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PARK APARTMENTS - BUILDING TABULATIONS

UNIT TYPE														MIX			
				R1	R2	R3	R4	R5	R6	R7	R8	R9	R10	TOTAL	Units Per Type	Average NSF	%
S-1	Studio	526	Net Sq. Ft.	0	0	0	1	1	1	1	1	0	0	5			
S-1m1	Studio	565	Net Sq. Ft.	0	1	1	1	1	1	1	1	1	0	8	32	569	10.6%
S-1m2	Studio	589	Net Sq. Ft.	2	2	2	2	2	2	2	2	0	18				
S-1m3	Studio	470	Net Sq. Ft.	0	0	1	0	0	0	0	0	0	1				
A-1	1BR, 1BA	692	Net Sq. Ft.	1	1	2	2	2	2	2	2	2	2	18	116	746	38.4%
A-2	1BR, 1BA- balcony	725	Net Sq. Ft.	0	0	4	4	4	4	4	4	0	24				
A-2m1	1BR, 1BA- balcony	750	Net Sq. Ft.	0	2	2	2	2	2	2	2	0	16				
A-2m2	1BR, 1BA	773	Net Sq. Ft.	2	0	0	0	0	0	0	0	0	2				
A-2m3	1BR, 1BA	723	Net Sq. Ft.	0	0	1	0	0	0	0	0	0	1				
A-3	1BR, 1BA	768	Net Sq. Ft.	1	1	1	1	1	1	1	1	1	10				
A-4	1BR, 1BA	773	Net Sq. Ft.	1	5	5	5	5	5	5	5	4	45				
A-5	1BR, 1BA	777	Net Sq. Ft.	0	1	3	3	3	3	3	2	2	23				
A-6	1BR, 1BA	848	Net Sq. Ft.	1	0	0	0	0	0	0	0	0	1	26	790	8.6%	
A-7	1BR, 1BA	993	Net Sq. Ft.	0	0	0	0	0	0	0	0	1	1				
A-8	1BR, 1BA	838	Net Sq. Ft.	0	0	0	0	0	0	0	0	1	1				
B-1	2BR, 2BA	1,058	Net Sq. Ft.	1	1	1	2	2	2	2	2	1	1	15	82	1,077	27.2%
B-2	2BR, 2BA - balcony	1,056	Net Sq. Ft.	0	0	4	4	4	4	4	4	0	0	24			
B-2m1	2BR, 2BA - balcony	1,092	Net Sq. Ft.	0	2	2	2	2	2	2	2	0	0	16			
B-2m2	2BR, 2BA	1,104	Net Sq. Ft.	2	0	0	0	0	0	0	0	0	2				
B-2m3	2BR, 2BA - balcony	1,083	Net Sq. Ft.	0	2	2	2	2	2	2	2	0	0	14			
B-2m4	2BR, 2BA	1,114	Net Sq. Ft.	1	0	0	0	0	0	0	0	0	1				
B-3	2BR, 2BA	1,114	Net Sq. Ft.	1	1	1	1	1	1	1	1	1	10				
B-6	2BR, 2BA	1,151	Net Sq. Ft.	0	2	2	2	2	2	2	0	0	14				
B-6m1	2BR, 2BA - balcony	1,147	Net Sq. Ft.	0	0	1	1	1	1	1	0	0	6	22	1,152	7.3%	
B-6m2	2BR, 2BA - balcony	1,178	Net Sq. Ft.	2	0	0	0	0	0	0	0	0	2				
D-1	3BR, 2BA	1,139	Net Sq. Ft.	1	1	2	2	2	2	2	2	2	1	17	17	1,139	5.6%
D-2	3BR, 2BA	1,368	Net Sq. Ft.	0	0	1	1	1	1	1	0	0	6	7	1,399	2.3%	
D-3	3BR, 2BA	1,584	Net Sq. Ft.	0	0	0	0	0	0	0	1	0	1				
<b>Units Per Floor</b>				16	22	38	38	38	38	38	38	23	13	302		888.01	100.0%
<b>Net Area Per Floor</b>				14,794	19,308	33,525	33,916	33,916	33,916	33,916	33,916	19,870	11,102	268,179			
<b>Circulation/Mech/Loading</b>				12,658	3,438	5,113	4,722	4,722	4,722	4,722	4,722	3,676	1,693	50,188			
<b>Lobby / Leasing / Amenity</b>				9,573										9,573			
<b>Gross Area Per Floor</b>				37,025	22,746	38,638	38,638	38,638	38,638	38,638	38,638	23,546	12,795	327,940			
<b>Average Gross Area per unit</b>				2,314	1,034	1,017	1,017	1,017	1,017	1,017	1,017	1,024	984	1,086			
<b>Building Efficiency</b>				40.0%	84.9%	86.8%	87.8%	87.8%	87.8%	87.8%	87.8%	84.4%	86.8%	81.8%			
<b>Parking Garage Area (Gross)</b>				33,174	31,500	31,500	10,724						106,898				
<b>Gross Area per Space</b>				562	335	339	185						352				
<b>Handicap Parking</b>				4	0	4	0						8				
<b>Standard Parking</b>				55	94	89	58						296				
<b>Garage Parking Total</b>				59	94	93	58						304				
<b>Garage Parking Ratio</b>														1.01			
<b>Surface Parking</b>																	
<b>Handicap Parking</b>				0											0		
<b>Standard Parking</b>				13											13		
<b>Surface Parking Total</b>				13											13		
<b>Total Parking (Garage + Surface)</b>														317			
<b>Total Parking Ratio (Garage + Surface)</b>														1.05			
<b>Total Public Surface Parking</b>				226											226		

**SUMMARY OF PROVISIONS**

TOTAL RESIDENTIAL AREA  
= +/- 327,940 GSF

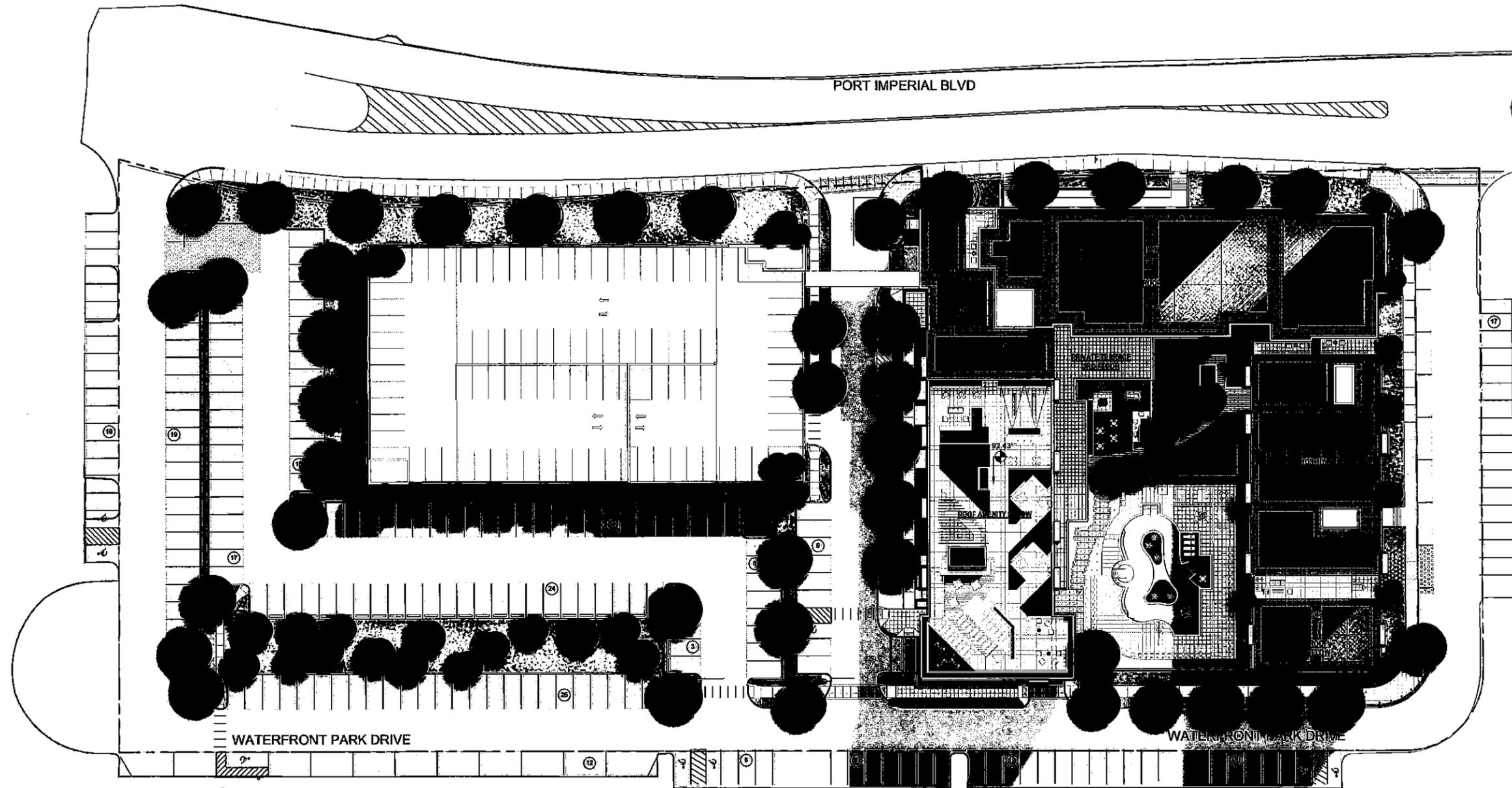
TOTAL UNITS = 302 UNITS

RESIDENTIAL PARKING:  
GARAGE PARKING = 304 PS  
SURFACE PARKING = 13 PS

TOTAL RES. PARKING = 317 PS  
(GARAGE + SURFACE)

RES. PARKING RATIO = 1.05 PS/UNIT

PUBLIC PARKING SPACES  
= 138 ADDITIONAL SPACES



\*NOTE: REFER TO CIVIL FOR SITE PLAN AND CIVIL INFORMATION.  
LANDSCAPE SHOWN FOR ILLUSTRATIVE PURPOSES ONLY.  
REFER TO LANDSCAPE FOR TREES AND LANDSCAPE INFORMATION.

