

City of La Pine
APPROVED

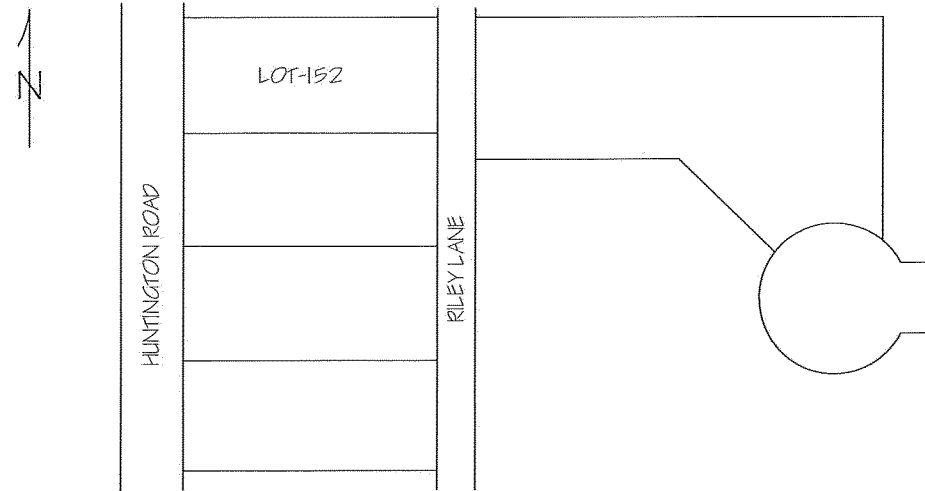
DEC 12 2017

By

RESERVED FOR STAMP

2526 NE DIVISION ST.
BEND, OR 97701
541-523-4850
CCB# 185706

ARBORBUILDERS



VICINITY MAP
N.T.S.

TAX LOT #: 221014CC03522
LOT #: 152
ADDRESS: 51233 RILEY LANE
LAPINE, OR 97739

VICINITY MAP
N.T.S.

PARCEL DESCRIPTION

PROPERTY IS LEVEL, SOIL IS SANDY, INDIGENOUS
VEGETATION, NO EXISTING STRUCTURES.

UTILITIES SCHEDULE

ELECTRICITY: MIDSTATE ELCTRIC
WATER: CITY OF LAPINE
TELEPHONE: CENTURYLINK
GAS: NA
CABLE: CENTURY LINK
SEWER: CITY OF LAPINE

PROJECT ENERGY
STANDARD

THE PROJECT IS TO FOLLOW THE BEST PRACTICES
ASSOCIATED WITH THESE STANDARDS WHERE
APPLICABLE.

FLOOR AREA RATIO
CALCULATIONS

PARCEL SQ FT:	5,307 S.F.
RESIDENCE S.F. TOTAL:	1,423 S.F.
COVERED PORCH:	78 S.F.
EXEMPT GARAGE S.F.:	458 S.F.
ADJUSTED FLOOR AREA:	1,501 S.F.
FLOOR AREA RATIO:	27%

ENERGY DESIGN
CRITERIA

Floor - R 50	WFA - XX%
Wall - R 21 / 16" O.C. FRMG.	GLAZING- XXX sf.
Ceiling - R 58 flat, R 50 Rafter	CFA- 1708
Windows - U-0.30	
Furnace - 92%	
Water heater - 62%	
Plenum door test - XXXXXX	
Inlets - 60%	

