UNIVERSITY VILLAGE AT SAN PABLO

1030-1130 SAN PABLO AVE.

ALBANY, CA

LIST OF DRAWINGS

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A2.1	WHOLE FOODS BLOCK (LOT 1), GROUND FLOOR PLAN
A2.2	WHOLE FOODS BLOCK (LOT 1), ELEVATIONS
A3.1	MIXED-USE BLOCK (LOT 2), GROUND FLOOR PLAN
A3.2	MIXED-USE BLOCK (LOT 2), GARAGE/UPPER FLOOR PLANS
A3.3	MIXED-USE BLOCK (LOT 2) SECTIONS
A3.4	MIXED-USE BLOCK (LOT 2), ELEVATIONS

PROJECT TEAM

DEVELOPER:

THE LALANNE GROUP
PIER 38
THE EMBARCADERO
SAN FRANCISCO, CA 94107
415.908.1500

ARCHITECTS:

PYATOK ARCHITECTS
1611 TELEGRAPH AVE, SUITE 200
OAKLAND CA 94612
510-465-7010

FIELD PAOLI ARCHITECTS
150 CALIFORNIA ST, 7TH FLOOR
SAN FRANCISCO, CA 94111
415.788.6606

Pyatok Architects, Inc.
architecture planning research
1611 Telegraph Avenue, Suite 200
Oakland, California 94612
510.465.7010 p | 510.465.8575 f
www.pyatok.com

Project Team:

FIELD PAOLI
150 California Street,
7th Floor
San Francisco, CA 94111
p 415.788.6606
f 415.788.6650
www.fieldpaoli.com

University Village at San Pablo
Albany, CA

Client:

The Lalanne Group
Pier 38
The Embarcadero
San Francisco,
Ca. 94107

Phn: (415) 908-1500

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Scale:	