**Port Imperial Park  
Urban Renewal, L.L.C.**

**ILLUSTRATIVE SITE PLAN**

SITE PLAN SUBMISSION

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**PARK APTS, WEEHAWKEN, NJ**

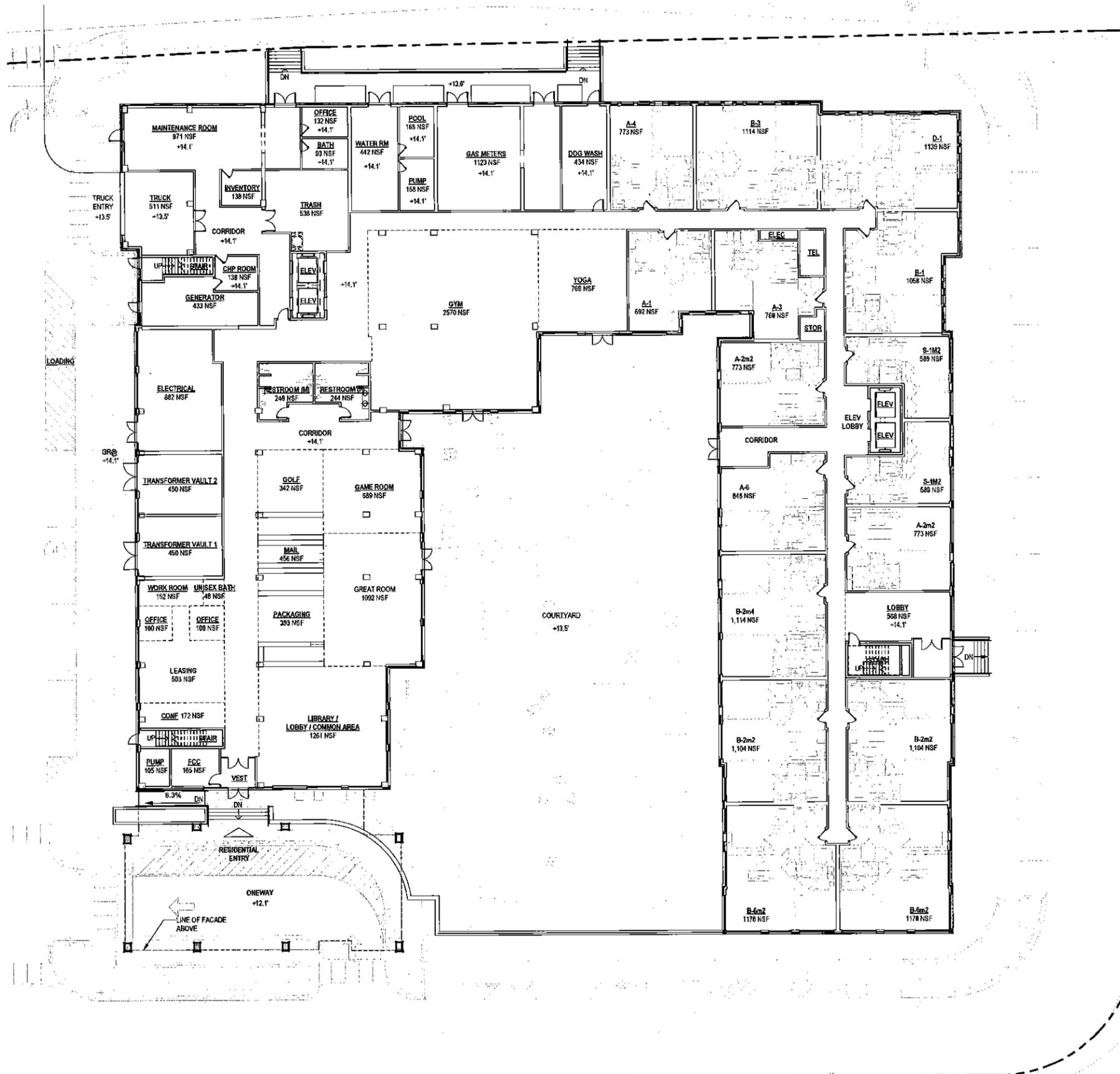
MAY 02, 2019  
RSL.065B

**A.101**

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F: 571.830.1801  
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0' 15' 30' 60'  
SCALE: 1" = 30' (@ 22"x34")





RESIDENTIAL GROUND FLOOR PLAN (GR/R1)

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A.111

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SITE PLAN SUBMISSION

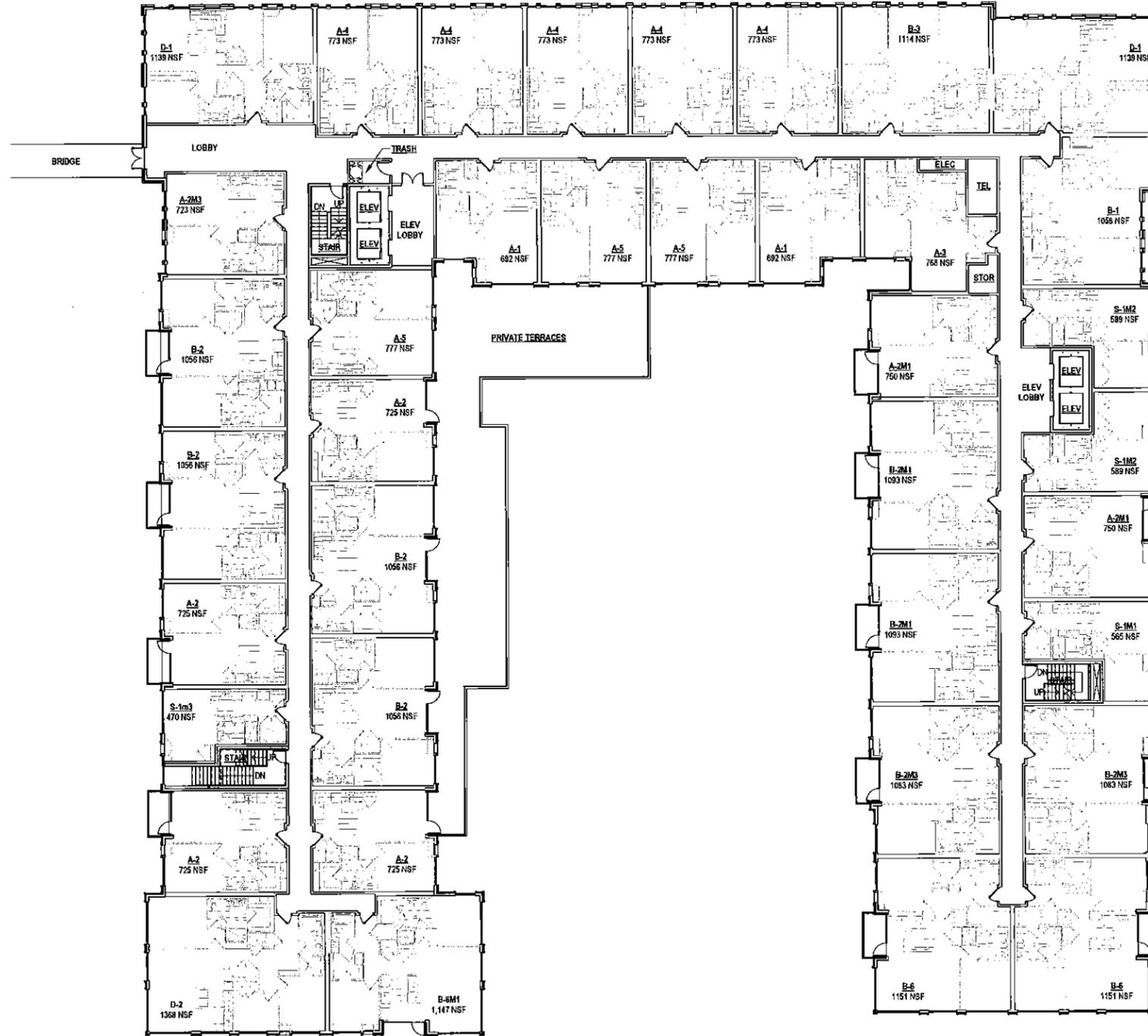
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RESIDENTIAL FLOOR PLAN (R3)

PARK APTS, WEEHAWKEN, NJ

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A.113

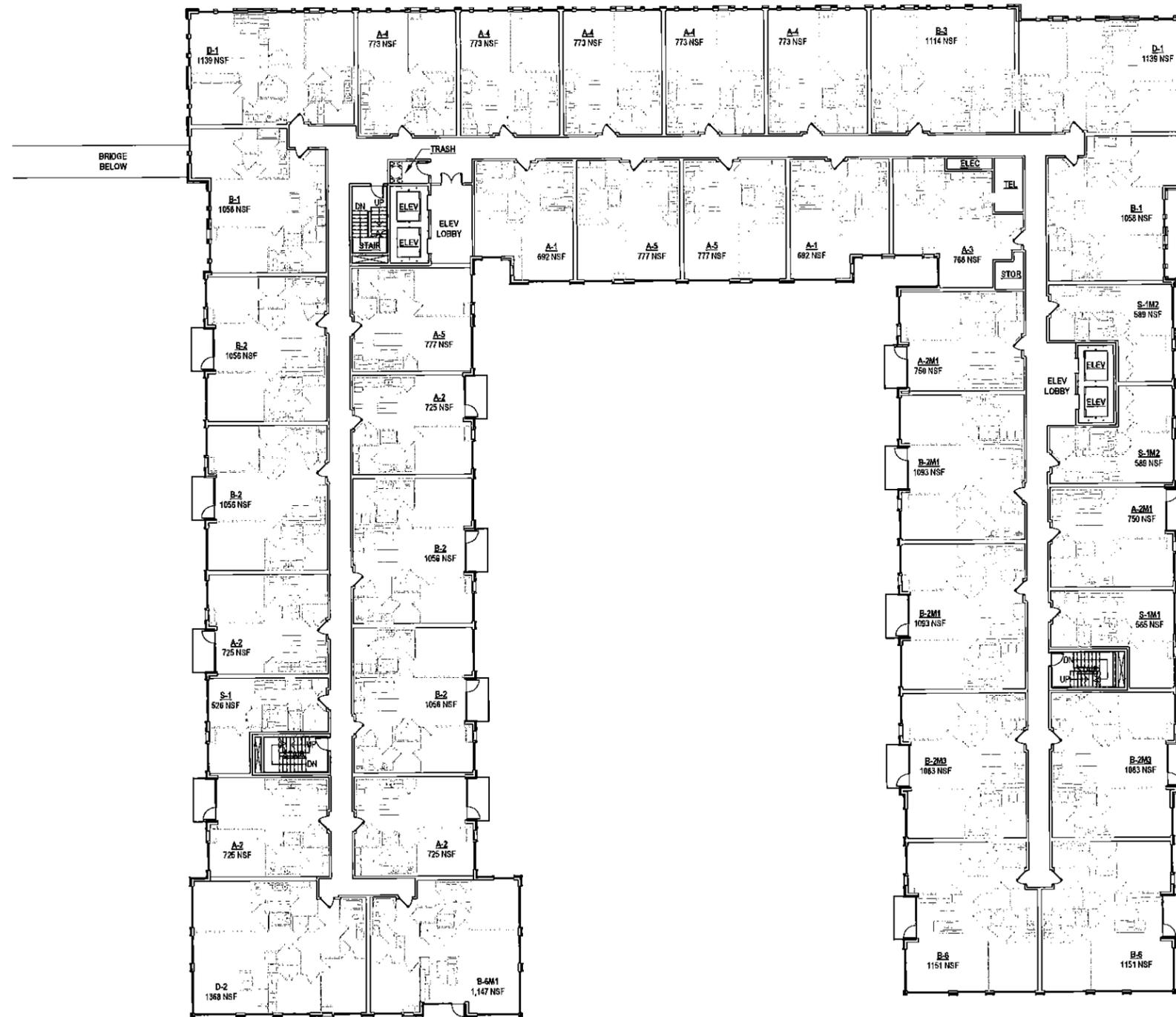
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TYPICAL RESIDENTIAL FLOOR PLAN (R4-R8)

