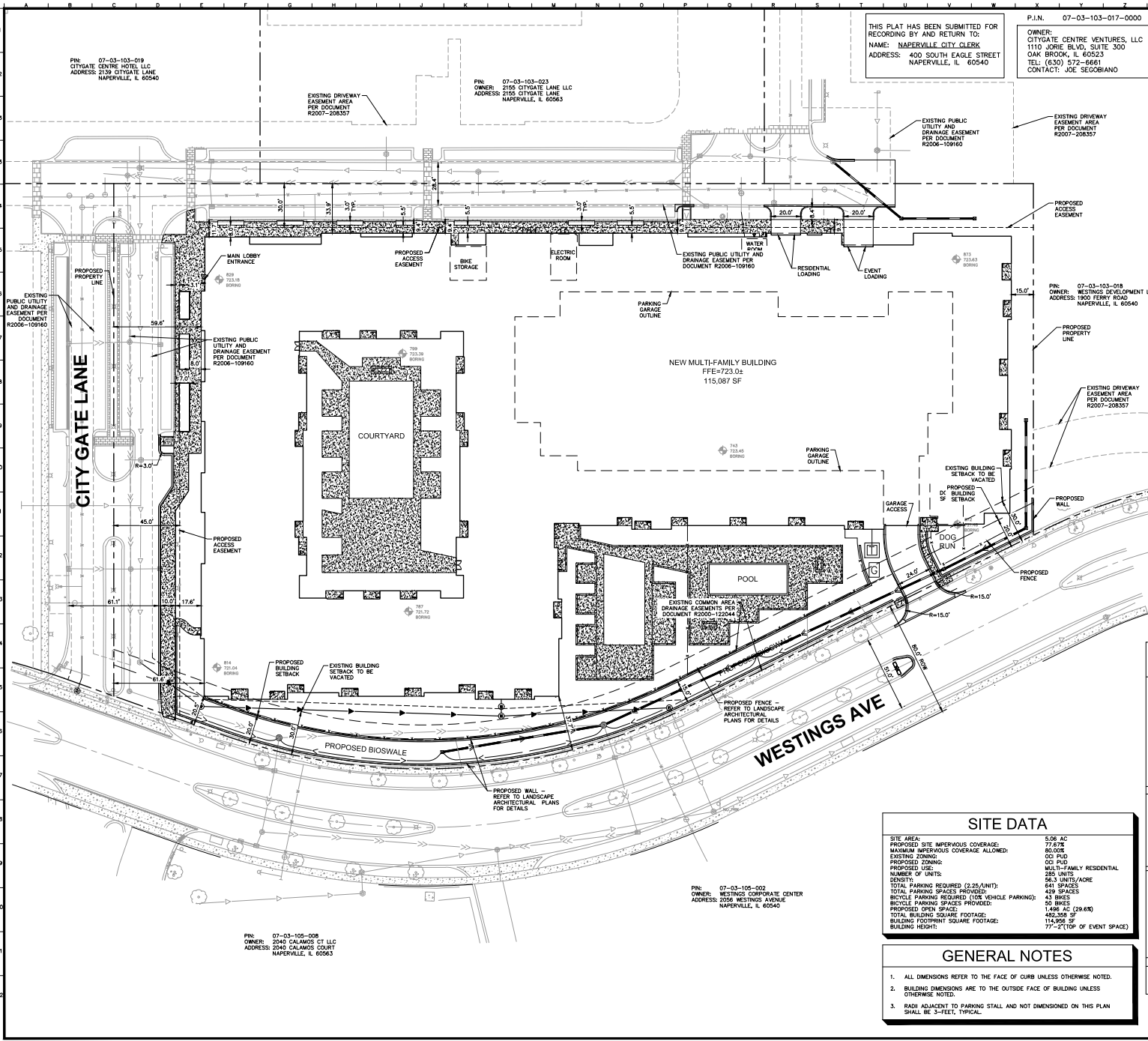
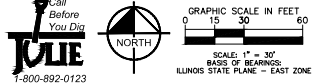


Drawing Name: A:\US\KHA\168709000_01.dwg Plot: CityGate Center Naperville, IL\2\Drawings\KHA\168709000_PUD_P1.dwg Date: 02/15/19 8:46am
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THIS PLAT HAS BEEN SUBMITTED FOR RECORDING BY AND RETURN TO:
NAME: NAPERVILLE CITY CLERK
ADDRESS: 400 SOUTH EAGLE STREET
NAPERVILLE, IL 60540
 P.I.N. 07-03-103-017-0000
OWNER: CITYGATE CENTRE VENTURES, LLC
1110 JORIE BLVD, SUITE 300
OAK BROOK, IL 60523
TEL: (630) 572-6661
CONTACT: JOE SEGOBIANO