RESIDENT AREA
SQ. FT

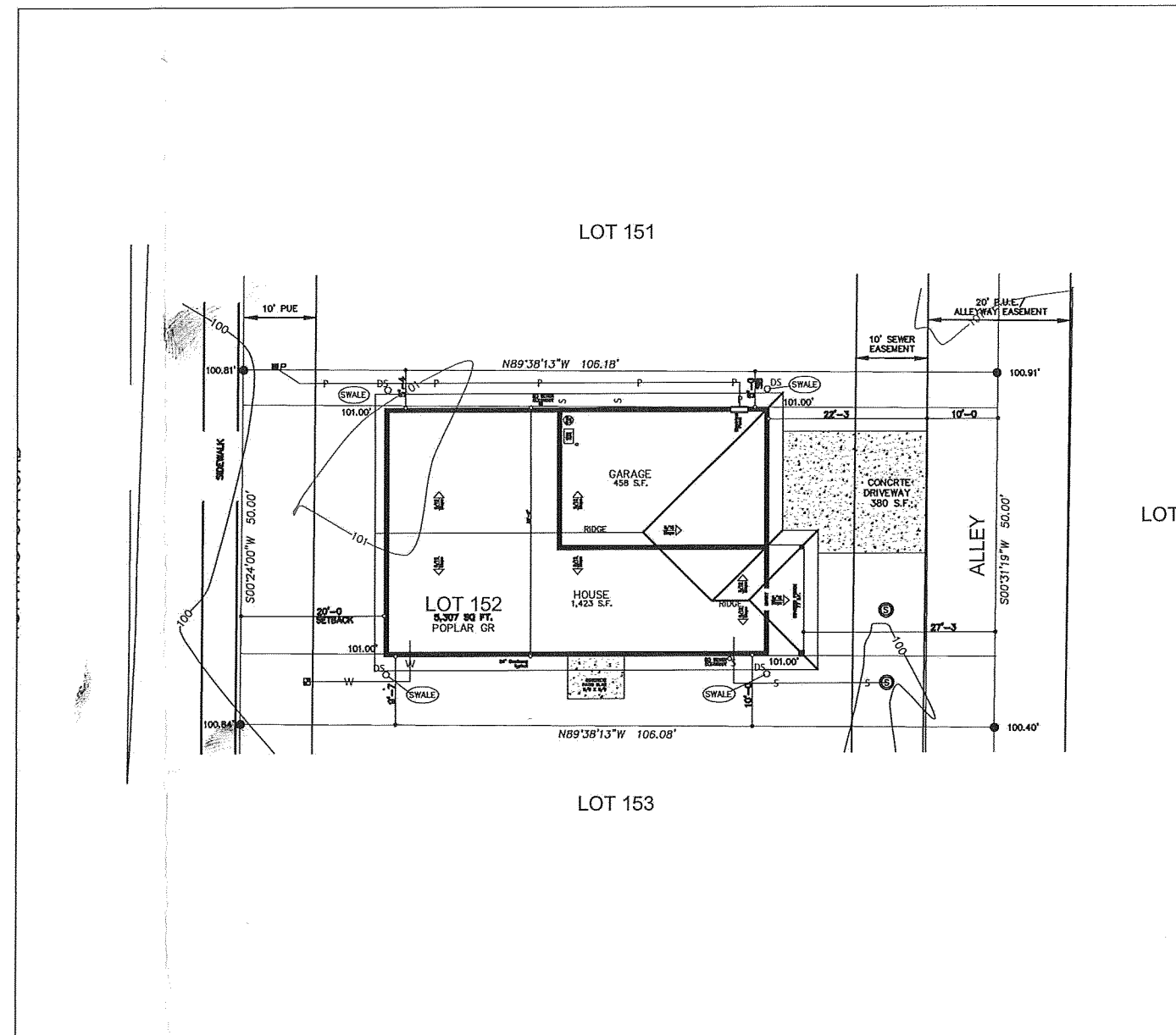
GARAGE:	458 S.F.
PORCHES & EXTERIOR STAIRS:	78 S.F.
LIVING AREA TOTAL:	1,423 S.F.

STRUCTURE HEIGHT
17' - 0"

LOT COVERAGE
CALCULATIONS

PARCEL SQ FT:	5,307 S.F.
GROUND FLOOR S.F.:	1,423 S.F.
PORCHES/ STAIRS S.F.:	78
GARAGE:	458 S.F.
TOTAL:	1,959 S.F.

EXEMPT PORCH S.F. (<= 5%):	4 S.F.
ADJUSTED LOT COVERAGE:	1,955 S.F.
LOT COVERAGE:	35%



SITE PLAN

SCALE: 1:10

DATE	12/12/17
REV.	0
DESIGNER	MIKE PATTERSON
PROJECT	ARBOR BUILDERS PROJ# ABMOB152
ADDRESS	51233 RILEY LN. LAPINE, OREGON
SHEET	SITE PLAN
SCALE	A-1