



OPEN SPACE PACKAGE

The Grove
OPEN SPACE AMENITY SPACE
11/6/2019

	W/ BALC	NO BALC	
DESCRIPTION	AREA	AREA	COMMENTS
BALCONIES - SOUTH	2400	960	2ND LEVEL TERRACE IS 20X48
BALCONIES - EAST	1392		
BALCONIES - NORTH	1008		
BALCONIES - WEST	1440		
TERRACE/ YARD - SOUTH	4430	4430	
TERRACE/ YARD - EAST	3561	3561	
TERRACE/ YARD - NORTH	4773	4773	
TERRACE/ YARD - WEST	3492	3492	
COURTYARD	22140	22140	
TOTAL	44636	39356	

39204 MINIMUM REQUIRED



CIVIC OPEN SPACE

PHASE 1 (10 AC) + PHASE 2 (8 AC) = 18 ACRES
 10% OF SITE AREA REQUIRED AS CIVIC OPEN SPACE = 1.8 AC

OPEN SPACE AREAS

- A = 35,330 SF
- B = 7,080 SF
- C = 14,605 SF
- D = 6,030 SF
- E = 12,330 SF
- F = 4,860 SF

TOTAL = 80,235 SF (1.84 AC)

1.84 ACRES ARE BEING PROVIDED AS CIVIC OPEN SPACE IN PHASE 1 WHICH MEETS THE CIVIC OPEN SPACE REQUIREMENTS OF 1.8 ACRES FOR BOTH PHASE 1 AND PHASE 2.

THESE PLANS ARE SCHEMATIC ONLY AND ARE SUBJECT TO CHANGE DURING SUBSEQUENT PHASES OF DESIGN DEVELOPMENT



NOVEMBER 11, 2019