



SITE PLAN
1"=40'

PROJECT DATA

CODE:	2015
SITE ADDRESS:	7603 AND 7617 35TH AVE SW, 3507 SW IDA ST
TAX NUMBER:	2492200805, 2492200655, 2492200665
ZONE:	NC2-55(M)
OCCUPANCY:	R-2, M, S-2
CONSTRUCTION TYPE:	TYPE V-A, I-A
SITE AREA:	23,918 SF
BUILDING AREA:	
1ST FLOOR	14,405 SF
2ND FLOOR	13,361 SF
3RD FLOOR	15,357 SF
4TH FLOOR	15,357 SF
5TH FLOOR	15,357 SF
6TH FLOOR	15,357 SF
TOTAL	89,194 SF
FAR	3.75

LEGAL DESCRIPTION

PARCEL A (7601 35TH AVE. SW. APN 249220-0655-05):
 THE EAST HALF OF LOT 27 AND ALL OF LOTS 28, 29 AND 30, BLOCK 5, FAUNTLEROY SUMMIT ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 18 OF PLATS, PAGE 52, RECORDS OF KING COUNTY, WASHINGTON; EXCEPT THE EAST 15 FEET OF SAID LOT 1.

PARCEL B (7617 35TH AVE. SW. APN 249220-0805-04):
 THE EAST HALF OF LOT 27 AND ALL OF LOTS 28, 29 AND 30, BLOCK 5, FAUNTLEROY SUMMIT ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 18 OF PLATS, PAGE 52, RECORDS OF KING COUNTY, WASHINGTON; EXCEPT THE EAST 15 FEET OF SAID LOT 30 HERETOFORE CONDEMNED IN KING COUNTY SUPERIOR COURT CAUSE NO. 68907 FOR 35TH AVENUE SOUTHWEST AS PROVIDED BY ORDINANCE NO. 20765 OF THE CITY OF SEATTLE.

PARCEL C (3507 SW IDA STREET. APN 249220-0665-03):
 LOT 3, BLOCK 5, FAUNTLEROY SUMMIT ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 18 OF PLATS, PAGE 52, RECORDS OF KING COUNTY, WASHINGTON; ALL SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON.