### (8) OPEN PARKING STALLS LINE OF CANTILEVERED STRUCTURE ABOVE $Y \exists J J A$ 6 .10.02 º W "36" N 0' REAR SETBACK (W/ ALLEY) **모** 1 850 sf hcar car N 89°59'13" E R Y Y RH 3 950 sf & open parkir EMERSON 18'-6" 6'-0" 73'-6" 140'-0" 1,080 sf open parkin RH 5 RH 9 1,050 sf open parking 1,100 sf open parking **RH 8** open parking 23'-0" 10.05 2 00<u>,0√.54.. E</u> 50'-0" 33'-0" 23RD AVE. W §

# PRELIMINARY SITE PLAN

SCALE: 1" = 20'

## NWBF 2300 W Emerson St

2300 West Emerson Street SEATTLE, WA 98199

### DCI PROJECT #3029611

**PROJECT DESCRIPTION:** DEMO EXISITNG STRUCTURE, CONSTRUCT (9) ROWHOUSES WITH (8) OPEN PARKING STALLS AND (1) CARPORT. FUTURE UNIT LOT SUBDIVISION.

LEGAL DESCRIPTION: LOT 13, BLOCK 2, GILMAN'S ADDITION, CITY OF SEATTLE ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 5 OF PLATS, PAGE 93, RECORDS OF KING COUNTY, WA.

**TAX ID NUMBER: 2770600195** 

### PROJECT TEAM:

OWNER/APPLICANT:

NORTHWEST BUILDERS FINANCIAL 7900 SE 28TH STREET, SUITE 320 MERCER ISLAND, WA 98040

## ARCHITECT/PROJECT CONTACT: JULIAN WEBER, AIA

1257 S KING ST SEATTLE, WA 98144 p 206.953.1305

SURVEYOR:
CHADWICK & WINTERS
1422 N.W. 85TH ST.
SEATTLE, WA 98117
p 206.297.0996

ZONE: LR1

LOT AREA: 7,000 SF