

PRELIMINARY SITE PLAN

SUNRISE ASSISTED LIVING

NEAR 108TH ON 159TH STREET
ORLAND PARK, ILLINOIS



General Site and Zoning Information

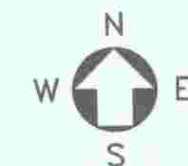
Proposed Sunrise Assisted Living

Orland Park, Illinois

Zoning/Uses:	Existing: Proposed:	R-E Residential Estate R-4 Planned Development	Vacant Assisted Living
Lot Area:	Minimum Required: Existing: Proposed Dedication: 159' St. Dedication North-side dedication Net Site Area	8,500 SF 217,800 SF (+/-) 28,800 SF 14,850 SF (+/-) 174,150 SF	0.2 Acres 5.0 Acres 0.58 Acres 0.34 Acres 4.00 Acres
Lot Width:	Minimum Required: Existing:	70' 400'	
Building Coverage:	Permitted (On Net) Proposed:	78,350 SF 28,500 SF	45.0% 15.3%
Lot Coverage:	Permitted (On Net) Proposed (Incl. Det.)	95,750 SF 91,500 SF	55.0% 52.5%
Common Open Space: (For residential PUD)	Minimum Required Proposed (On Net)	43,500 SF 83,500 SF (+/-)	20% 48%
Number of Suites:	Proposed	80 Suites	
Building Height:	Permitted: Proposed:	(to high point) 3 stories	50' 47' max.
Yards:	Front: Side: Rear: Wetland Buffer:	Required (Major Arterial) Proposed Required (15%) Proposed (East) Proposed (West) To parking (West) Required (From ROW) Proposed Required	45' min. 50' min. 60' min. 40' min. 85' min. 20' min. 80' min. 165' min. 75'
Parking:	Required: Proposed:	(Resid. Care Homes) (25 + 1/staff) (Assisted Living) (0.80/suite)	45 spaces (est.) 48 spaces
Loading:	Required: Proposed:	12 x 25 minimum 14 x 50' proposed 12 x 22' (min.) van parking	1 1

LEGEND

TREE PROPOSED TO BE SAVED



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

THESE PLANS ARE FOR THE
FOLLOWING PURPOSES ONLY:
AS INDICATED

FOR REVIEW ONLY
FOR PERMIT
FOR BIDDING
FOR CONSTRUCTION

SUNRISE SENIOR LIVING
ORLAND PARK, ILLINOIS

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

AS SHOWN

PRELIMINARY
SITE PLAN

DATE
02-19-08

FILE NAME
XREF
N114

SHEET NO.