



Foot Hill Boulevard Specific Plan	
General Plan Designation	
Specific Plan	
Site Summary	
Net Site Area	15.98 AC
SFD	66 DU
2 Story Townhomes	118 DU
Total Dwelling Units	184 DU
Density	11.5 DU/AC
Building Coverage	212,371 SQ. FT.
Building Coverage Percentage	31%
Gross Building Area	388,921 SQ. FT.
F.A.R.	0.56
Occupancy	R-3
Type of Construction	V-B
Number of Stories	1 and 2 Stories
Height of Building	±18' to ±31'

Plan Summary				
Plan	Beds	Unit Area	Quantity	%
Plan 1 - SFD, One Story	3	1658	4	2.2%
Plan 2 - SFD, Two Story	4	2214	18	9.8%
Plan 3 - SFD, Two Story	4	2277	19	10.3%
Plan 4 - SFD, Two Story	4	2406	25	13.6%
Plan 1 - Townhome	2	1131	24	13.0%
Plan 2 - Townhome	3	1306	24	13.0%
Plan 3 - Townhome	3	1508	24	13.0%
Plan 4 - Townhome	3	1553	46	25.0%
Total			184	100%
Type	No. Units	Mix		
2 Bedroom Total	24	13.0%		
3 Bedroom Total	98	53.3%		
4 Bedroom Total	62	33.7%		
Total	184	100.0%		

Parking Summary				
Residential Parking Required	No. Units	Spaces Required	Spaces/Unit	
Single Family Detached:	66	132	2.00	
Multi Family Residential:	118	236	2.00	
Multi Family Guest Parking:	118	30	0.25	
Total Residential Required		398	2.16	
Parking Provided		Spaces Provided	Spaces/Unit	
Garage Spaces		368		
Driveway Spaces		132		
On Street Spaces		113		
Total Parking Spaces		613	3.33	

LARCH AVENUE

GROVE STREET

FOOTHILL BLVD

SPRUCE AVENUE



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CHRISTOPHER HOMES
23 Corporate Plaza, Suite 246
Irvine, CA 92660

FOOTHILL RIALTO
RIALTO, CA # 2017-1001

CONCEPT DESIGN
AUGUST 17, 2018



SITE PLAN

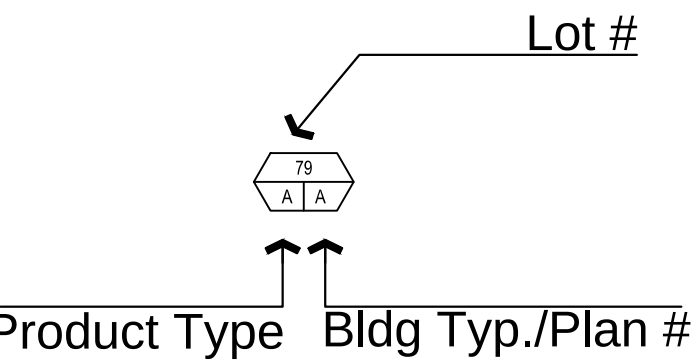
A1.0



Style Color Legend

- Spanish
- Single Family
 - Townhomes
- Italian
- Single Family
 - Townhomes
- French Cottage
- Single Family

Product Type Legend	
Townhomes	A
SFD	B



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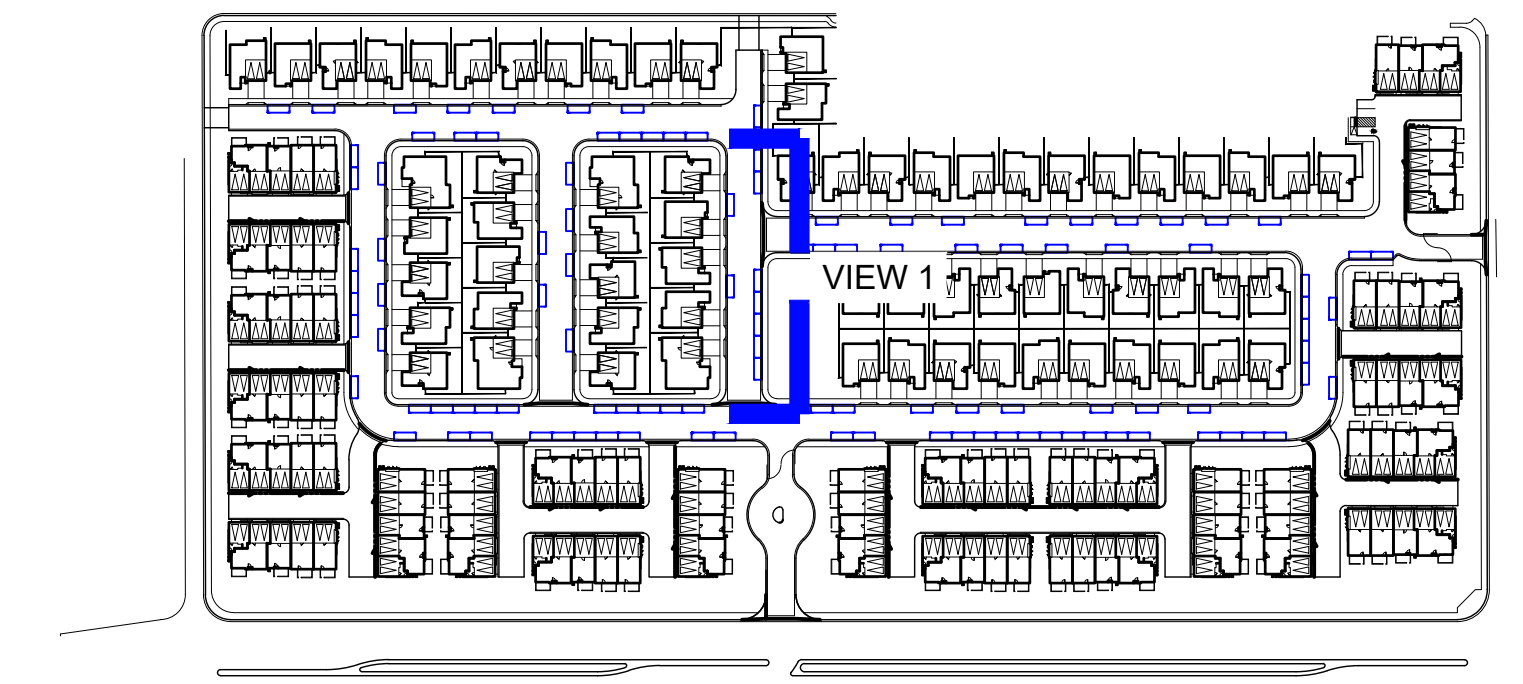
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Building Style Placement

