

Site/Design Review Application for Church Lane Apartments

12 Unit Apartment Complex

2424 Church Lane, CA 94806

APN: 417-090-024

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CS Cover Sheet

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Supplemental Data

Application
Stormwater Control Plan

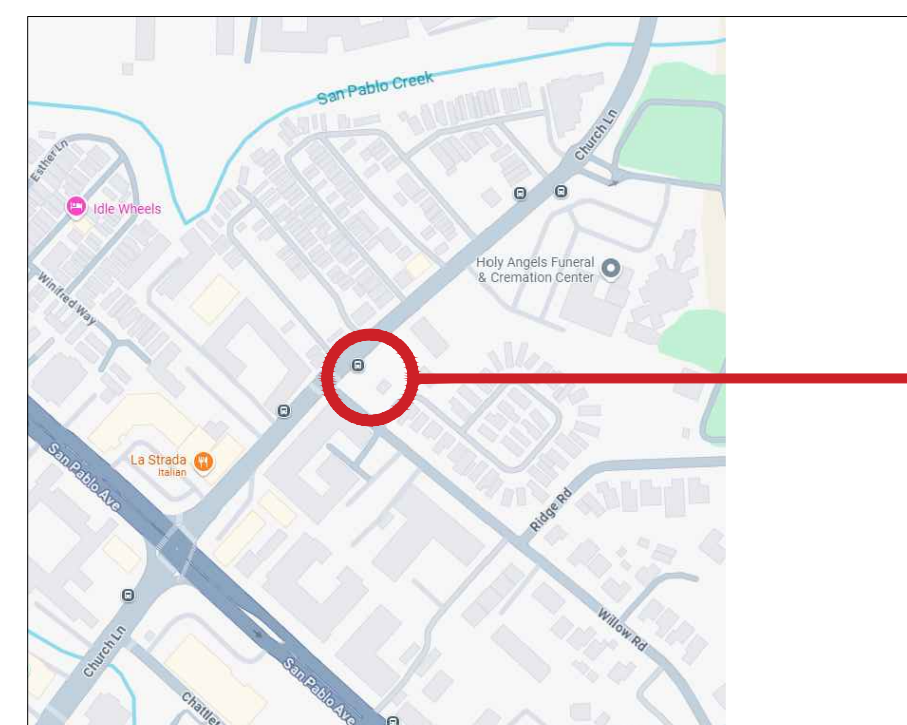
Deferred

Signage Program
Photovoltaic P lans

Location Map



Project
Location



Project
Location

Team

Owner:
Harmony Communities
6653 Embarcadero Dr, Suite C
Stockton, CA 95219
(209) 932-8747

Civil Engineer:
Ridgeline Engineering
2769 Boeing Way
Stockton, CA 95206
(209) 955-0110

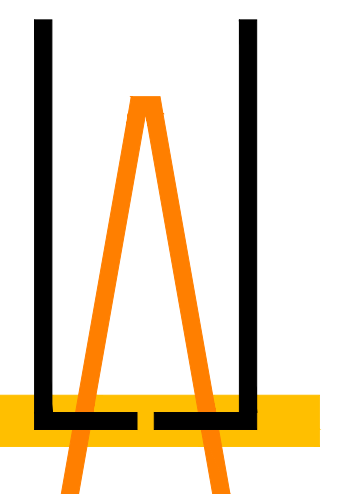
Landscape Architect:
Jeffrey F. Gamboni
3012 Pacific Avenue
Stockton, CA 95204
(209) 948-8335

Architect:
Lee-Jagoe Architecture, Inc.
2800 West March Lane, Suite 240
Stockton, CA 95219
(209) 957-9254

Scope of Work

Construction of 12 Unit Apartment Project
and communal open space for
social areas, gathering and play area.
Project is to be completed in one phase.
See sheet SP1_Site Plan for project data.

CS



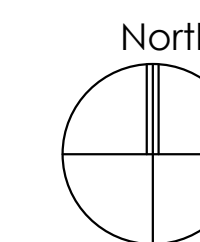
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Church Lane Apartments
San Pablo, California

January 07, 2025 Submittal Set



Preliminary Concept Project Data



Gross Land Area:	27,385 sq. ft. .629 Acres
Net Land Area:	23,834 sq. ft. .547 Acres
Zoning:	R3-Multifamily Residential, Institutional
General Plan:	Medium Density Residential, Public/Institutional
# of Units:	12 Units
Density:	21.94 Du/Ac Net

Coverage Base on Net Land Area:

