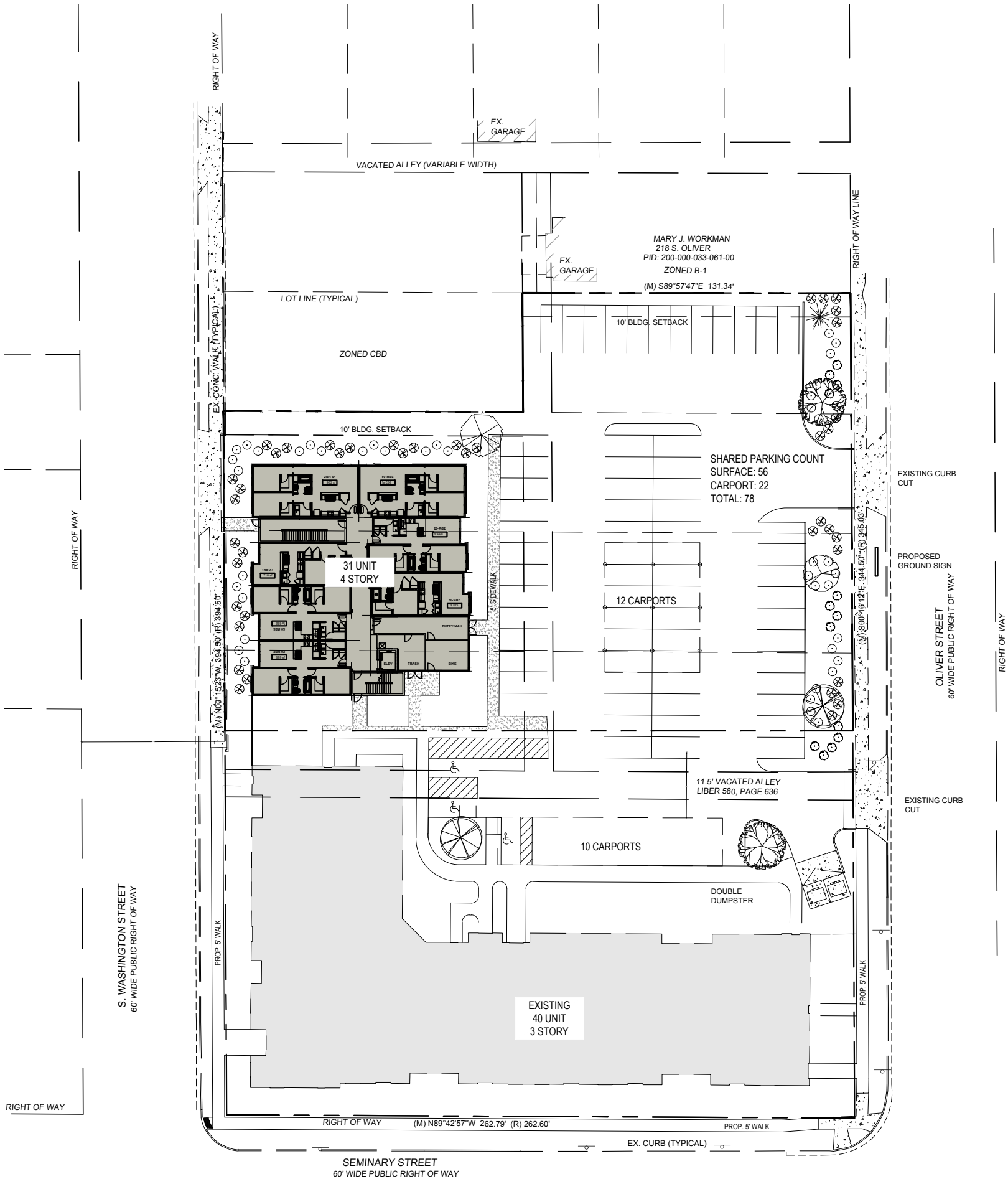


EDMOND SENIOR APARTMENTS - PHASE II

OWNER: EDMOND SENIOR APARTMENTS
 ADDRESS: 333 N PENNSYLVANIA ST, SUITE 100 INDIANAPOLIS IN 46204
 DEVELOPER: TWG DEVELOPMENT, LLC
 ARCHITECT: TWG DEVELOPMENT, LLC (MICHAEL THOMAS)

ADDRESS: 225 S WASHINGTON ST
 PARCEL #: 200-000-033-170-01
 LEGAL DESCRIPTION:
 LOTS 11, 12, 15, 16, WEST 30 FT 6 IN OF LOT 17; THE DIVIDING LINE BEING CENTER OF A BLOCK WALL; & VACATED ALLEY S OF LOT 15 & W 1/2 OF VACATED ALLEY ADJACENT TO LOTS 11, 12 & 15. CUMMINGS SUBDIVISION OF THE O.P. CITY OF CHARLOTTE. D.D.A. D 12-21-17 R 1-10-18 (NO APPROVAL) SPLIT FROM 200-000-033-170-00 FOR 2018.

