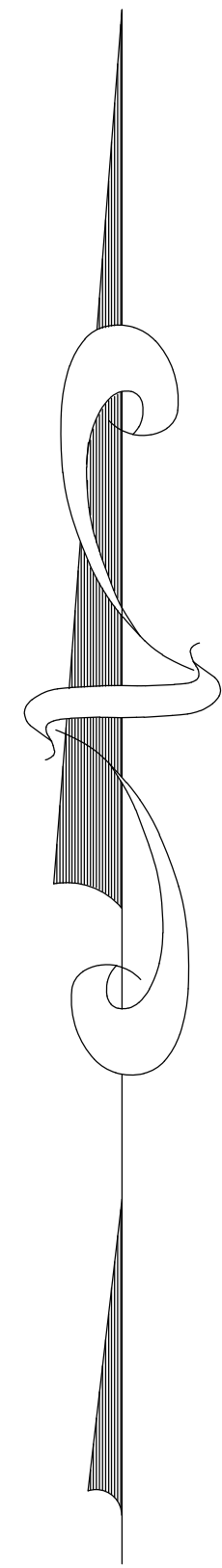
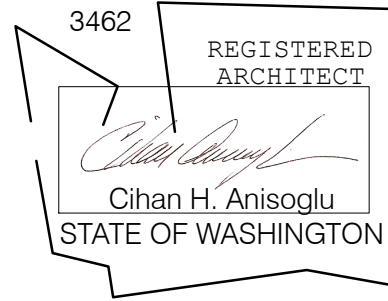




ARCHITECTURE
ART AND IDEAS
271 WYATT WAY NE, SUITE 102
BAINBRIDGE ISLAND, WA
9 8 1 1 0
p 2 0 6 2 2 6 8 3 1 3
cihan@anisoglu.com
seanfancy@gmail.com