Building Coverage:	7,161 sq. ft.	30.05%
Parking Coverage:	2,673 sq. ft.	11.21%
Landscaping Coverage:	14,000 sq. ft.	58.74%

Floor Area Ratio:	.86 to 1.00 with garages
	20,462/23,834

# Parking Spaces:	24 Spaces Required
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Covered Garages:	24 Spaces
Open/Guest:	0 Spaces
Extra	0 Spaces

Total Parking Spaces:	24 Spaces
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Public Open Space	Minimum 300 Square Feet per Unit
	3,600 sf Required
	4,315 sf Provided

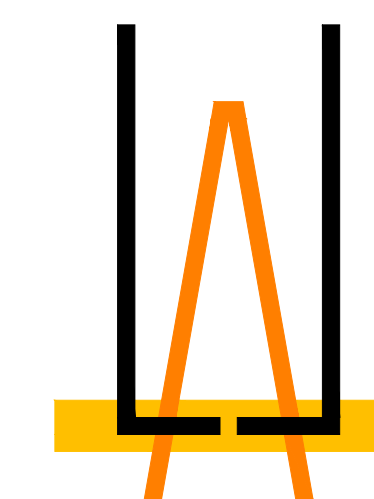
Private Open Space	Minimum 100 Square Feet per Unit
	2,400 sf Required
	2,400 sf Provided

Preliminary Concept Site Plan

Parcel 238-050-21

Sheet SP1.0

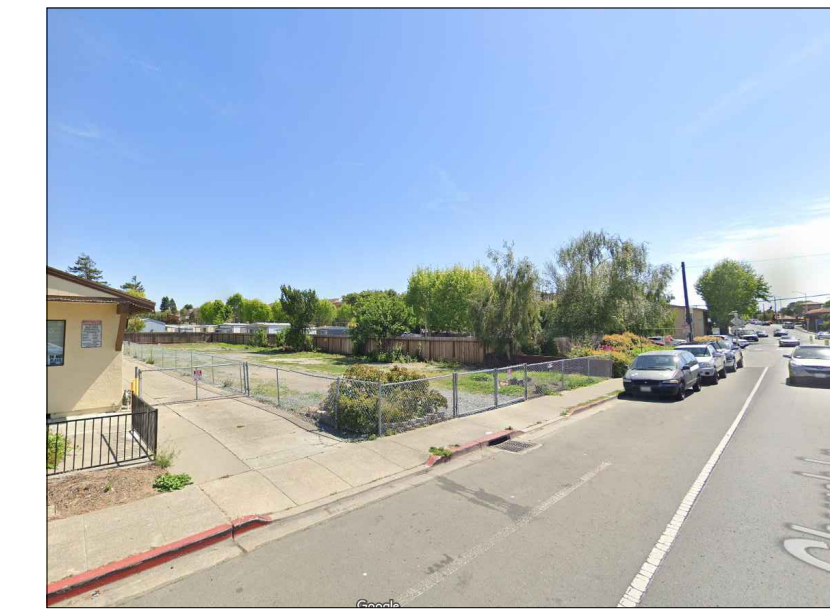
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June 30, 2025



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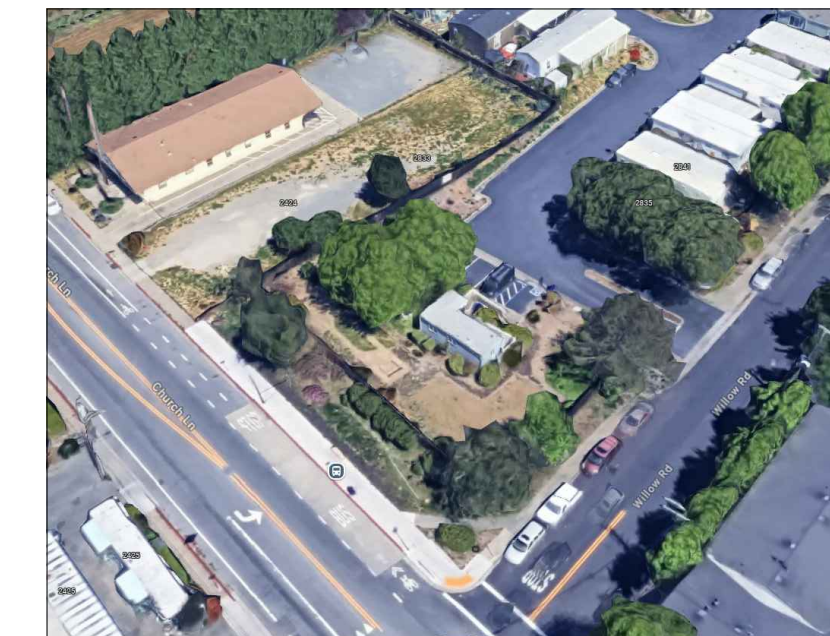
Harmony Communitites