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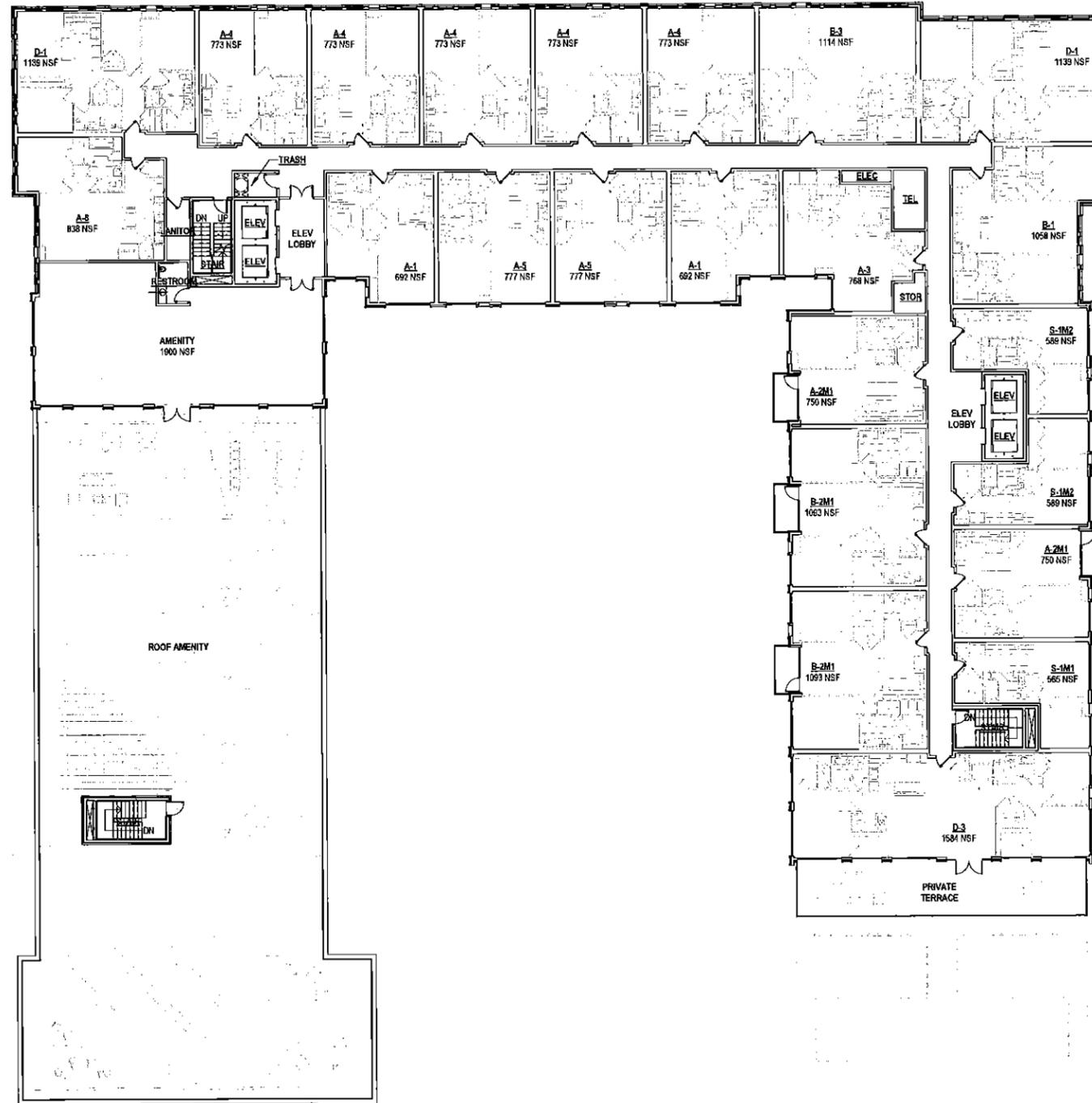
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RESIDENTIAL FLOOR PLAN (R9)

SITE PLAN SUBMISSION

PARK APTS, WEEHAWKEN, NJ

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A.115

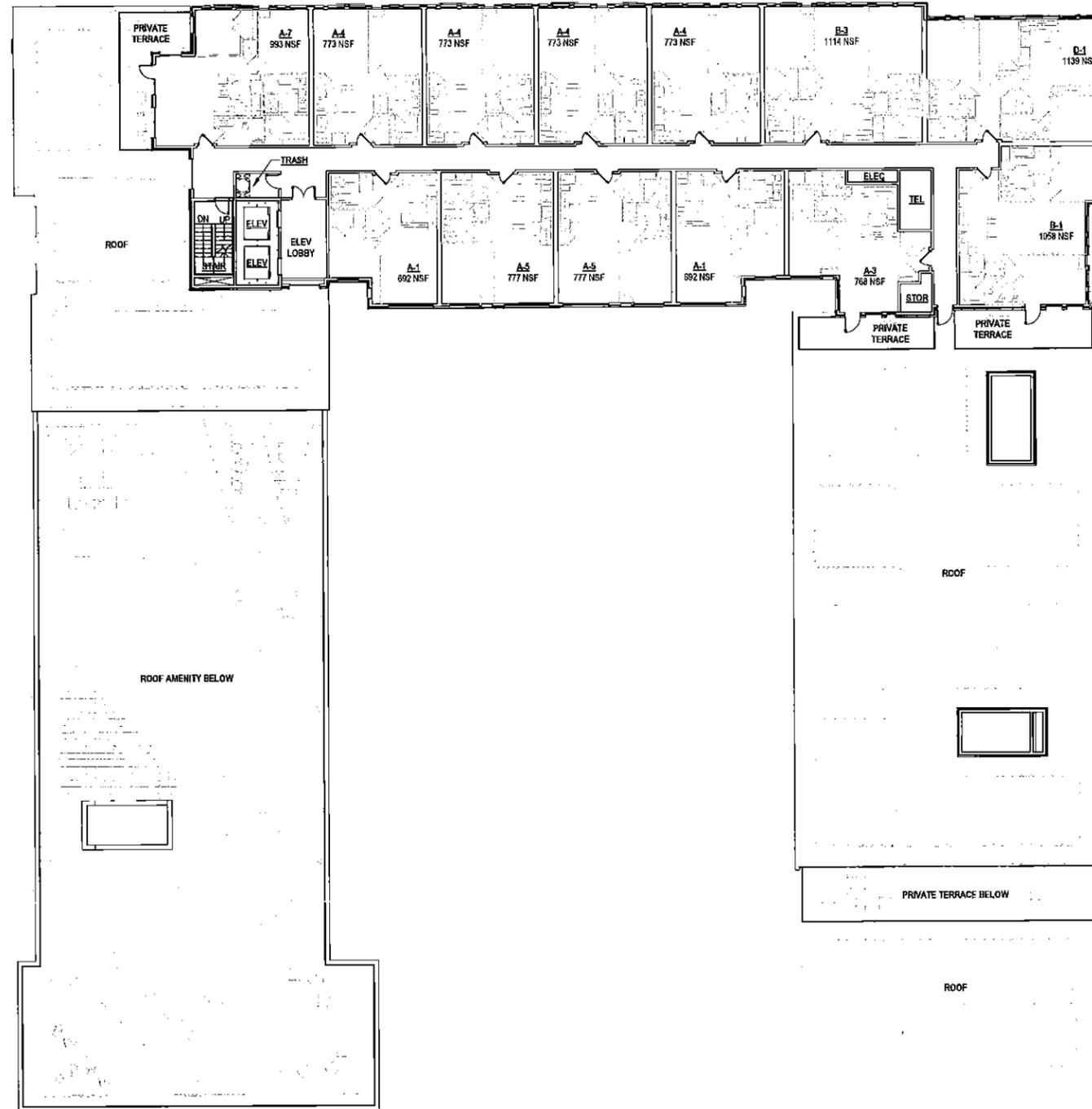
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RESIDENTIAL FLOOR PLAN (R10)