Title

TITLE SHEET

Sheet

TS.1

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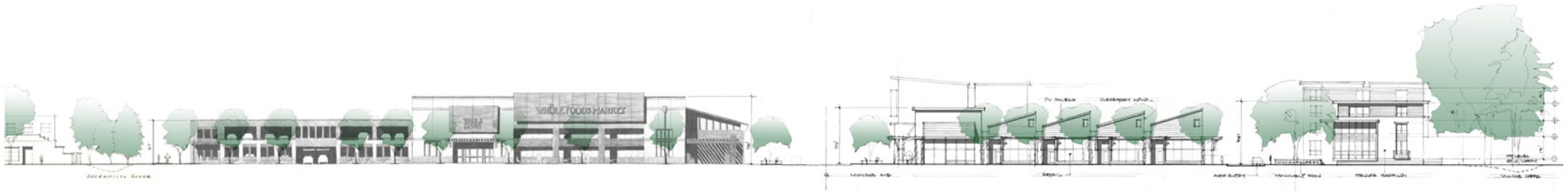
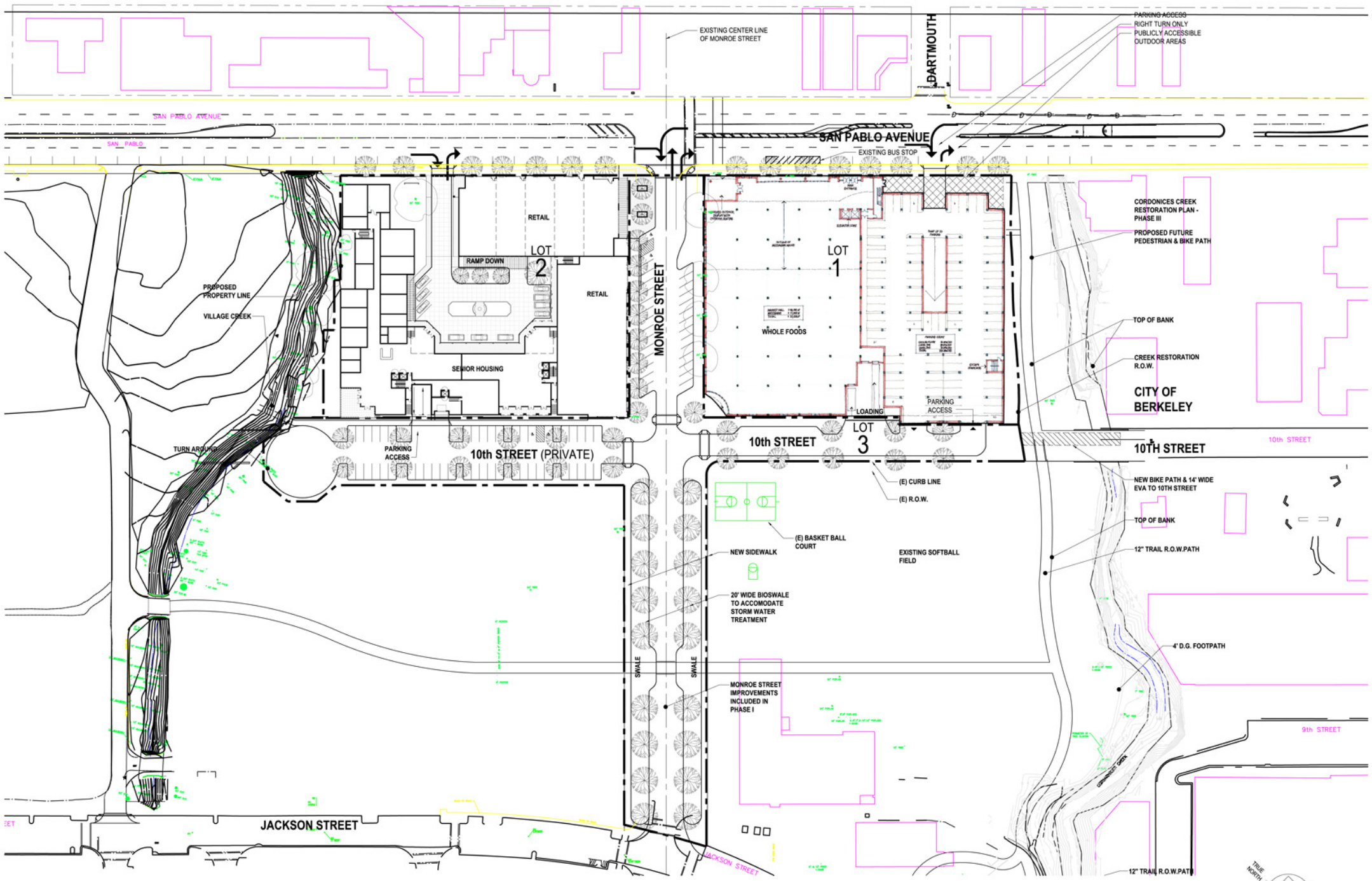
Key Notes



SAN PABLO AVENUE ELEVATION 2
Scale: 1" = 30'-0"



SITE PLAN 1
Scale: 1" = 50'-0"

PROJECT SUMMARY

	LOT 1	LOT 2	TOTALS
SITE AREA	86,200 GSF	91,500 GSF	181,700 GSF
RETAIL	55,500 SF (W 11,000 SF MEZZANINE)	30,000 SF	85,000 SF
SENIOR UNITS (*1)	-	175	175
GROSS AREA OF RESIDENTIAL	0	140,000 SF	140,000 SF
ON-SITE PARKING	250	110	360
ON-STREET PARKING			75 SPACES

RETAIL PARKING SUMMARY

	PARKING STD	REQ'D PARKING	PARKING PROVIDED
LOT 1: 55,500 SF	1 SPACE PER 400 SF	137.5 SF	250 (GARAGE)
LOT 2: 30,000 SF	1 SPACE PER 400 SF	75	75 (ON STREET)
TOTAL RETAIL PARKING		213	325

RESIDENTIAL PARKING SUMMARY

	PARKING PROVIDED (*2)
SENIOR UNITS (175)	110 (.63 PER UNIT)
POTENTIAL SHARED USE PRKG	37 SPACES MAX
TOTAL RESIDENTIAL PARKING	147

1. SENIOR UNITS MAY INCLUDE A COMBINATION OF INDEPENDENT LIVING AND ASSISTED LIVING UNITS

2. PROPOSED PARKING RATIO IS CONSISTANT W/ PARKING DEMAND FOR SIMILAR SENIOR HOUSING DEVELOPMENTS LOCATED CLOSE TO TRANSPORATION & SERVICES