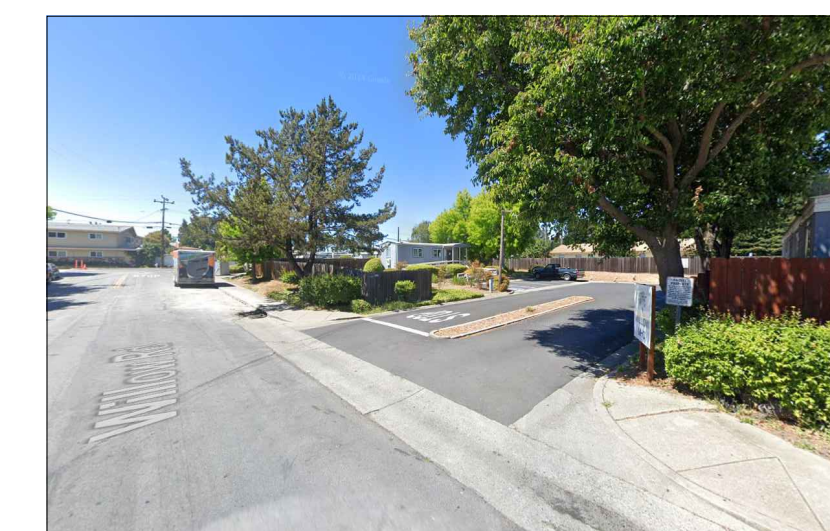
①
Church Lane
South Street View



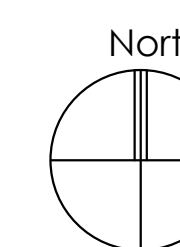
②
Church Lane and Willow Road
Northeast Street View