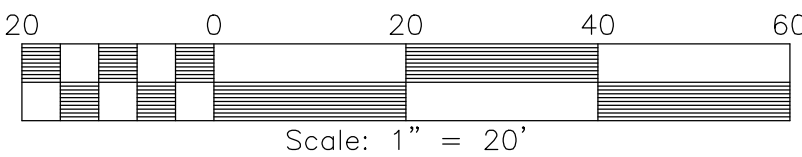
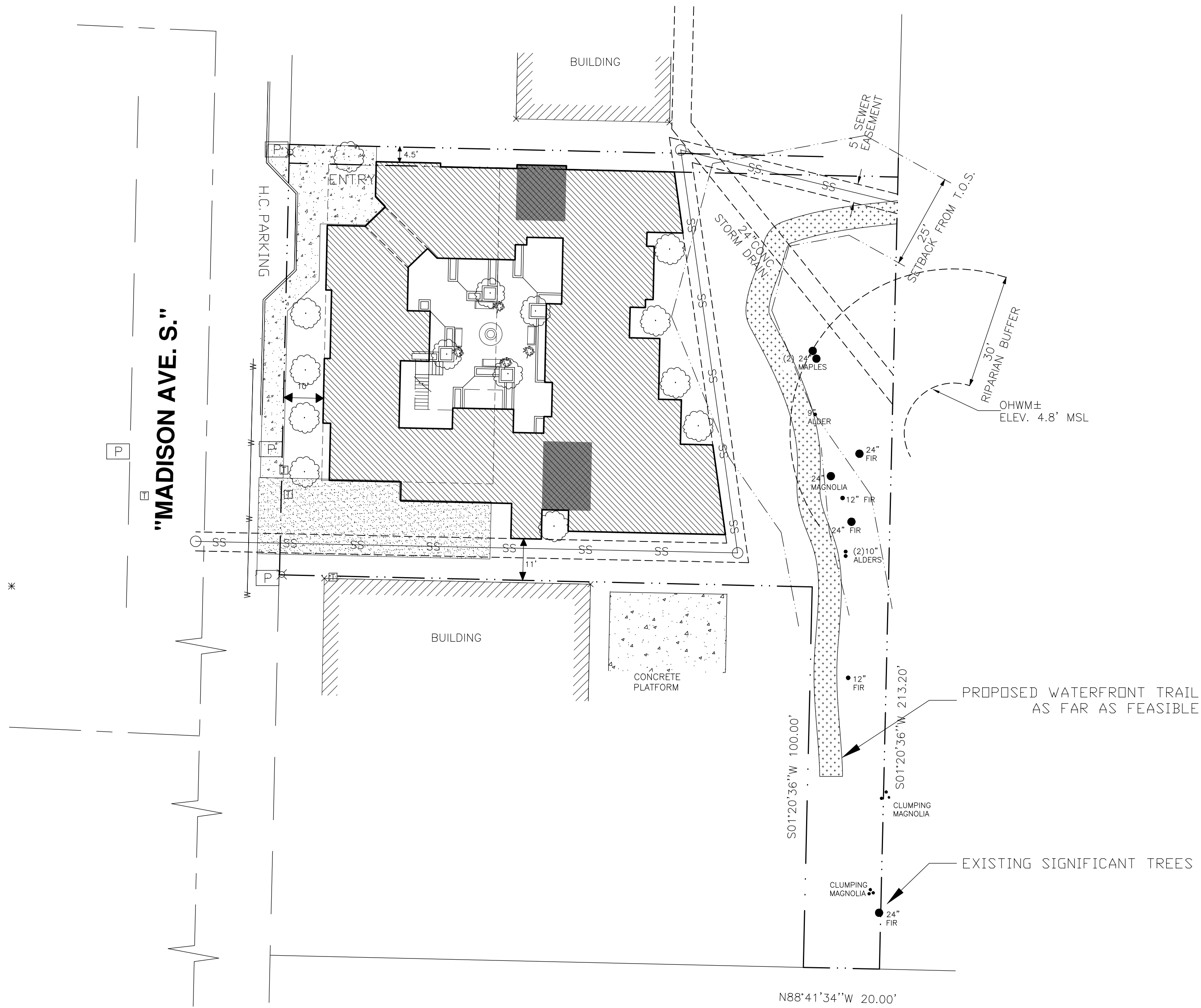
ZONING: MIXED-USE TOWN CENTER

SETBACKS:	REQUIRED	PROVIDED
FRONT:	10'	10'
SIDE:	0	4.5' & 11'
REAR:	0	25' FROM T.O.S

FAR CALCULATION	LOT SIZE: 18112 sq. ft.
Residential Base FAR	40% = 7245 sq. ft.
Commercial Base FAR	60% = 10867 sq. ft.
Proposed Residential FAR	13573 sq. ft.
	-7245 sq. ft.
	6328 sq. ft. Bonus FAR Required *

*BONUS FAR OBTAINED BY PROVIDING PUBLIC AMENITIES,
COMMUNITY OPEN SPACE AND/OR PURCHASE OF RESIDENTIAL FAR.

LEGEND		
	PROPERTY LINE	
	ADJOINING PROPERTY LINE	
	RIGHT-OF-WAY	
	EDGE OF GRAVEL DRIVE	
	WATER LINE	
	CENTERLINE OF ROAD	
	TOE OF SLOPE	
	TOP OF SLOPE (T.O.S)	
	CONTOUR LINE	
	SANITARY SEWER MAN HOLE	
	SEWER LINE	
	EASEMENT	
	LIGHT POLE	
	TELEPHONE VAULT	
	POWER VAULT	
	SET 3/4" IRON PIPE YPC & 2"x2" STAKE	
	TREE UNIT	



ZONING
SCALE: 1"=20'

