

**LEGEND:**

- 2-STORY CLUBHOUSE [12,000 SF]
- TOWNHOUSE [6 UNITS EA. TYP.]  
[ONE BLDG WITH 4 UNITS]  
WITH COVERED PARKING  
94 UNITS TOTAL
- 4-STORY BUILDING [148 UNITS]  
96 SINGLES | 40 DOUBLES  
4 3-BEDROOM | 8 STUDIOS  
296 UNITS TOTAL

390 UNITS TOTAL

**PARKING REQUIREMENTS:**  
1.5 STALLS PER 1-BEDROOM UNITS  
2 STALLS PER 2-BEDROOM UNITS

**TOWNHOUSES:**  
REQUIRED: 94 x 2 = 188  
PROVIDED: 188 [COVERED] +  
188 + 24 = 212

**4-STORY APARTMENTS:**  
78 x 1.5 = 117 + 63 x 2 = 126  
REQUIRED: 243 x 2 = 486  
PROVIDED: 170 [COVERED]  
+ 264 + 22 + 40 = 494

**CLUBHOUSE:**  
40 STALLS

**IMPERVIOUS CALCULATIONS:**

TOTAL PROJECT SITE = 45.5 ACRES

BUILDINGS = 100,558 SF [2.3 ACRES]

PAVEMENT = 359,697 SF [8.26 ACRES]

GREEN SPACE EAST OF REGENCY = 25.7 ACRES

GREEN SPACE WEST OF REGENCY = 9.16 ACRES

TOTAL GREEN SPACE = 34.86 ACRES (77% OF SITE)

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(815)806-0146  
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DRAWING TITLE:  
**SITE PLAN - PROJECT DATA**

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Project: HUNTLEY, IL  
MULTI-FAMILY DEVELOPMENT



Project No.: 21019
Drawn By: JM
Date: 10/08/2021
Revision: 11/11/2021
Revision: 02/10/2022

Drawing No.

**A1**









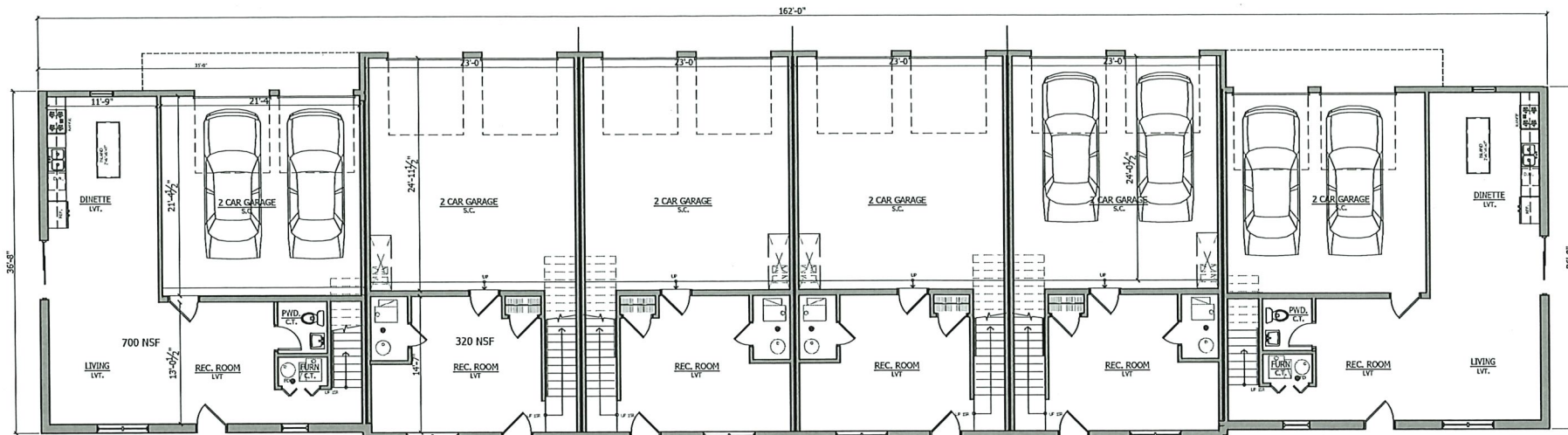




FRONT ELEVATION (TOWNHOUSE)  
SCALE: N.T.S.

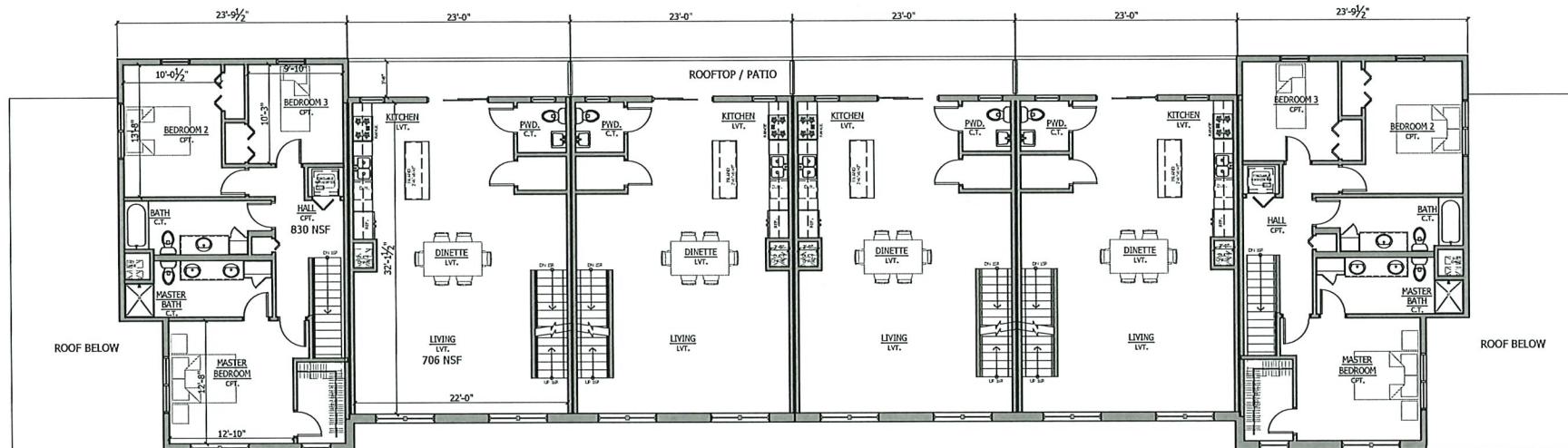






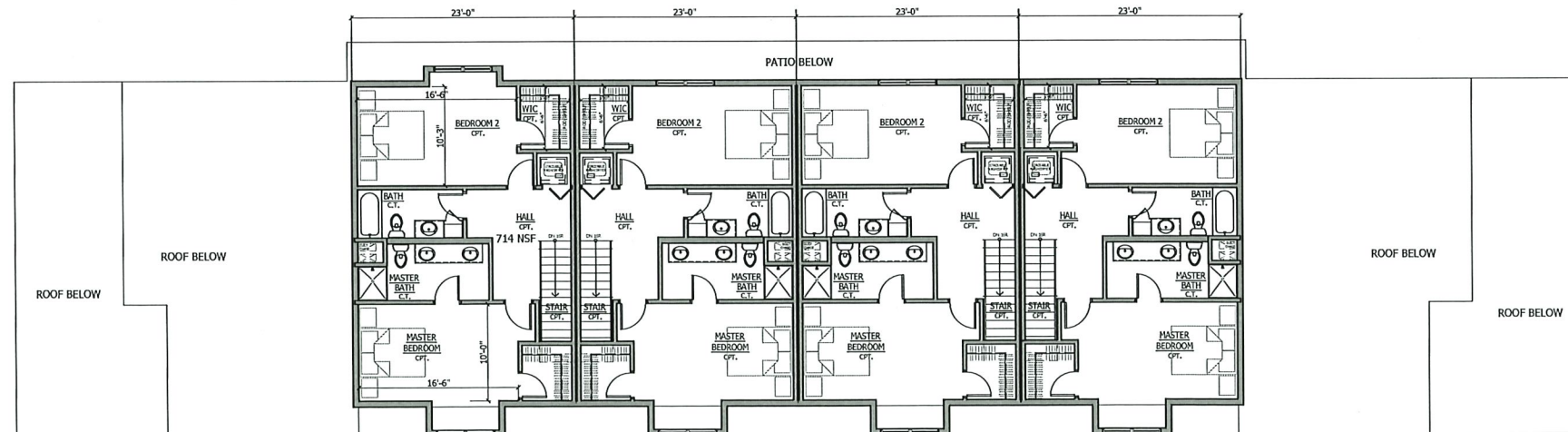
**FIRST FLOOR PLAN**

SCALE: 1/8" = 1'-0"



**SECOND FLOOR PLAN**

SCALE: 1/8" = 1'-0"



**THIRD FLOOR PLAN**

SCALE: 1/8" = 1'-0"



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**DEVELOPER / OWNER**



2	ISSUED FOR REVIEW	11/23/2021
1	ISSUED FOR REVIEW	10/08/2021
No.	ISSUES & REVISIONS	DATE

