



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: SDR-32826 APN: 139-33-202-008, 004 ^{NB}

Name of Property Owner: Project Alta, LLC

Name of Applicant: Thomas & Mack Development Group

Name of Representative: Moreno & Associates

To the best of your knowledge, does the Mayor or any member of the City Council or Planning Commission have any financial interest in this or any other property with the property owner, applicant, the property owner or applicant's general or limited partners, or an officer of their corporation or limited liability company?

☒ Yes

☐ No

If yes, please indicate the member of the City Council or Planning Commission who is involved and list the name(s) of the person or persons with whom the City Official holds an interest. Also list the Assessor's Parcel Number if the property in which the interest is held is different from the case parcel.

City Official: OSCAR B. GOODMAN

Partner(s): MARK L. FINE

APN: 164-04-112-010

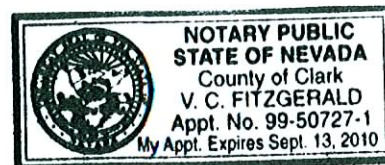
Signature of Property Owner: _____

Print Name: TREFFLEY A FINE

Subscribed and sworn before me

This 29TH day of DECEMBER, 2008

V.C. Fitzgerald
Notary Public in and for said County and State



PROJECT DATA - BUILDING 1, 2 & 3

LAND AREA	±504,960 SF (±13.88 ACRES) (7.8 V)	
BUILDING 1 TO 3	GROSS AREA ±390,000 SF	RENTABLE SF ±370,500 SF
REQUIRED PARKING: 1000 FOR OFFICE		1,300 STALLS
PROVIDED PARKING: STALL SIZE 9' x 18'		468 STALLS
SURFACE STANDARD PARKING:		21 STALLS
SURFACE HANDICAP STALLS:		
PARKING STRUCTURE:		
STANDARD STALLS:		1,673 STALLS
HANDICAP STALLS:		6 STALLS
TOTAL PARKING STALLS:		2,169 STALLS
PARKING RATIO:		6.5/1000 SF

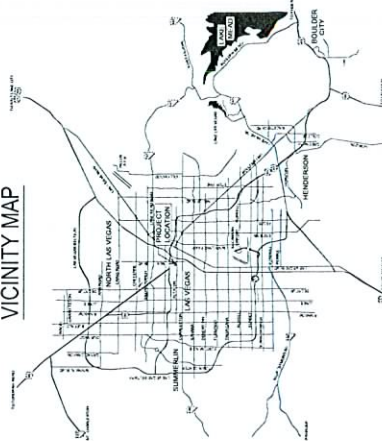
*BASED ON 6.5/1000 SF OF 90% OF RENTABLE SF

F.A.R.: (OFFICE STRUCTURE ONLY)

• **DISCLAIMER:**

SITE PLAN IS BASED ON INFORMATION AVAILABLE AT THIS POINT. ADJUSTMENTS WILL BE MADE WHEN SITE ENGINEERING INFORMATION IS AVAILABLE.

VICINITY MAP

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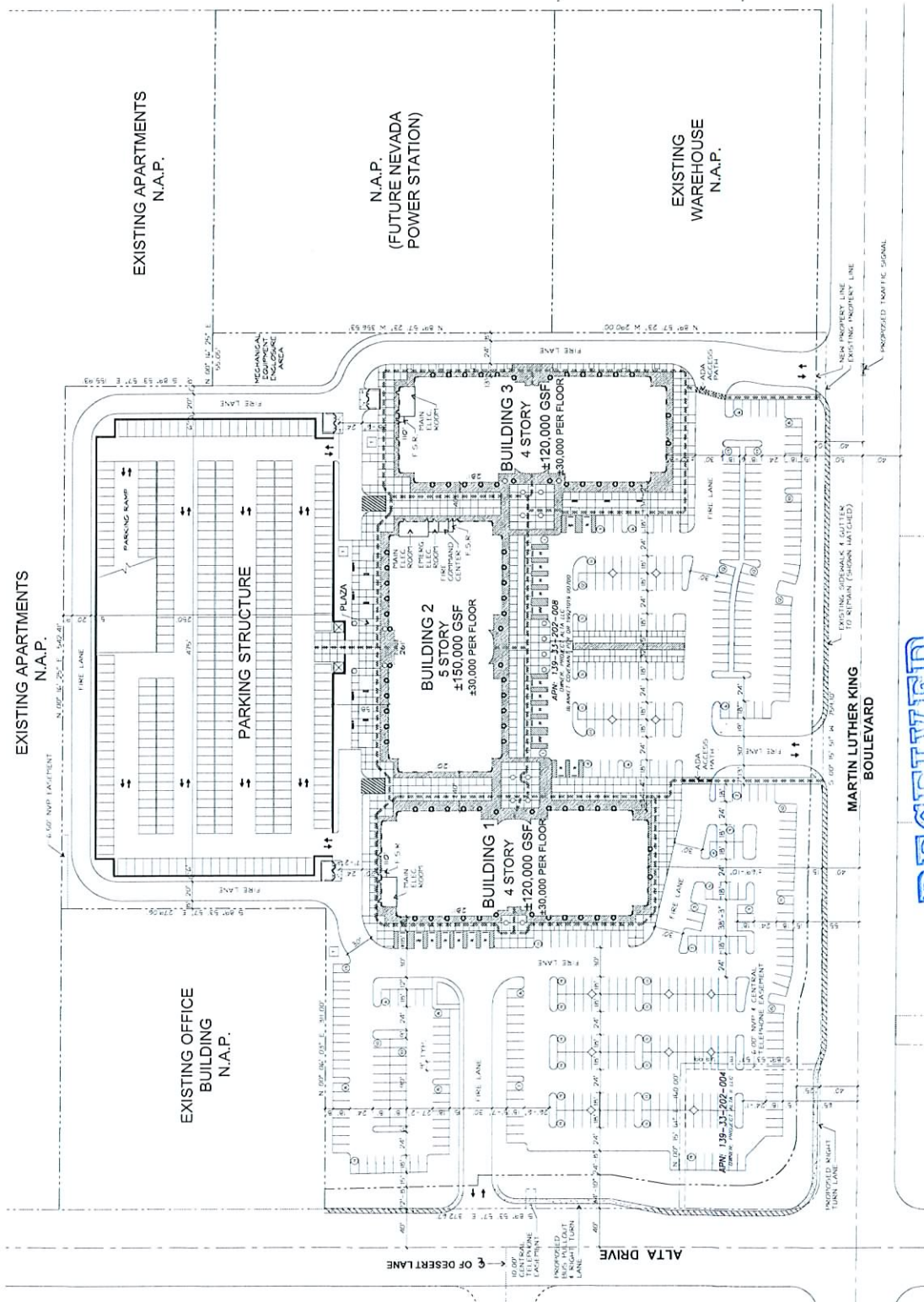
SCALE: 1" = 50'-0"

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SCALE: 1" = 50'-0"

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WINE	BOYALCA COUNTRY VINE	RACE	COMMENTS
1000	DALEA CAPITATA VINE GOLD	1 GAL	47° OC.
	HYMENOPHYLLA ACULIN	1 GAL	48° OC.
	ANEMONE FLORIDA	1 GAL	50° OC.
	LANTANA CAMARA VINE GOLD	1 GAL	50° OC.
	HELIOPSIS LATIFOLIA	9 GAL	54° OC.
	SMITHA CUNE PRUNICATA	1 GAL	54° OC.
	DIAPYRUS ROSEMARY		

SCALE: 1" = 50'-0"

0 50' 100' 200'

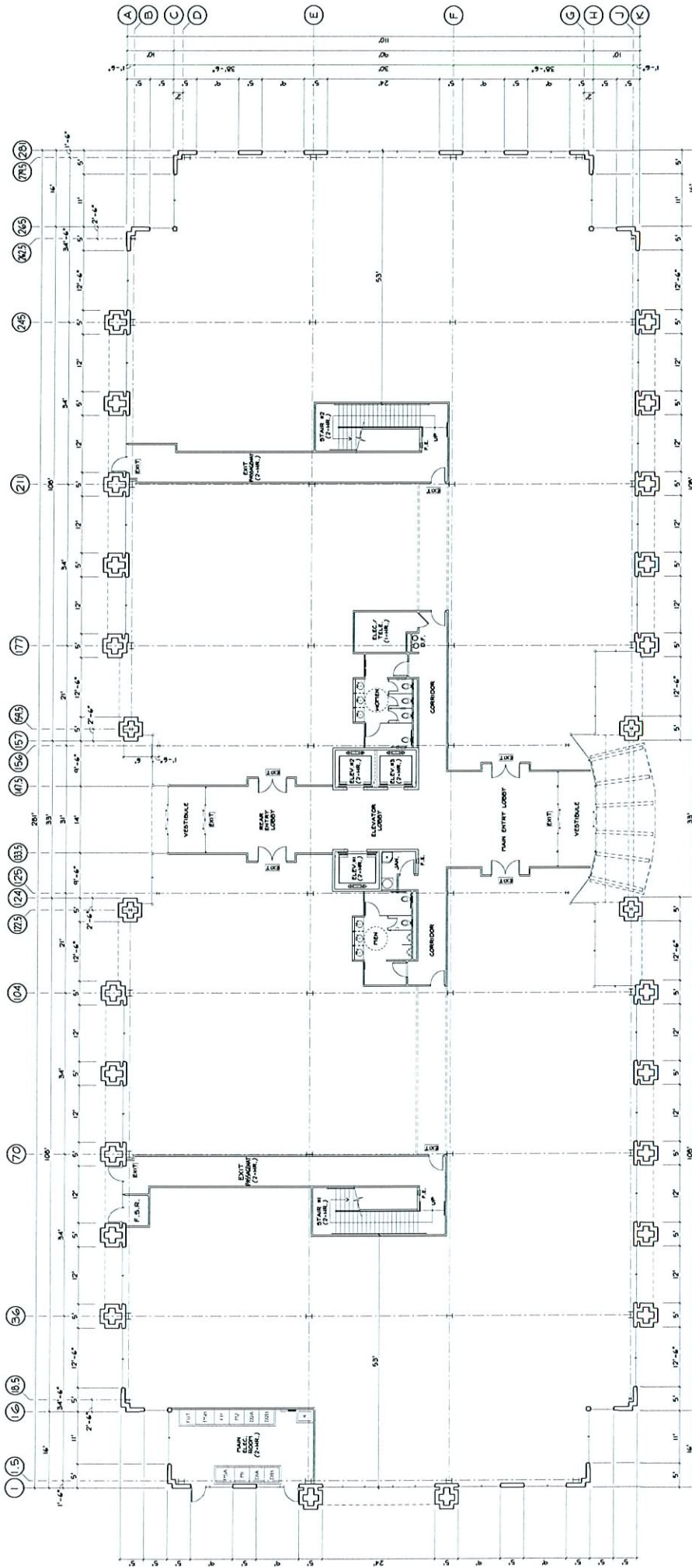
NORTH

[illegible]

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 BALTIMORE, MD 21203

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FIRST FLOOR PLAN
1/08/07/08

BUILDING 1

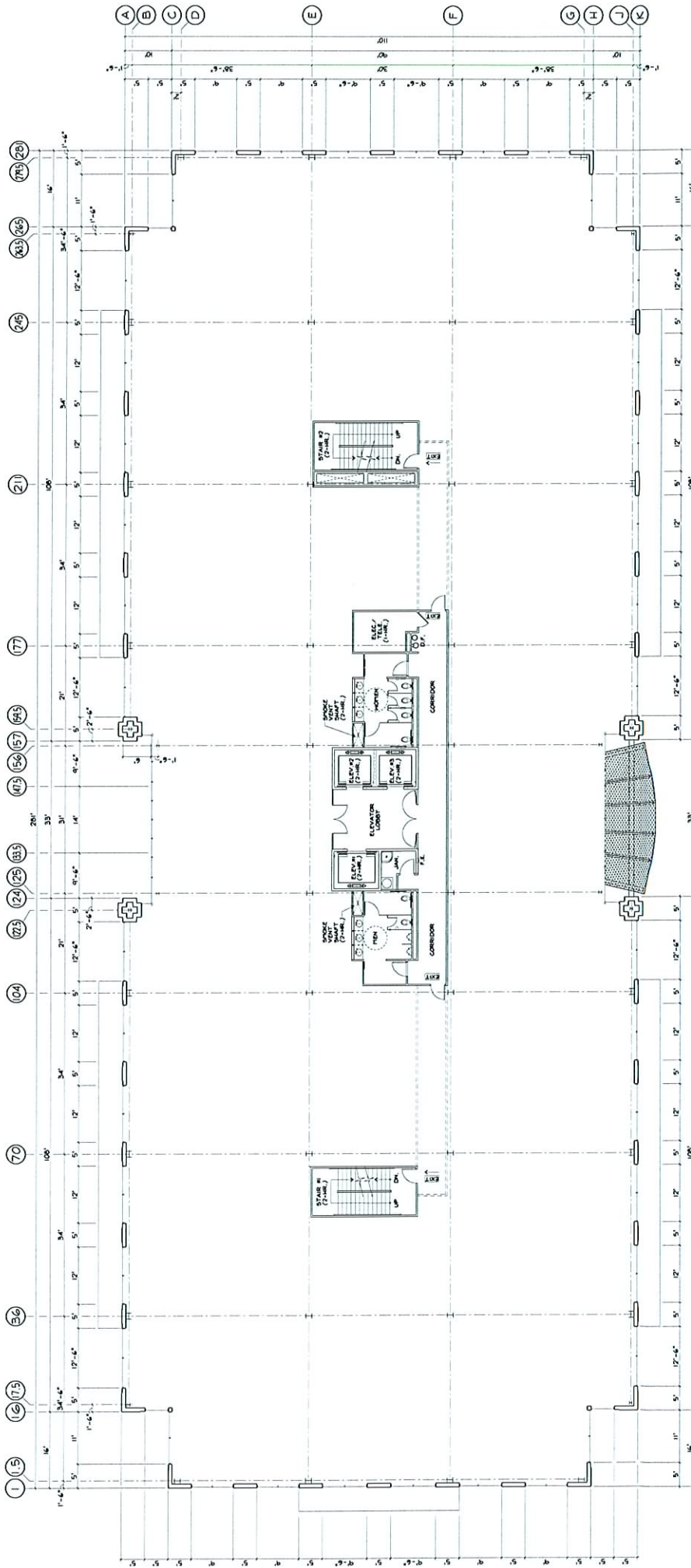
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1000 of Main Street, Inc.
1000 of Main Street, Inc.
1000 of Main Street, Inc.
1000 of Main Street, Inc.

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SECOND FLOOR PLAN 100'-11'-0"

BUILDING 1

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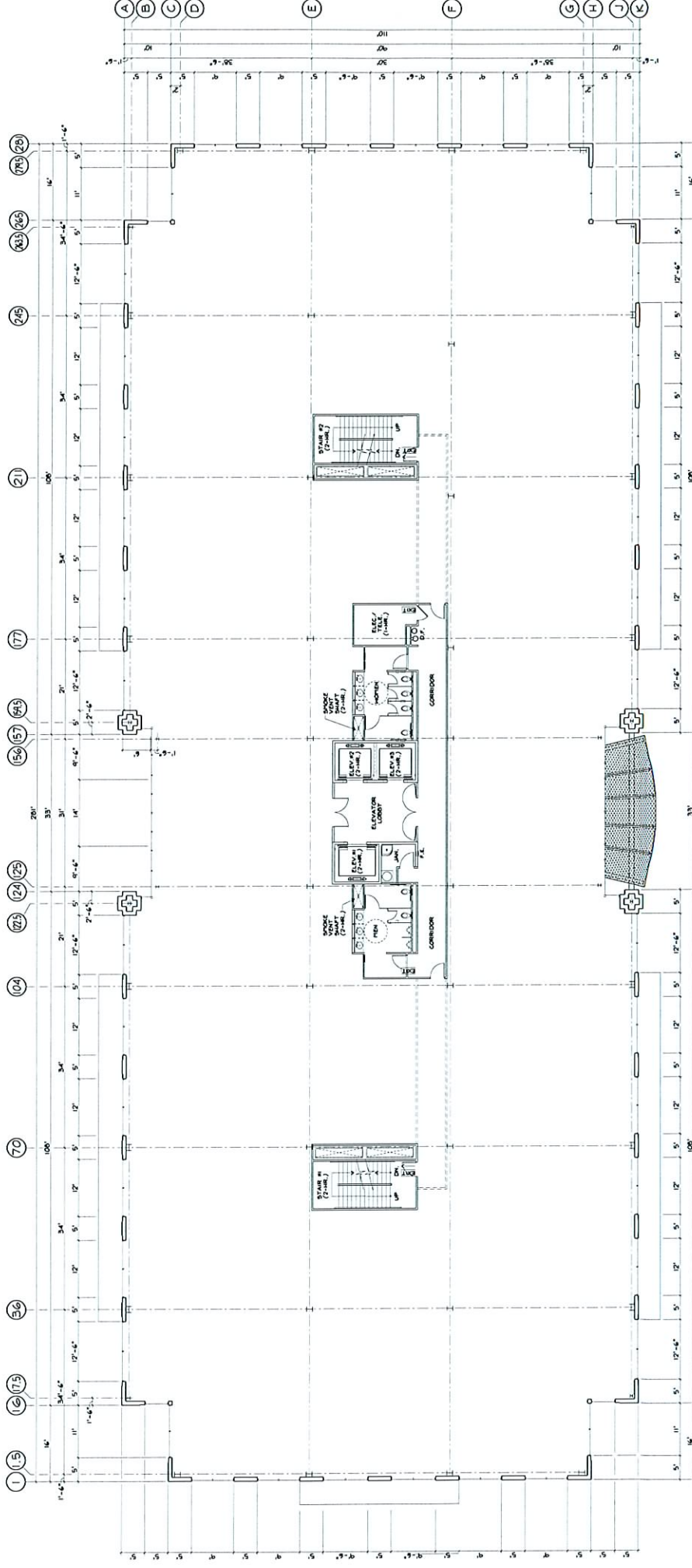
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THIRD FLOOR PLAN
100'-0" x 100'-0"

