

MULTI FAMILY SUMMARY

AREA-ZONE	GENERAL PLAN AREA/UNITS REQUIRED	MULTI FAMILY AREA/UNITS PROVIDED
UNIT 2 (AREA 1) - RM3	8.0 ACRES / 120 UNITS	8.8 ACRES / 15 LOTS-60 UNITS
UNIT 4 (AREA 2) - RM2	8.25 ACRES / 82 UNITS	7.8 ACRES / 12 LOTS-52 UNITS
UNIT 9 (AREA 3) - RM2	10.0 ACRES / 100 UNITS	18.5 ACRES / 52 LOTS-208 UNITS
	26.25 ACRES / 302 UNITS	34.5 ACRES / 79 LOTS-320 UNITS

SINGLE FAMILY (R-1) AND REMAINDER SUMMARY

UNIT NO.	UNIT AREA/NUMBER OF LOTS
UNIT 1	14.6 ACRES / 43 LOTS
UNIT 3	19.3 ACRES / 55 LOTS
UNIT 5	16.9 ACRES / 38 LOTS
UNIT 7	12.5 ACRES / 41 LOTS
UNIT 8	11.2 ACRES / 43 LOTS
REMAINDER	55.2 ACRES / 43 LOTS
	142.8 ACRES / 278 LOTS

COMMERCIAL

20 ACRES

ASHLEY GROVE

VESTING

TENTATIVE SUBDIVISION

BEING A DIVISION OF THE NORTH HALF OF SECTION 24, TOWNSHIP 18 SOUTH, RANGE 24 EAST, MDB. & M., IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA.

AUGUST 2003



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BY: **Quad Knopf**
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SITE DATA:
 EXISTING ZONING: R-1-6, RM-2, RM-3
 PROPOSED ZONING: R-1-6, RM-2, RM-3
 EXISTING USE: AGRICULTURAL
 PROPOSED USE: SINGLE-FAMILY RESIDENTIAL AND RESIDENTIAL-FAMILY
 SEWAGE DISPOSAL: CITY OF VISALIA
 WATER: CAL WATER
 NATURAL GAS: SO. CAL. GAS CO.
 TELEPHONE: PAC BELL
 FLOOD ZONE: X (UNSHADED)
 TOTAL ACRES: 128.4885
 MINIMUM LOT S.F.: 6300 SF
 MAXIMUM LOT S.F.: 16,650 SF
 AVERAGE LOT S.F.: 8,500 SF