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Title
Conceptual Site Plan

Sheet
A1.0

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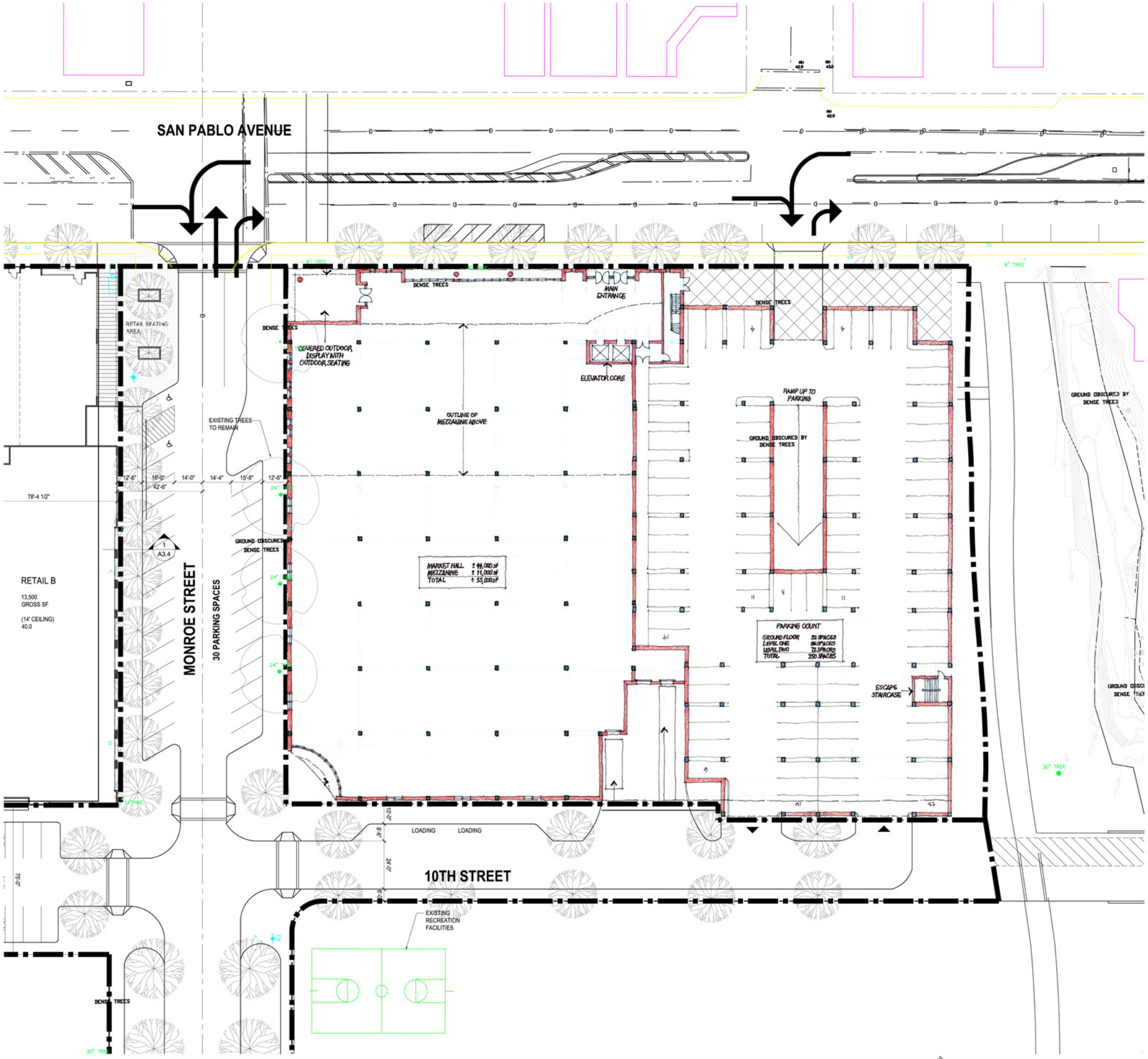