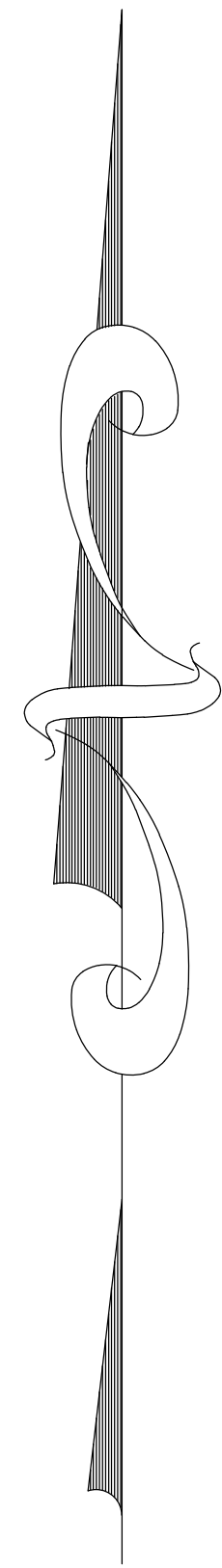
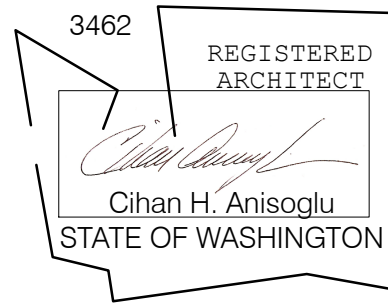
No.	Date	Description
	08.29.17	PRE-APPLICATION CONFERENCE
	10.27.17	PRE-APPLICATION CONFERENCE
	2.08.2018	SITE PLAN REVIEW
	1.08.2019	SITE PLAN REVIEW