ADDRESS: 234 S OLIVER ST
 PARCEL #: 200-000-033-190-00
 LEGAL DESCRIPTION:
 LOTS 9, 10, 13, 14, E 22 FT 1/5 IN OF LOT 17 THE DIVIDING LINE BEING CENTER OF A BLOCK WALL, LOTS 18, 19, 20 AND VACATED ALLEY S OF LOT 14 & E 1/2 OF ALLEY ADJACENT TO LOTS 9, 10, 13 & 14. CUMMINGS SUBDIVISION OF THE O.P. CITY OF CHARLOTTE D.D.A. D 3-31-14 R 4-7-14 (ADJUSTMENT) ADJUSTED FROM 200-000-033-130-00, 200-000-033-072-00, 200-000-033-076-00 & 200-000-033-101-00 FOR 2015.



1
 ASP01

VICINITY PLAN

SCALE: 1" = 50'-0"

08.14.2019

EDMOND SENIOR APARTMENTS - PHASE II

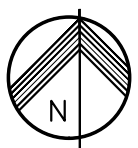
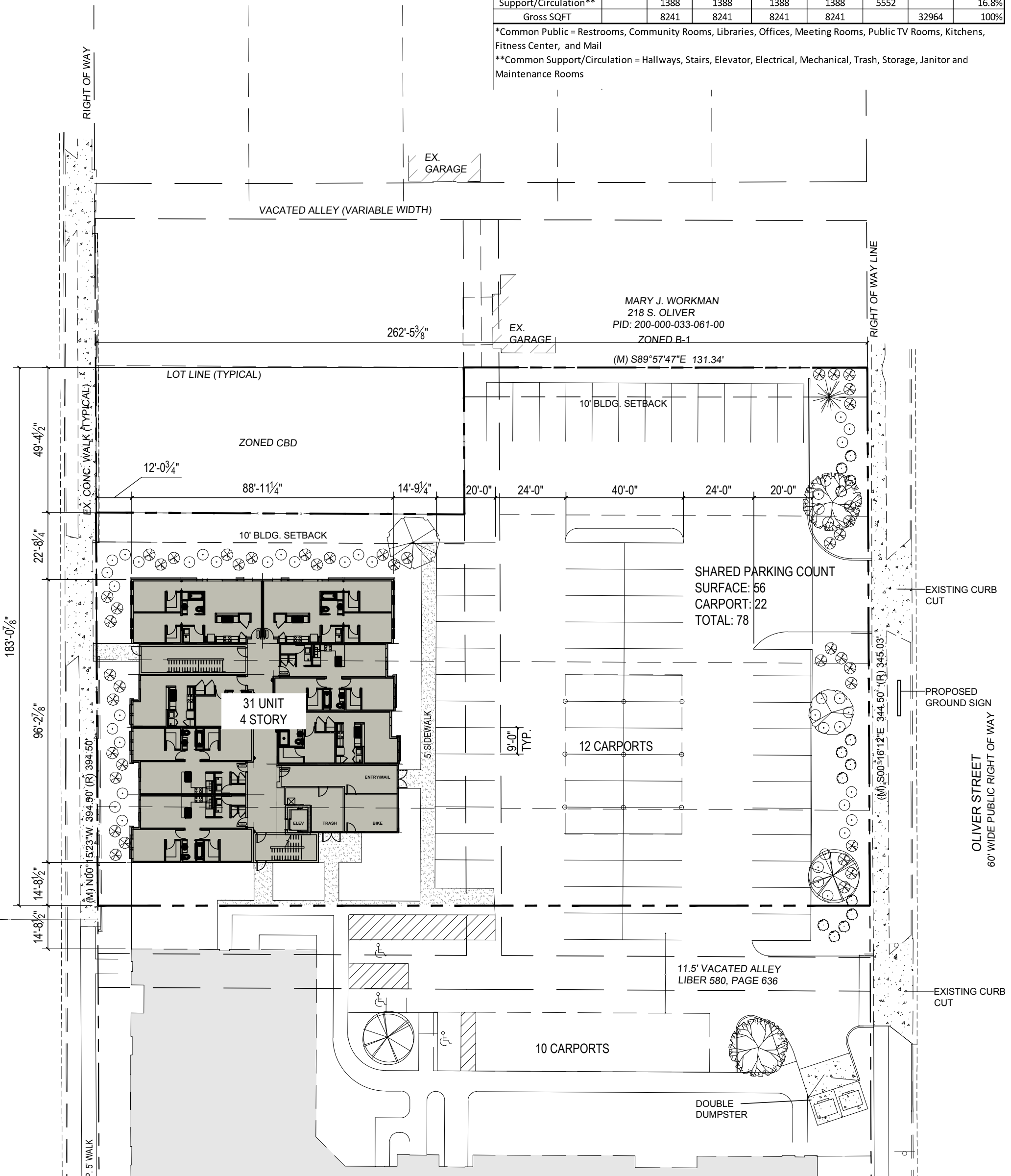
COUNTY ZONING: NONE
 LAND USE OF SITE: MULTI-FAMILY
 PROPOSED USE: MULTI-FAMILY
 PARCEL AREA: 41,857 SF (0.96 AC)
 FLOOR COVERAGE: 19.7% (8241 SF / 41,857 SF)
 FLOOR AREA RATIO: 78.8% (32,964 SF / 41,857 SF)
 NO. OF BUILDINGS: 1
 BUILDING HEIGHT: 42' (TOP OF PARAPET) / 4 STORIES