FIRST FLOOR PLAN 1

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architecture planning research
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Oakland, California 94612
510.465.7010 p | 510.465.8575 f
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Date:	13 NOV 07
Scale:	1" = 20'-0"

Title

GROUND FLOOR
WHOLE FOODS
BLOCK (LOT 1)

Sheet

A2.1

-- PRELIMINARY --
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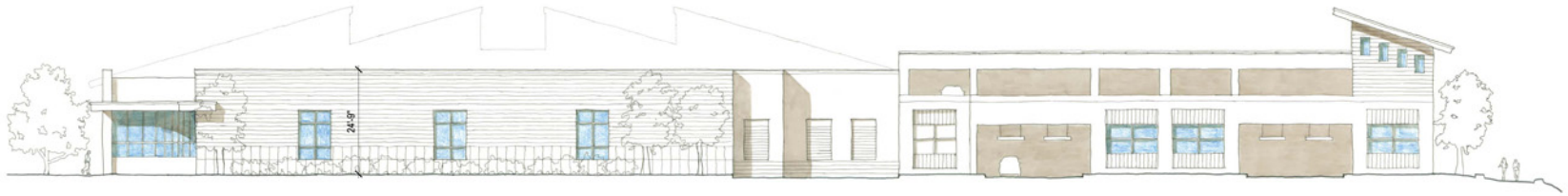
SAN PABLO AVENUE ELEVATION - EAST (4)
SCALE: 1/16"=1'-0"

CREEK ELEVATION- SOUTH (3)
SCALE: 1/16"=1'-0"

MONROE STREET ELEVATION - NORTH (2)
SCALE: 1/16"=1'-0"



10TH STREET ELEVATION - WEST (1)
SCALE: 1/16"=1'-0"

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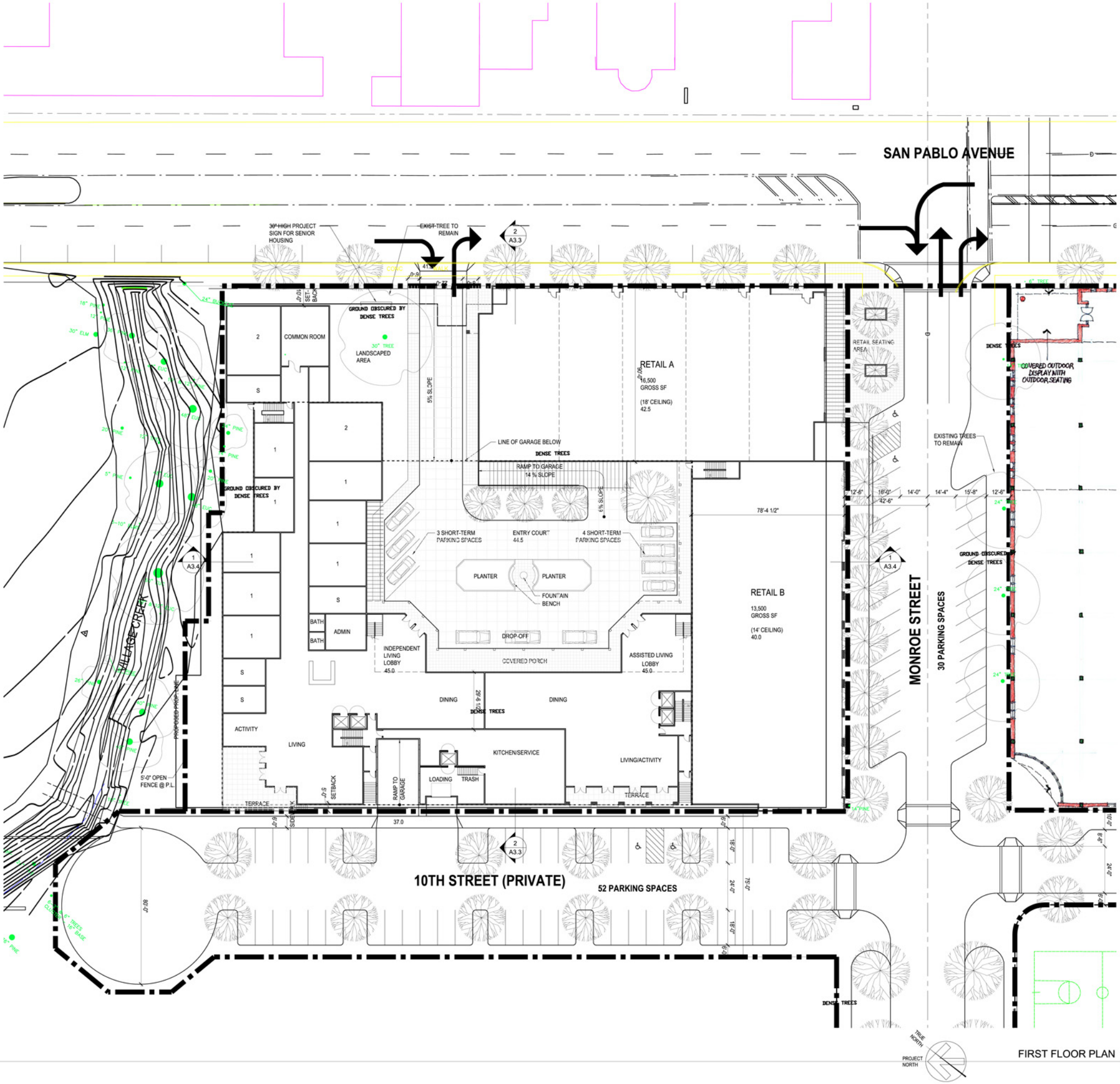
Date:	13 NOV O7
Scale:	1/16" = 1'-0"