BUILDING 1

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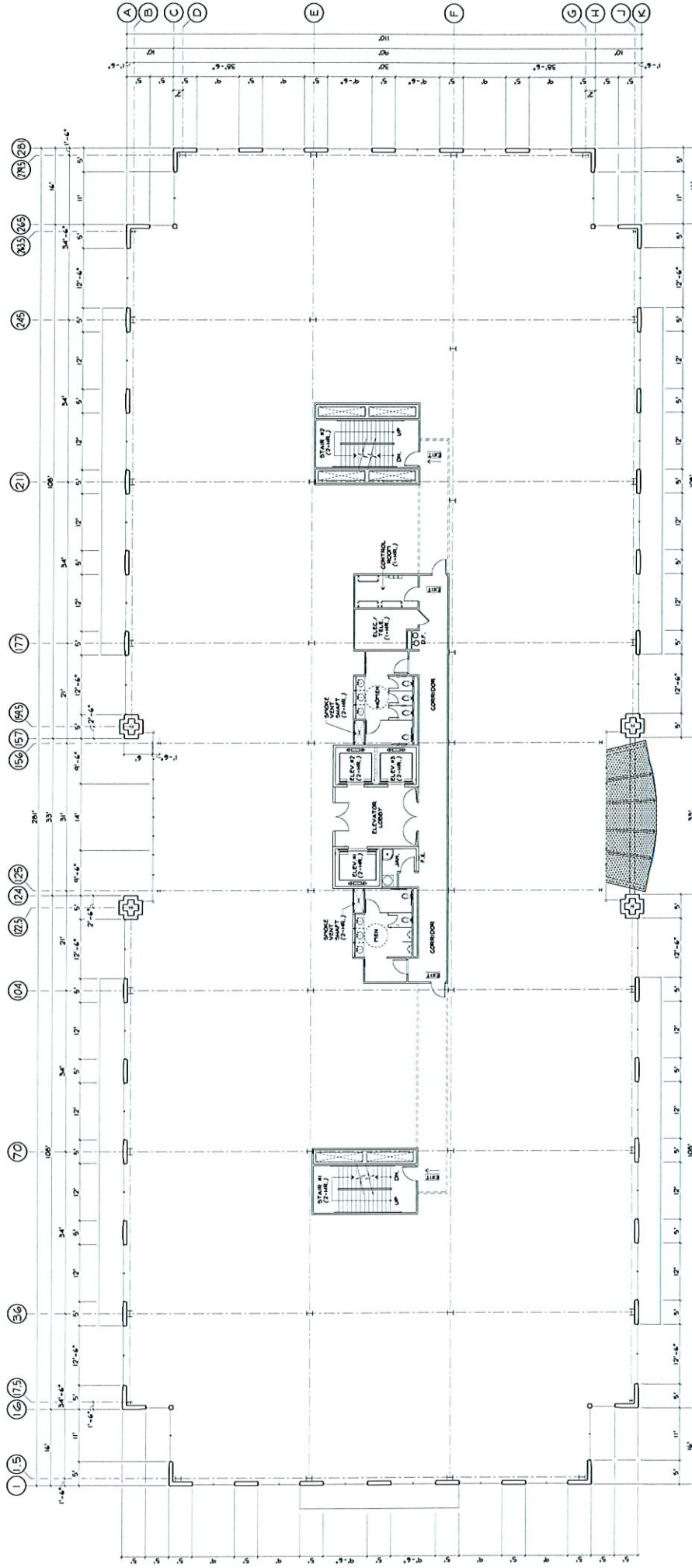
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FOURTH FLOOR PLAN
INCHES=1/4"

BUILDING I

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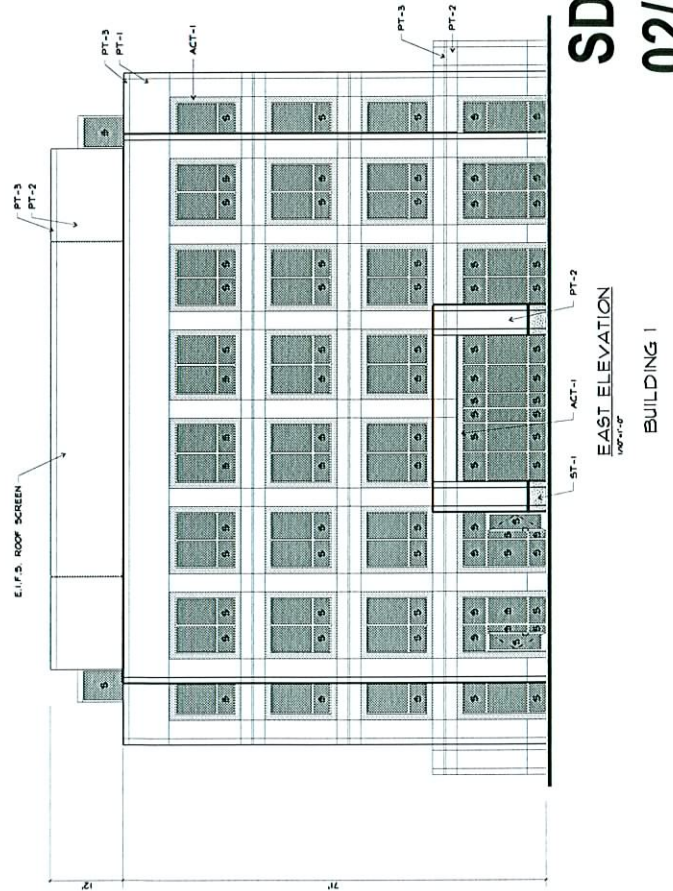
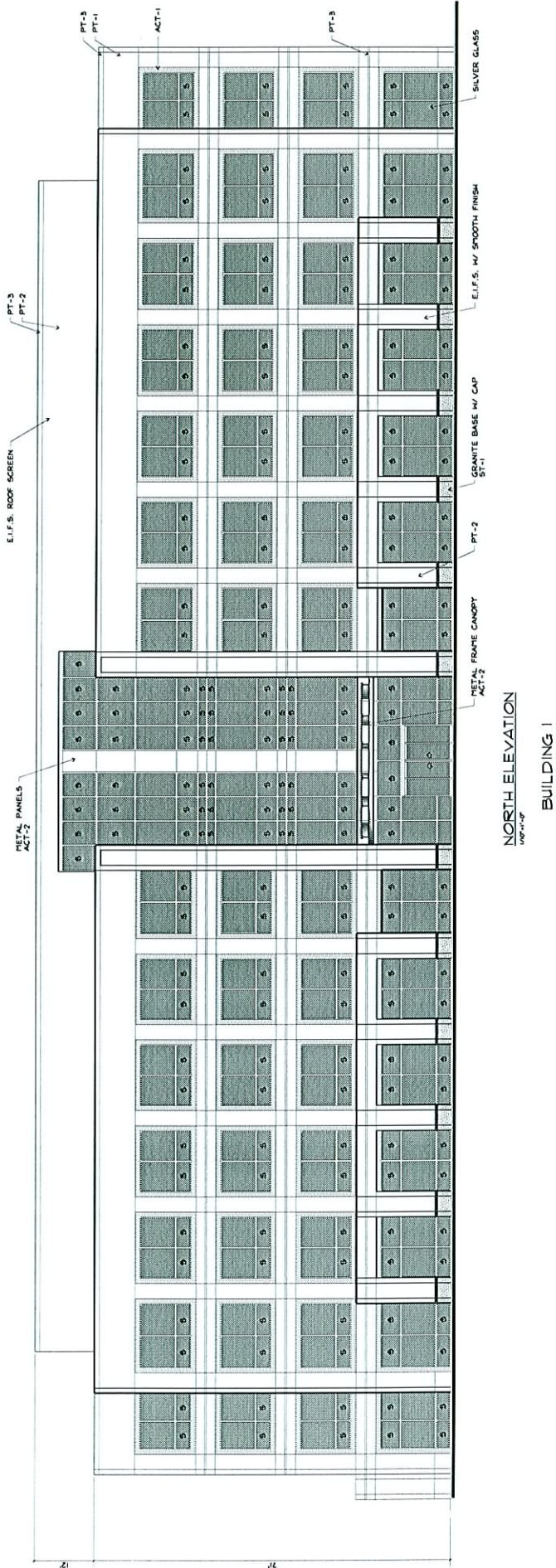


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2008-2009
2008-2009

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MATERIAL LEGEND

GLASS	SOLARSREEN - RADIANT LOW-E VREI-34
MULLION	SILVER METALLIC
PT-1	DE 430 MOODS ACRE
PT-2	DEC 714 STONISH BRIDGE
PT-3	DE 428 SAND DUNE
ACT-1	DE 5203 SONORA SHADE
ACT-2	DEC 704 LIGHT GREY
ST-1	GRANITE, ARIZONA TILE - SCAFOAT GREEN

