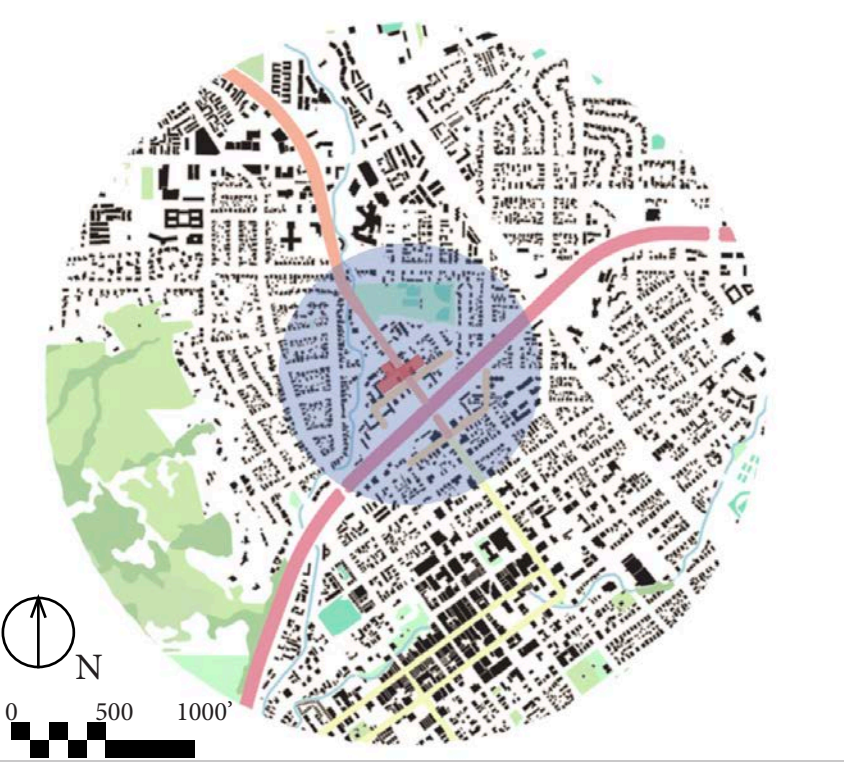


THE OLIVE BRANCH

OLIVE STREET AND SANTA ROSA INTERSECTION