③
Church Lane and Willow Road
Northeast Aerial View



④
Willow Road
Northwest Street View

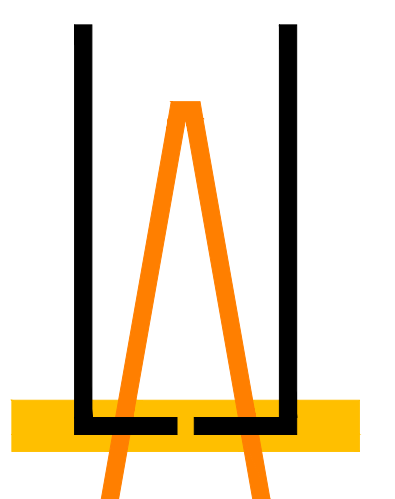


Site Photos
Parcel 238-050-21

Sheet SP1.1
Scale: 1/16" = 1'-0"
June 30, 2025

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Exterior Lights

Kichler 49118AZLED
Architectural Bronze



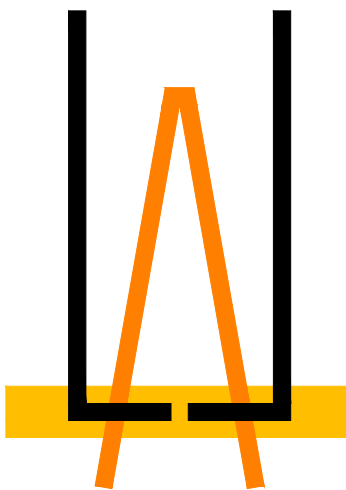
See Civil Plans
for Improvements

Sheet SP1.2
Site Section

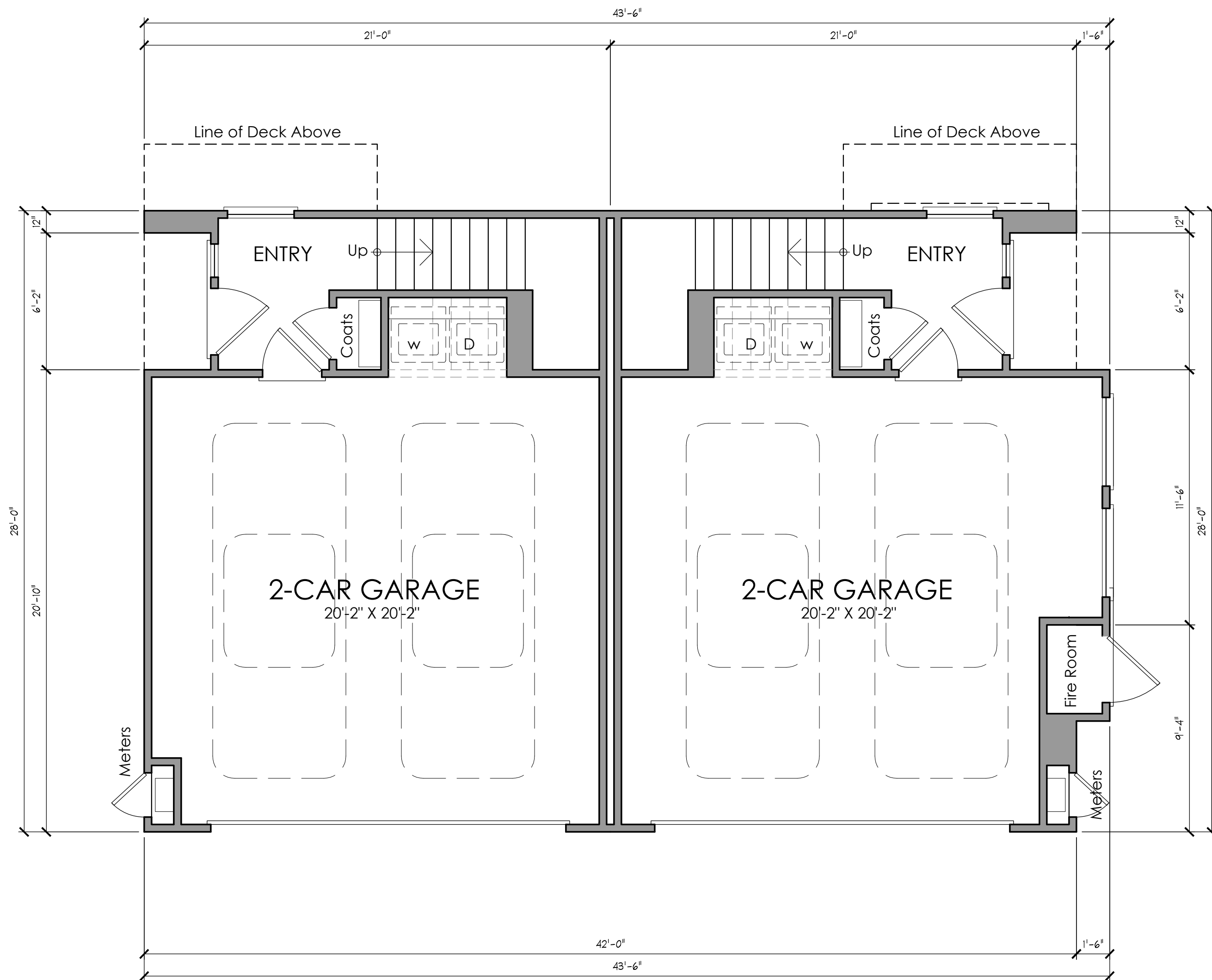
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July 01, 2025

