



## Presubmission Conference Details

Project Name: Rocco Townhouses  
Permit Number: 25-6900  
Address: 2631 DIVISION ST NW LOT  
Parcel Number: 66000001709  
Parcel Owner: TURPIN, ROCCO MICHAEL  
Applicant: GLENN C WELLS, A.I.A.  
Date: 12/03/2025

### Proposed Project Description

#### Proposed Zoning:

Parcel Area - Existing (Sq. Ft.):

Parcel Area - To Be Added (Sq. Ft.):

Parcel Area - Total (Sq. Ft.): **43560**

Number of Lots – Existing:

Number of Lots - To Be Added:

Number of Lots – Total: **1**

IBC Building Type – Existing:

IBC Building Type - To Be Added:

Occupancy Type – Existing: **Not Specified**

Occupancy Type - To Be Added: **R-3 Residential IBC 310.5**

Number of Buildings – Existing:

Number of Buildings - To Be Added:

Number of Buildings – Total: **2**

Building Height - Existing (Ft.):

Building Height - To Be Added (Ft.):

Building Height - Total (ft.): **35**

Number of Stories - Existing (Including Basement):

Number of Stories - To Be Added (Including  
Basement):

Number of Stories - Total (including basement):

Basement - Existing (sq. ft.):

Basement - To Be Added (sq. ft.):

Basement - Total (sq. ft.):

Ground Floor - Existing (sq. ft.):

Ground Floor - To Be Added (sq. ft.):

Ground Floor - Total (sq. ft.):

Second Floor - Existing (sq. ft.):

Second Floor - To Be Added (sq. ft.):	
Second Floor - Total (sq. ft.):	
Remaining Floors - Existing (sq. ft.):	
Remaining Floors - To Be Added (sq. ft.):	
Remaining Floors - Total (sq. ft.):	
Gross Floor Area of Building - Existing (sq. ft.):	<b>0</b>
Gross Floor Area of Building - To Be Added (sq. ft.):	<b>14800</b>
Gross Floor Area of Building - Total (sq. ft.):	<b>14800</b>
Landscape Area - Existing (sq. ft.):	
Landscape Area - To Be Added (sq. ft.):	
Landscape Area - Total (sq. ft.):	
Paved Parking - Existing (sq. ft.):	<b>0</b>
Paved Parking - To Be Added (sq. ft.):	<b>9794</b>
Paved Parking - Total (sq. ft.):	<b>9794</b>
Number of Parking Spaces – Existing:	<b>0</b>
Number of Parking Spaces - To Be Added:	<b>22</b>
Number of Parking Spaces – Total:	<b>22</b>
Bicycle Parking - Existing (spaces):	<b>0</b>
Bicycle Parking - To Be Added (spaces):	<b>8</b>
Bicycle Parking - Total (spaces):	<b>8</b>
Total Impervious Area - Existing (sq. ft.):	<b>0</b>
Total Impervious Area - To Be Added (sq. ft.):	<b>19018</b>
Total Impervious Area - Total (sq. ft.):	<b>19018</b>
Sewer – Existing:	
Sewer - To Be Added:	
Water – Existing:	
Water - To Be Added:	
Primary Contact Name:	<b>Glenn Wells</b>
Primary Contact Email Address:	<b>glennwellsarchitect@gmail.com</b>
Primary Contact Phone Number:	<b>3602395971</b>
Owner or Agent:	