**PROJECT**

**HUNTLEY, IL**  
**MULTI-FAMILY DEVELOPMENT**

DRAWING TITLE RJA PROJECT NUMBER: 21019

**TOWNHOUSE**  
**FLOOR PLANS**

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Project No.: 21019

Drawn By: JRM

Drawn By: MAC

Checked By: JRM

**A6**

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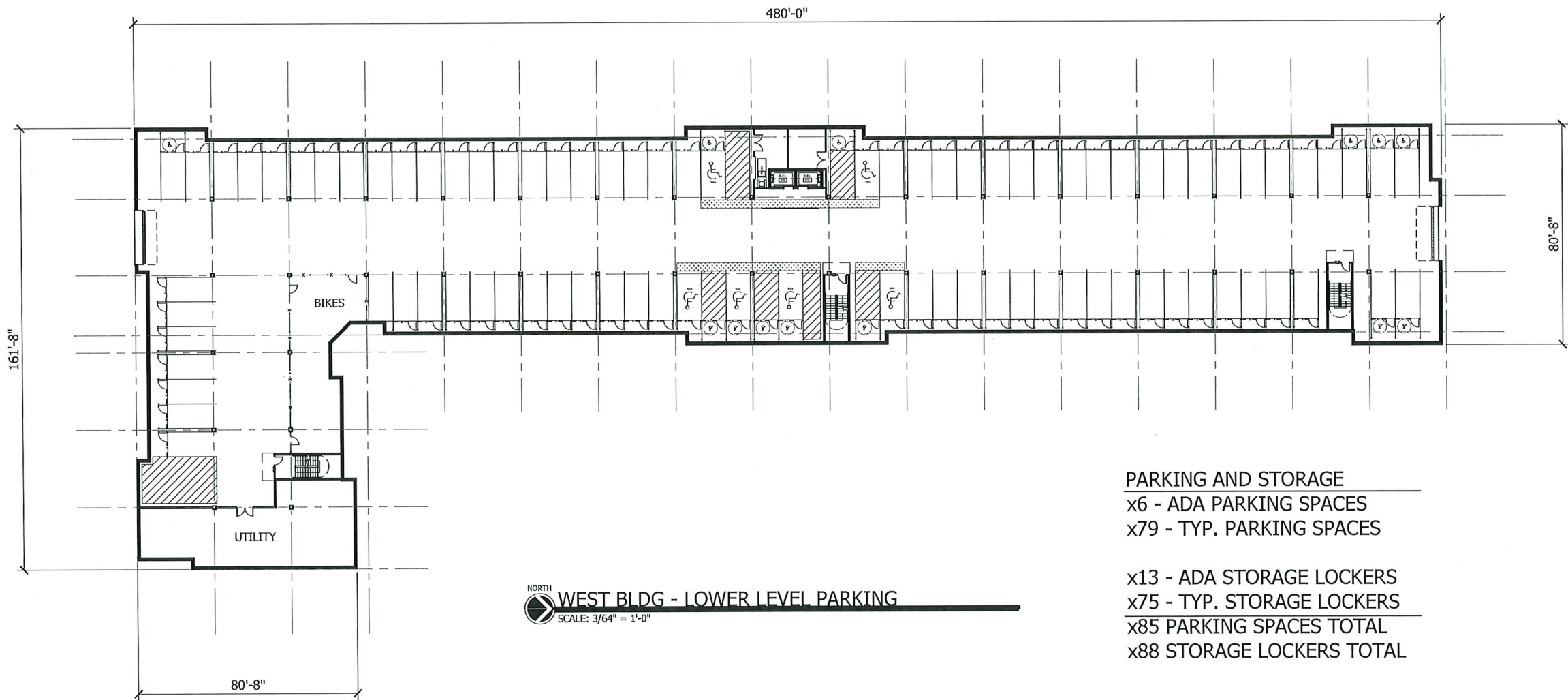
**COURTYARD ELEVATION**  
SCALE: N.T.S.