Title
ELEVATIONS
WHOLE FOODS
BLOCK (LOT 1)

Sheet
A2.2

-- PRELIMINARY --
NOT FOR CONSTRUCTION



FIRST FLOOR PLAN 1

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Scale:	1" = 20'-0"

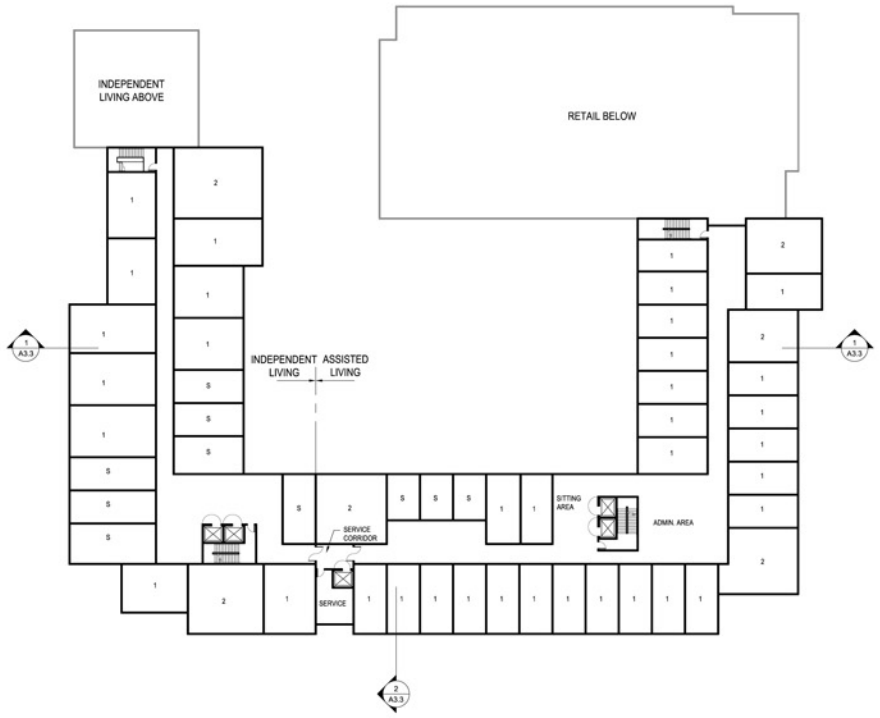
Title

GROUND FLOOR MIXED-USE BLOCK (LOT 2)