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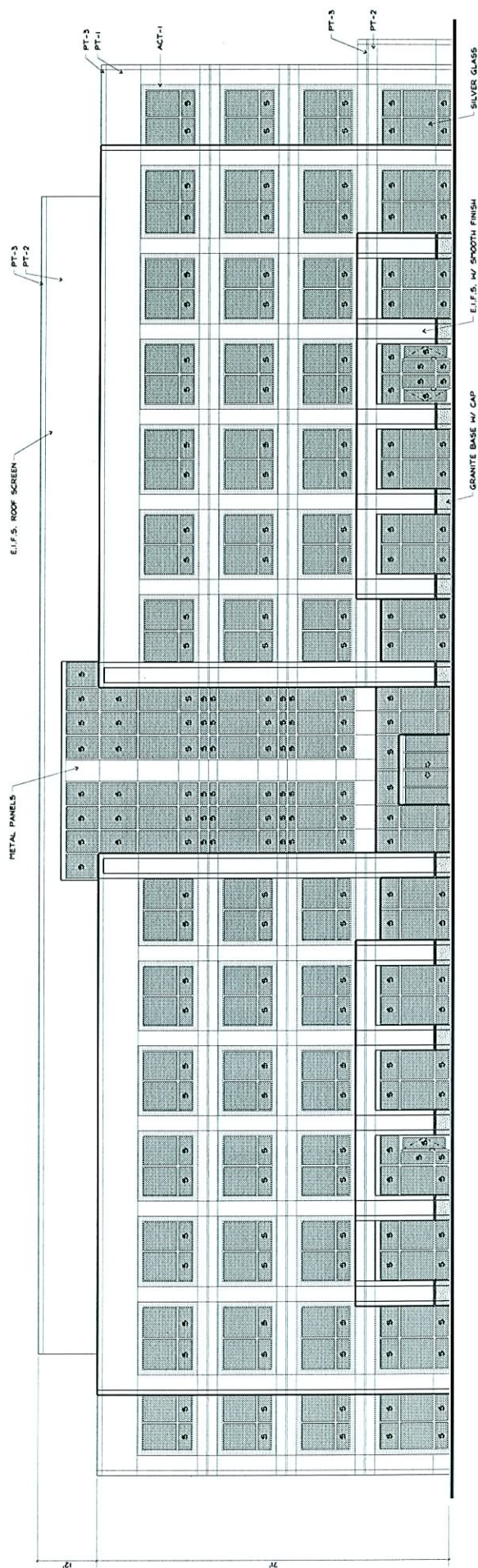
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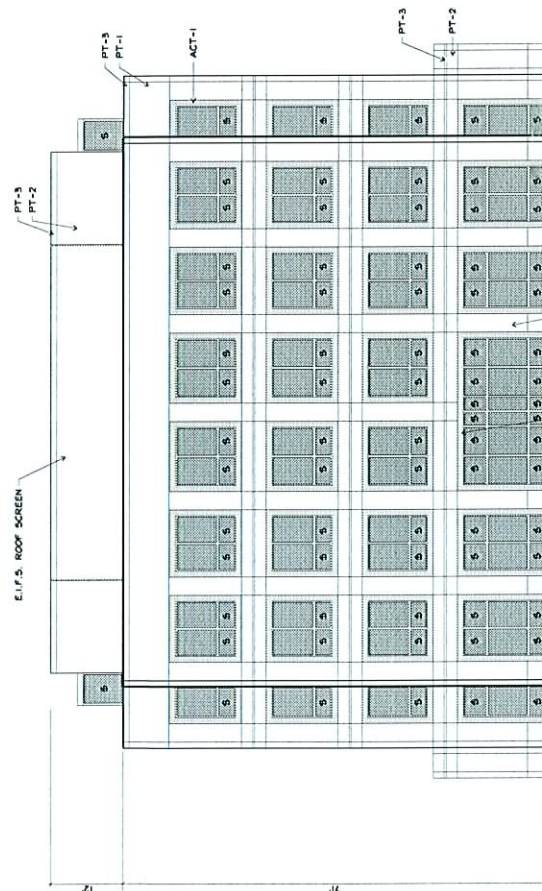
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EAST ELEVATION
BUILDING 1

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SOUTH ELEVATION
BUILDING I



WEST ELEVATION
BUILDING I

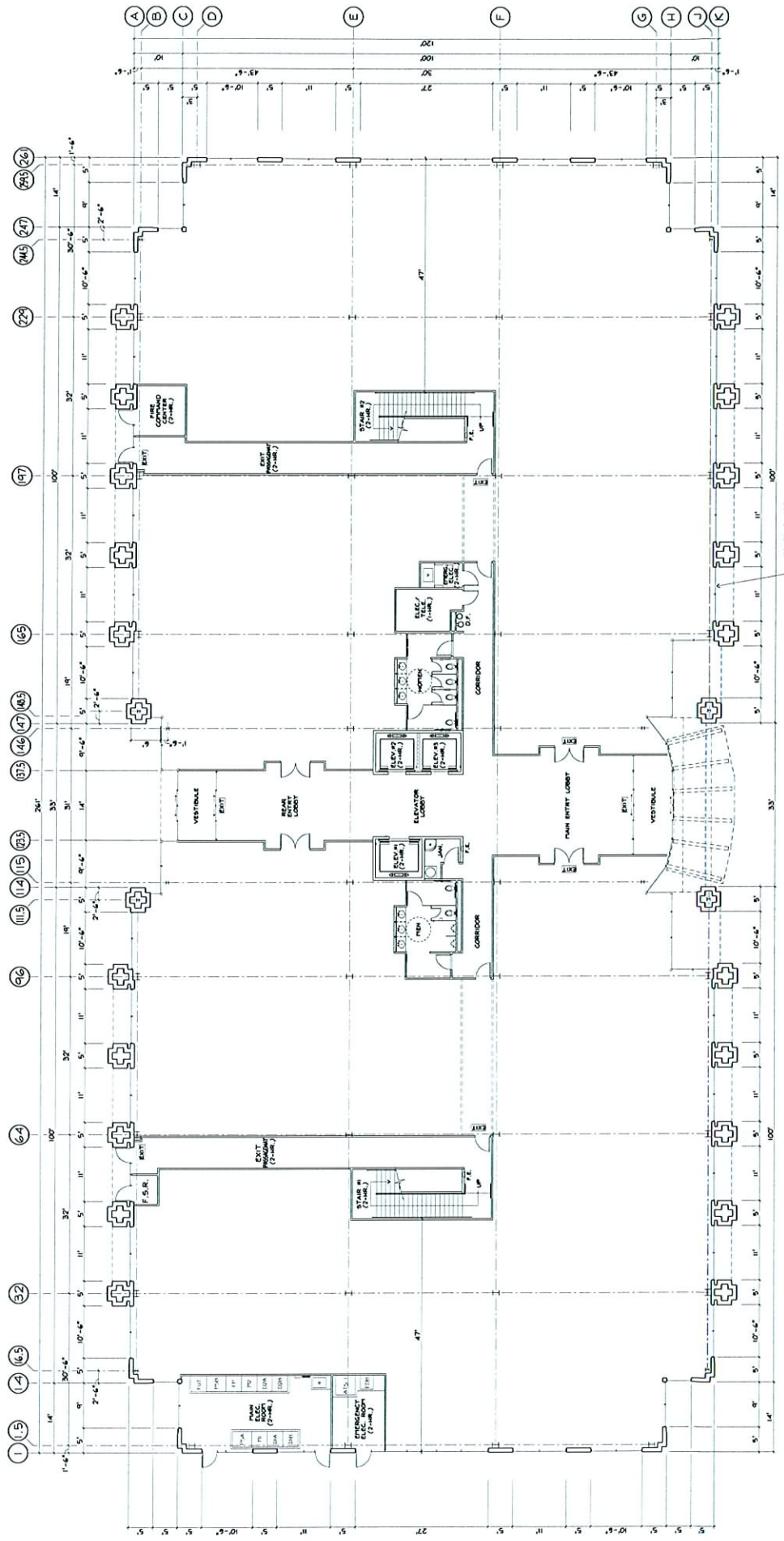
MATERIAL LEGEND

- GLASS SOLARSCREEN, RADIANT LOW-E VREI-54
- MULLION SILVER METALLIC
- PT-1 DE 450 HOODED ACRE
- PT-2 DEC 716 STONISH BEGE
- PT-3 DEC 4226 SAND DUNE
- ACT-1 DEC 5263 SONORA SHADE
- ACT-2 DEC 796 LIGHT GREY
- ST-1 GRANITE, ARIZONA TILE - SEACRAFT GREEN

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FIRST FLOOR PLAN
100'-0" x 40'-0"

BUILDING 2

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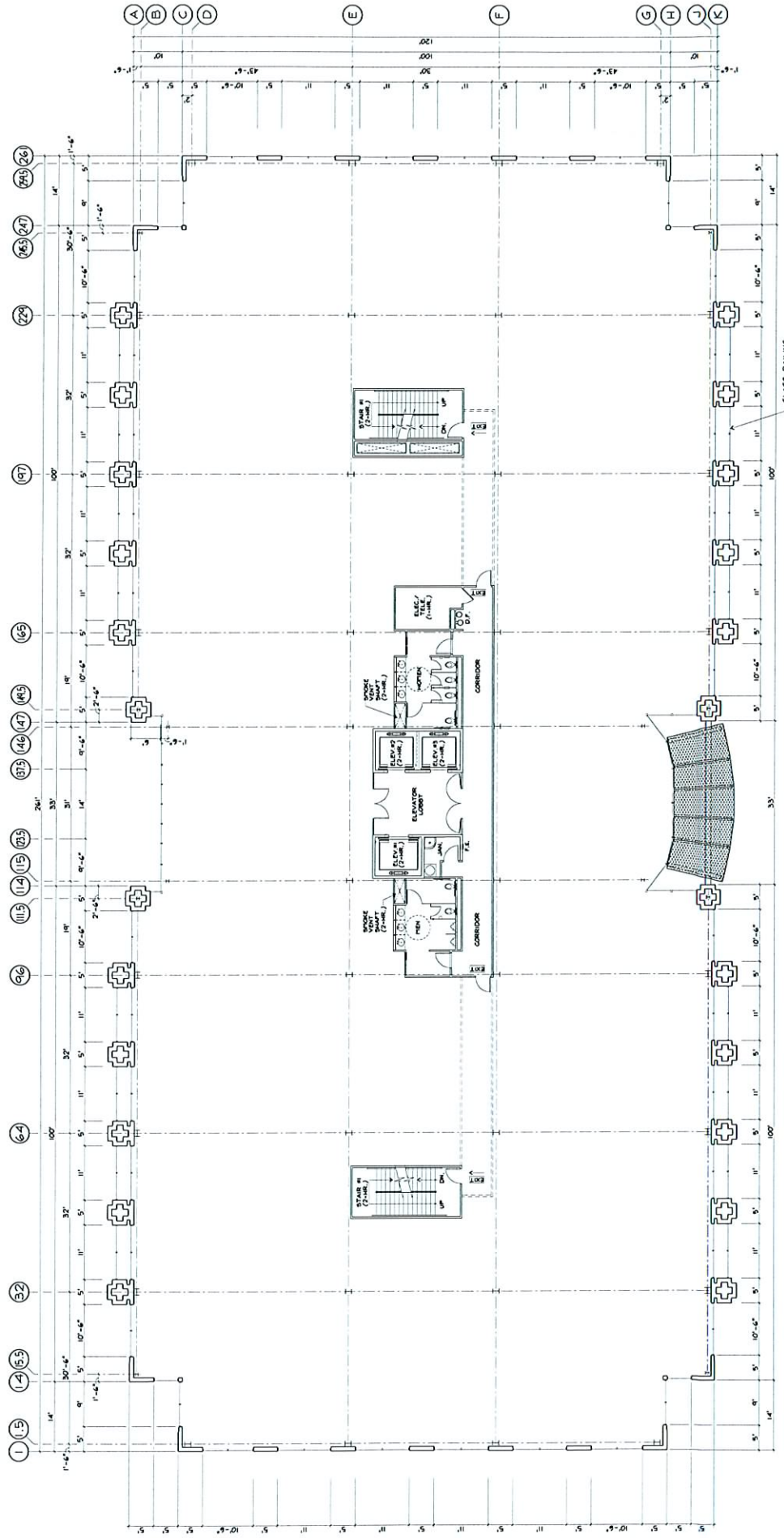