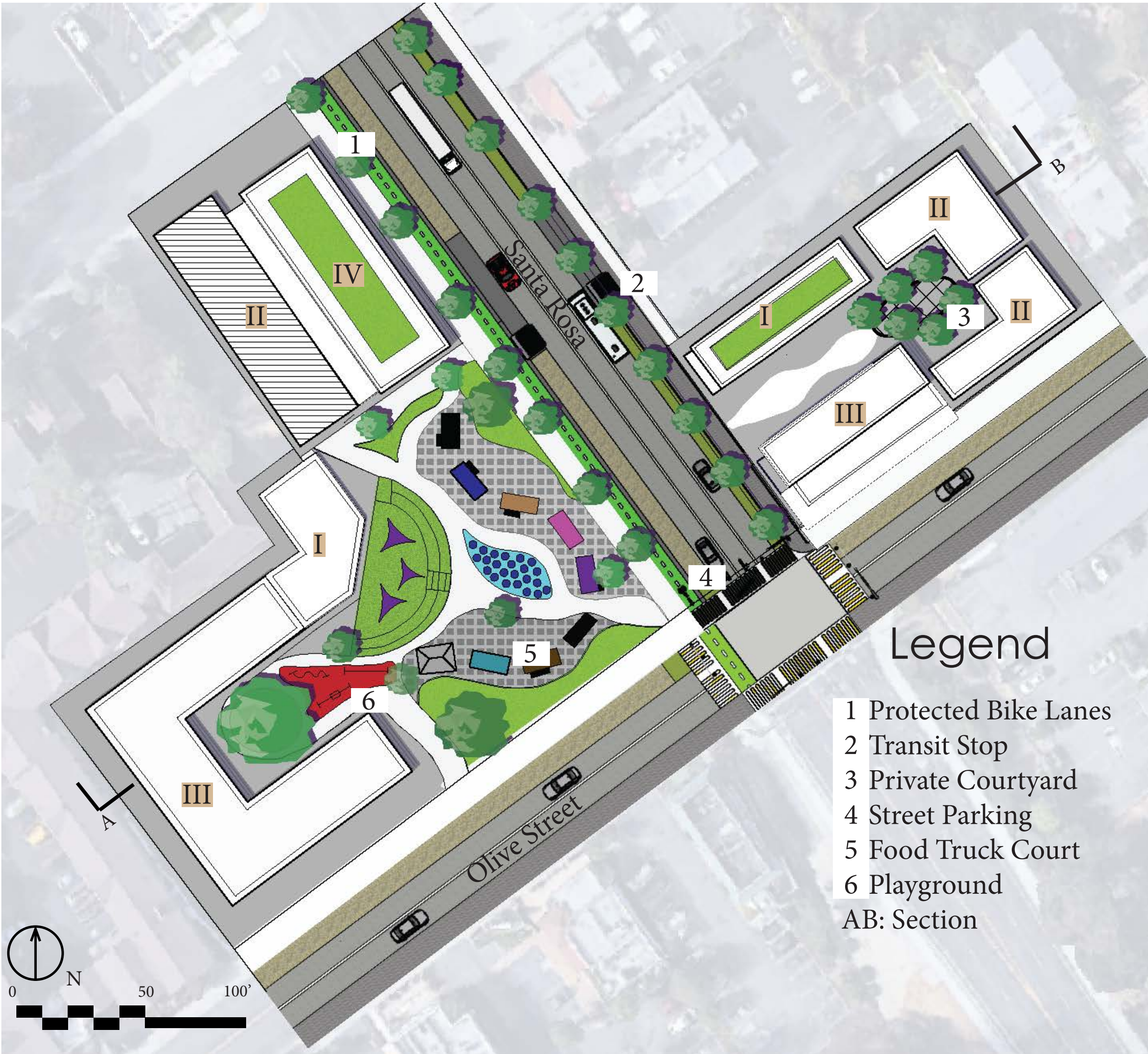
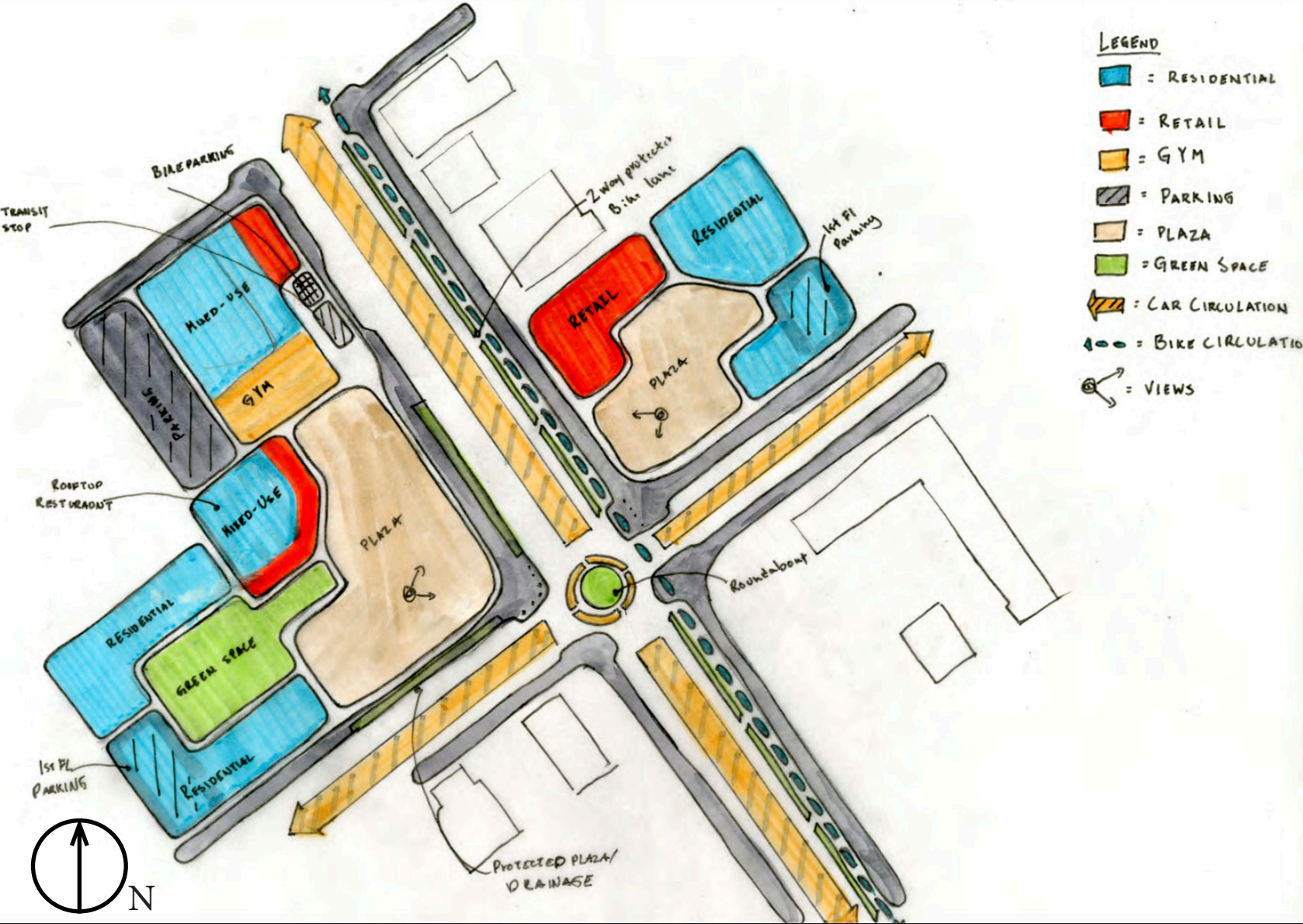
Location Map