A1.1



KEY PLAN



VIEW 1



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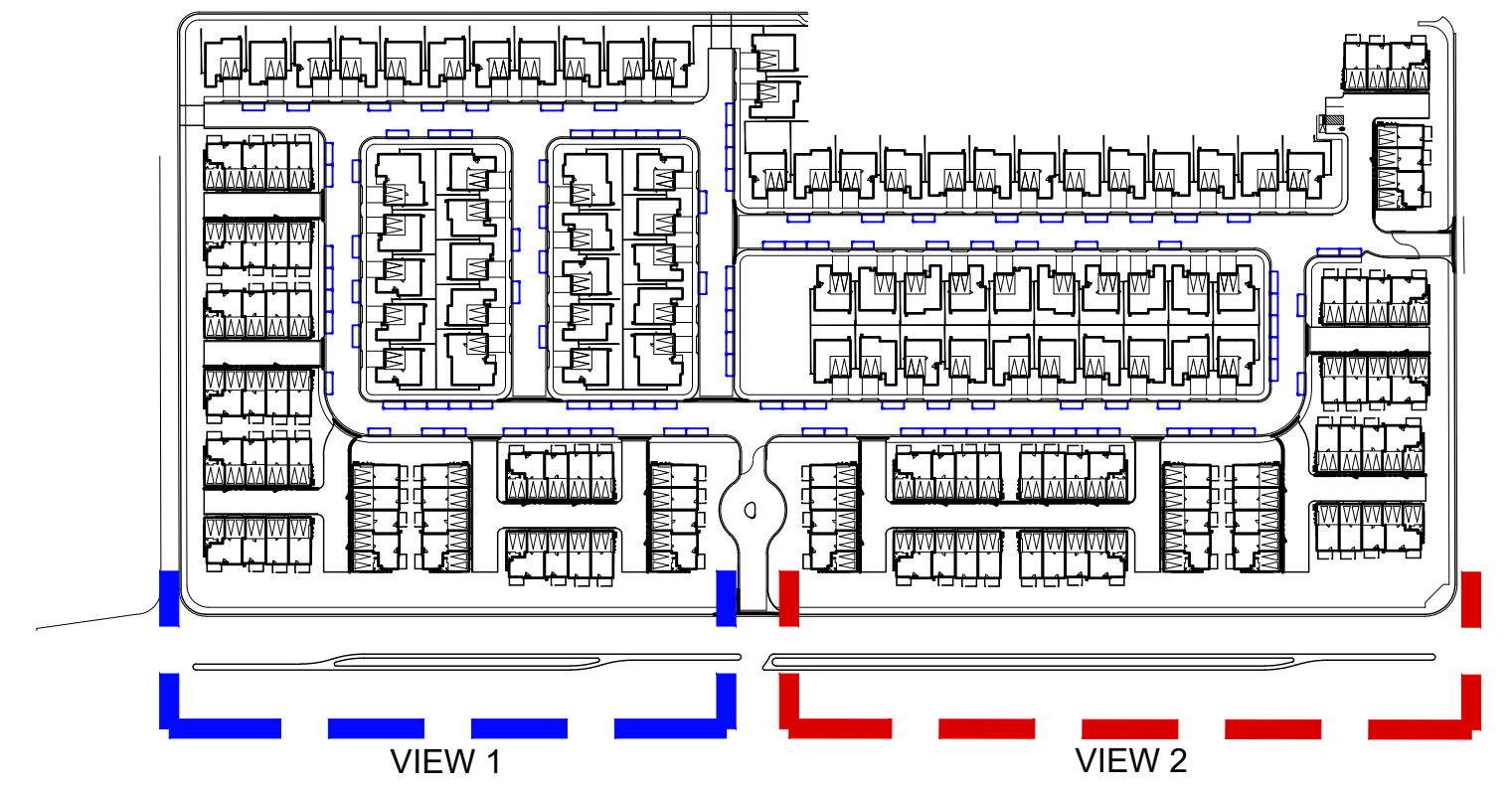
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STREET SCENE
SFD

AA0.1



KEY PLAN



VIEW 1



VIEW 2



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STREET SCENE
Townhomes

AB0.1