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SECOND FLOOR PLAN
1/10/09-11/09

BUILDING 2

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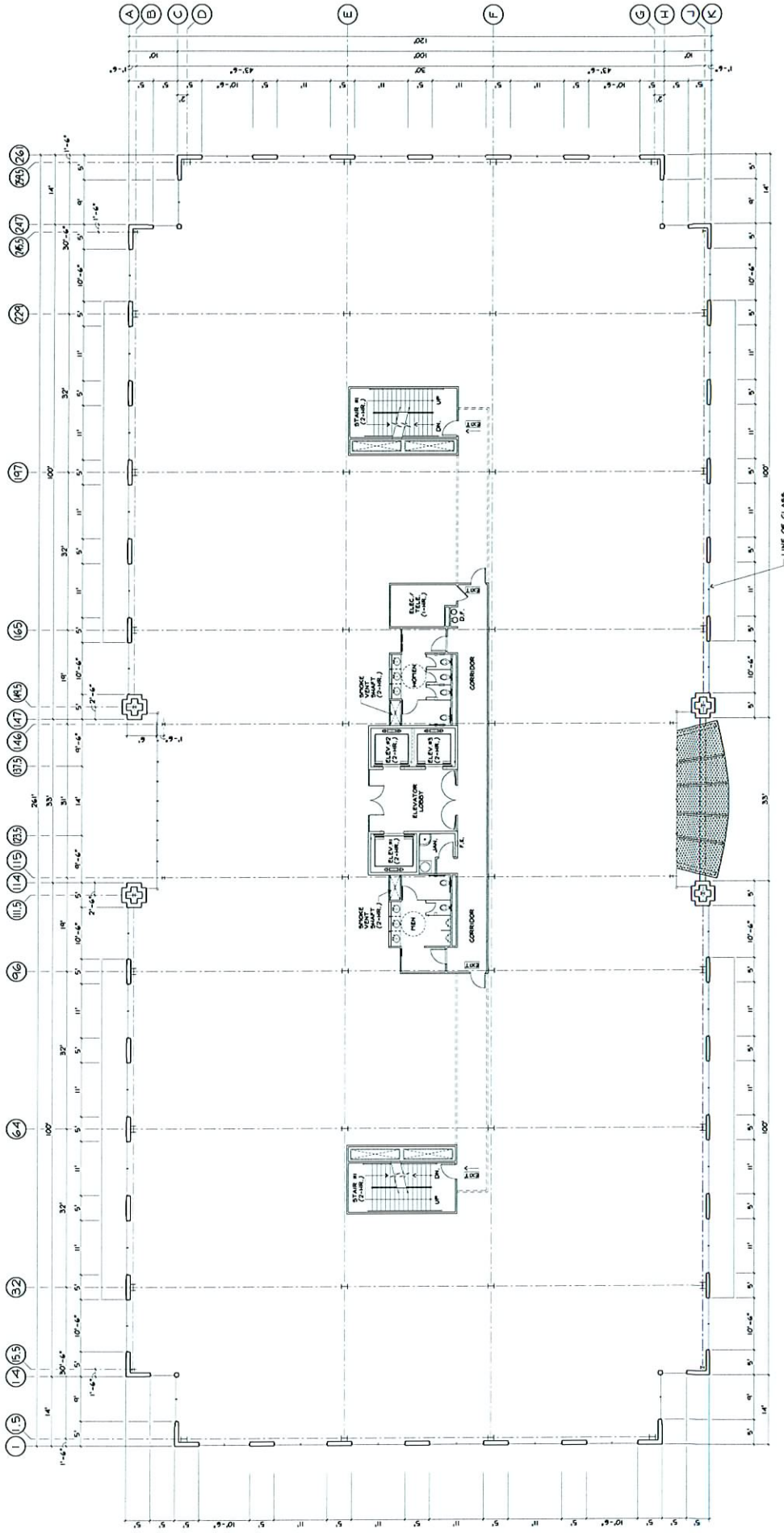


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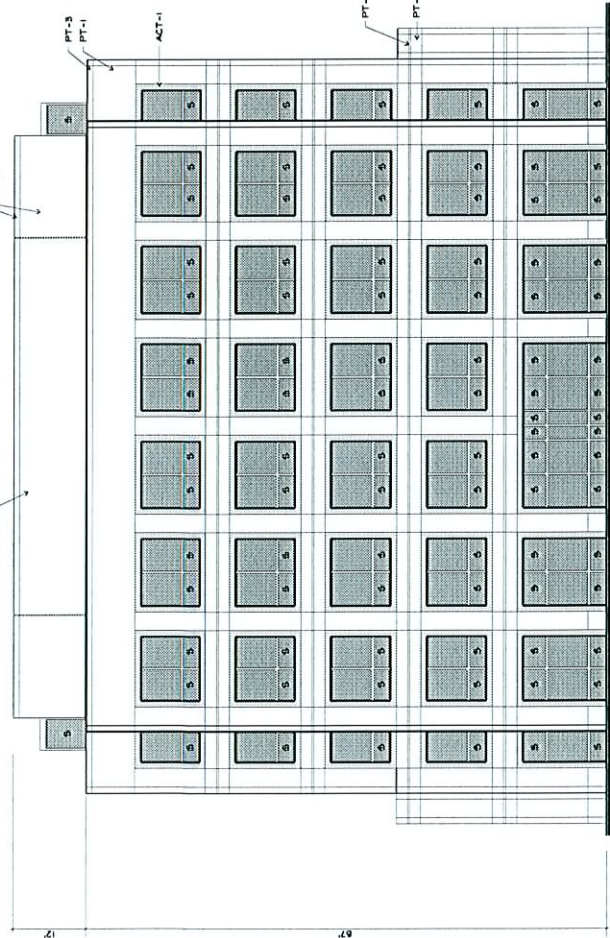
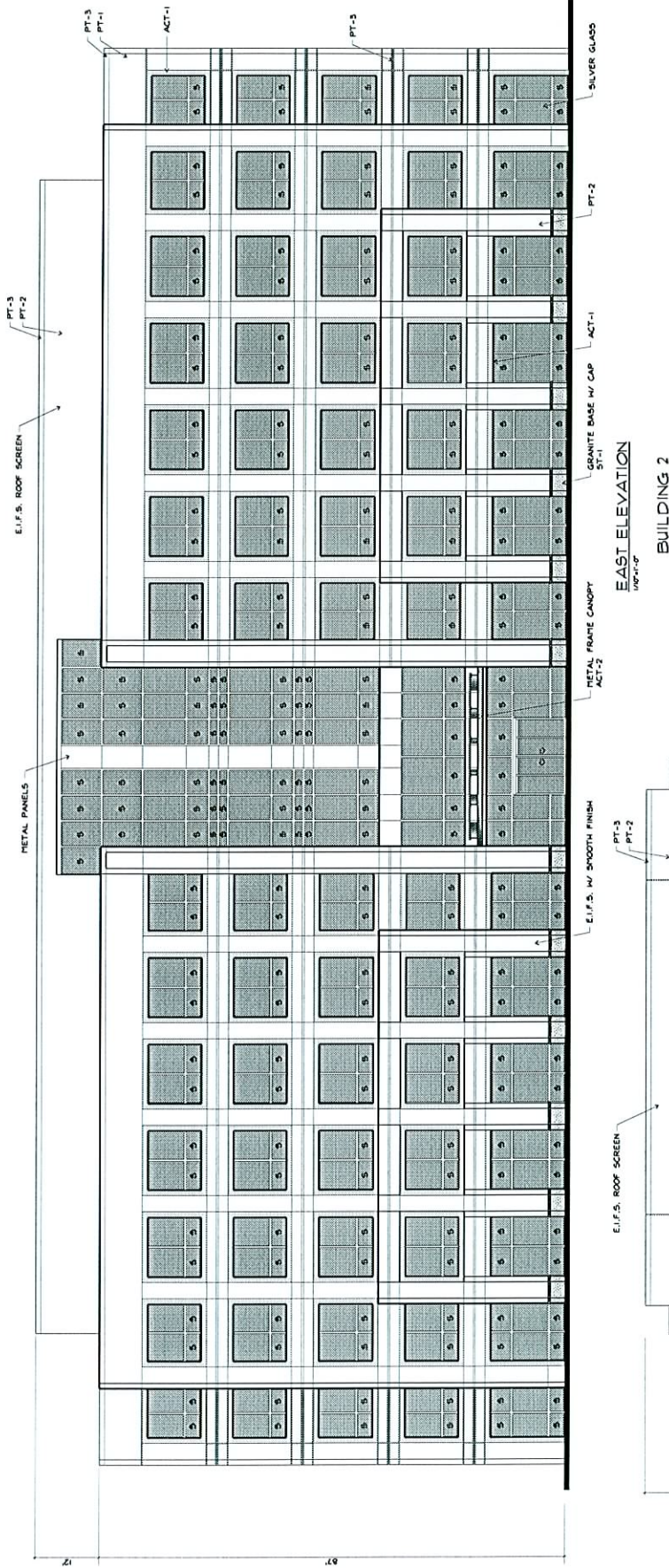