OKCB
MADISON AVE PROJECT

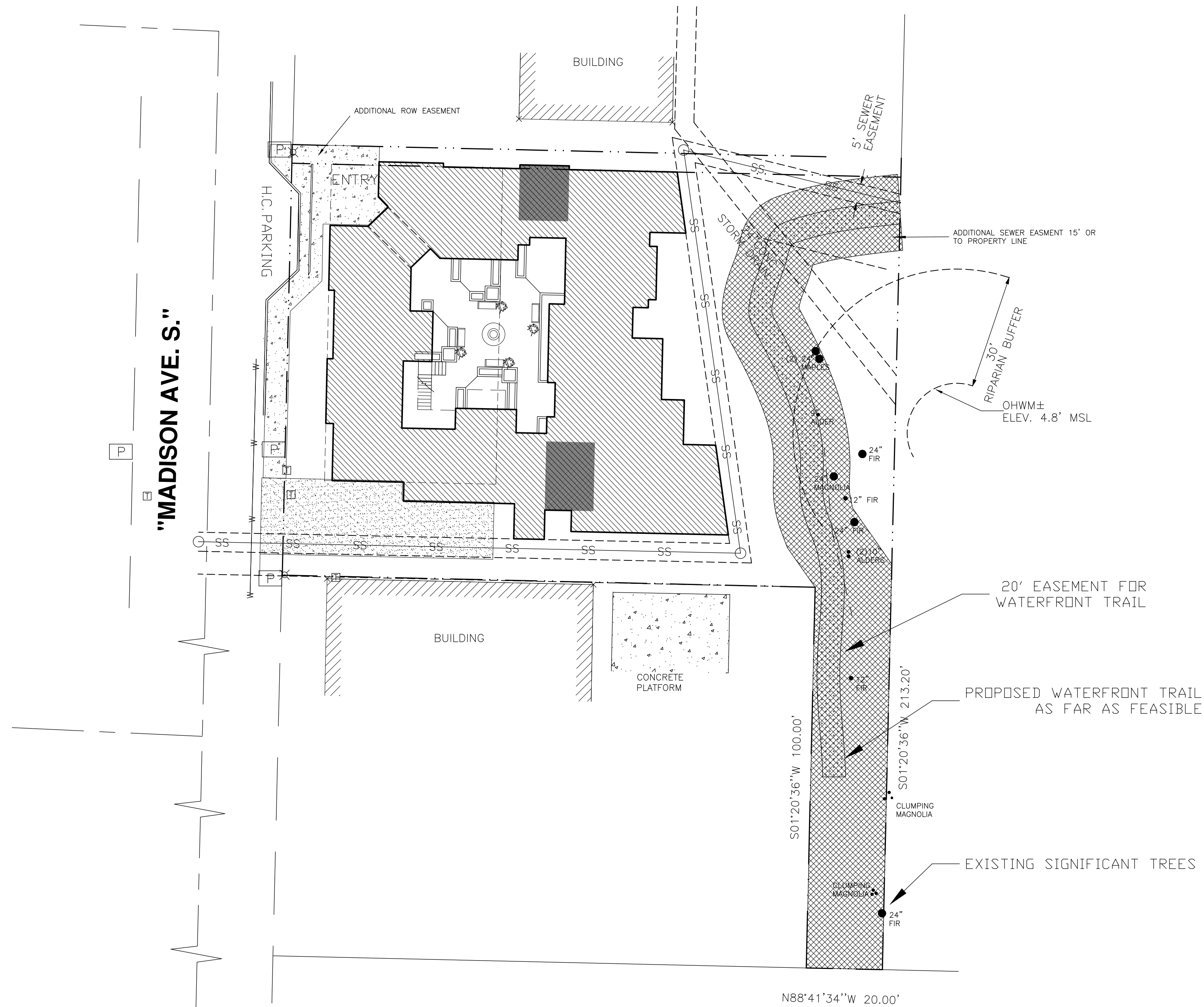
Project	Drawn
Sheet Title	
Sheet Number	



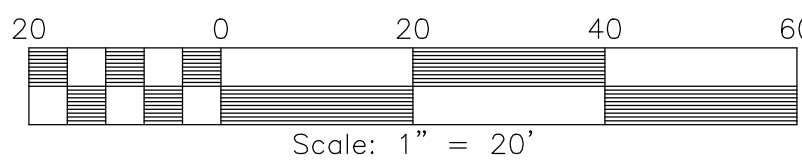
ARCHITECTURE
ART AND IDEAS
271 WYATT WAY NE, SUITE 102
BAINBRIDGE ISLAND, WA
9 8 1 1 0
p 2 0 6 2 2 6 8 3 1 3
cihan@anisoglu.com
seanfancy@gmail.com



- LEGEND**
- PROPERTY LINE
 - ADJOINING PROPERTY LINE
 - RIGHT-OF-WAY
 - EDGE OF GRAVEL DRIVE
 - WATER LINE
 - CENTERLINE OF ROAD
 - TOE OF SLOPE
 - TOP OF SLOPE (T.O.S)
 - CONTOUR LINE
 - SANITARY SEWER MAN HOLE
 - SEWER LINE
 - EASEMENT
 - LIGHT POLE
 - TELEPHONE VAULT
 - POWER VAULT
 - SET 3/4" IRON PIPE YPC & 2"x2" STAKE



TRAIL EASEMENT
SCALE: 1"=20'



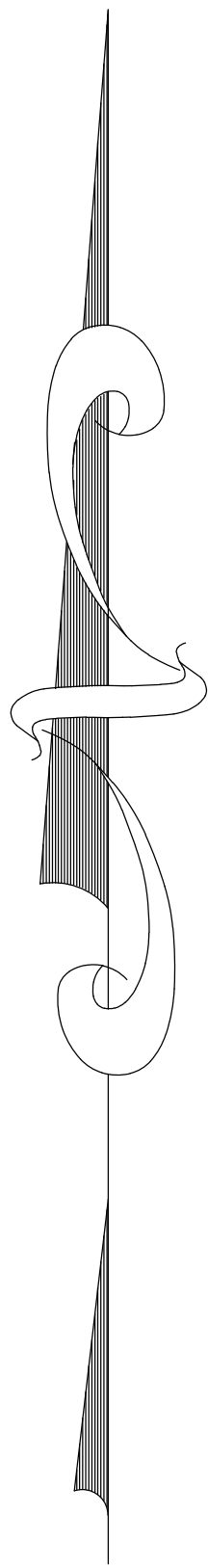
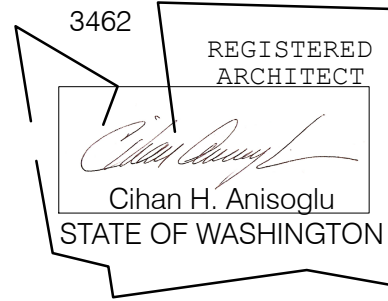
No.	Date	Description
08.29.17	08.29.17	PRE-APPLICATION CONFERENCE
10.27.17	10.27.17	PRE-APPLICATION CONFERENCE
2.08.2018	2.08.2018	SITE PLAN REVIEW
1.08.2019	1.08.2019	SITE PLAN REVIEW

