



DETAILS

Units: 1

Unit: 1 bed, 1 bath (692 sf)

Stories: 2

Height (top of slab to eave): 18'-6"

Height (top of slab to ridge): 25'-10"

Overall Size: 22'x28'

Affordability: 80% AMI

Note: Slab foundation is required.

DESCRIPTION

This plan combines everyday convenience with financial flexibility. The ground floor provides a full two-car garage for the main household, while the one-bedroom unit above offers income potential, multigenerational living space, or a guest suite.

The flexible upper-level layout makes the unit adaptable to a wide range of living needs.

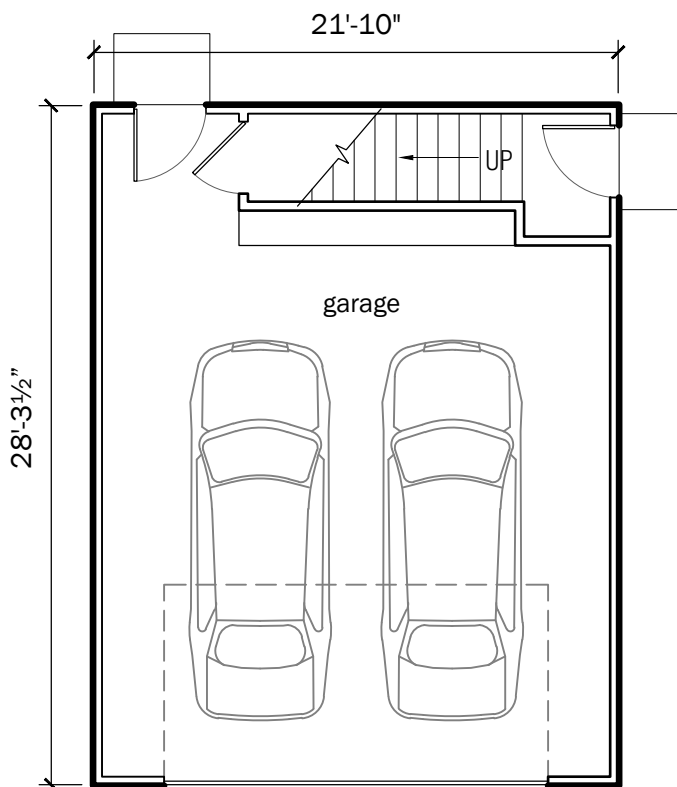
The apartment can be accessed from the garage or from a private outdoor entry.

HIGHLIGHTS

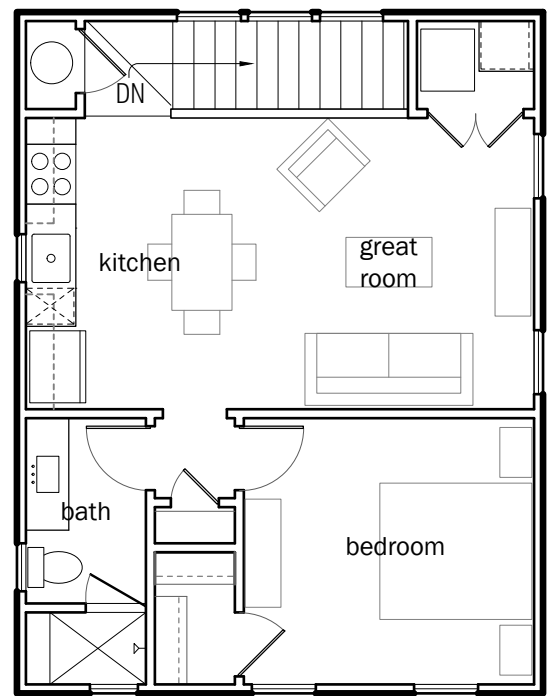
- **ADU-Ready** (could be built as an Accessory Dwelling Unit) Note: Height limit in rear setback is 25'.
- **Affordable** (Up to 80% AMI)
- **International Residential Code**
- **Adjustable Ceiling Height and Roof Pitch to Comply with Height Maximums.**** See *Allowable Variations* section for more details.

**Additional height depending on site slope and foundation design*

*** Due to height limits, this plan is only allowed within the rear setback if ceiling heights or roof pitch are reduced (see Allowable Variations section), or if a variance from the Board of Adjustment is granted.*



1ST FLOOR



2ND FLOOR

ALLOWABLE VARIATION:

The garage door may face any direction other than the stair wall for site flexibility, allowing the plan to turn sideways on wider lots.