



ZONING CHECKLIST

Administrative Clearance for Chapter 2.1 of the Cornfield Arroyo Seco Specific Plan

NOTE: This checklist is an attachment to the CASP Administrative Clearance Form (CP-3507).

RELATED ZONE CODE SECTIONS: Section 11.5.7 and 12.32 authorize Specific Plans. Ordinance 182,617 established the Cornfield Arroyo Seco Specific Plan (CASP); refer to the sections in Chapter 2.1 – Zoning referenced below when completing this checklist.

	Drawing Sheet	Administrative Use Only
Section C - Zoning Districts		
Indicate the drawing sheet which identifies the zoning district(s) that the project is located in.	_____	<input type="checkbox"/>
Sections D and E - Permitted Uses and Use Limitations		
1. Indicate in the use table requested below any accessory uses associated with the primary use. The square footage of the accessory uses should be included in the square footage associated with the primary use.		<input type="checkbox"/>
2. If the project includes an outdoor eating area indicate the drawing sheet that includes a site plan and elevations and design details of the outdoor eating area. The sheet should indicate how the eating area complies with applicable local, state and federal requirements and the Plan’s urban design standards.	_____	<input type="checkbox"/>
3. Indicate the drawing sheet that provides a use table identifying the uses of the project along with the square footage floor area and percent of floor area allocated to each use.	_____	<input type="checkbox"/>
a. If the project includes retail areas include the square footage of each retail establishment in the table.		<input type="checkbox"/>
b. If the project includes residential uses include the total number of units, the total residential area square footage, the number of units per bedroom type, and the square footage of each unit type.		<input type="checkbox"/>
c. If the project includes a commercial hotel include the number of rooms.		<input type="checkbox"/>
Section F - Floor Area Limitations		
1. Indicate which drawing sheet includes information on the Floor Area of the project.	_____	<input type="checkbox"/>
2. If the project is requesting a Floor Area Ratio (FAR) above the Base FAR include that information on the same sheet as the information requested in 3a above. Include information on the amount of additional FAR and the program(s) being utilized; Affordable Housing Option, Public Benefit Option or TFAR Program.	_____	<input type="checkbox"/>

	Drawing Sheet	Administrative Use Only
<p>3. If the project is located within the River Buffer Area indicate this information on the same sheet as the information requested in 3a above.</p>	_____	<input type="checkbox"/>
Section G - Floor Area Bonus		
1. Affordable Housing Bonus Option		
<p>a. If the project includes Affordable Housing Option-Strategy A indicate the drawing sheet that includes a table outlining the percent of affordable units and the affordable unit mix (level of affordability, size of unit, number of bedrooms).</p>	_____	<input type="checkbox"/>
<p>b. If the project includes Affordable Housing Option-Strategy B indicate the drawing sheet that includes a table outlining the number of affordable units that will be provided and the affordable unit mix (level of affordability, size of unit, number of bedrooms). The table should include the square footage of the affordable units at each respective income level and the bonus market square footage that is requested.</p>	_____	<input type="checkbox"/>
<p>c. Projects utilizing either Strategy A or Strategy B shall indicate on the same drawing sheet the number of incentives the project is eligible for and which incentives the project is proposing to utilize.</p>	_____	<input type="checkbox"/>
<p>d. If the project is utilizing either Strategy A or Strategy B complete and attach Covenant Agreement.</p>		<input type="checkbox"/>
2. Community Benefit Option		
<p>If the project includes a Community Benefit Option indicate the drawing sheet that describes which benefits are being provided. Include calculations indicating the scope of the benefit and the additional floor area proposed.</p>	_____	<input type="checkbox"/>
Section H - Transfer of Floor Area (TFAR)		
<p>If the project is utilizing the TFAR Program attach the TFAR Application and Allocation Plan.</p>		<input type="checkbox"/>