**SIDE ELEVATION**  
SCALE: N.T.S.







NORTH  
WEST BLDG - LOWER LEVEL PARKING  
SCALE: 3/64" = 1'-0"


PARKING AND STORAGE  
x6 - ADA PARKING SPACES  
x79 - TYP. PARKING SPACES

x13 - ADA STORAGE LOCKERS  
x75 - TYP. STORAGE LOCKERS  
x85 PARKING SPACES TOTAL  
x88 STORAGE LOCKERS TOTAL

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DEVELOPER / OWNER



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PROJECT

HUNTLEY, IL

MULTI-FAMILY DEVELOPMENT

DRAWING TITLE

RJA PROJECT NUMBER: 21019

LOWER LEVEL  
PARKING PLAN


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NORTH



Project No.: 21019

Drawn By: JRM

Drawn By: MAC

Checked By: JRM

A8



SF:  
2ND-4TH FLOORS  
42,081 GROSS SF  
CIRCULATION = 4,768 NSF  
MECH/UTILITY = 362 NSF

ARCHITECT



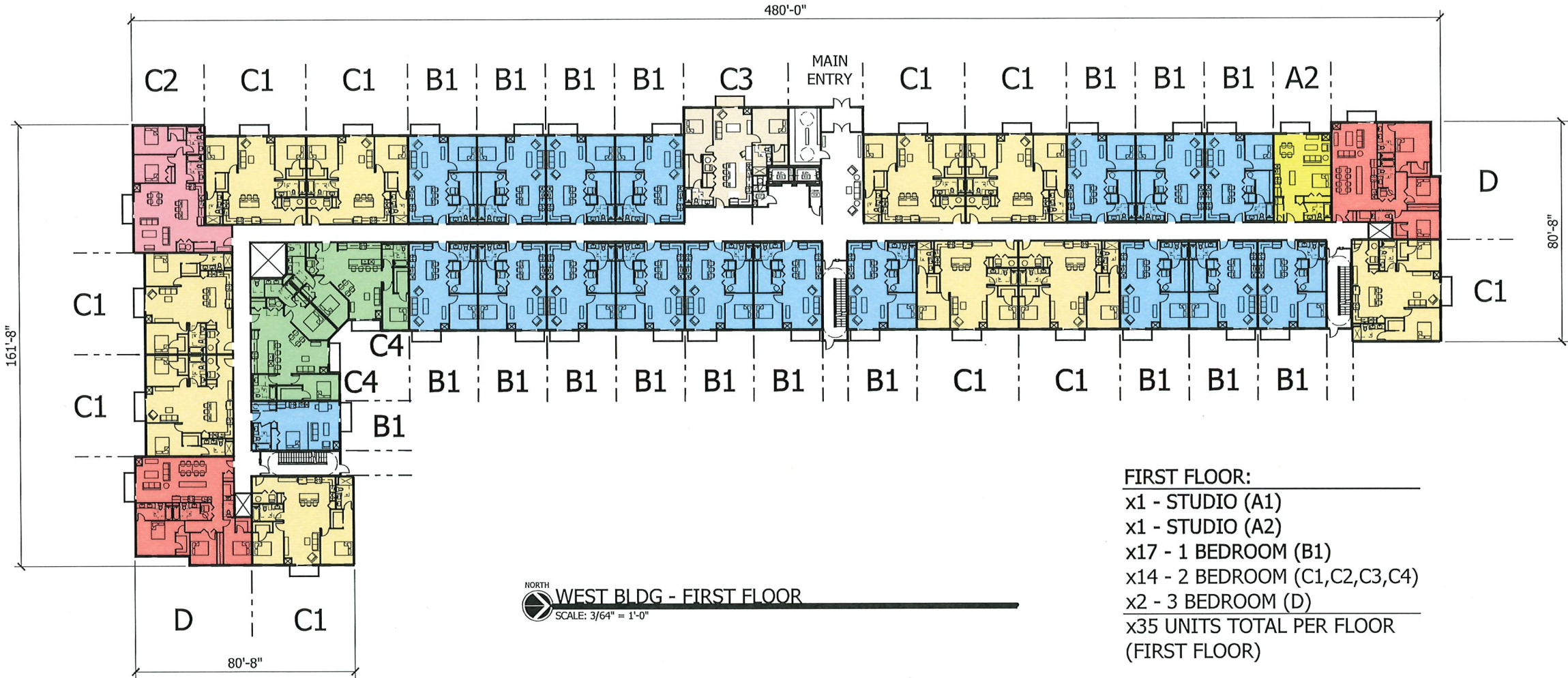
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- FIRST FLOOR:
- x1 - STUDIO (A1)
  - x1 - STUDIO (A2)
  - x17 - 1 BEDROOM (B1)
  - x14 - 2 BEDROOM (C1,C2,C3,C4)
  - x2 - 3 BEDROOM (D)
  - x35 UNITS TOTAL PER FLOOR (FIRST FLOOR)

NORTH  
WEST BLDG - FIRST FLOOR  
SCALE: 3/64" = 1'-0"