LEGEND

	STANDARD PITCH CONCRETE CURB AND GUTTER
	CONCRETE DEPRESSED CURB AND GUTTER
	PROPERTY LINE
	PROPOSED RIGHT OF WAY
	PROPOSED BUILDING SETBACK
	PROPOSED UTILITY EASEMENT LINE
	PROPOSED ACCESS EASEMENT LINE
	EXISTING PAVED LINE
	EXISTING BUILDING SETBACK
	EX. WATER LINE
	EX. HYDRANT
	EX. WATER VALVE
	EX. SANITARY SEWER LINE
	EX. SANITARY SEWER MANHOLE
	EX. STORM SEWER LINE
	EX. STORM MANHOLE
	EX. STORM STRUCTURE/INLET
	EX. LIGHT POLE
	PROPOSED FENCE
	GAS LINE (BY GAS COMPANY)
	ELEC
	PROPOSED UNDERGROUND ELECTRIC LINE
	PROPOSED STORM SEWER LINE
	PROPOSED OPEN LID STORM STRUCTURE (PAVEMENT USE NEENAH R-2540)
	PROPOSED OPEN LID STORM STRUCTURE (GRASS USE NEENAH R-4340-B RESEIVE)
	PROPOSED CLOSED LID STORM STRUCTURE (PAVEMENT USE NEENAH R-1772)
	PROPOSED CLOSED LID STORM STRUCTURE (GRASS USE NEENAH R-1786)
	PROPOSED OPEN LID CURB STRUCTURE (8.61 C&G USE NEENAH R-3281-A)
	PROPOSED SANITARY SEWER LINE
	PROPOSED SANITARY MANHOLE
	PROPOSED STORM/SANITARY CLEANOUT
	PROPOSED WATER LINE
	PROPOSED VALVE VAULT
	PROPOSED VALVE BOX
	PROPOSED FIRE HYDRANT
	PROPOSED LIGHT POLE
	PROPOSED TRANSFORMER PAD (FOR REFERENCE ONLY)

ABBREVIATIONS

BFE	BASE FLOOD ELEVATION	FUAGE	PUBLIC UTILITIES & DRAINAGE EASEMENT SQUARE FEET
REC.	RECORD DATA	S.F.	SQUARE FEET
MEAS.	MEASURED DATA	A.C.	ACRE
DEED	DEEDED DATA	R/F	ROUND
R.	RADIUS	FND	FOUND
A.	ARC DATA	N	NORTH
ROW	RIGHT OF WAY	S	SOUTH
P.L.	PROPERTY LINE	E	EAST
C.	CENTERLINE	W	WEST

SCALE:	AS NOTED
DESIGNED BY:	KIMMEY & ASSOCIATES, INC.
DRAWN BY:	AC
CHECKED BY:	EW

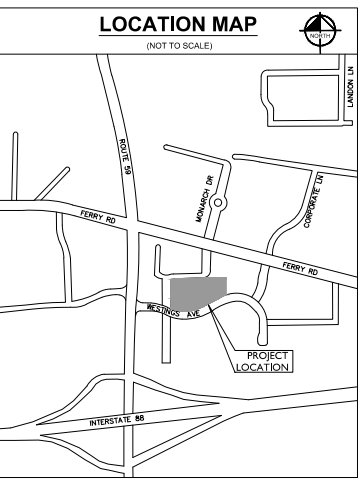
Kimley-Horn
 1001 WARDVILLE ROAD, SUITE 300
 WARRICKTOWN, INDIANA 46186

LINCOLN PROPERTY COMPANY

SITE DATA

SITE AREA:	5.08 AC
PROPOSED SITE IMPERVIOUS COVERAGE:	77,878
MAXIMUM IMPERVIOUS COVERAGE ALLOWED:	80,008
EXISTING ZONING:	CO PUD
PROPOSED ZONING:	CO PUD
PROPOSED USE:	MULTI-FAMILY RESIDENTIAL
NUMBER OF UNITS:	285 UNITS
DENSITY:	56.3 UNITS/ACRE
TOTAL PARKING REQUIRED (2.25/UNIT):	641 SPACES
TOTAL PARKING SPACES PROVIDED:	429 SPACES
BICYCLE PARKING REQUIRED (1/10R VEHICLE PARKING):	43 BIKES
BICYCLE PARKING SPACES PROVIDED:	50 BIKES
PROPOSED OPEN SPACE:	1,498 AC (29.4%)
TOTAL BUILDING SQUARE FOOTAGE:	482,358 SF
BUILDING FOOTPRINT SQUARE FOOTAGE:	114,958 SF
BUILDING HEIGHT:	77'-0" (TOP OF EVENT SPACE)

- ### GENERAL NOTES
- ALL DIMENSIONS REFER TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
 - BUILDING DIMENSIONS ARE TO THE OUTSIDE FACE OF BUILDING UNLESS OTHERWISE NOTED.
 - RADI ADJACENT TO PARKING STALL AND NOT DIMENSIONED ON THIS PLAN SHALL BE 3'-FEET, TYPICAL.



MAJOR CHANGE AND PRELIMINARY PUD PLAT
 RESUBMISSION OF LOTS 2 & 3 OF
 CITYGATE CENTRE SUBDIVISION

LINCOLN AT CITYGATE CENTRE
 NE CORNER OF CITYGATE LANE
 AND WESTINGS AVENUE

ORIGINAL ISSUE: 02/15/19
 KHA PROJECT NO: 168709000
 SHEET NUMBER