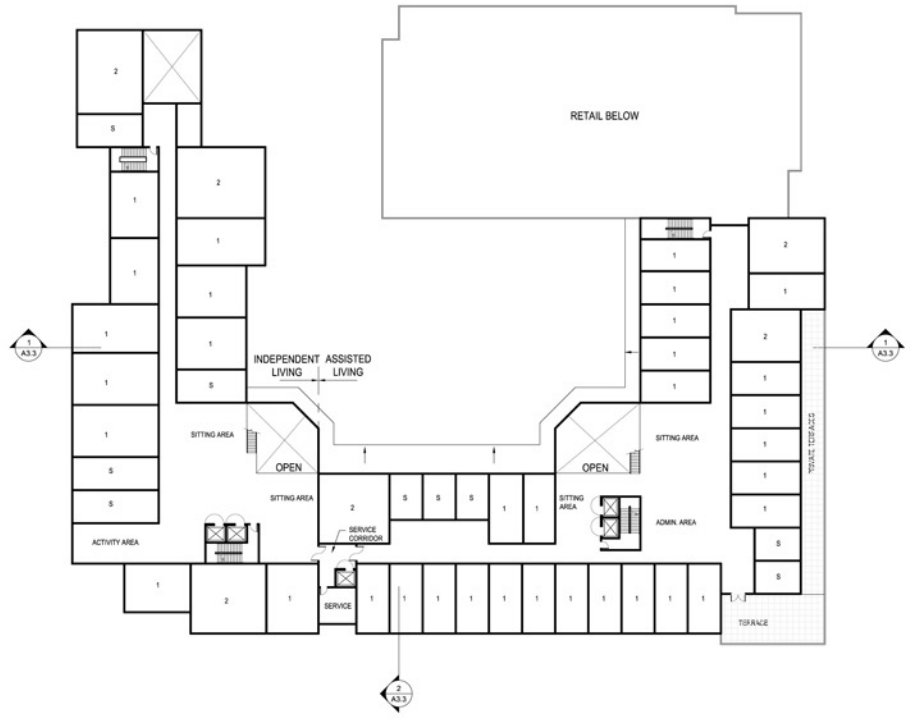
Sheet

A3.1

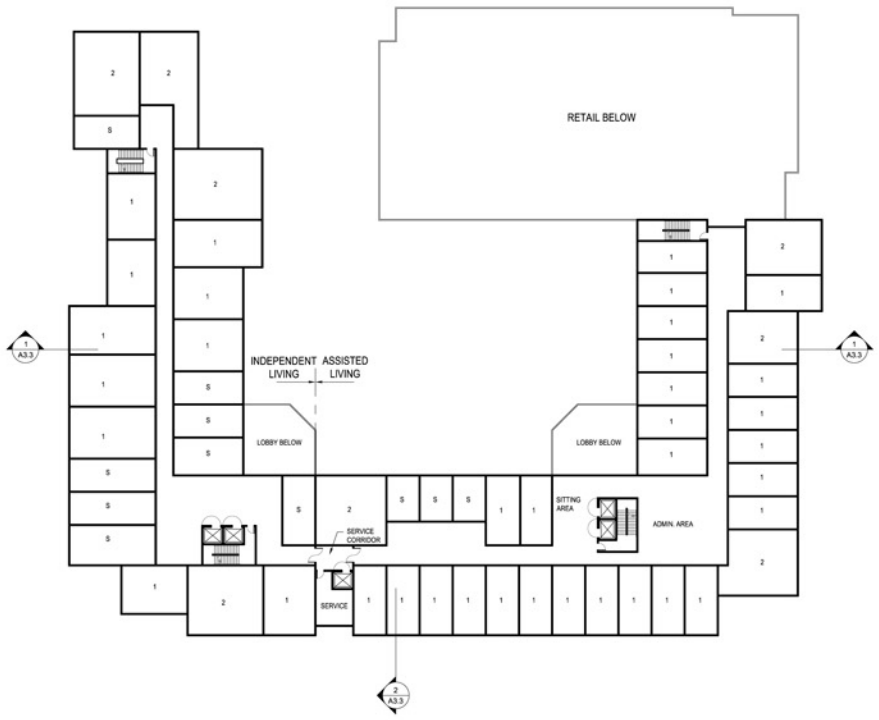
-- PRELIMINARY --
NOT FOR CONSTRUCTION



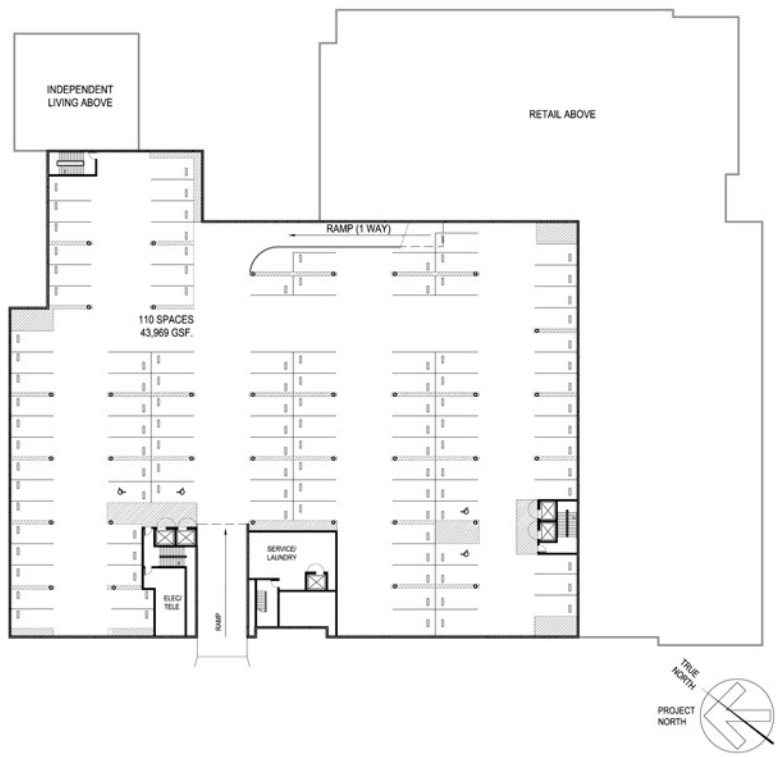
FOURTH FLOOR PLAN 4



SECOND FLOOR PLAN 2



THIRD FLOOR PLAN 3



GARAGE PLAN (423,600 SF) 1

Pyatok Architects, Inc.
architecture planning research