OKCB
MADISON AVE PROJECT

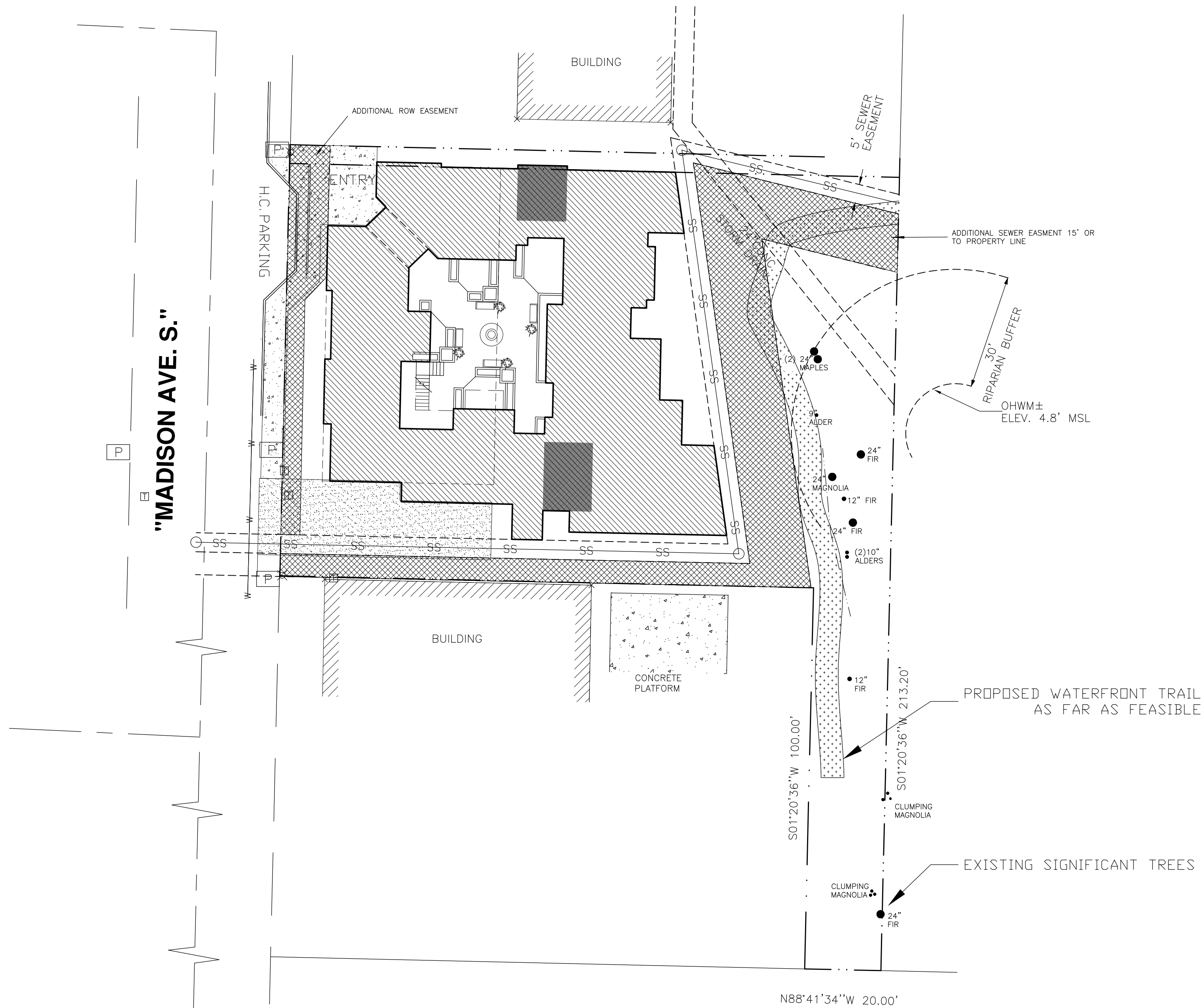
Project _____ Drawn _____
Sheet Title _____
Sheet Number _____



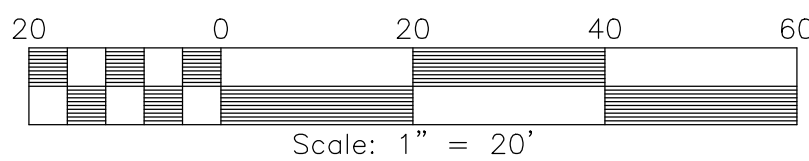
ARCHITECTURE
ART AND IDEAS
271 WYATT WAY NE, SUITE 102
BAINBRIDGE ISLAND, WA
9 8 1 1 0
p 2 0 6 2 2 6 8 3 1 3
cihan@anisoglu.com
seanfancy@gmail.com



- LEGEND**
- PROPERTY LINE
 - ADJOINING PROPERTY LINE
 - RIGHT-OF-WAY
 - EDGE OF GRAVEL DRIVE
 - WATER LINE
 - CENTERLINE OF ROAD
 - TOE OF SLOPE
 - TOP OF SLOPE (T.O.S)
 - CONTOUR LINE
 - SANITARY SEWER MAN HOLE
 - SEWER LINE
 - EASEMENT
 - LIGHT POLE
 - TELEPHONE VAULT
 - POWER VAULT
 - SET 3/4" IRON PIPE YPC & 2"x2" STAKE



SEWER AND ROW EASEMENT
SCALE: 1"=20'



No.	Date	Description
08.29.17	08.29.17	PRE-APPLICATION CONFERENCE
10.27.17	10.27.17	PRE-APPLICATION CONFERENCE
2.08.2018	2.08.2018	SITE PLAN REVIEW
1.08.2019	1.08.2019	SITE PLAN REVIEW

