



CITY OF
HAYWARD
HEART OF THE BAY

**Zone Change and Vesting Tentative
Tract Map for
Residual Burbank School Site
(PL-2010-0403 and PL-2010-0405)**

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Location



Site Plan



Proposed Plans

	Plan Type 1	Plan Type 2*	Plan Type 3*
Total # units	29	17	12
Square footage	1,603	1,846	2,371 and 2,423
# bedrooms	4	3-5	4-5
# bathrooms	2.5	3	3
Height	24'-10" to 26'-0"	25'-11" to 28'-0"	25'-1" to 29' 3"

*Options for a ground floor bedroom provided





- Craftsman and Victorian Elevations
- Front Porches and Private Side Yards
- Mix of Exterior Materials and Architectural Details

Craftsman Elevations



1A Craftsman Front Elevation



2A Craftsman Front Elevation



3.1A Craftsman Front Elevation

ARCHITECTURAL FEATURES

- Low-pitched gable roofs
- Multiple roof planes
- Exposed roof beams
- Porch supports with sloping sides
- Casement windows
- Horizontal lap siding and stone



Victorian Elevations



1B Victorian Front Elevation



2B Victorian Front Elevation



3.1B Victorian Front Elevation

ARCHITECTURAL FEATURES

- Steeply-pitched gable roofs
- Decorative trusses and porch support braces
- Elongated windows
- Decorative shutters
- Varied patterns of siding and shingles