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MATERIAL LEGEND

- GLASS SOLARSCREEN RADIANT LOUVER VREI-S4
- PULLON SILVER METALLIC
- PT-1 DE 430 MOODED ACRE
- PT-2 DEC 716 STONISH BEIGE
- PT-3 DE 428 SAND DUKE
- ACT-1 DE 5263 SONORA SHADE
- ACT-2 DEC 789 LIGHT GREY
- ST-1 GRANITE, ARIZONA TILE - SEAFORD GREEN

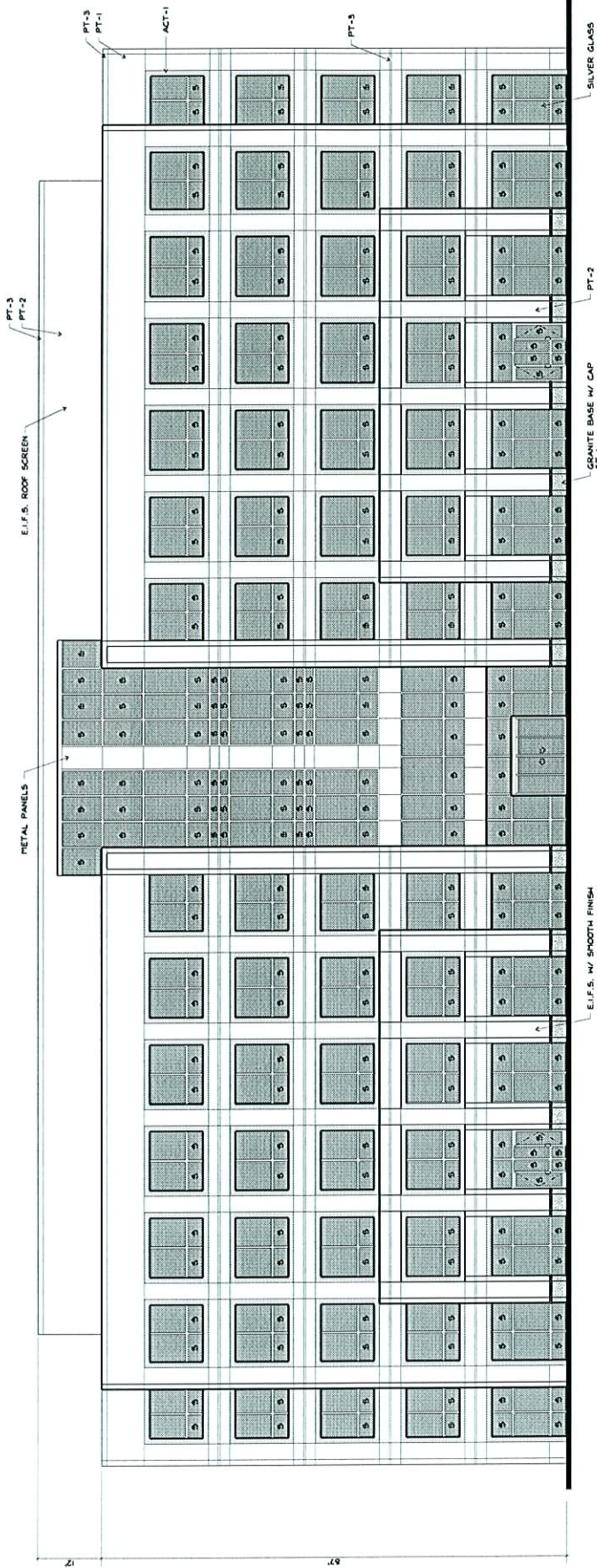
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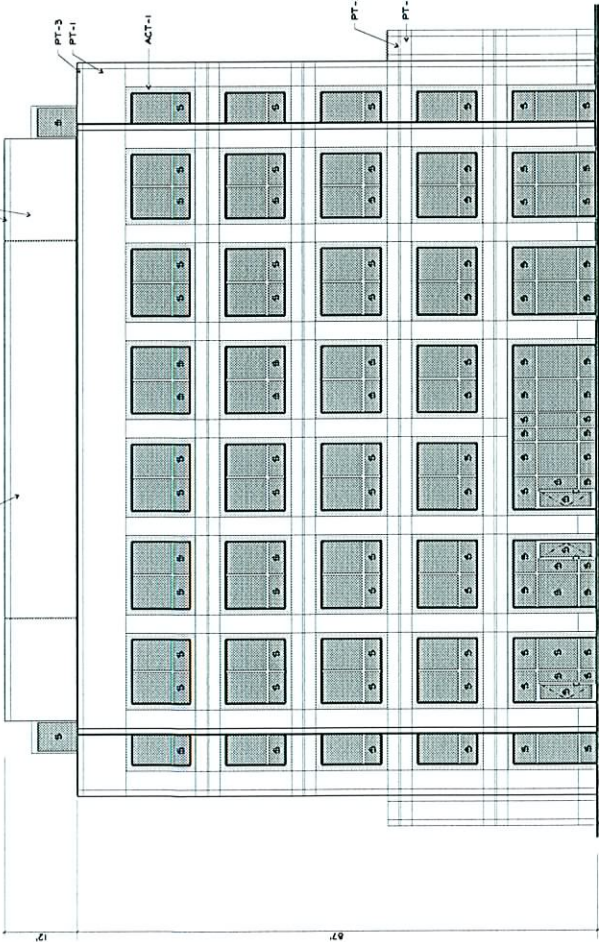


WEST ELEVATION
1/8"=1'-0"

BUILDING 2

MATERIAL LEGEND

GLASS	SOLARSCREEN, RADIANT LOW-E VREI-54
MULLION	SILVER METALLIC
PT-1	DE 4130 HOODED ACRE
PT-2	DEC 714 STONISH BRIDGE
PT-3	DE 4128 SAND DUNE
ACT-1	DE 5263 SONORA SHADE
ACT-2	DEC 704 LIGHT GREY
ST-1	GRANITE, ARIZONA TILE - SEAFONT GREEN



SOUTH ELEVATION
1/8"=1'-0"

BUILDING 2

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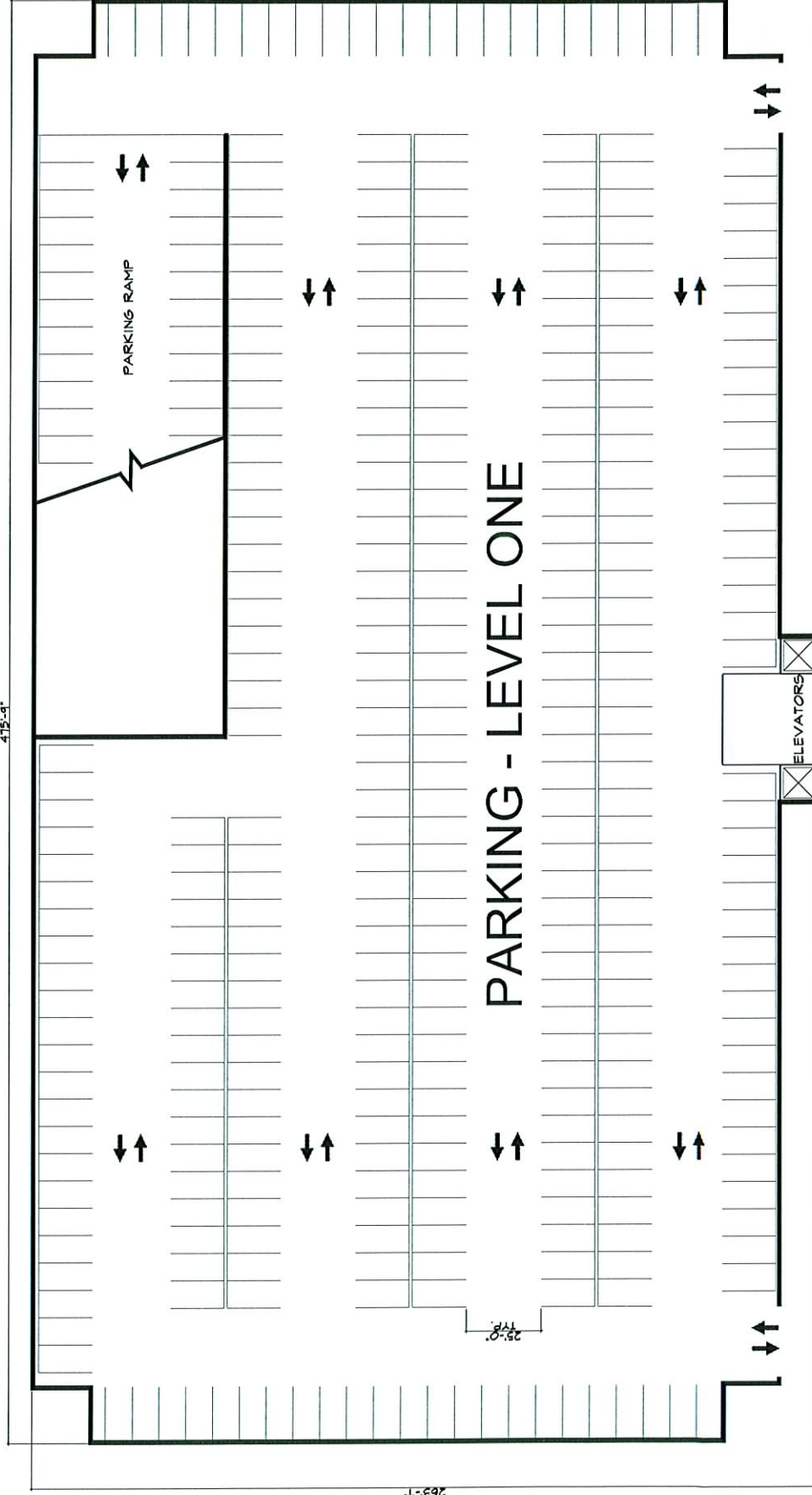
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475'-9"