OKCB
MADISON AVE PROJECT

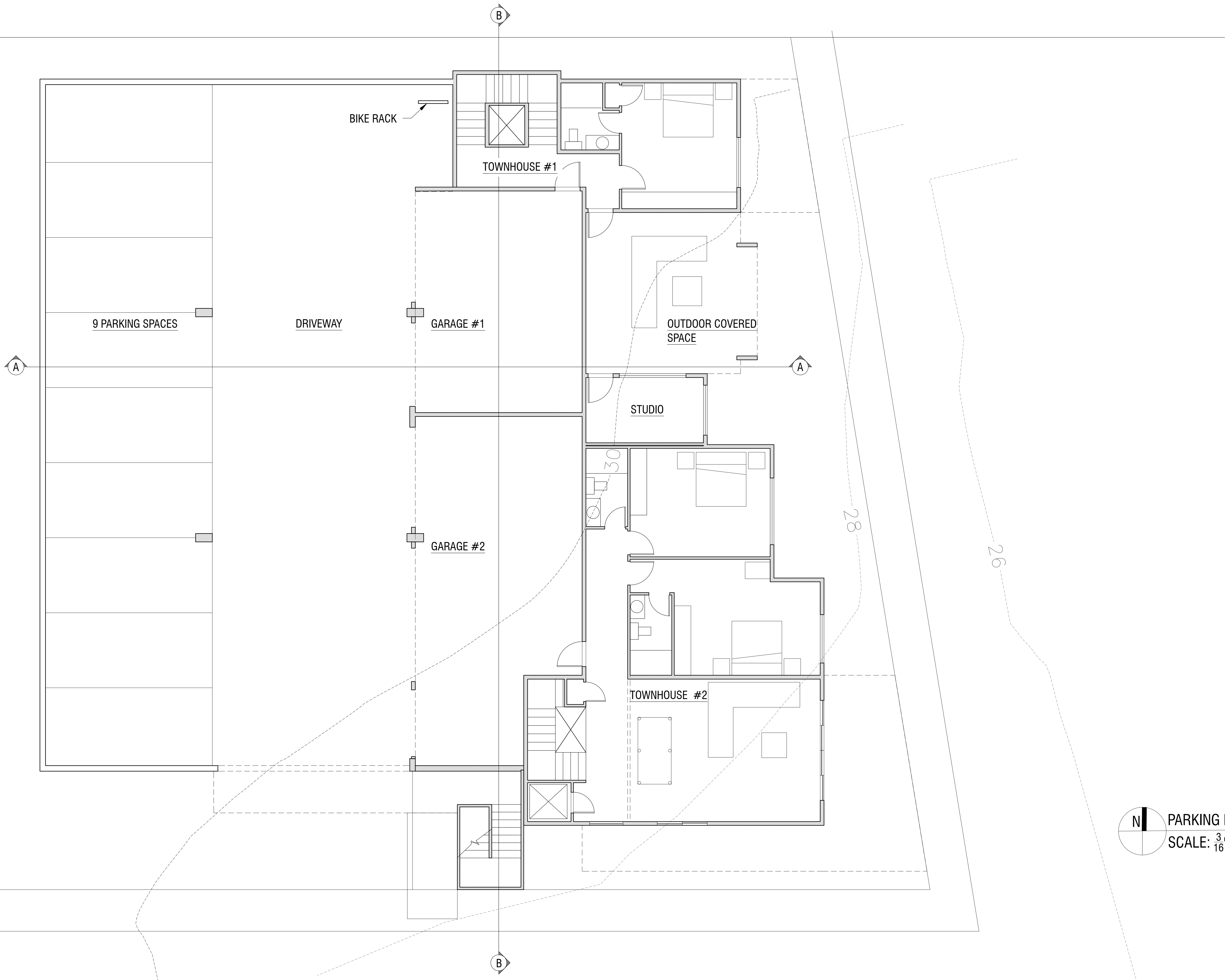
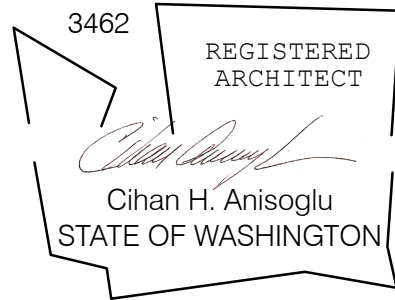
Project Drawn

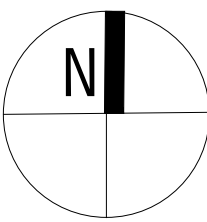
Sheet Title

Sheet Number



ARCHITECTURE
ART AND IDEAS
271 WYATT WAY NE, SUITE 102
BAINBRIDGE ISLAND, WA
98111-0000
p 206 226 8313
cihan@anisoglu.com
seantancy@gmail.com



 **PARKING LEVEL FLOOR PLAN**
SCALE: $\frac{3}{16}$ " = 1'-0"

No.	Date	Description
08.29.17		PRE-APPLICATION CONFERENCE
10.27.17		PRE-APPLICATION CONFERENCE
2.08.2018		SITE PLAN REVIEW
1.08.2019		SITE PLAN REVIEW

CKCB
MADISON AVE PROJECT

Project	Drawn
FLOOR PLAN - PARKING LEVEL	
Sheet Title	
Sheet Number	