



SITE SUMMARY

EXISTING PROPOSED ZONING: LU-60 & RR-ACRE
PROPOSED PUD

REAL ESTATE NO. / TAX PARCEL: 015801 0010 & 015800 0000

SITE DATA

TOTAL GROSS ACREAGE	= 23.78 Ac. (100%)
SINGLE FAMILY NUMBER OF S.F. LOTS	= 13.07 Ac. (55.0%)
DENSITY	= 98 D.U. MAX. = 4.2 LOTS/ Ac.
ACTIVE RECREATION	= 0.00 Ac. (0.0%)
PASSIVE OPEN SPACE	= 6.65 Ac. (28.0%)
PUBLIC AND PRIVATE R/W	= 4.06 Ac. (17.0%)
MAX. COVERAGE OF BLDGS & STRUCTURES	= 50%
MAX. IMPERVIOUS SURFACE RATIO (ISR)	= 65%

FLOOD ZONE

DEVELOPED AREA LOCATED WITHIN FLOOD ZONE "X", PER FEMA MAP NO. 12037C0507H DATED JUN. 3, 2013 (NO BASE FLOOD ELEVATION ESTABLISHED PER FEMA).

NOTE: THIS PLAN IS CONCEPTUAL IN NATURE. LOT LINES, LOT SIZES, ROADWAY NETWORK, RIGHT-OF-WAYS, STORM WATER PONDS AND SIGNAGE MAY BE ADJUSTED FOR ENGINEERING, GEOMETRY AND ANY GOVERNMENTAL AGENCY REQUIREMENTS AND AS SITE PLANNING REQUIRES.

LEGEND

- = WETLANDS
- = UPLAND BUFFER
- = WETLAND IMPACT
- = OPEN SPACE (O.S.)



Sheet No. 1 of 1
PUD-1
DWG. NO.

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RICKER-TOWNSEND PUD
FOR:
KB HOME JACKSONVILLE LLC
DUVAL COUNTY, FLORIDA
PUD SITE PLAN

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NO.	DATE	REVISIONS DESCRIPTION

DESIGNED BY: DAI
DRAWN BY: -
CHECKED BY: V. DUNN
SCALE: 1" = 60'
DATE: 4/27/2022
PROJ. NO.: 0022-2

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