263'-11"

PARKING - LEVEL ONE

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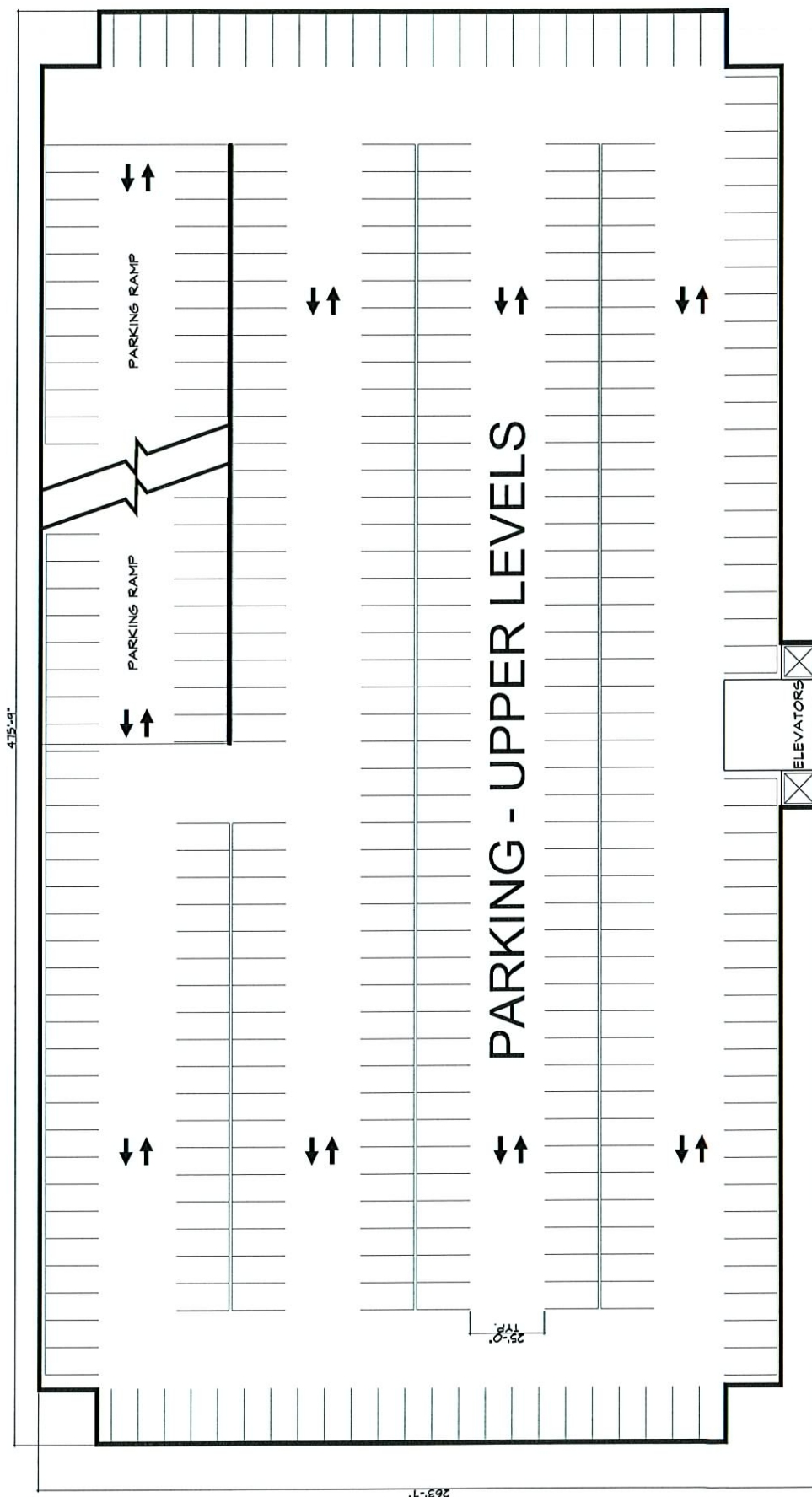
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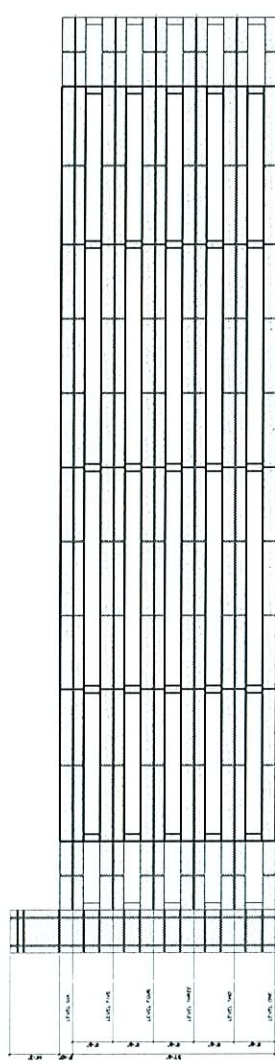


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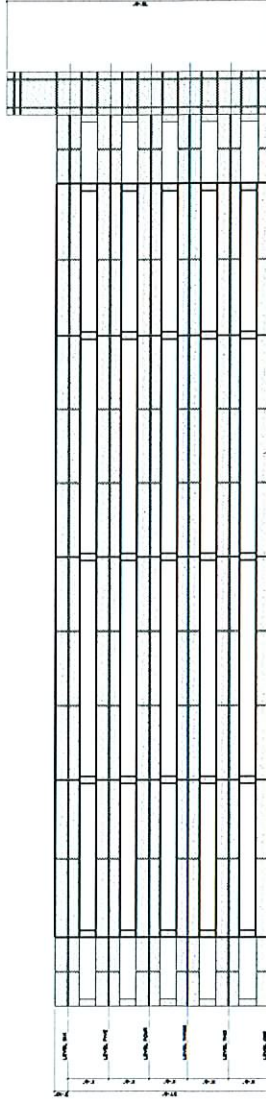
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NORTH ELEVATION
SCALE: 1/16" = 1'-0"



SOUTH ELEVATION
SCALE: 1/16" = 1'-0"

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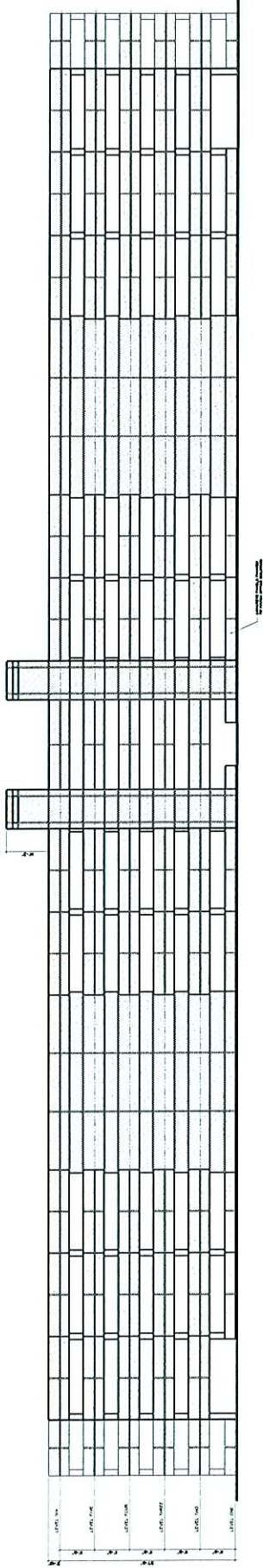
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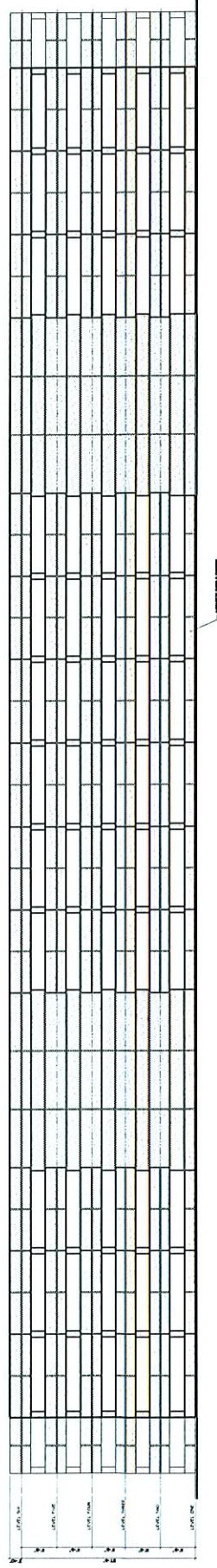
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EAST ELEVATION
SCALE: 1/16" = 1'-0"



