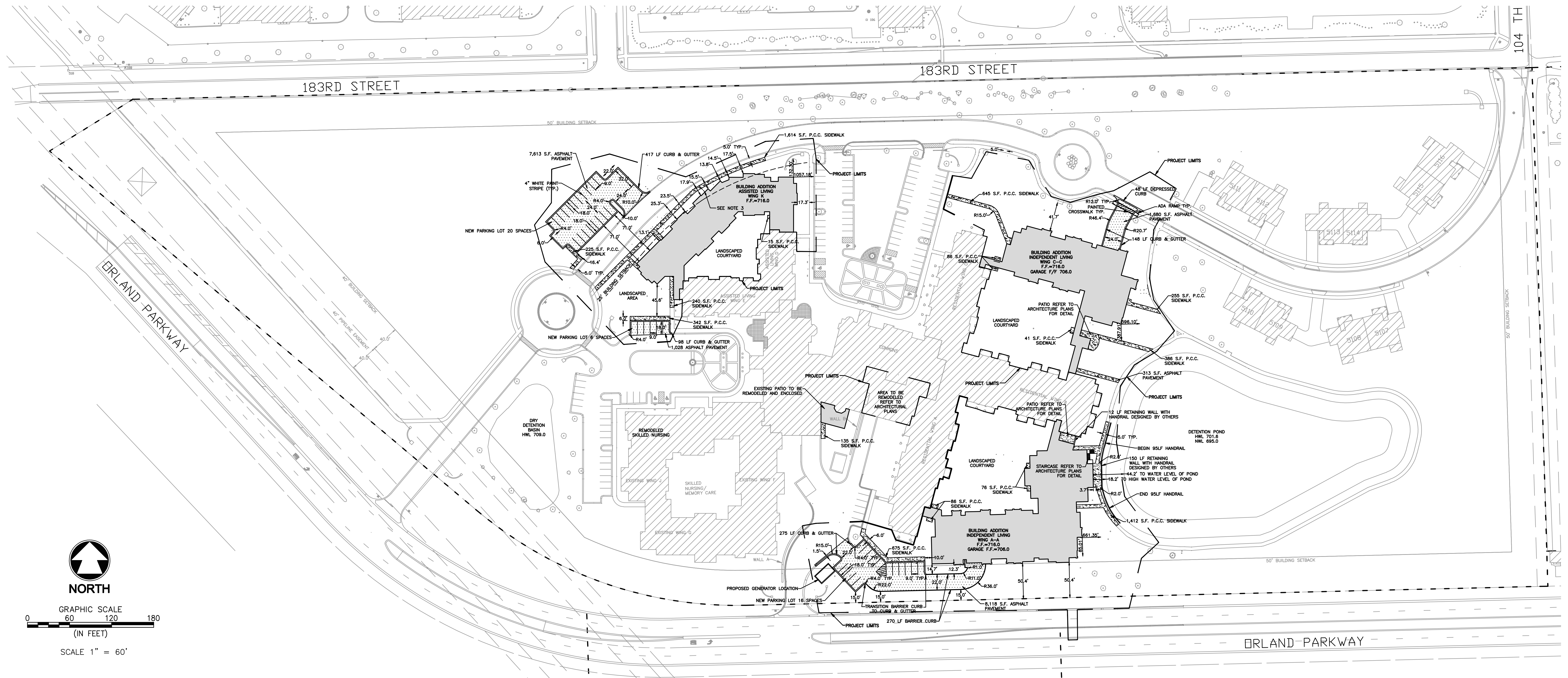
<u>UNIT/PARKING TYPE</u>	<u>PARKING PROVIDED</u>
• 16 PATIO HOMES	32 ENCLOSED SPACES
• 87 INDEPENDENT LIVING	85 ENCLOSED SPACES
• 32 ASSISTED LIVING	125 ENCLOSED SPACES
• 30 SKILLED NURSING	
• 16 MEMORY SUPPORT	
•	
<u>181 TOTAL UNITS</u>	<u>242 TOTAL SPACES PROVIDED</u>

<ul style="list-style-type: none"> <li>• UNIT/PARKING TYPE</li> <li>• 16 PATIO HOMES*</li> <li>• 163 INDEPENDENT LIVING</li> <li>• 46 ASSISTED LIVING</li> <li>• 46 SKILLED NURSING</li> <li>• 16 MEMORY SUPPORT</li> <li>•</li> </ul>	PARKING PROVIDED 32 ENCLOSED SPACES* 140 ENCLOSED SPACES 139 SURFACE SPACES
<hr/> 287 TOTAL UNITS	<hr/> 311 TOTAL SPACES PROVIDED

PATIO HOMES	16 X 1.25 =	20 SPACES
INDEPENDENT LIVING	87 X 0.5 =	44 SPACES
ASSISTED LIVING	32 X 0.33 =	11 SPACES
SKILLED NURSING	30 X 0.33 =	10 SPACES
MEMORY SUPPORT	16 X 0.33 =	5 SPACES
EMPLOYEE PARKING		45 SPACES
TOTAL SPACES REQUIRED		135 SPACES

PATIO HOMES	16 X 1.25 =	20 SPACES
INDEPENDENT LIVING	163 X 0.5 =	82 SPACES
ASSISTED LIVING	46 X 0.25 =	12 SPACES
SKILLED NURSING	46 X 0.25 =	12 SPACES
MEMORY SUPPORT	16 X 0.25 =	4 SPACES
EMPLOYEE PARKING		75 SPACES
TOTAL SPACES REQUIRED		214 SPACES

\*ONLY 10 PATIO HOMES WITH 20 ENCLOSED SPACES WERE CONSTRUCTED IN 2003, THE REMAINING 6 PATIO HOMES AND 12 ENCLOSED SPACES MAY BE CONSTRUCTED AT A LATER DATE



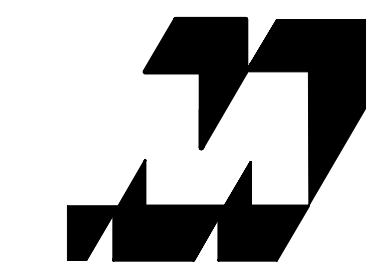
## FINAL SITE PLAN

**SMITH** A SENIOR LIVING COMMUNITY  
**CROSSING** PHASE II  
**Washington and Jane Smith Community**  
**Orland Park Illinois**



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## REVISIONS

**DRAWN BY**  
**MDB**

**DATE**  
**25 JAN 2010**

**PROJECT**  
**07061**  
**MAJ# 2009.0027**  
**SHEET NO.**

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