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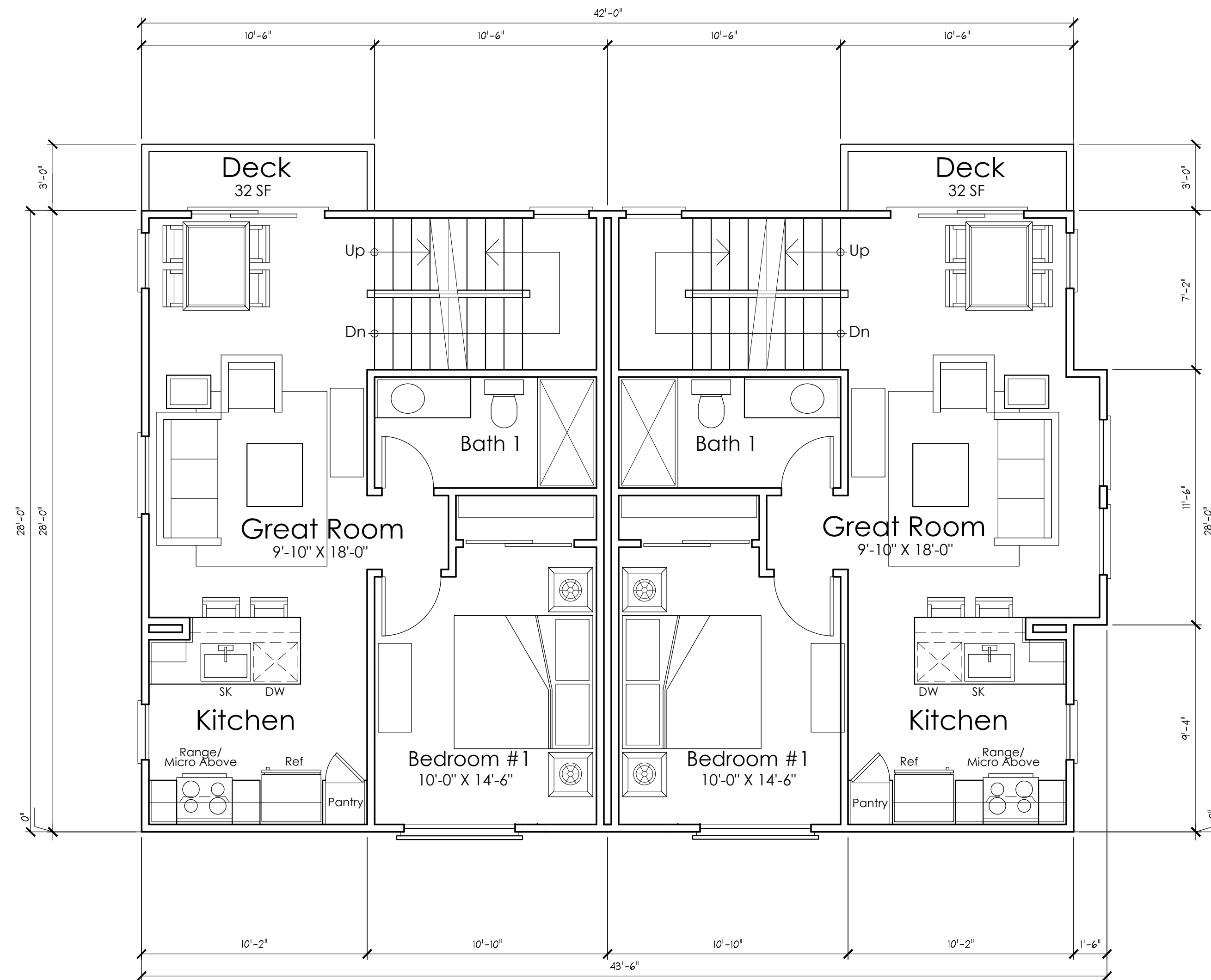


Prototype 'B'
Ground Floor Plan

Ground Floor	135 Square Feet
Second Floor	513 Square Feet
Third Floor	491 Square Feet
Total:	1,139 Square Feet
Total Deck Area:	100 Square Feet

Prototype 'A'
Ground Floor Plan

Ground Floor	135 Square Feet
Second Floor	530 Square Feet
Third Floor	491 Square Feet
Total:	1,156 Square Feet
Total Deck Area:	100 Square Feet