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University Village at San Pablo
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Scale:	1" = 30'-0"

Title

FLOOR PLANS
MIXED-USE
BLOCK (LOT 2)

Sheet

A3.2

-- PRELIMINARY --
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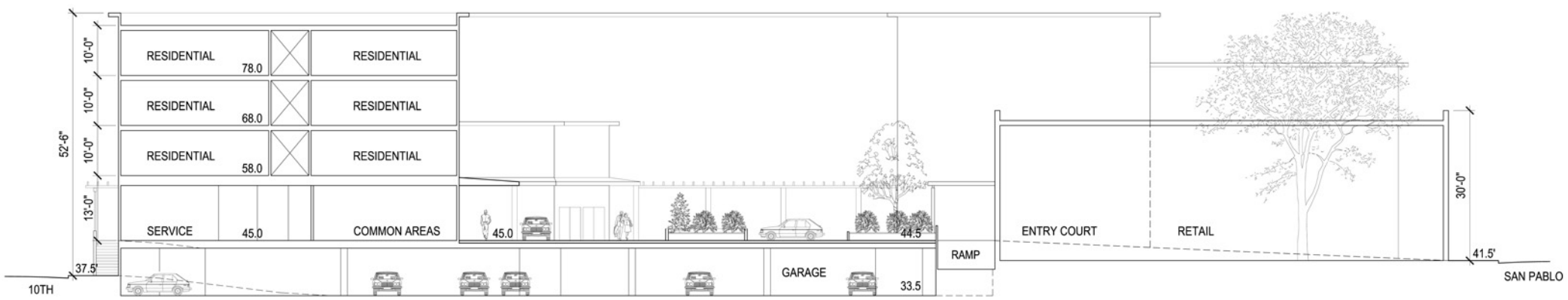
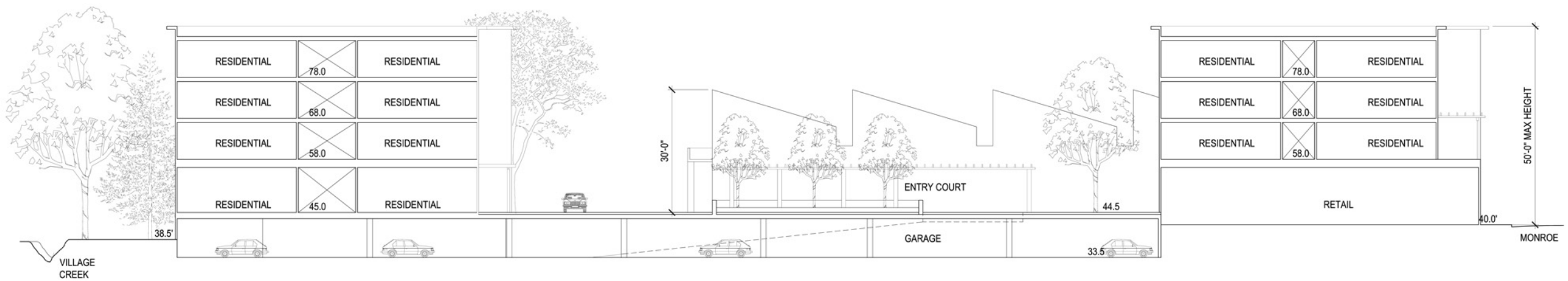