Goals for the Project

- 1: Reduce Traffic and Noise
- 2: Make the Place Desirable
- 3: Increase Density

Concept Diagram



Legend

- 1 Protected Bike Lanes
- 2 Transit Stop
- 3 Private Courtyard
- 4 Street Parking
- 5 Food Truck Court
- 6 Playground
- AB: Section

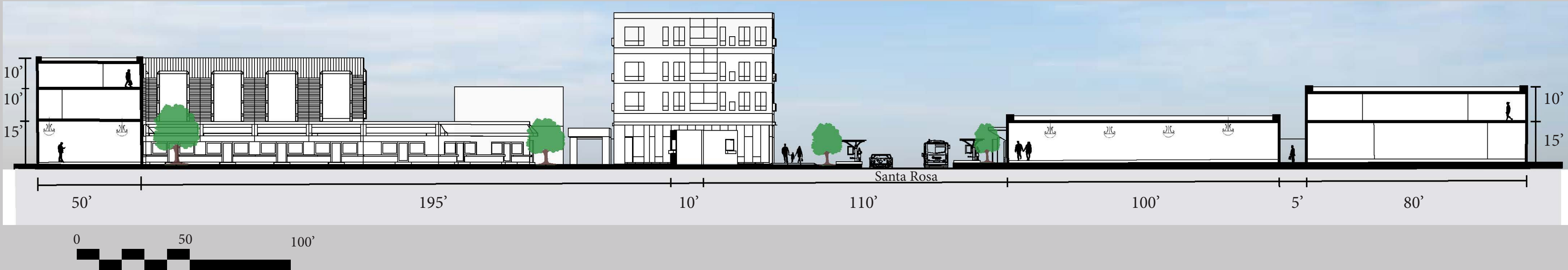
Pedestrian View



Vision Statement

The Santa Rosa and Olive Street Intersection serves as a strong connection point in SLO, connecting Downtown, the 101, and more residential areas by Foothill. The area is surrounded by cute neighborhoods, and the beautiful Santa Rosa Park, and draws in lots of people to such a great neighborhood, and central part of SLO.