Prototype 'B'
Second Floor Plan

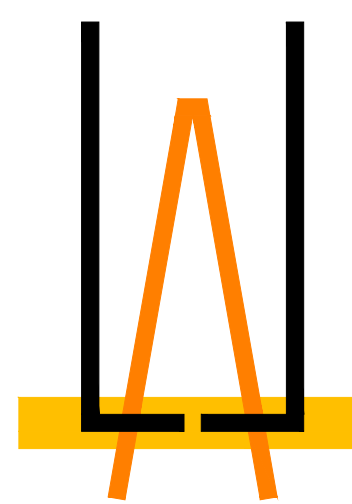
Prototype 'A'
Second Floor Plan

Sheet A1.1 Prototype Unit

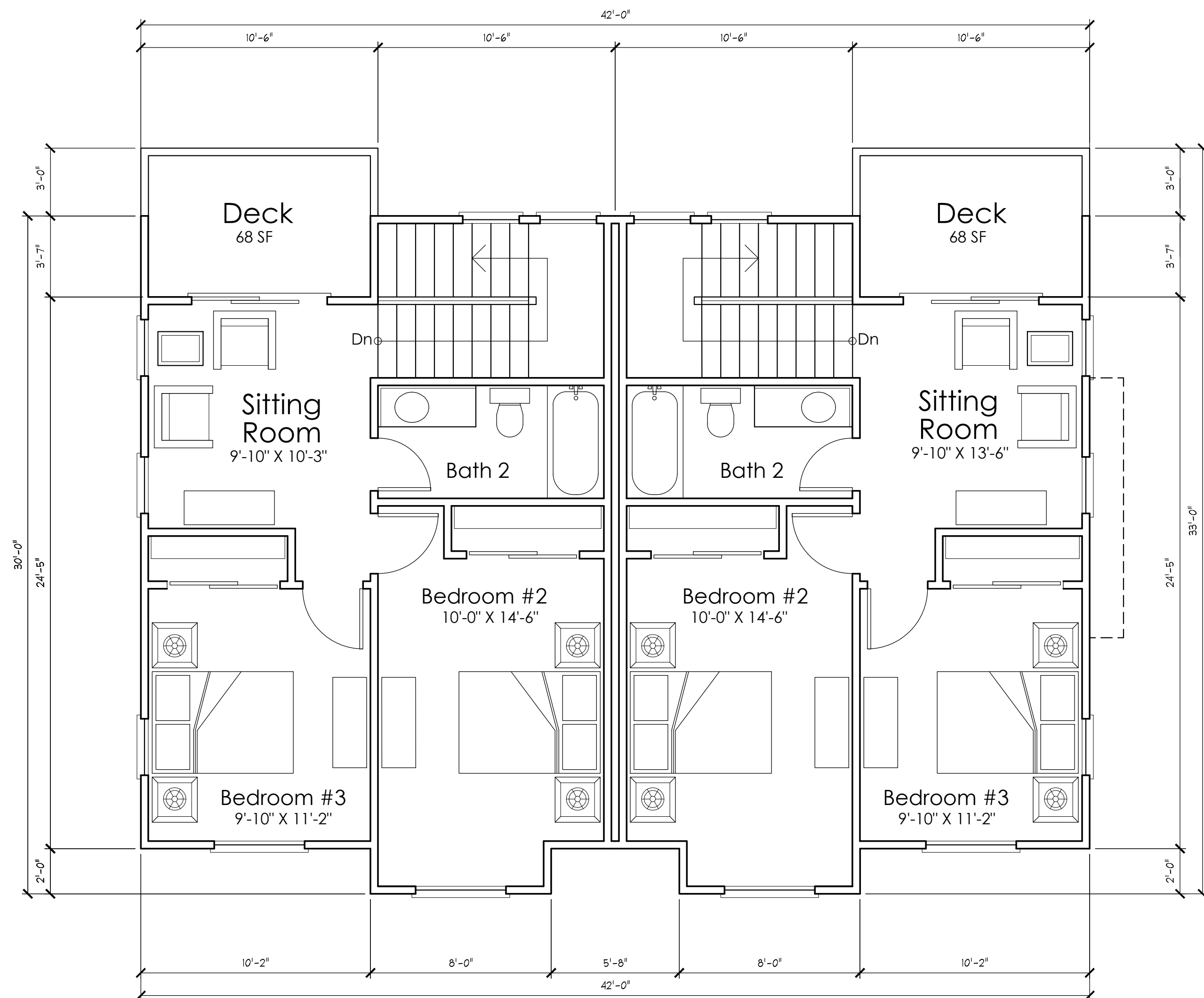
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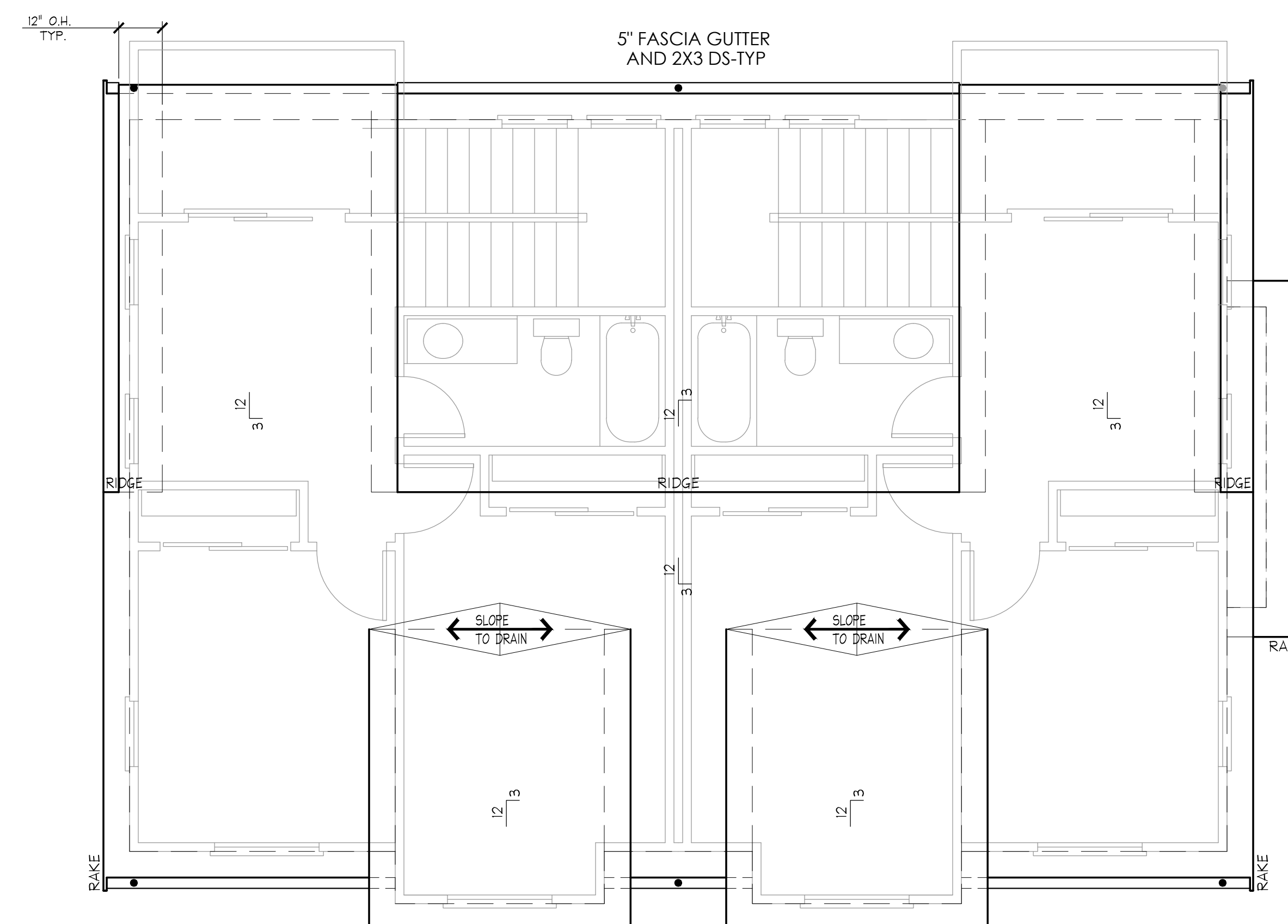