SITE PLAN SUBMISSION

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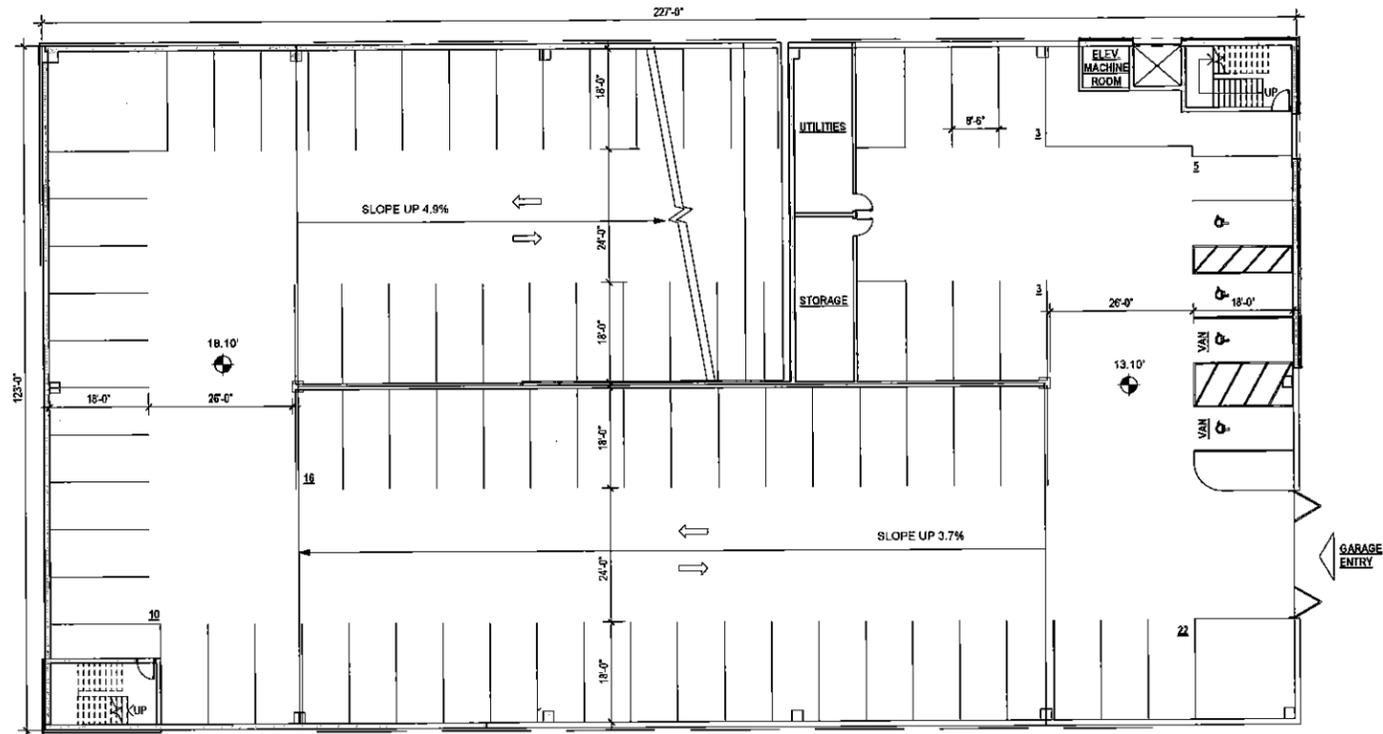
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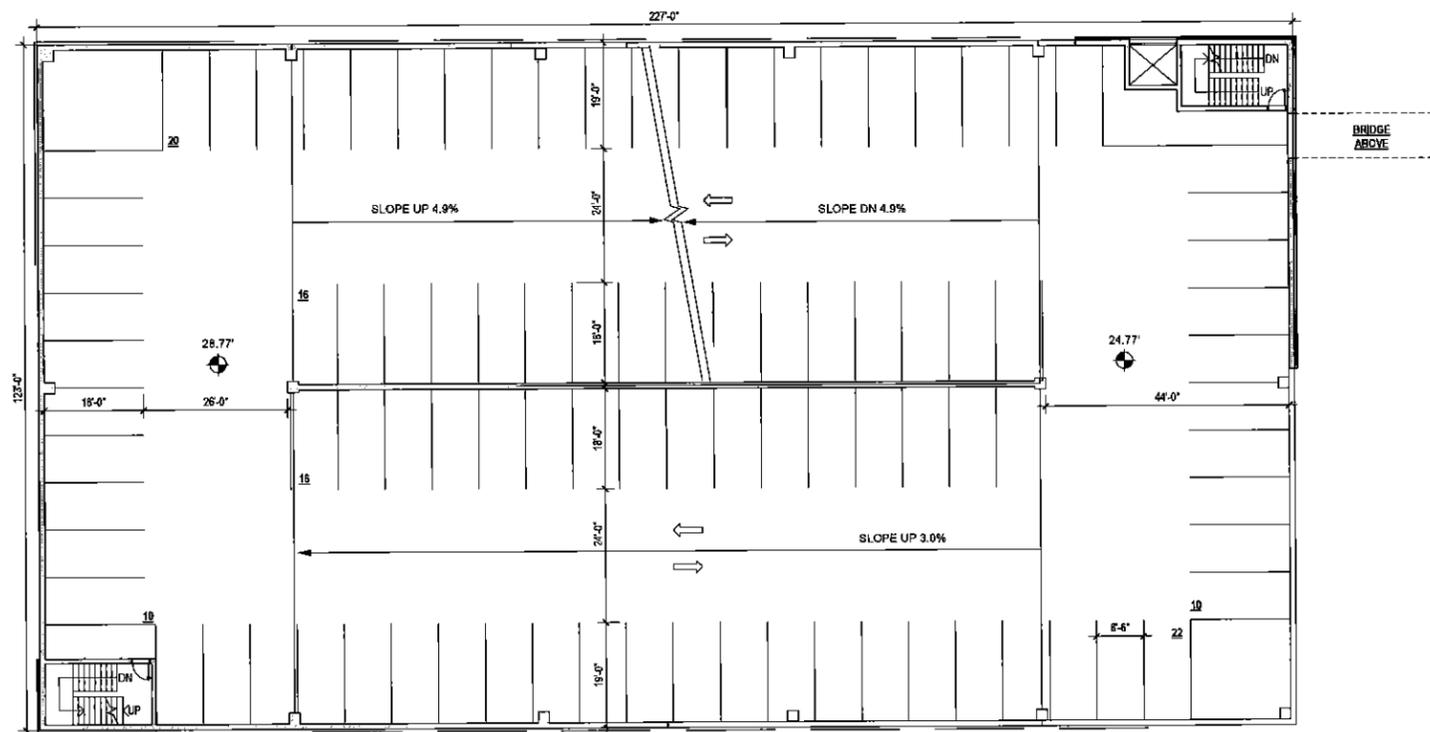
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0' 8' 16' 32'  
SCALE: 1/16" = 1'-0" (@ 22"x34")





GARAGE FLOOR PLAN (P1)



GARAGE FLOOR PLAN (P2)

GARAGE FLOOR PLANS (P1/P2)

SITE PLAN SUBMISSION

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A.117

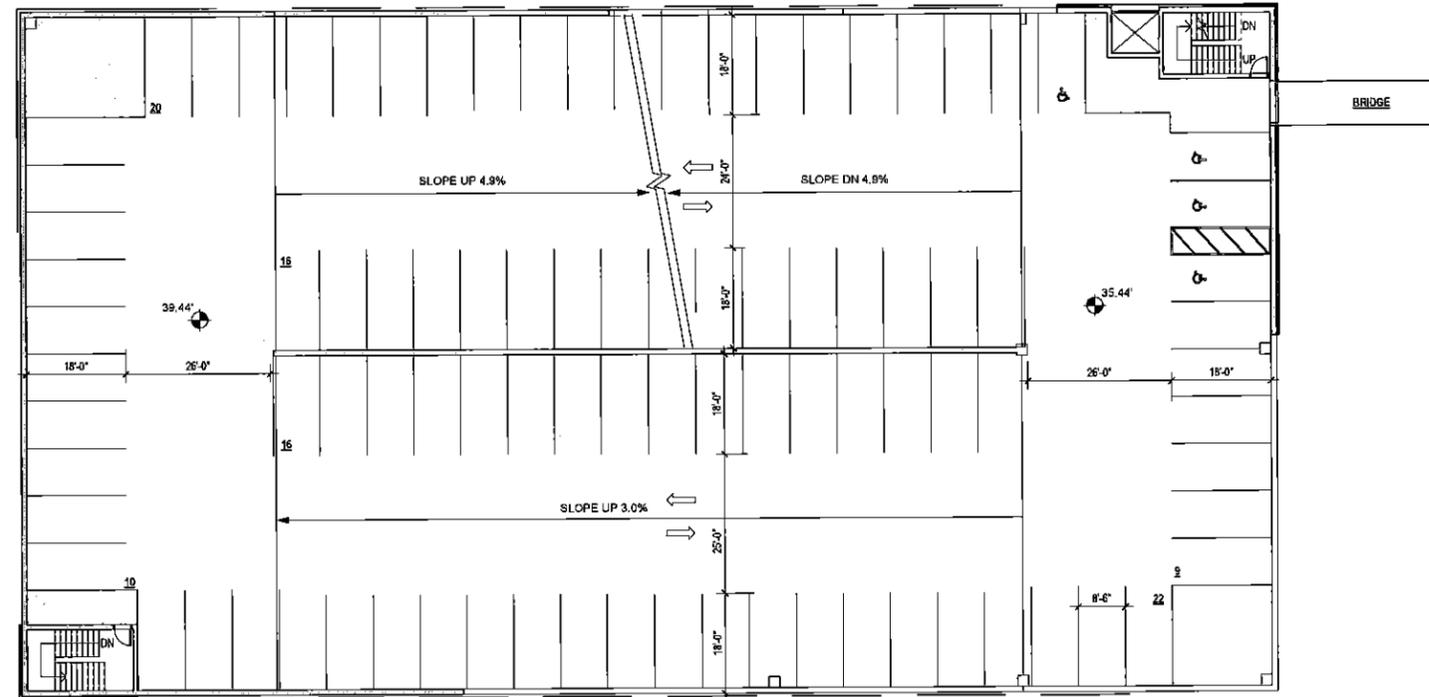
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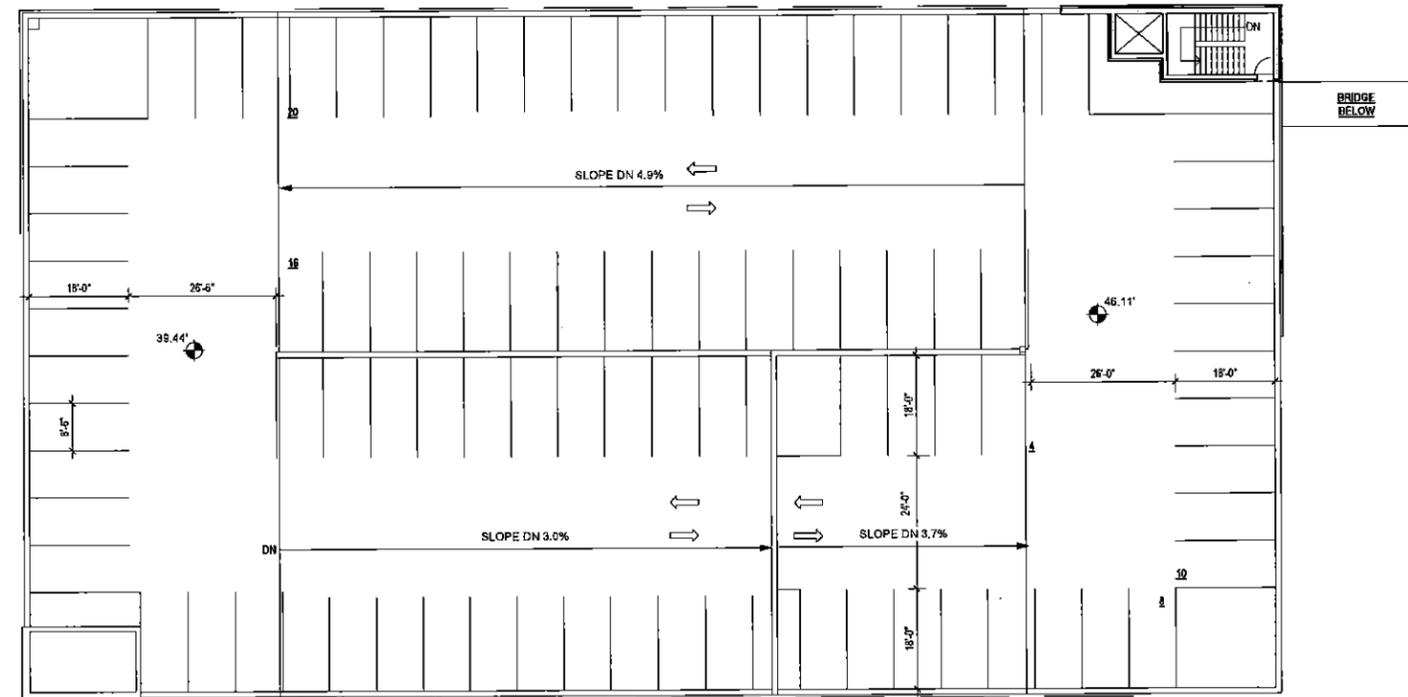
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GARAGE FLOOR PLAN (P3)