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PROJECT

HUNTLEY, IL  
MULTI-FAMILY DEVELOPMENT

DRAWING TITLE RJA PROJECT NUMBER: 21019

FIRST FLOOR PLAN

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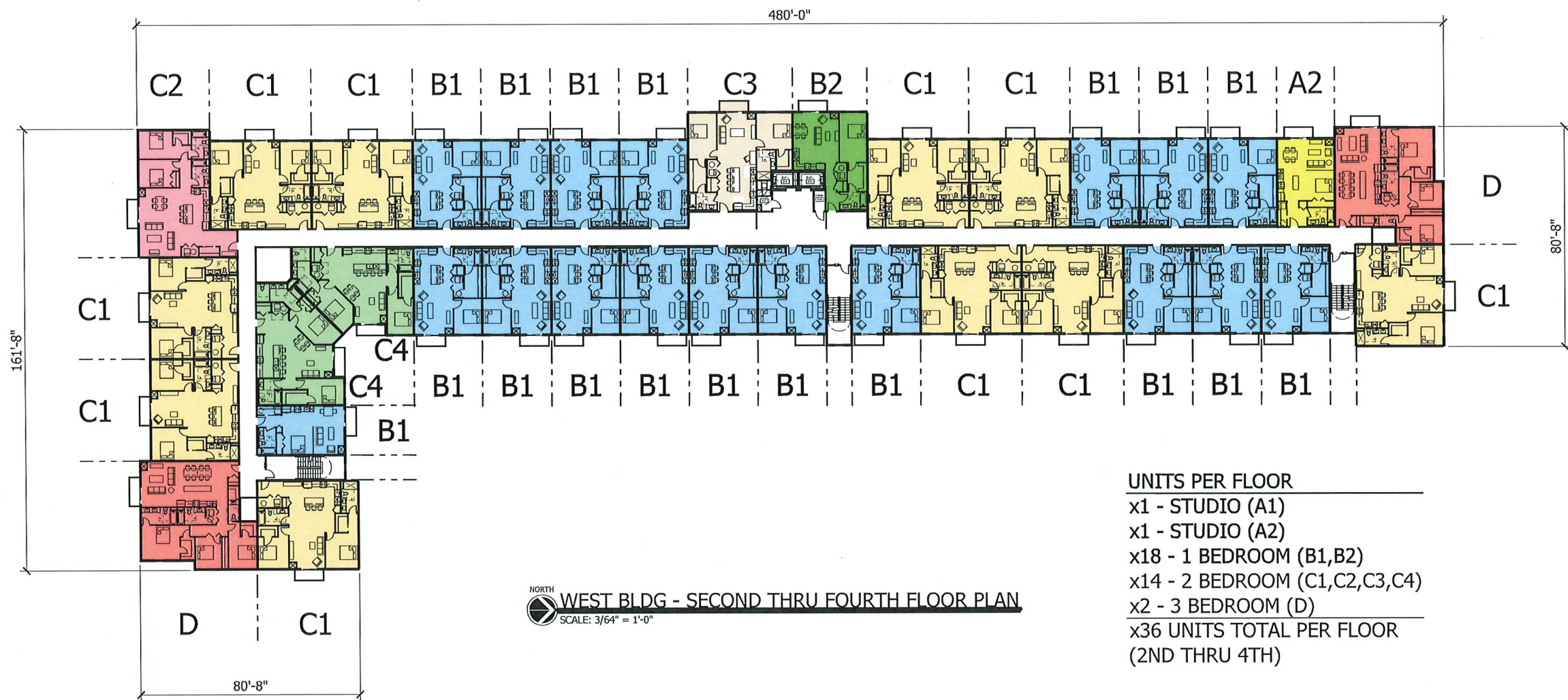
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Project No.:	21019	A9
Drawn By:	JRM	
Drawn By:	MAC	
Checked By:	JRM	



PLOT DATE: 11/23/2021 10:24:44 AM



**UNITS PER FLOOR**  
x1 - STUDIO (A1)  
x1 - STUDIO (A2)  
x18 - 1 BEDROOM (B1,B2)  
x14 - 2 BEDROOM (C1,C2,C3,C4)  
x2 - 3 BEDROOM (D)  
**x36 UNITS TOTAL PER FLOOR**  
(2ND THRU 4TH)

**WEST BLDG - SECOND THRU FOURTH FLOOR PLAN**  
SCALE: 3/64" = 1'-0"

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DEVELOPER / OWNER

**LYND LIVING**

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PROJECT

**HUNTLEY, IL**

**MULTI-FAMILY DEVELOPMENT**

DRAWING TITLE RJA PROJECT NUMBER: 21019

TYPICAL FLOOR PLATE

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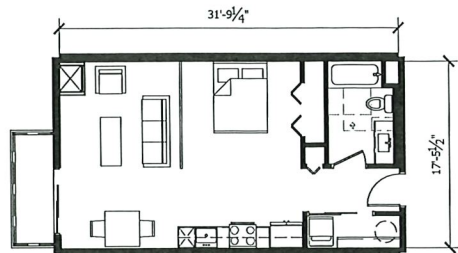
**NORTH**

0 1' 2' 3'