WEST ELEVATION
SCALE: 1/16" = 1'-0"

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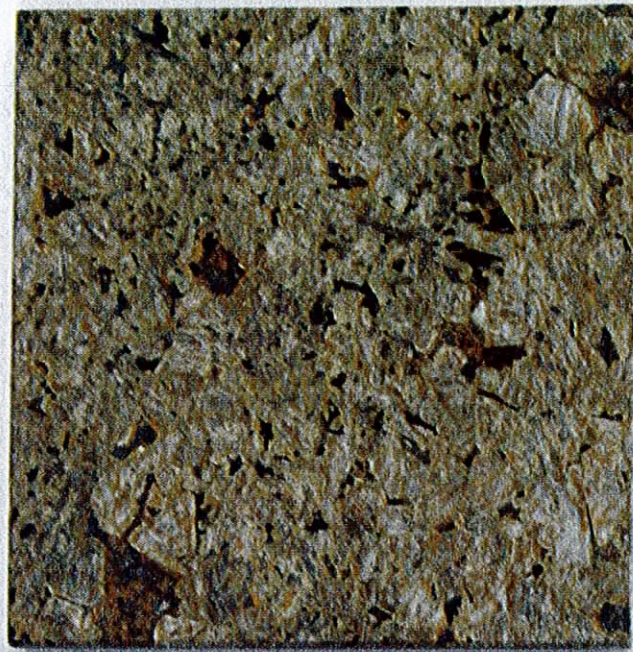
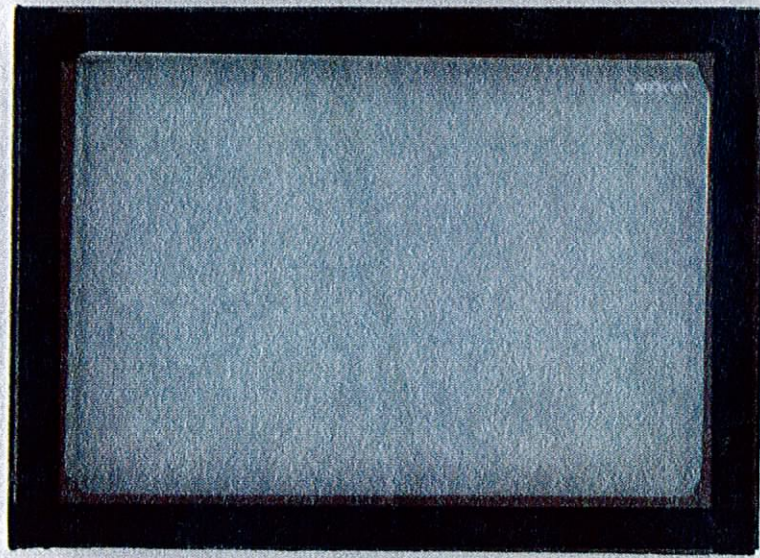
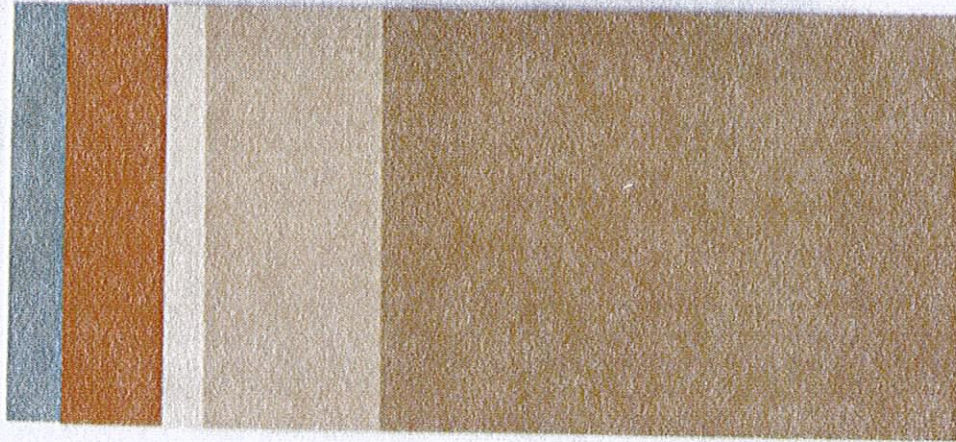
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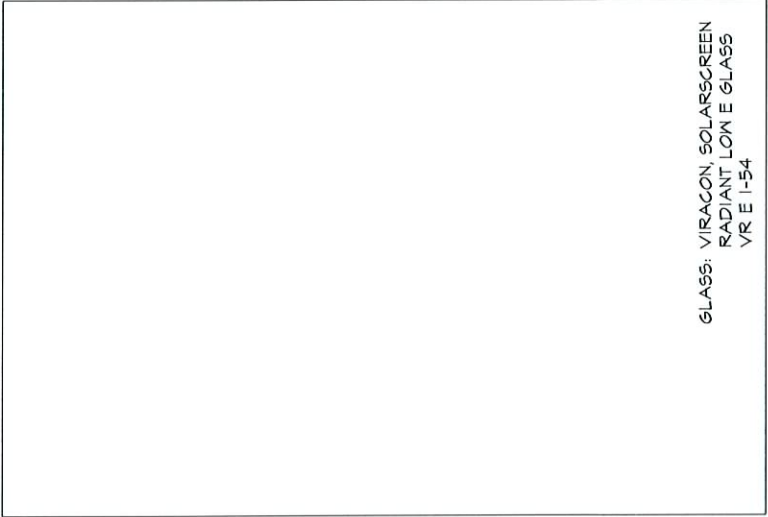
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MLK
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ALTA

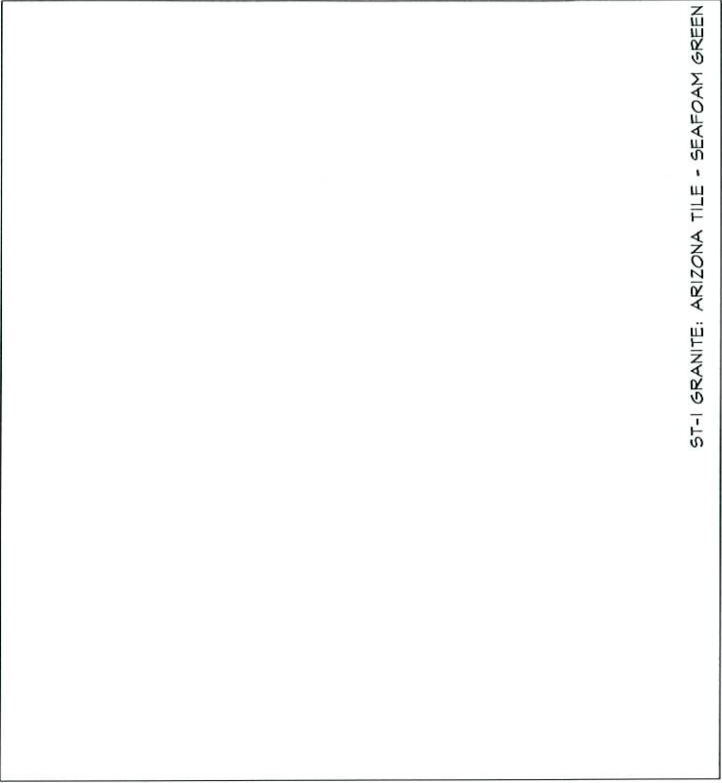
COLOR and MATERIALS

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ACT-2 DUNN EDWARDS, DEC189 LIGHT GREY
ACT-1 DUNN EDWARDS, DE5263 SONORA SHADE
PT-3 DUNN EDWARDS, DE6128 SAND DUNE
PT-2 DUNN EDWARDS, DEC16 STONISH BEIGE
PT-1 DUNN EDWARDS, DE6130 WOODDED ACRE



GLASS: VIRACON SOLARSCREEN
RADIANT LOW E GLASS
VR E 1-54



ST-1 GRANITE: ARIZONA TILE - SEAFOAM GREEN

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Project Alta et-al				
NWC of Alta Dr. and Martin L. King Blvd.				
Proposed 390 thousand square foot office development.				
Traffic produced by proposed development:				
New Use	DESCRIPTION	#UNIT	RATE/# UNIT	TOTAL
Average Daily Traffic (ADT)	GENERAL OFFICE BUILDING [1000 SF]	390	11.01	4,294
AM Peak Hour			1.55	605
PM Peak Hour			1.49	581
(heaviest 60 minutes)				
Existing traffic on all nearby streets:				
Alta Dr.				
Average Daily Traffic (ADT)	25,227			
PM Peak Hour	2,018			
(heaviest 60 minutes)				
Martin L. King Blvd.				
Average Daily Traffic (ADT)	25,915			
PM Peak Hour	2,073			
(heaviest 60 minutes)				
Traffic Capacity of adjacent streets:				
	Existing Street Capacity			
Alta Dr.	32775			
Martin L. King Blvd.	32775			
This project will add approximately 4,294 trips per day on Alta Dr. and Martin L. King Blvd. This will increase expected volumes by about 17 percent on both of these streets. Currently Alta is at about 77 percent of capacity and Martin L. King Blvd. is at about 79 percent of capacity.				
Based on Peak Hour use, this development will add roughly 605 additional cars into the area; which works out to about 10 every minute.				
Note that this report assumes all traffic from this development uses all named streets.				