Units with Garage Facing Street



3.2Alt.A Craftsman Side Elevation



3.2Alt.A Craftsman Front Elevation



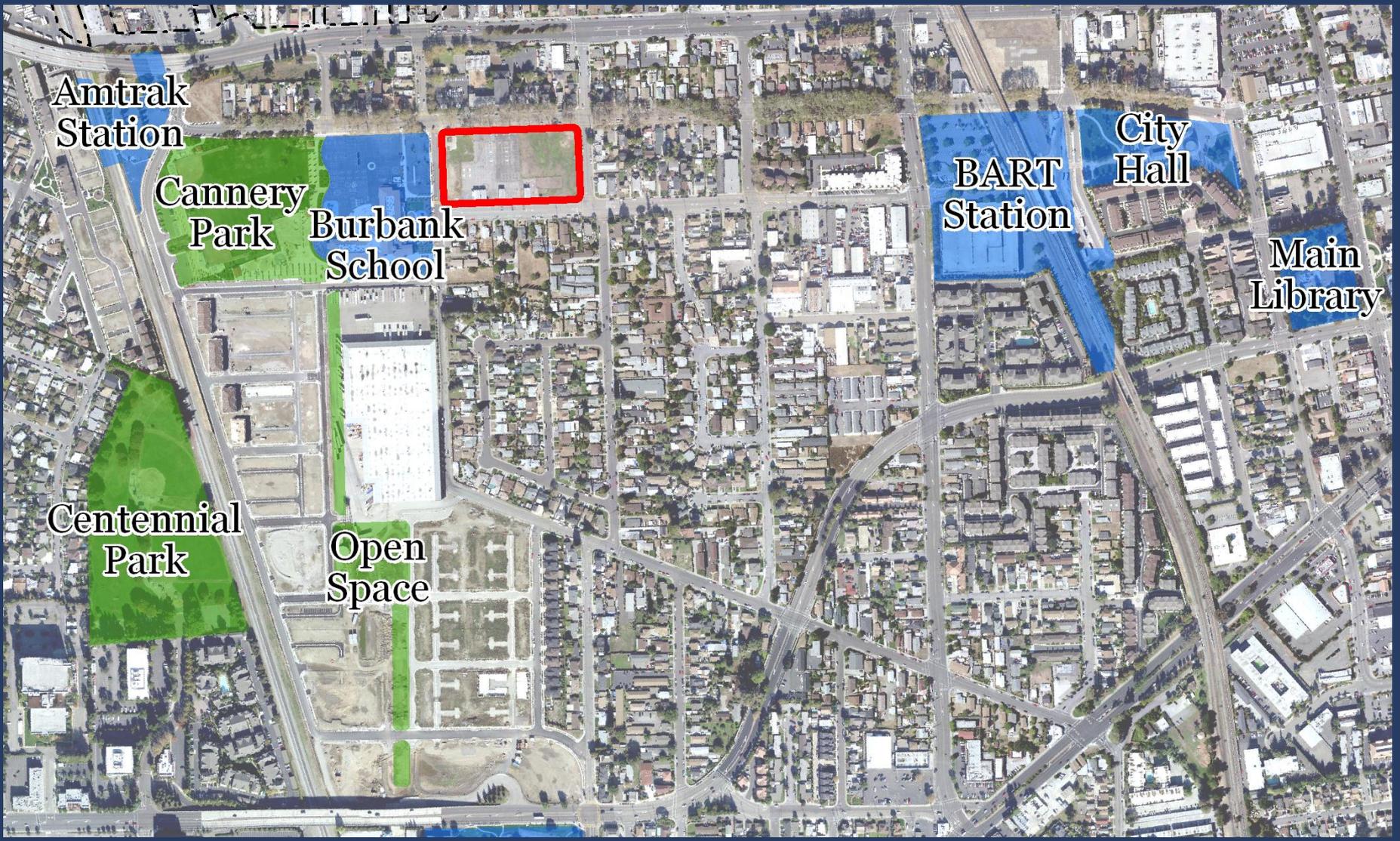
3.2Alt.B Victorian Side Elevation

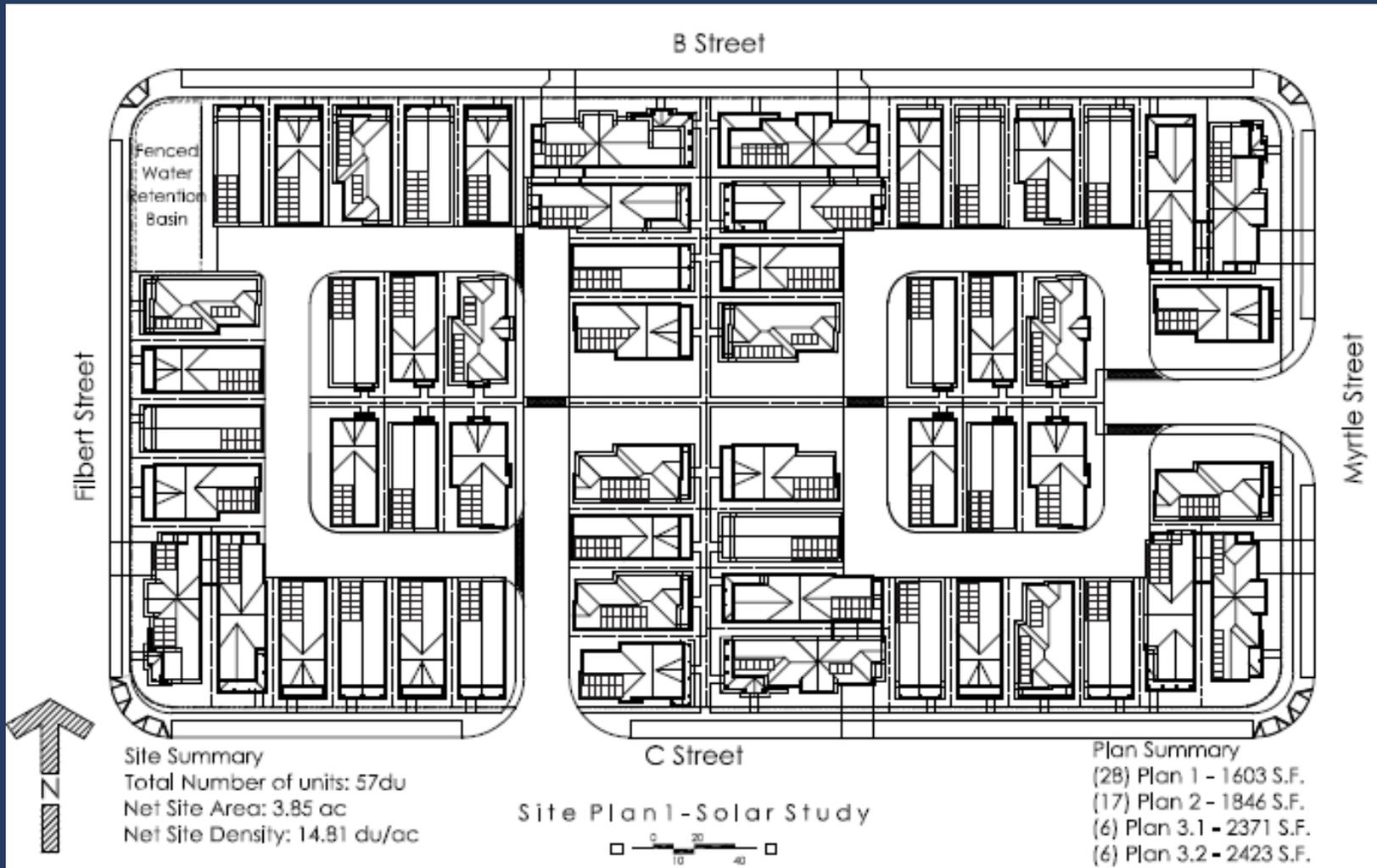


3.2Alt.B Victorian Front Elevation



Nearby Open Space and Park Land





2.5kW system proposed for each unit, upgrade to 4.0kW system



Green Development

Proposed Solar Design



HAYWARD



Questions?



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