Project No.: 21019  
Drawn By: JRM  
Drawn By: MAC  
Checked By: JRM

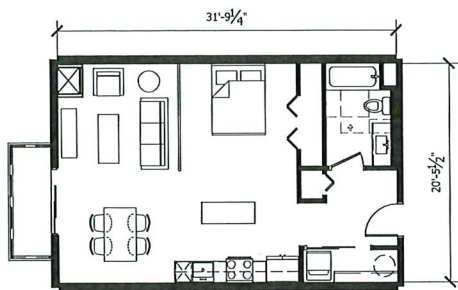
**A10**





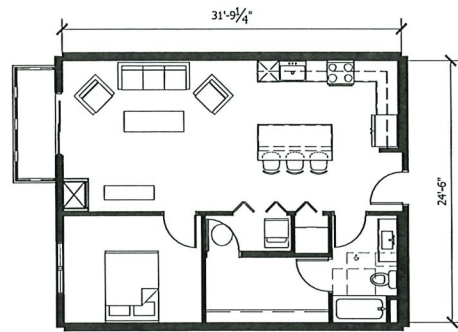
**A1 - STUDIO 554 sf**

SCALE: 1/8" = 1'-0"



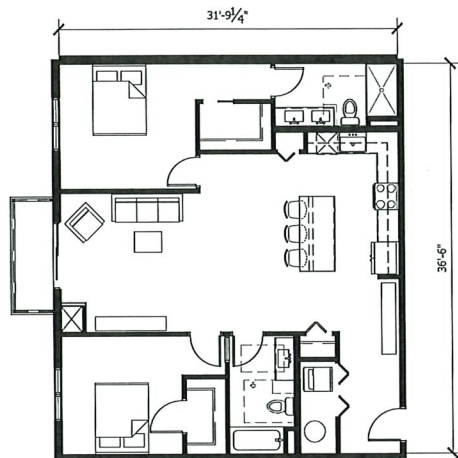
**A2 - STUDIO 649 sf**

SCALE: 1/8" = 1'-0"



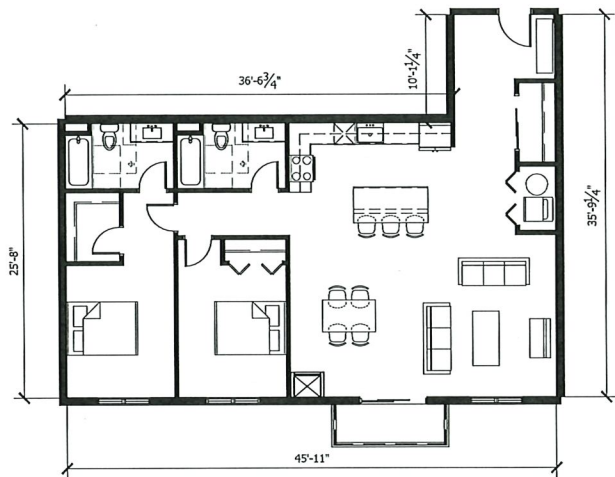
**B1 - 1 BEDROOM 778 sf**

SCALE: 1/8" = 1'-0"



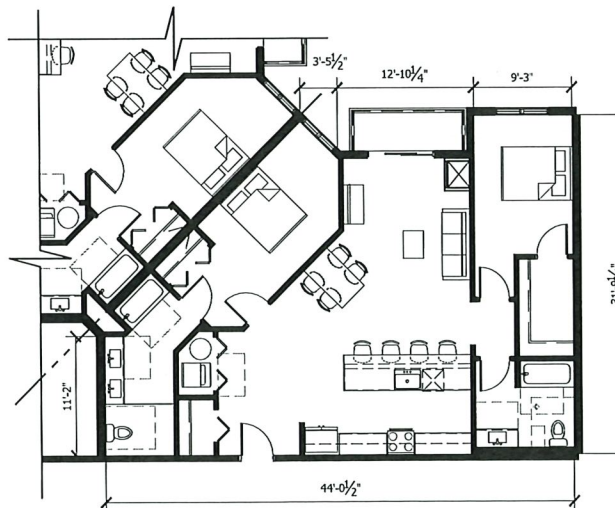
**C1 - 2 BEDROOM 1159 sf**

SCALE: 1/8" = 1'-0"