 NO. OF BEDROOMS: 51 / (11)1BR UNITS + (20) 2BR UNITS
 NO. OF UNITS: 31

Edmond Phase 2 Unit Mix								
Type	SQFT (gross)	First Floor	Second Floor	Third Floor	Fourth Floor	Total	UNIT SQFT/BLDG	%
1BR-01	710	2	2	2	2	8	5680	
1BR-02	807	0	1	1	1	3	2421	
2BR-01	963	2	2	2	2	8	7704	
2BR-02	900	3	3	3	3	12	10800	
Total		7	8	8	8	31	26605	80.7%
Common: Public*		807	0	0	0	807		2.4%
Common: Support/Circulation**		1388	1388	1388	1388	5552		16.8%
Gross SQFT		8241	8241	8241	8241	32964		100%

*Common Public = Restrooms, Community Rooms, Libraries, Offices, Meeting Rooms, Public TV Rooms, Kitchens, Fitness Center, and Mail

**Common Support/Circulation = Hallways, Stairs, Elevator, Electrical, Mechanical, Trash, Storage, Janitor and Maintenance Rooms

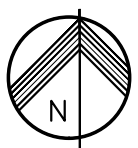
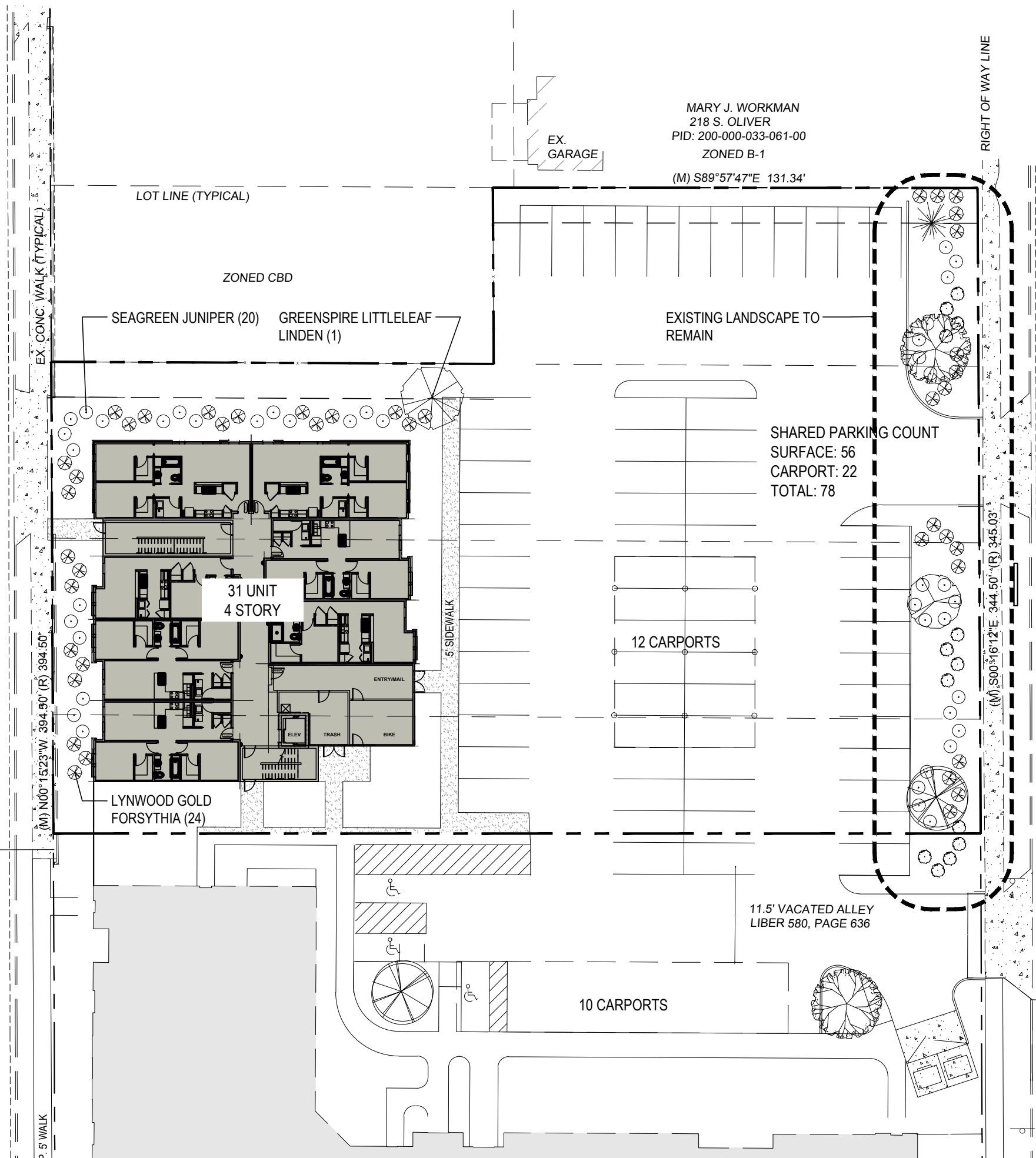
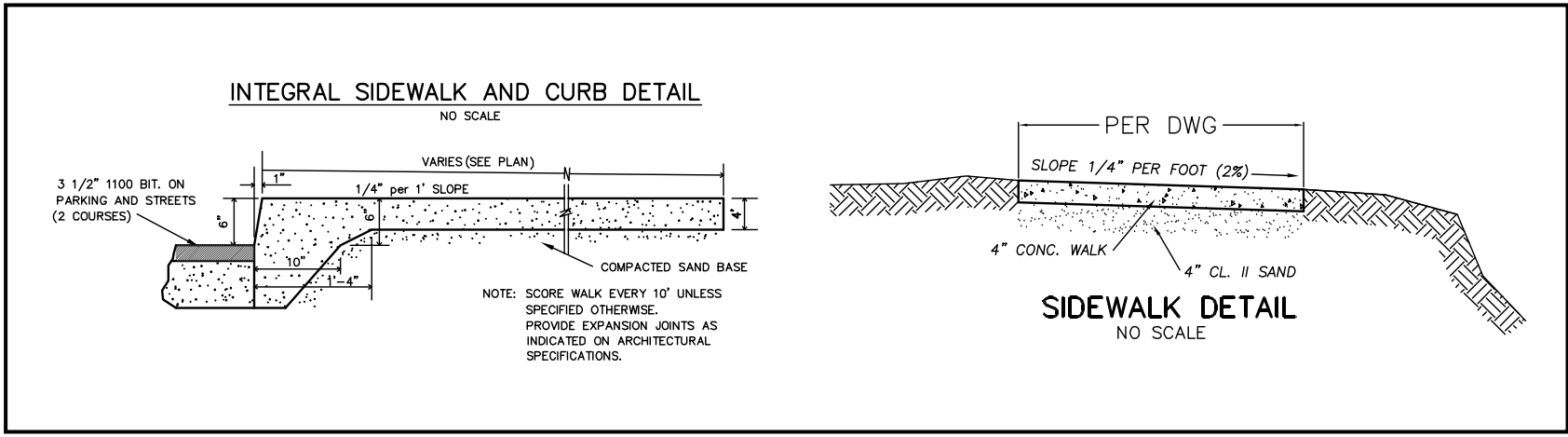


2
ASP02

SITE PLAN
 SCALE: 1/32" = 1'-0"

08.14.2019

EDMOND SENIOR APARTMENTS - PHASE II



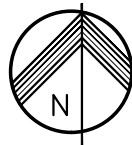
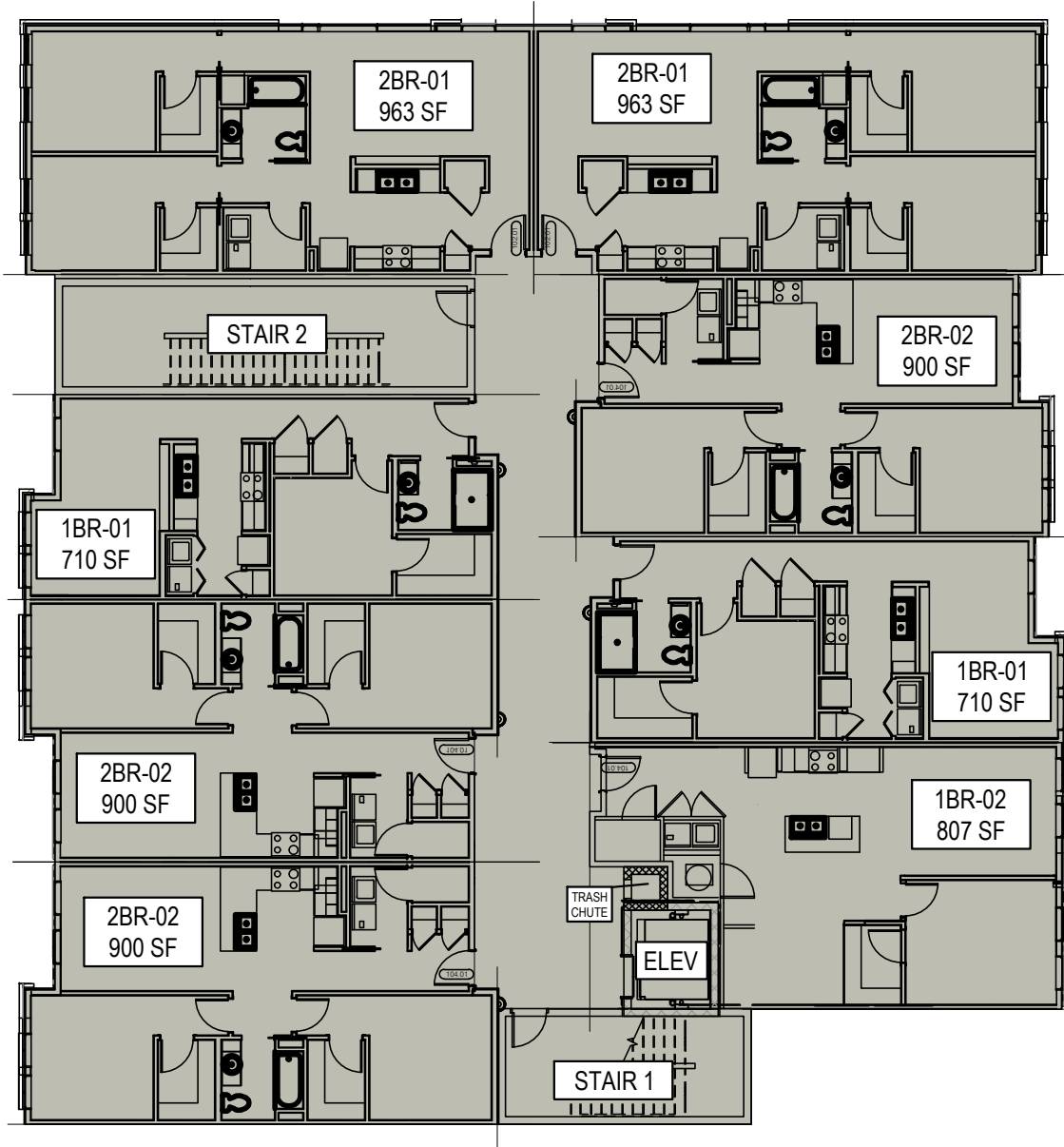
3
ASP03