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Prototype 'B'
Third Floor Plan

Prototype 'A'
Third Floor Plan



Prototype 'B'
Roof Plan

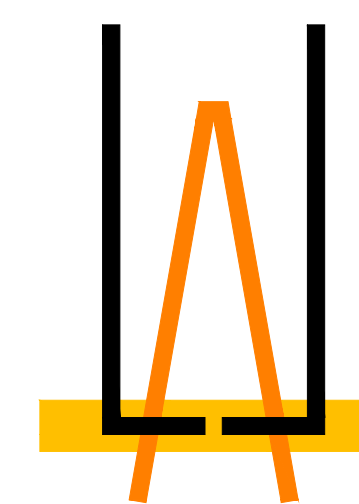
Prototype 'A'
Roof Plan

Sheet A1.2 Prototype Unit

Scale: 1/4"=1'-0"
June 30, 2025

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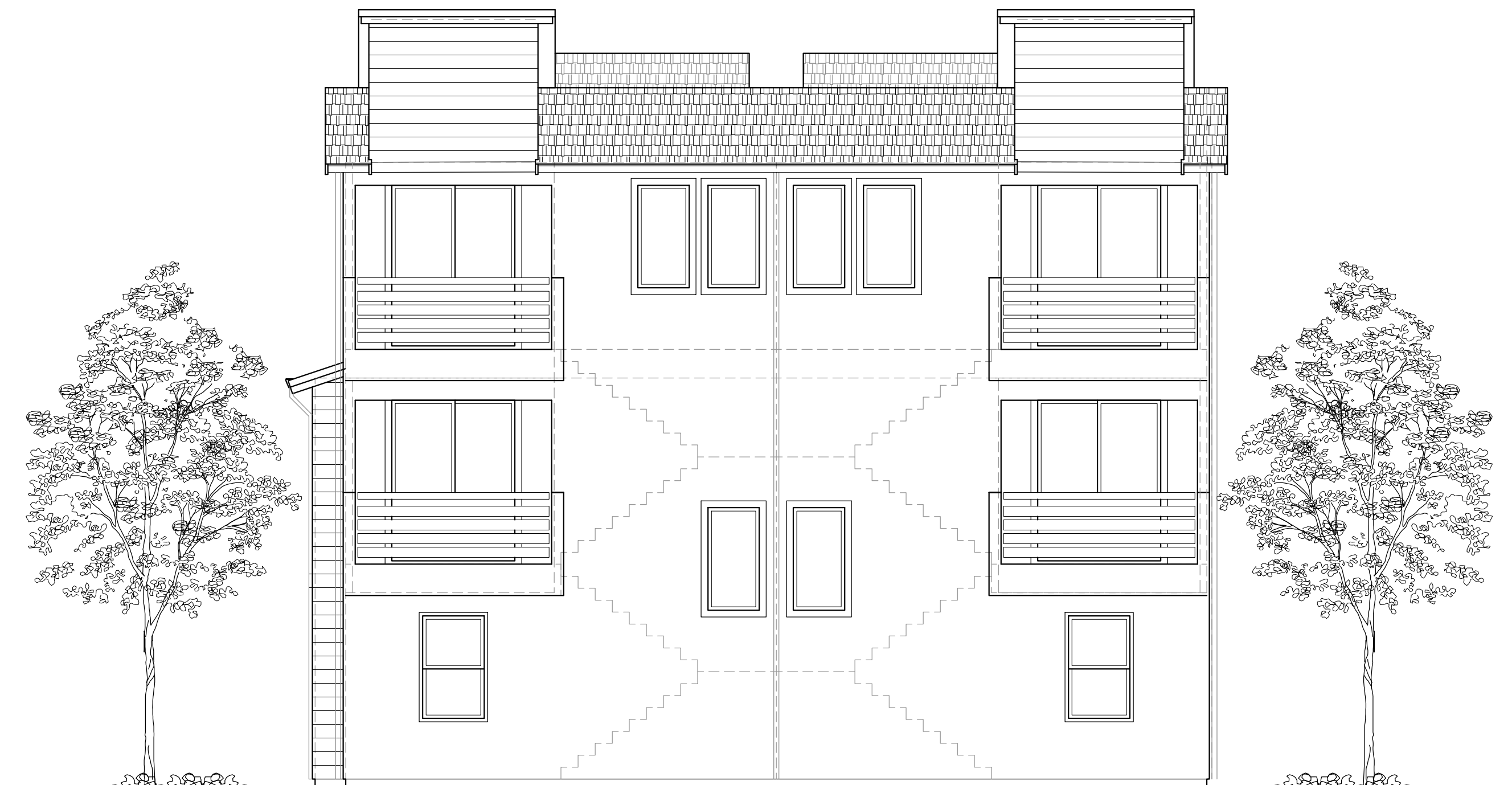


Drive Elevation

End Unit
Prototype 'A' X Interior Unit
Prototype 'B'



End Unit-Side Elevation-
Prototype 'A'



Rear Elevation

Interior Unit
Prototype 'B' X End Unit
Prototype 'A'



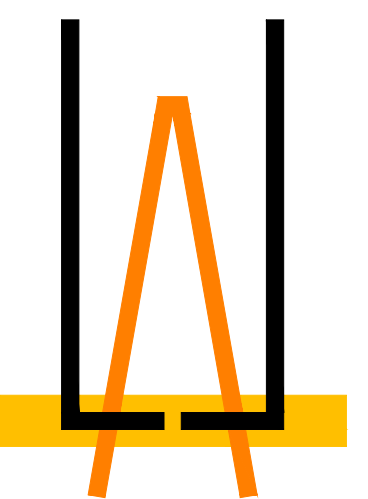
Interior Unit-Side Elevation-

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Sheet A2.1
Prototype Unit

Scale: 3/16"=1'-0"
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Drive Elevation



End Unit-Side Elevation-
Prototype 'A'



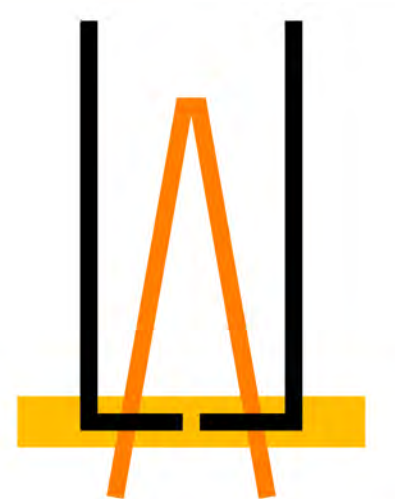
Rear Elevation



Interior Unit-Side Elevation-

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June 30th, 2025 **LEE JAGOE ARCHITECTURE**
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