



**ST. CHARLES TOWNE CENTRE**  
St. Charles, Illinois

**BUILDING AREA AND USE MATRIX**

Building	Length	Width	Footprint SF	Basement SF & Use	1st Floor SF & Use	No. of Floors	11-13-08 Plan	1st Floor Parking Req *	Upper Floors SF & Use	Hotel Rooms	No of Units & Type	11-13-08 No. of Units	Upper Flr Parking Req	Total Parking Req *	Parking Provided	Total SF without basement
<b>A</b>	290	60	17,400		17,400 Retail	2	2	70	17,400 Office				70	140		34,800
<b>B</b>	225	90	29,500		29,500 Restaurant	2	2	118	27,480 Restaurant				110	228		56,980
<b>C</b>	252	66	16,632	16,632	16,632 Parking	7	6		99,792 Residential		79	66	103	103	100	99,792
<b>D</b>	211	66	13,926	13,926	13,926 Parking	7	6		83,556 Residential		67	56	88	88	76	83,556
<b>E</b>	185	66	35,663		15,663 Retail (1st Floor)	2	5	63								
					20,000 Fitness (1st Floor)			80								
									35,663 Entertainment (2nd Floor)				179	322		
<b>F</b>	194	80	15,464		8,500 Retail	5	5	34	60,000 Residential		48	48	63	123		68,500
					6,500 Restaurant			26								
					464 Residential (1st Floor Lobby)											
<b>G</b>	194	80	15,464		8,000 Retail	5	5	32	60,000 Residential		48	48	63	123		68,000
					7,000 Restaurant			28								
					464 Residential (1st Floor Lobby)											
<b>H</b>	<b>BUILDING H (DELETED)</b>															
<b>J</b>	190	66	12,540	8,712	3,828 Residential	7	6		75,240 Residential		66	54	86	86	83	79,068
<b>K</b>	194	80	15,464		10,000 Retail	5	5	40	60,000 Residential		48	48	63	123		70,000
					5,000 Restaurant			20								
					464 Residential (1st Floor Lobby)											
<b>L</b>	194	80	15,464		8,000 Retail	5	5	32	60,000 Residential		48	48	63	123		68,000
					7,000 Restaurant			28								
					464 Residential (1st Floor Lobby)											
<b>M</b>	290	66	19,140	18,676	464 Residential (1st Floor entry)	8	8									134,444
									19,140 Residential		12	12	16			
									114,840 Residential		93	91	121	137		
<b>N</b>	230	66	15,180	15,180	15,180 Parking	7	8									106,260
									91,080 Residential		74	103	97	97	93	
<b>O</b>	176	89	15,664		15,664 Retail/Restaurant	3	3	63								15,664
<b>Q</b>	254	85	21,590		21,590 Retail/Restaurant	8	8	87								127,000
<b>R</b>	200	86	17,200		16,000 Retail	8	8	64								
<b>S</b>	300	80	24,000		24,000 Retail/Restaurant	3	3	96	48,000 Office	115			115	179		130,369
<b>T</b>	150	76	11,400		11,400 Restaurant	1	1	46						46		11,400
<b>U</b>	150	72	10,800		10,800 Restaurant	2	2	44	10,800 Office					88		21,600
<b>V</b>	240	75	18,000		13,800 Retail	2	2	56	18,000 Office					72	144	31,800
					4,200 Restaurant			16								
<b>W</b>	180	75	13,500		6,500 Retail	2	2	26	13,500 Office					54	108	20,000
					7,000 Restaurant			28								
<b>Sub-Total</b>					390,330			1,069	1,113,070	115	650	777	1,774	2,871	352	1,299,233
<b>Buildings not in the TIF Boundary</b>																
<b>Y</b>	180	70	12,600		12,600 Retail	2		51	12,600 Office					51	102	25,200
<b>Sub-Total</b>					12,600			51	12,600	0	0		51	102	0	25,200
<b>Totals</b>					402,930			1,120	1,125,670	115	650		1,825	2,973	352	1,324,433
<b>P1</b>	186	325	60,450		70,467 Parking	4			193,550.00						812	264,017
<b>P2</b>	VARIES	VARIES	N/A		111,959 Parking	4			112,702.00						900	322,671
<b>Grade</b>			0		N/A										606	
<b>P3</b>	<b>P3 REVISED TO SURFACE PARKING LOT ONLY</b>															
<b>P4</b>	120	271	32,520		28,745 Parking	3			65,662.00						306	94,407
<b>Total Parking Provided</b>															2,976	681,095
<b>Totals</b>					%				SF		Units	11/13/2008				11/13/2008 Plan
<b>Retail</b>					8%				177,717							1023
<b>Restaurant</b>					5%				115,880						464	
<b>Residential</b>					37%				813,616		650	777			851	1018
<b>Hotel</b>					5%				114,369		115	115			115	115
<b>Parking under Residential</b>					5%				118,864							
<b>Parking Deck</b>					31%				681,095							
<b>Fitness</b>					1%				20,000						80	80
<b>Entertainment Venue</b>					2%				35,663						179	179
<b>Office</b>					6%				141,890						570	633
<b>GRAND TOTAL SF</b>					100%				2,219,094						2,973	3,048
<b>Parking Requirements</b>	Office				4 per thousand SF											
	Retail				4 per thousand SF											
	Restaurant				4 per thousand SF											
	Residential				1.3 per unit											
	Entertainment				5 per thousand SF											
	Fitness				4 per thousand SF											
	Hotel				1 per room											

\*\* Note: Building areas indicated on this matrix are based upon the footprints indicated on the preliminary site plan. Actual building footprints and building areas may vary.