LANDSCAPE PLAN

SCALE: 1/32" = 1'-0"

08.14.2019

EDMOND SENIOR APARTMENTS - PHASE II

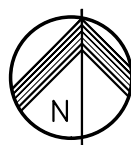
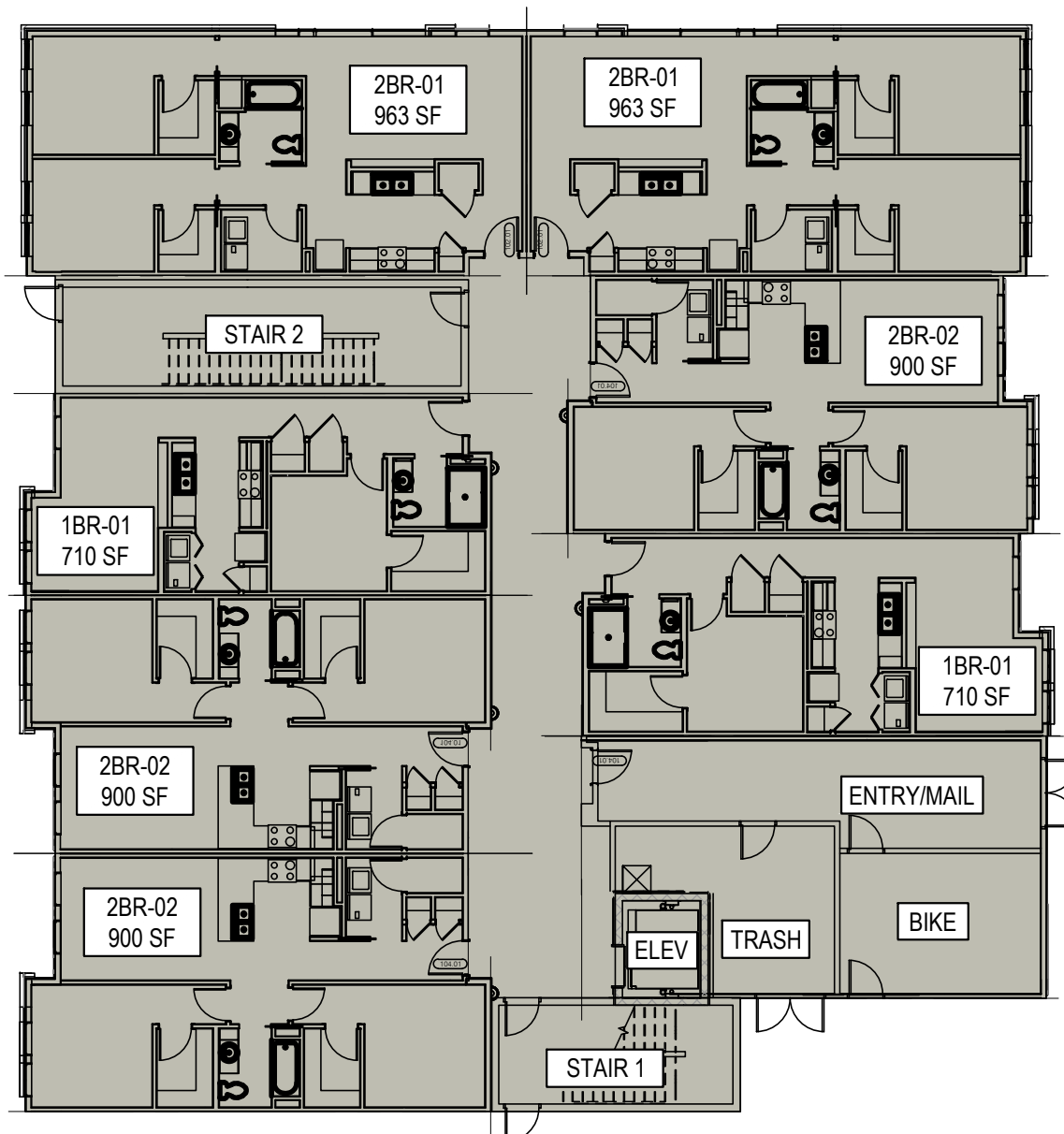


5
A100

2nd-4th FLOOR PLANS

SCALE: 1/16" = 1'-0"

08.14.2019



4
A100

1st FLOOR PLAN

SCALE: 1/16" = 1'-0"

08.14.2019