Total Program

	Gross Floor Are	Rentable SF
Residential	1,494,858	1,080,322
Retail	36,730	28,571
Deck Parking	1,000,250	
Total	**2,531,838**	**1,108,893**

Retail Breakdown	GFA	RENTABLE
A Total Retail	15,904	10,304
B Total Retail	12,826	10,267
C Total Retail	0	0
D Total Retail	0	0
E Total Retail	8,000	8,000
TOTAL	36,730	28,571

Parking Breakdown	DECK PROVIDED	ON STREET	TOTAL PROVIDED	MIN REQD RESI	MIN REQD RETAIL/RESTAURAN	RESI GUEST	TOTAL REQD
A Total Parking	503	18	521	409	96	18	523
B Total Parking	492	18	510	453	41	21	515
C Total Parking	396	2	398	373.5	10	13	397
D Total Parking	398	2	400	365.5	10	13	389
E Total Parking	396	2	398	373.5	10	13	397
TOTAL	2,185	42	2,227	1,975	167	78	2,220

PARKING CALCULATED AT: 1.5 SPACES PER 1 BEDROOM
2 SPACES PER 2 BEDROOM
2.5 SPACES PER 3 BEDROOM

ACCESSIBLE SPACES CALCULATED PER CODE AT 2% PER TOTAL DECK SPACES. TOTAL PROJECT ACCESSIBLE SPACES IS 45

Residential Breakdown

Unit Type	No. units	% Share	No. beds	Ave. SF/Unit	Total Rentable SF	Bldg A Renta	Units	Beds	% Shar	Bldg B Renta	Units	Beds	% Shar	Bldg C Rental	Units	Beds	% Sha	Bldg D Rentab	Units	Beds	% Shar	Bldg E Renta	Units	Beds	% Share
Studio	154	14%	154	589	90752	14400	24	24	10.3%	15340	26	26	10.0%	16936	29	29	13.43%	27140	46	46	21.6%	16936	29	29	13.4%
1 Bed	496	44%	496	800	396593	58535	77	77	33.2%	101406	124	124	47.5%	80860	102	102	47.22%	74932	91	91	42.7%	80860	102	102	47.2%
1 Bed w/Den	33	3%	33	819	27016	27016	33	33	14.2%				0.0%				0.00%				0.0%				0.0%
2 Bed	375	33%	750	1170	438821	78574	74	148	31.9%	116247	99	198	37.9%	84900	71	142	32.87%	74200	60	120	28.2%	84900	71	142	32.9%
3 Bed	80	7%	240	1589	127140	31140	24	72	10.3%	21600	12	36	4.6%	25200	14	42	6.48%	24000	16	48	7.5%	25200	14	42	6.5%
Project Tota	**1138**	**100%**	**1673**	**949**	**1080322**	**209665**	**232**	**354**		**254593**	**261**	**384**		**207896**	**216**	**315**		**200272**	**213**	**305**		**207896**	**216**	**315**	
						Gross Resi 301,806				Gross Resi 350,151				Gross Resi 295,864				Gross Resi 248,808				Gross Resi 298,229			
						Gross Entire Bld w/r /p 523,147				Gross Entire Bld w/r/p 557,283				Gross Entire Bld w/r/p 496,033				Gross Entire Bld w/r/ p 448,977				Gross Entire Bld w/r/p 506,398			
						Gross Enlcosed conditioned 258,092				Enlcosed conditioned space 303,597				Enlcosed conditioned space 253,189				Enlcosed conditioned space 240,068				Enlcosed conditioned space 255,554			

BUILDING LEVEL HEIGHT

USE	LEVEL	BLD A	BLD B	BLD C	BLD D	BLD E
R17	23					
R16	22				17	
R15	21			16	16	16
R14	20			15	15	15
R13	19			14	14	14
R12	18		14	13	13	13
R11/R12	17	13	13	12	12	12
R10/R11	16	12	12	11	11	11
R9/R10	15	11	11	10	10	10
R8/R9	14	10	10	9	9	9
R7/R8	13	9	9	8	8	8
R6/R7	12	8	8	7	7	7
R5/R6	11	7	7	6	6	6
R4/R5	10	6	6	5	5	5
R3/R4	9	5	5	4	4	4
R2/R3	8	4	4	3	3	3
R1/R2	7	3	3	2	2	2
P/R1	P6	2	2	x	x	x
P	P5	x	x	x	x	x
P	P4	x	x	x	x	x
P	P3	x	x	x	x	x
P/R/MEZZ	Mezz 2	x	x	x	x	x
P/RETAIL	P1	1	1	1	1	1

OPEN SPACE CALCULATION:

PROPERTY: 367,181 SQFT

15% OPEN SPACE REQUIRED: 55,077 SQFT

OPEN SPACE PROVIDED: 56,292 SQFT

COOPER CARRY
THE CENTER FOR CONNECTIVE ARCHITECTURE
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Atlanta, GA 30303-1770
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coopercarry.com

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SCOPE DOCUMENTS

The Contract Documents Issued for [Conceptual Design, Schematic Design, Design Development, Partial Construction Documents or Other Issuance up to Issued for Construction] are intended to be at that level of development and as such, may be neither complete nor coordinated. The [Construction Manager, Contractor, Design/Builder] is responsible for complete and coordinated pricing [and execution] of the Work, and shall include items necessary for the proper execution and completion of the Work, as shown, specified, reasonably inferred or required for a complete Project. For Work of delegated designs; systems, assemblies, components and materials shall comply with national, state and local code requirements. The [Construction Manager, Contractor, Design/Builder] shall inform the Owner and Architect, in timely fashion, of any discovered omissions, inconsistencies or errors in the Contract Documents.

ISSUANCES

No.	Drawing Issue Description	Date

ELAD PLAZA

4803 S. STATE RD 7 DAVIE FL 33314

EL AD NATIONAL PROPERTIES LLC

PROJECT PROGRAM

ANGELO CARUSI Principal-in-Charge	20210111 Project No.
C. CULVER / D. SWEENEY Project Manager	07/08/22 Date
WILLIAM COLLAR Project Architect	
C. CULVER Staff Architect	G0.02 Drawing No.

NOT ISSUED FOR CONSTRUCTION

PROJECT NUMBER: 20210111 PROJECT NAME: ELAD PLAZA
SHEET NUMBER: G0.02 - PROJECT PROGRAM
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