GARAGE FLOOR PLAN (P4)

GARAGE FLOOR PLANS (P3/P4)

SITE PLAN SUBMISSION

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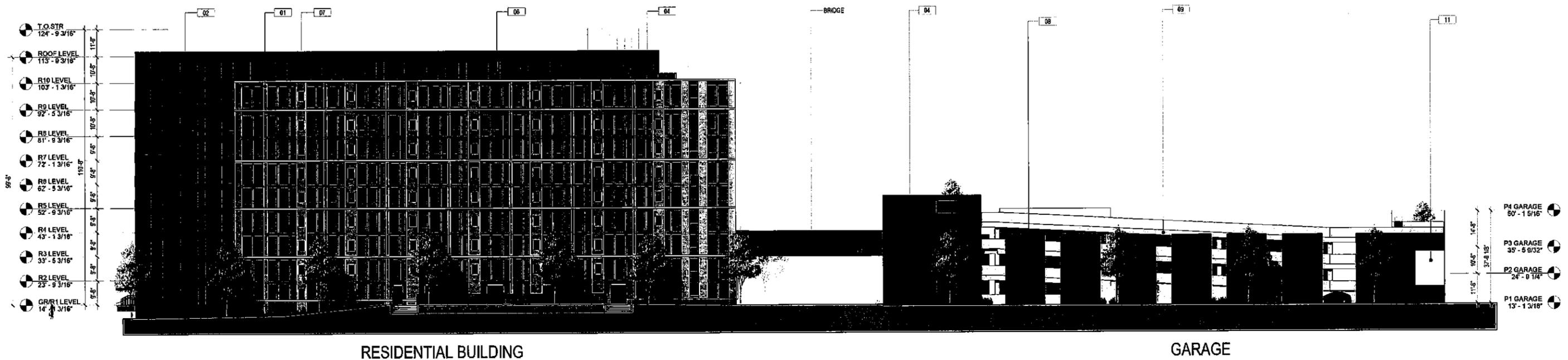
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A.118

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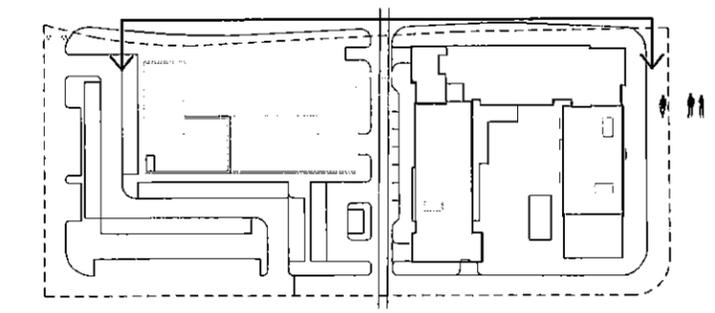
RESIDENTIAL BUILDING

GARAGE

OVERALL SITE ELEVATION  
FACING PORT IMPERIAL AVE

**MATERIAL LEGEND**

- 01 BRICK 1 - BEIGE
- 02 BRICK 2 - DARK GREY
- 03 METAL PANEL 1 - MEDIUM GREY
- 04 METAL PANEL 2 - DARK GREY
- 05 GLASS RAILING
- 06 ALUMINIUM WINDOWS AND DOORS
- 07 METAL LOUVER
- 08 GREEN SCREEN
- 09 PRECAST GARAGE
- 10 TENSION CABLES
- 11 COPPER PANEL



KEY PLAN

\*NOTE: PRODUCTS AND MANUFACTURERS LISTED ARE SUBJECT TO CHANGE AND/OR TO BE SUBSTITUTED WITH EQUIVALENT AND COMPATIBLE OPTIONS.

**Port Imperial Park  
Urban Renewal, L.L.C.**

**OVERALL SITE ELEVATION  
SITE PLAN SUBMISSION**

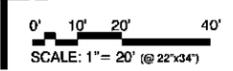
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**A.201**

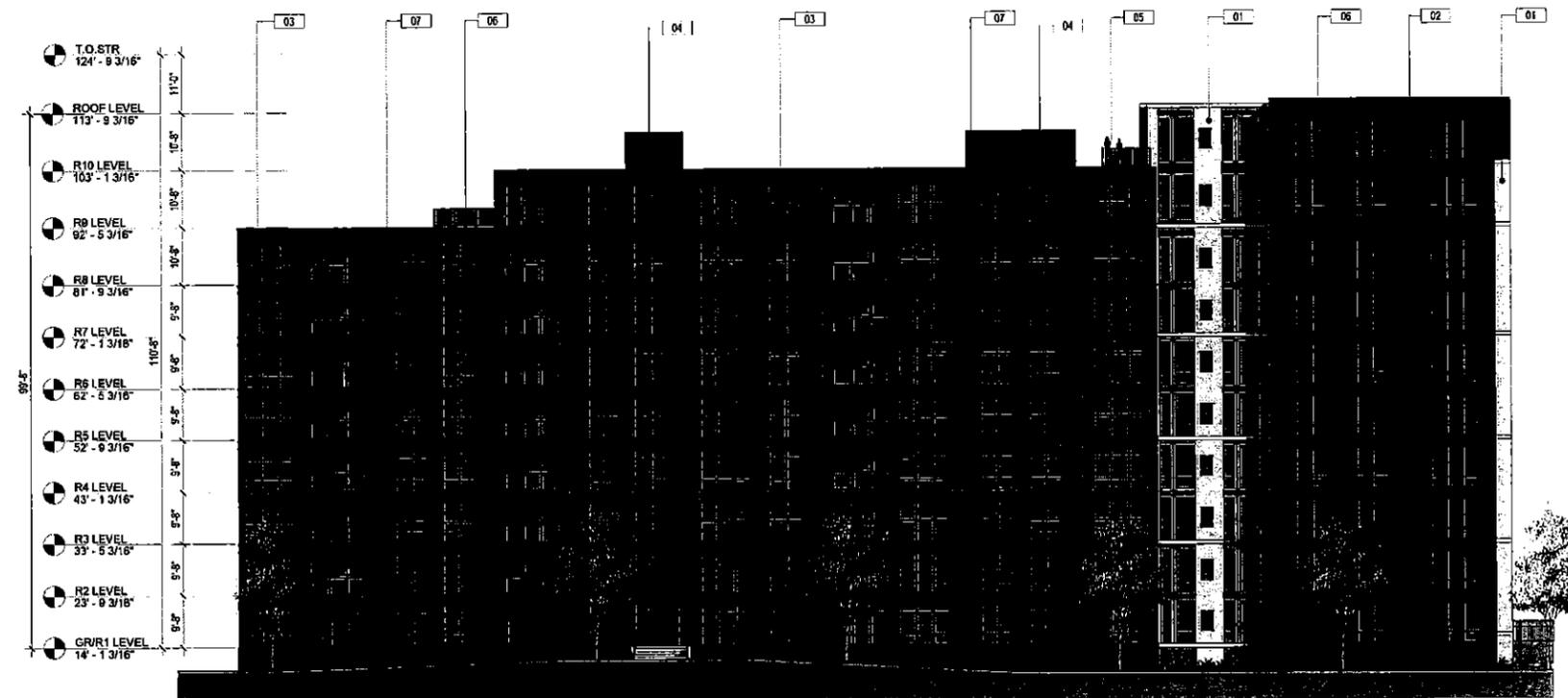
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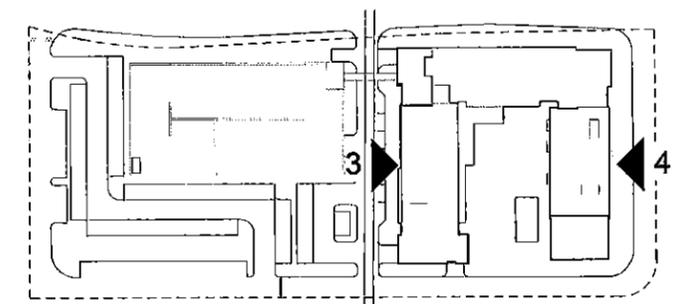
3 - SOUTH ELEVATION



4 - NORTH ELEVATION

**MATERIAL LEGEND**

- 01 BRICK 1 - BEIGE
- 02 BRICK 2 - DARK GREY
- 03 METAL PANEL 1 - MEDIUM GREY
- 04 METAL PANEL 2 - DARK GREY
- 05 GLASS RAILING
- 06 ALUMINIUM WINDOWS AND DOORS
- 07 METAL LOUVER
- 08 GREEN SCREEN
- 09 PRECAST GARAGE
- 10 TENSION CABLES
- 11 COPPER PANEL



KEY PLAN

\*NOTE: PRODUCTS AND MANUFACTURERS LISTED ARE SUBJECT TO CHANGE AND/OR TO BE SUBSTITUTED WITH EQUIVALENT AND COMPATIBLE OPTIONS.

**Port Imperial Park  
Urban Renewal, L.L.C.**

**BUILDING ELEVATIONS**

SITE PLAN SUBMISSION

**PARK APTS, WEEHAWKEN, NJ**

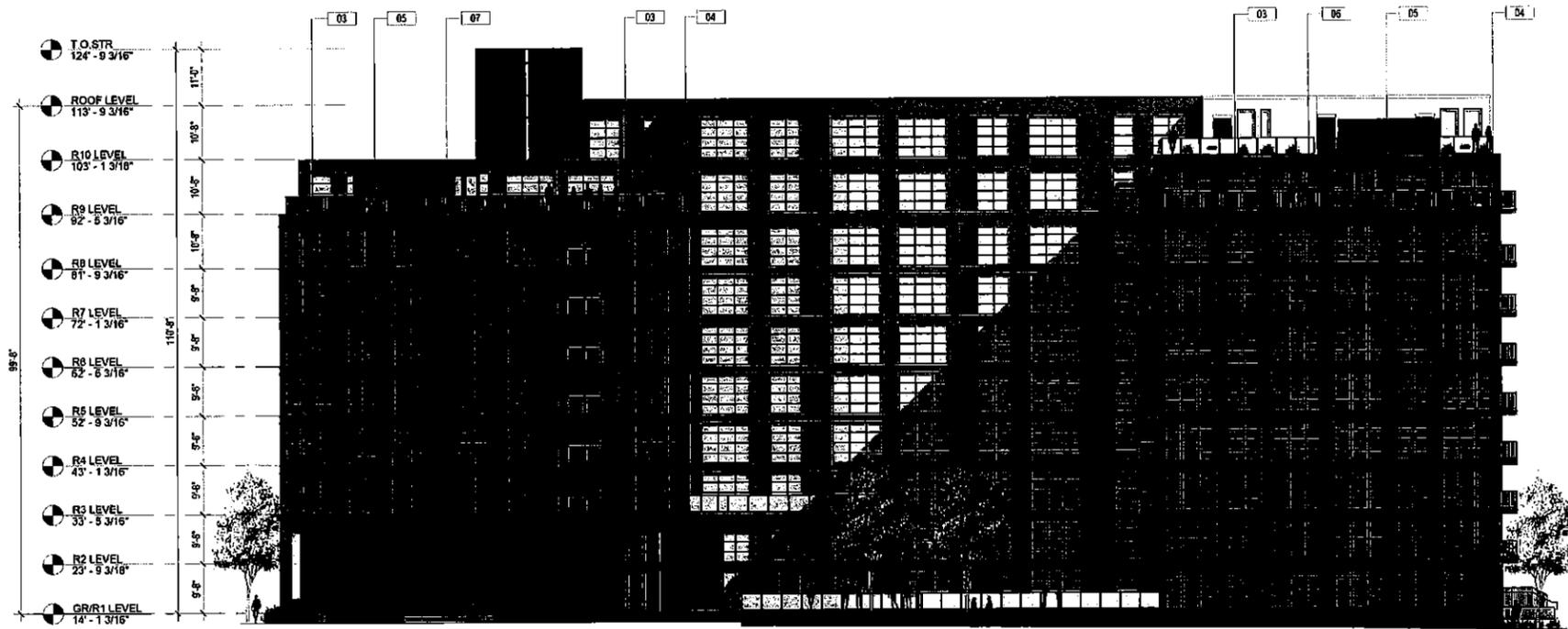
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**A.202**

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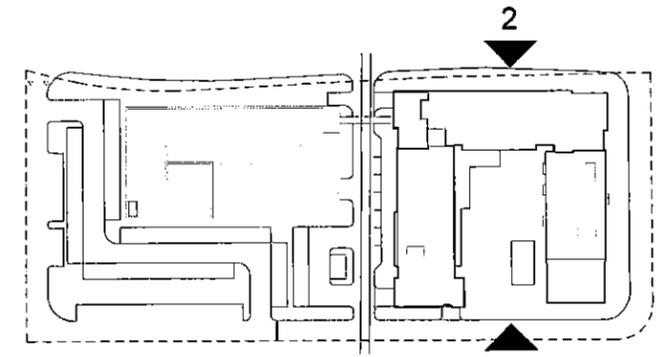
1 - EAST ELEVATION



2 - WEST ELEVATION

**MATERIAL LEGEND**

- 01 BRICK 1 - BEIGE
- 02 BRICK 2 - DARK GREY
- 03 METAL PANEL 1 - MEDIUM GREY
- 04 METAL PANEL 2 - DARK GREY
- 05 GLASS RAILING
- 06 ALUMINIUM WINDOWS AND DOORS
- 07 METAL LOUVER
- 08 GREEN SCREEN
- 09 PRECAST GARAGE
- 10 TENSION CABLES
- 11 COPPER PANEL



KEY PLAN

\*NOTE: PRODUCTS AND MANUFACTURERS LISTED ARE SUBJECT TO CHANGE AND/OR TO BE SUBSTITUTED WITH EQUIVALENT AND COMPATIBLE OPTIONS.

**Port Imperial Park  
Urban Renewal, L.L.C.**

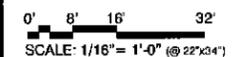
**BUILDING ELEVATIONS**

SITE PLAN SUBMISSION

**PARK APTS, WEEHAWKEN, NJ**

MAY 02, 2019  
RSL 065B

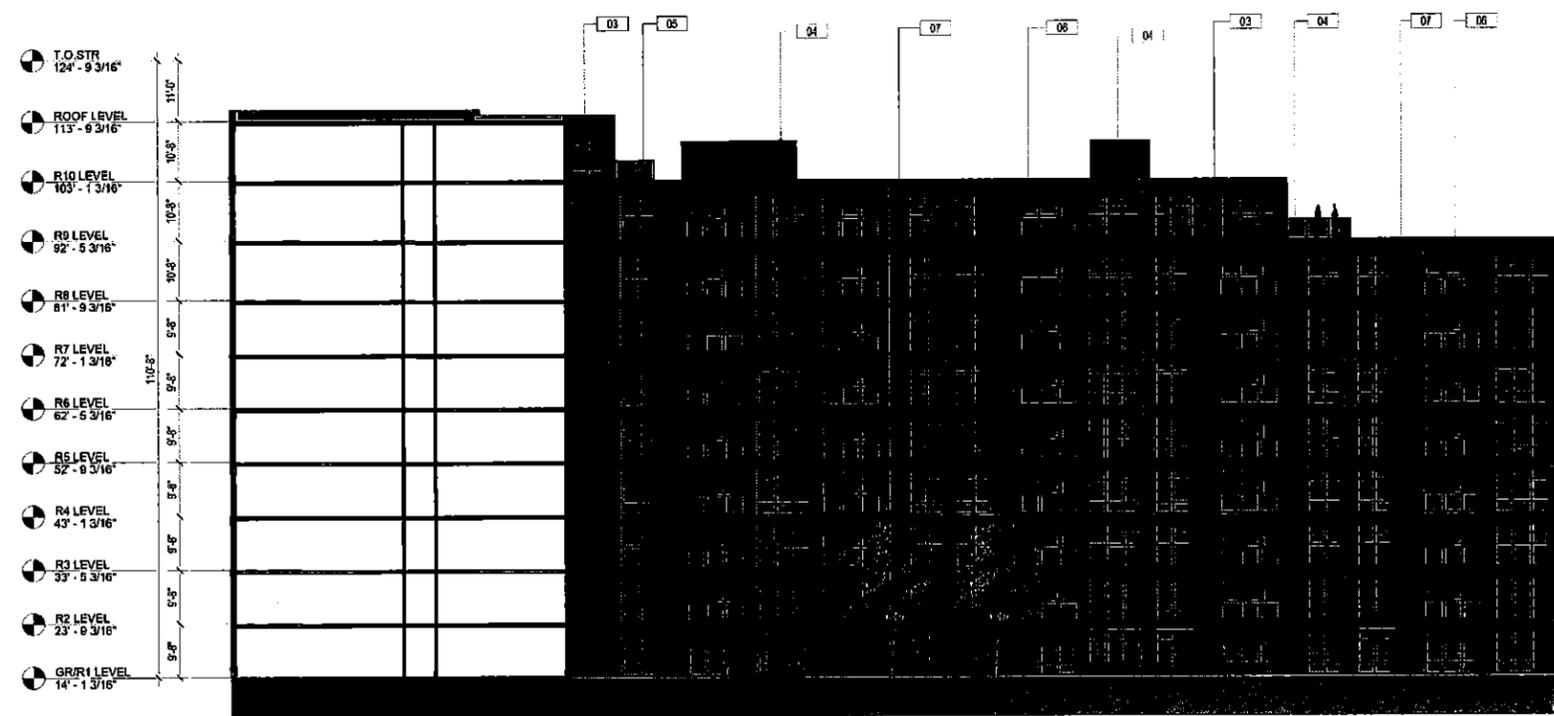
**A.203**



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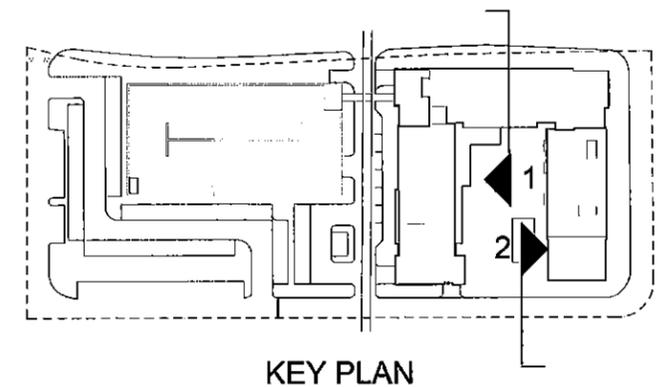
1 - SOUTH ELEVATION-COURTYARD



2 - NORTH ELEVATION-COURTYARD

**MATERIAL LEGEND**

- 01 BRICK 1 - BEIGE
- 02 BRICK 2 - DARK GREY
- 03 METAL PANEL 1 - MEDIUM GREY
- 04 METAL PANEL 2 - DARK GREY
- 05 GLASS RAILING
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- 07 METAL LOUVER
- 08 GREEN SCREEN
- 09 PRECAST GARAGE
- 10 TENSION CABLES
- 11 COPPER PANEL



\*NOTE: PRODUCTS AND MANUFACTURERS LISTED ARE SUBJECT TO CHANGE AND/OR TO BE SUBSTITUTED WITH EQUIVALENT AND COMPATIBLE OPTIONS.

**Port Imperial Park  
Urban Renewal, L.L.C.**

**COURTYARD ELEVATIONS**

SITE PLAN SUBMISSION

**PARK APTS, WEEHAWKEN, NJ**

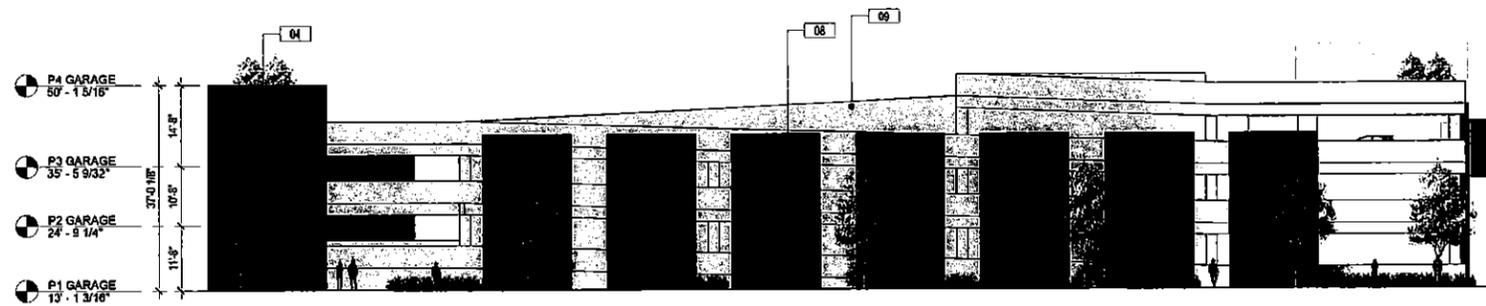
MAY 02, 2019  
RSL\_065B

**A.204**

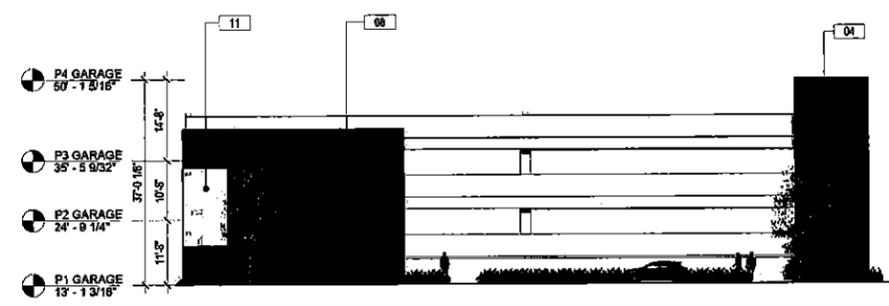
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VIENNA, VA 22182  
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F: 571.830.1801  
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0' 8' 16' 32'  
SCALE: 1/16" = 1'-0" (@ 22"x34")

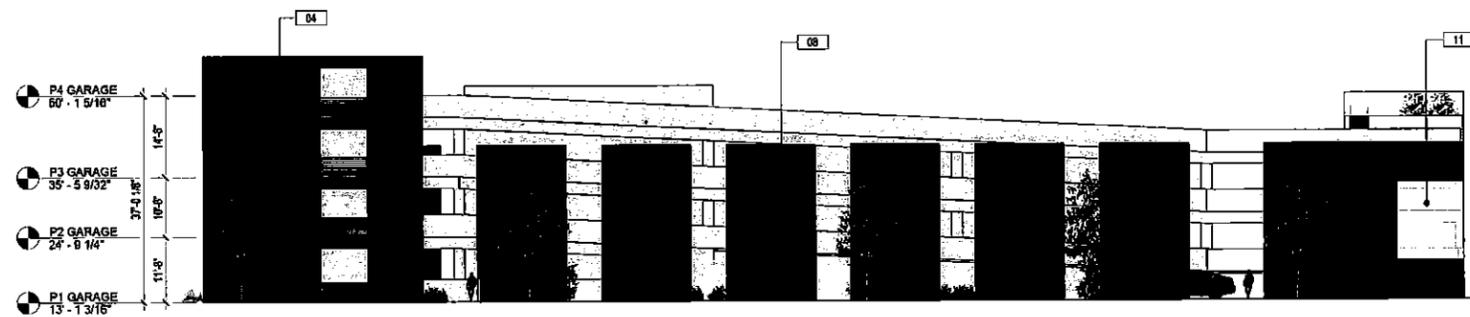
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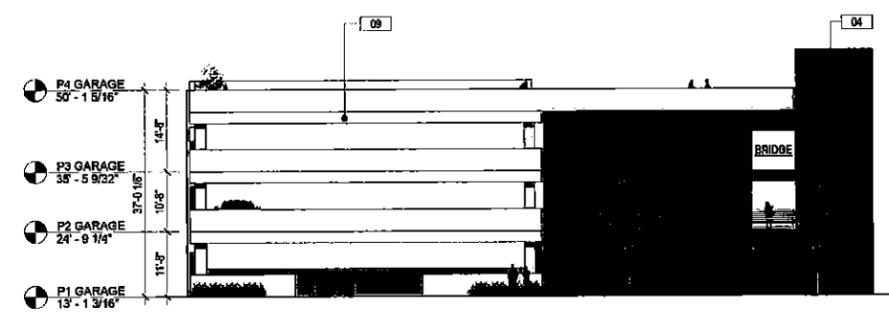
1 - SOUTH ELEVATION



3 - WEST ELEVATION



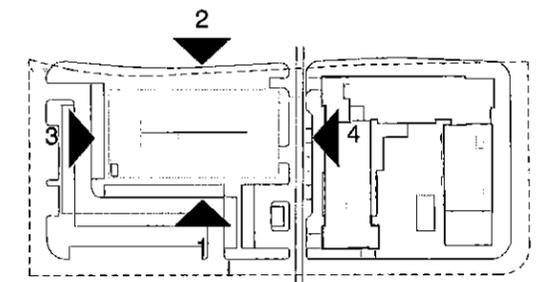
2 - NORTH ELEVATION



4 - EAST ELEVATION

**MATERIAL LEGEND**

- 01 BRICK 1 - BEIGE
- 02 BRICK 2 - DARK GREY
- 03 METAL PANEL 1 - MEDIUM GREY
- 04 METAL PANEL 2 - DARK GREY
- 05 GLASS RAILING
- 06 ALUMINIUM WINDOWS AND DOORS
- 07 METAL LOUVER
- 08 GREEN SCREEN
- 09 PRECAST GARAGE
- 10 TENSION CABLES
- 11 COPPER PANEL



KEY PLAN

\*NOTE: PRODUCTS AND MANUFACTURERS LISTED ARE SUBJECT TO CHANGE AND/OR TO BE SUBSTITUTED WITH EQUIVALENT AND COMPATIBLE OPTIONS.

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Urban Renewal, L.L.C.**

**GARAGE ELEVATIONS**

SITE PLAN SUBMISSION

**PARK APTS, WEEHAWKEN, NJ**

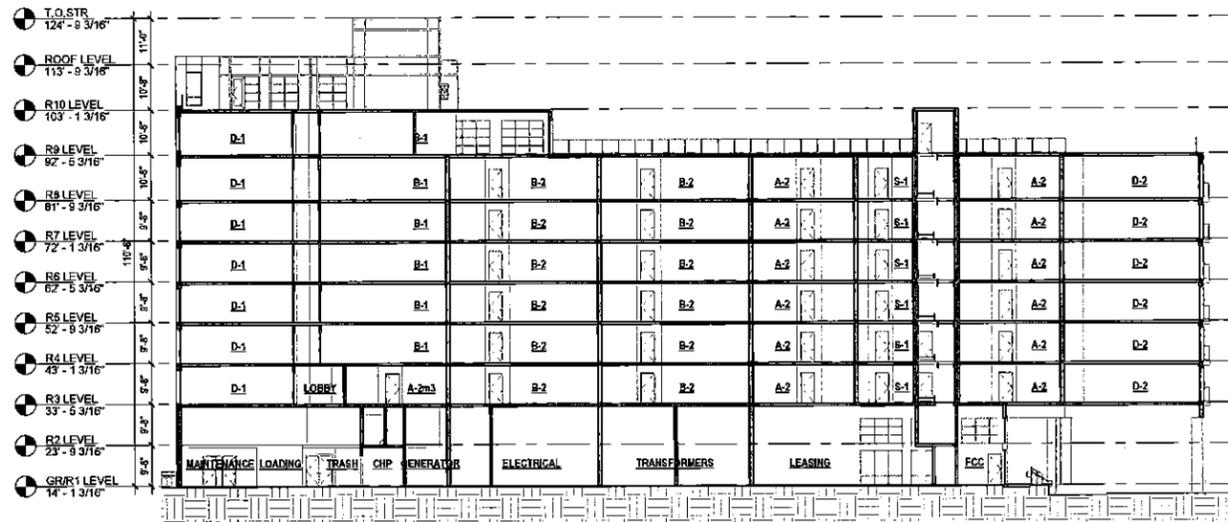
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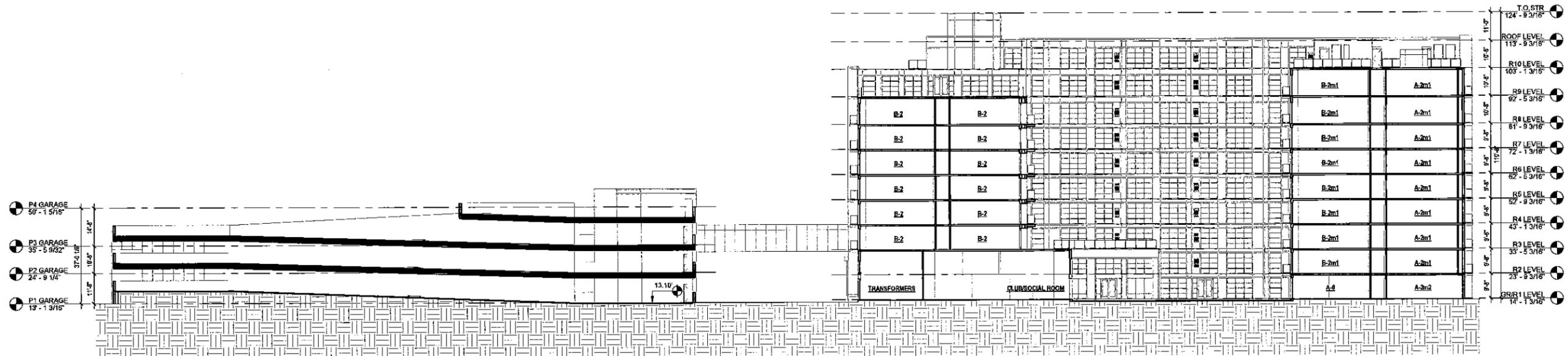
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0' 10' 20' 40'  
SCALE: 1" = 20' (@ 22"x34")