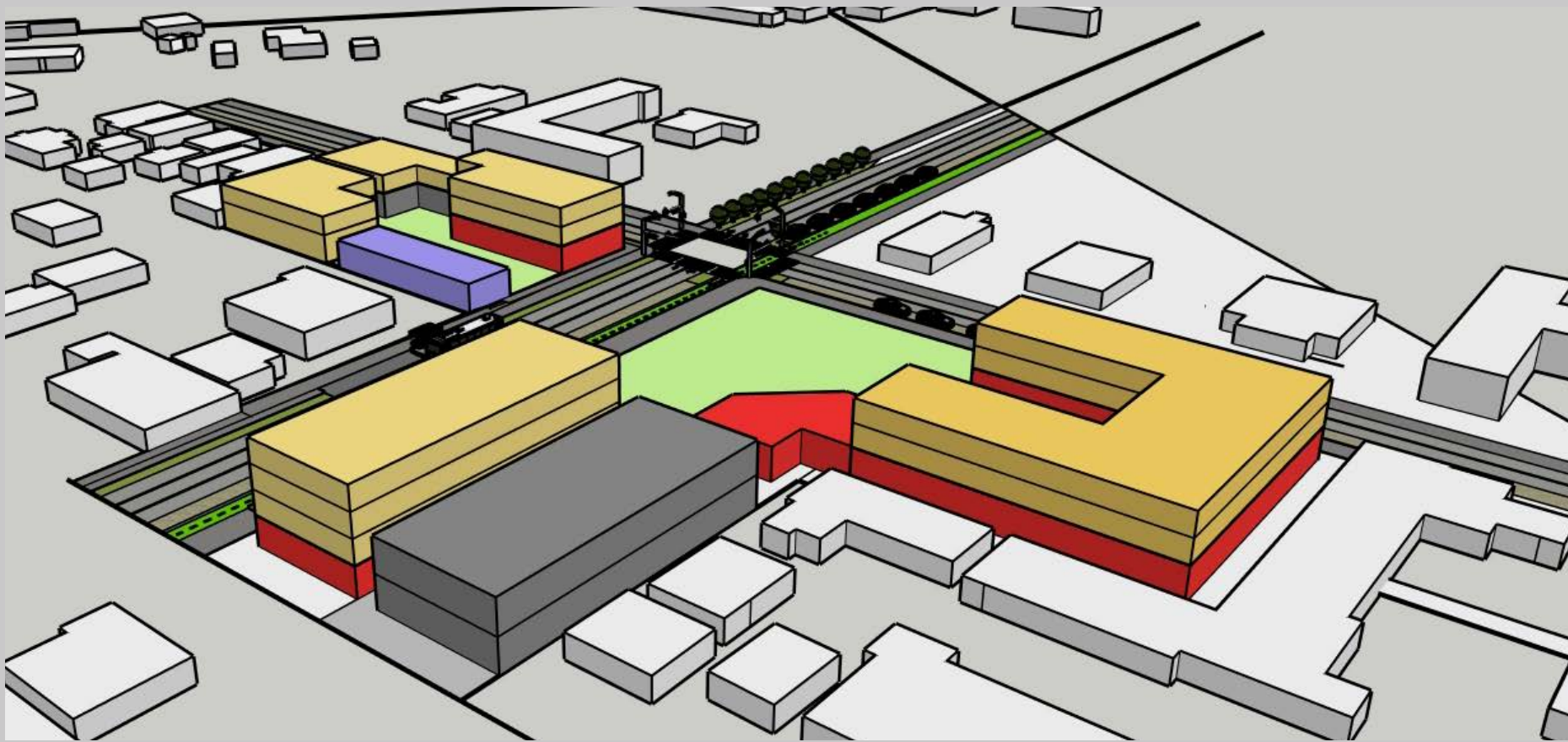
Section AB



Land Use

North-East View

62
% Coverage
1.38
FAR
45
Residential Units
92
Parking Spots



Typology	Floor Number	Uses by floor and color	Height in floors	# of Residential Units	Square footages	Footprint	FAR	Parking (# of spaces required)
1 Shopping Center	1	Public	1			2346.000 ft²	0.03	7
2 Townhouse	1	Residential	2	4	1020	4834.000 ft²	0.13	9
3 Retail Center	1	Service	1	5	700	1444.000 ft²	0.035	12
4 Parking Structure	1	Parking	2			7920.000 ft²		
5 Mixed-Use	2							
6 Mixed-Use	1	Service	4			6864.000 ft²	0.36	23
7 Mixed-Use	2	Residential	2	5	650			
8 Mixed-Use	3	Residential	3	5	650			
9 Mixed-Use	4	Residential	4	5	650			
10 Mixed-Use	1	Parking	2	3	1100	4132.000 ft²	0.12	6
11 Mixed-Use	2	Service	3	4	920	12547.000 ft²	0.52	6
12 Mixed-Use	3	Residential	3	4	920			
13 Mixed-Use	1	Service	3	5	825	4100.000 ft²	0.18	24
14 Mixed-Use	2	Residential	3	5	825			
15 Mixed-Use	3	Residential	3	5	825			
16 Green Space		Public				23562.000 ft²		
17 Green Space		Semi-Private				6832.000 ft²		
Totals				45		44,187	1.38	92