EAST-WEST SECTION (2)

SCALE: 3/32"=1'-0"



NORTH-SOUTH SECTION (1)

SCALE: 3/32"=1'-0"

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Scale:	3/32" = 1'-0"

Title

SECTIONS
MIXED-USE
BLOCK(LOT 2)

Sheet

A3.3

-- PRELIMINARY --
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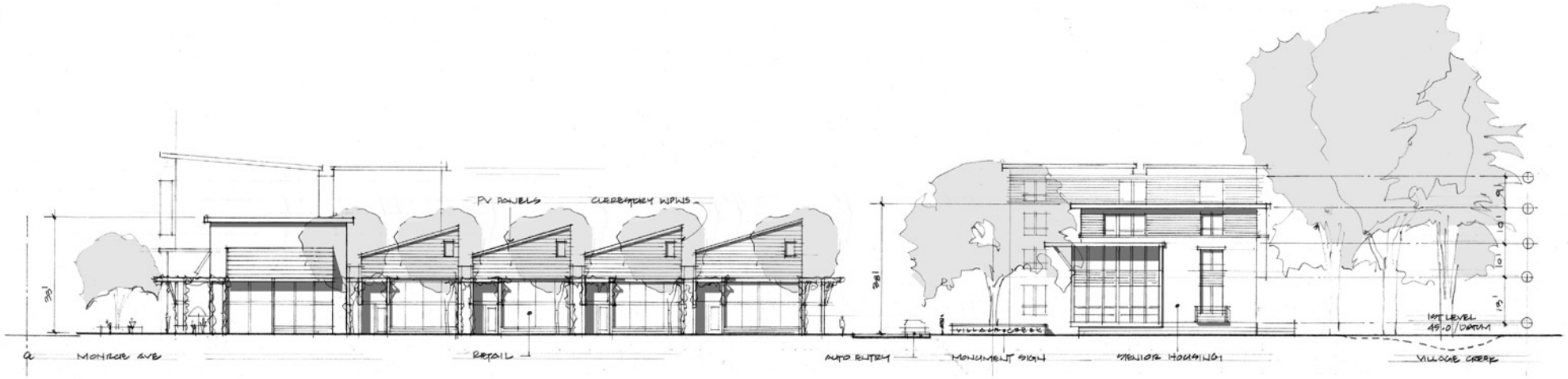
VILLAGE CREEK ELEVATION - NORTH (3)

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



SAN PABLO AVENUE ELEVATION - EAST (3)

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

MONROE STREET ELEVATION - SOUTH (2)

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

10TH STREET ELEVATION - WEST (1)

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

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Title

ELEVATIONS
MIXED-USE
BLOCK (LOT 2)

Sheet

A3.4

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