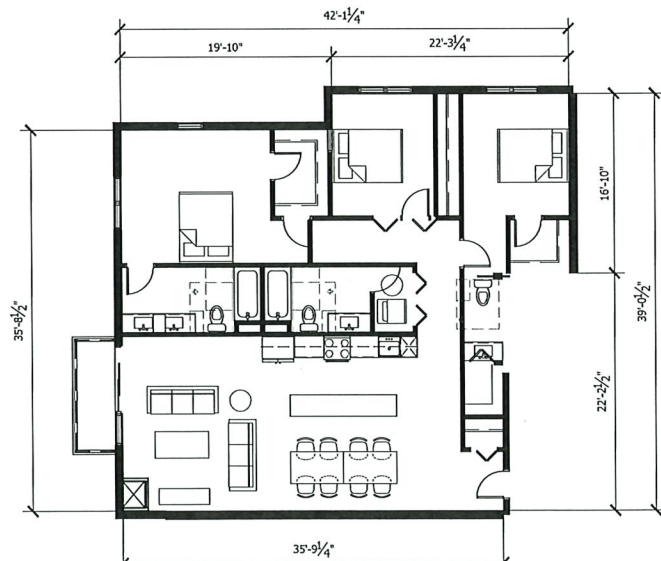
**C2 - 2 BEDROOM 1273 sf**

SCALE: 1/8" = 1'-0"



**C4 - 2 BEDROOM 1155 sf**

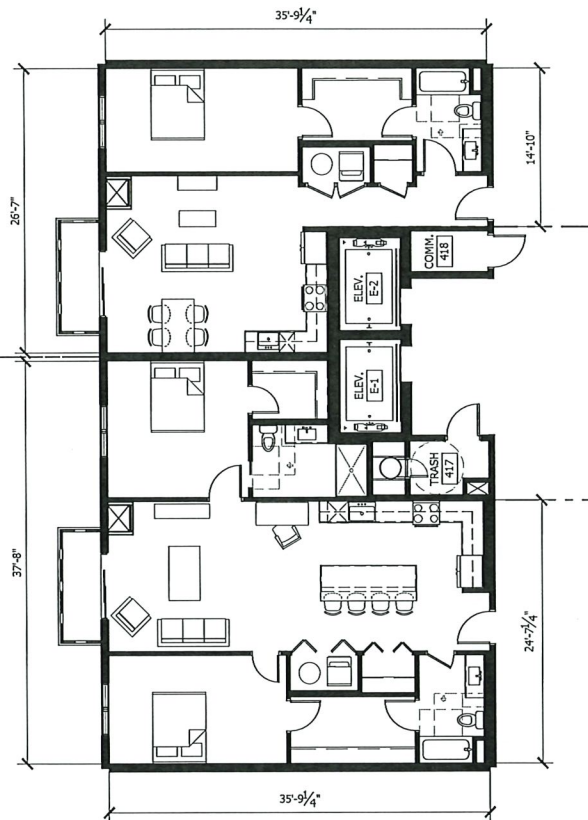
SCALE: 1/8" = 1'-0"



**D - 3 BEDROOM 1437 sf**

SCALE: 1/8" = 1'-0"

UNIT B2  
1 BEDROOM  
672 sf  
UNIT C3  
1 BEDROOM  
867 sf



**B2 & C3 - ELEVATOR UNITS**

SCALE: 1/8" = 1'-0"

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DEVELOPER / OWNER



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PROJECT

**HUNTLEY, IL**  
**MULTI-FAMILY DEVELOPMENT**

DRAWING TITLE RJA PROJECT NUMBER: 21019

**ENLARGED**  
**UNIT PLANS**

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A11