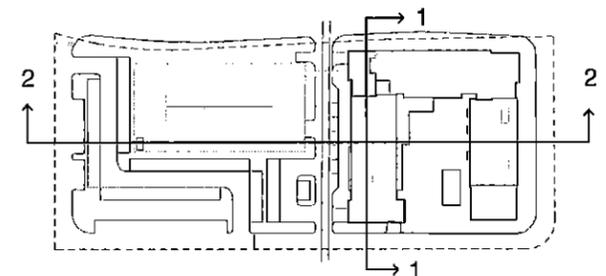
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BUILDING SECTION-1



BUILDING SECTION-2



KEY PLAN

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BUILDING SECTIONS

SITE PLAN SUBMISSION

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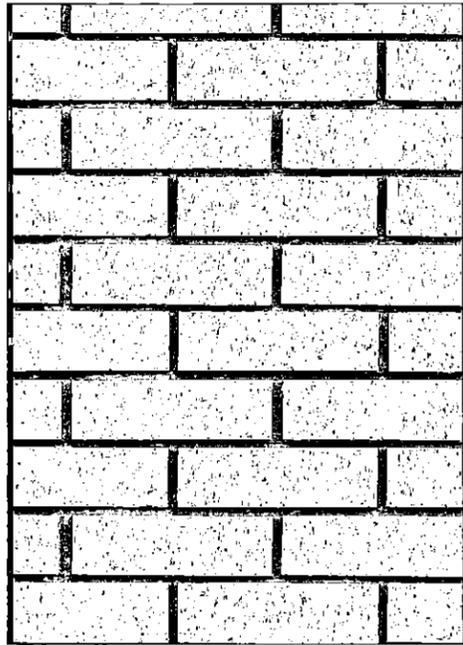
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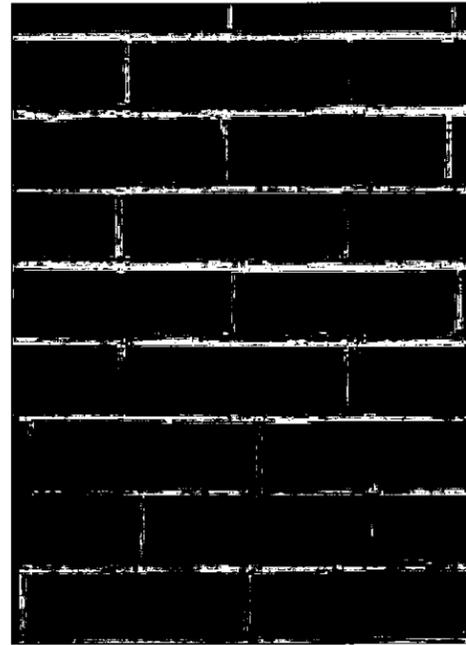
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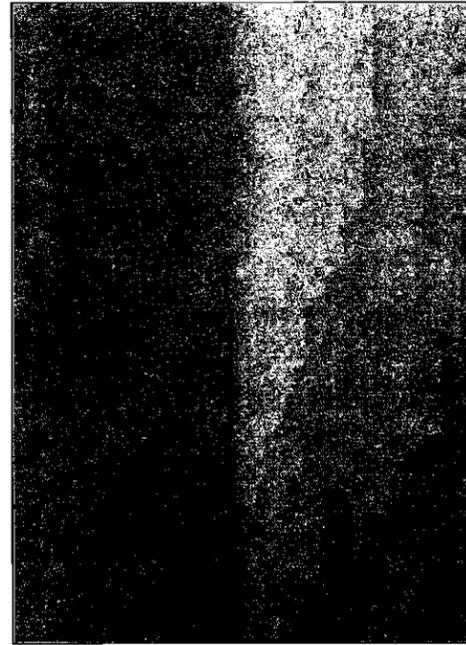
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**BRICK 1**  
BEIGE  
BUILDING WEST FACADE



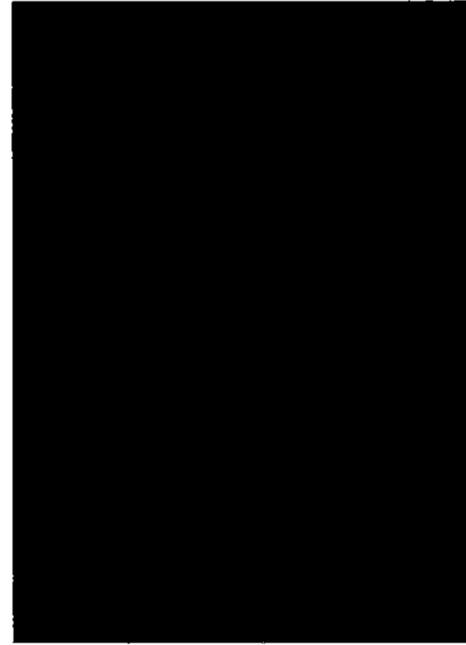
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**BRICK 2**  
DARK GREY  
BUILDING WEST FACADE



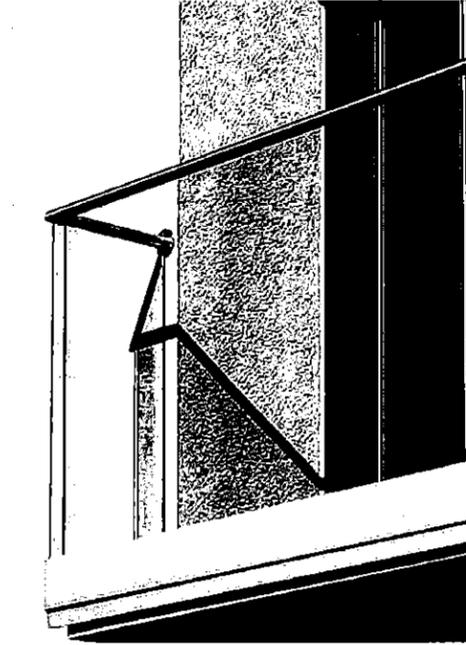
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**METAL PANEL 1**  
MEDIUM GRAY  
BUILDING NORTH,SOUTH AND EAST  
FACADES



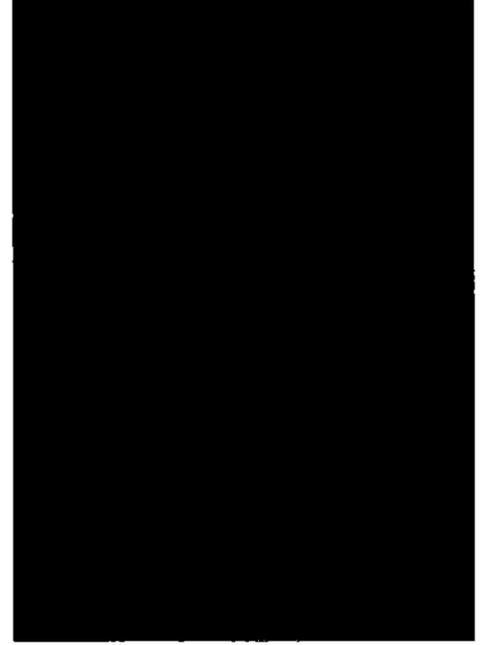
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**METAL PANEL 2**  
DARK GRAY  
BUILDING NORTH,SOUTH AND EAST  
FACADES



05

**GLASS RAILING**  
DARK GRAY  
BALCONIES



06

**ALUMINUM WINDOWS  
AND DOORS**  
DARK GRAY  
TYPICAL



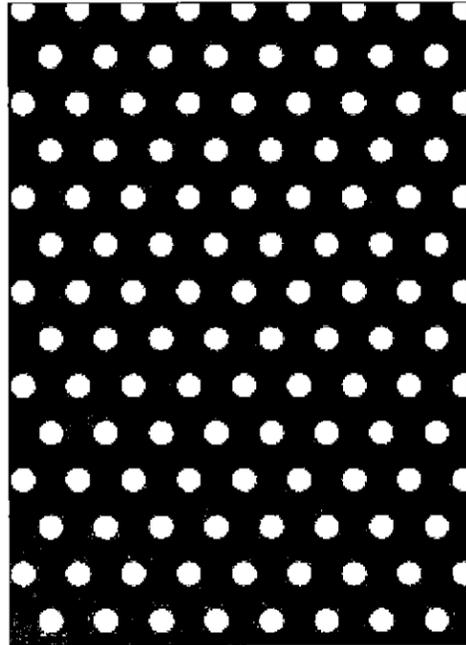
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**METAL LOUVER**  
DARK GRAY  
TYP



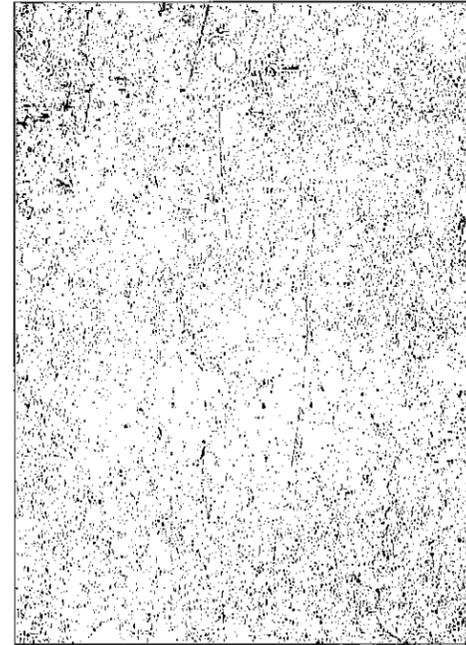
08

**GREEN SCREEN WALL**  
GARAGE



09

**PERFORATED METAL**  
COPPER  
GARAGE



10

**PRECAST GARAGE**



11

**PRESTRESSED BARRIER  
CABLE**  
DARK GRAY

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