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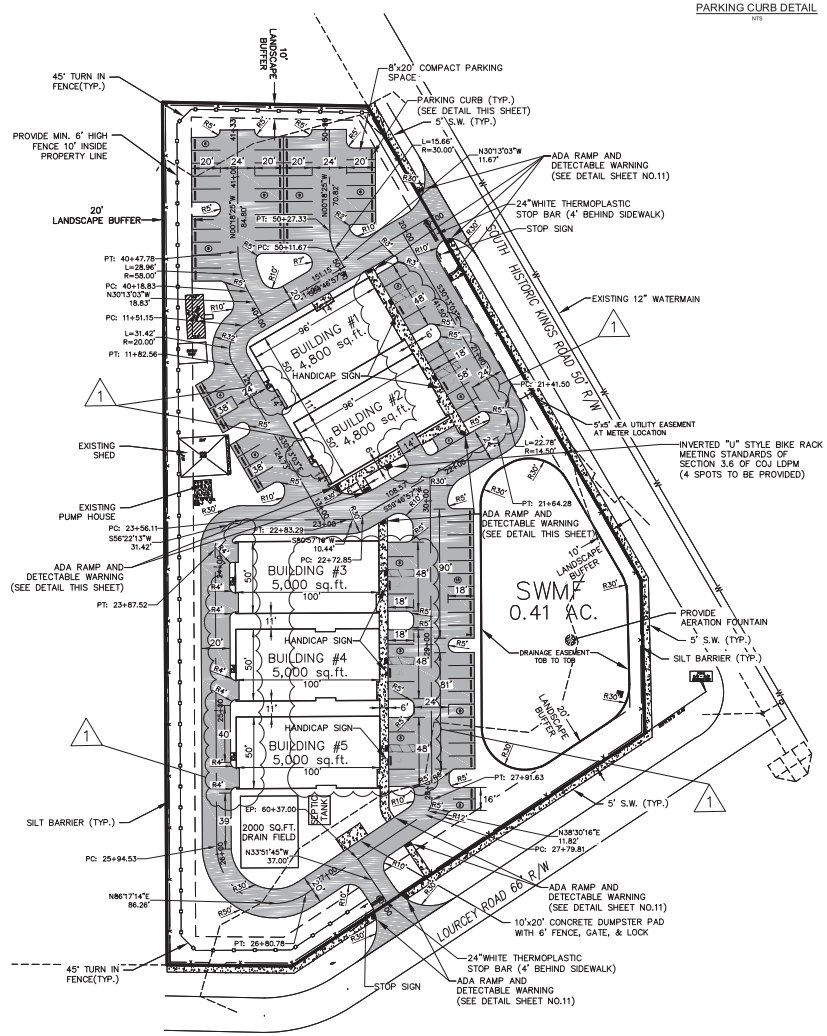
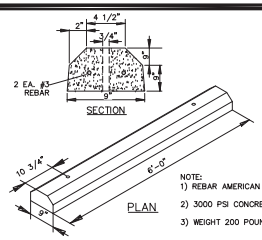



NOTE:
1) REBAR AMERICAN GRADE 60 SIZE #3
2) 3000 PSI CONCRETE OR GREATER
3) WEIGHT 200 POUNDS

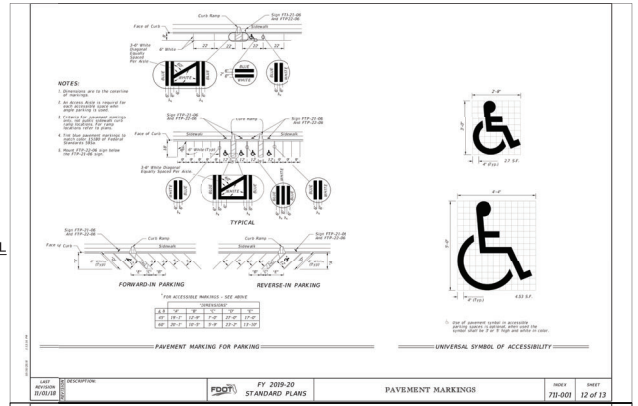
PARKING CURB DETAIL
NTS

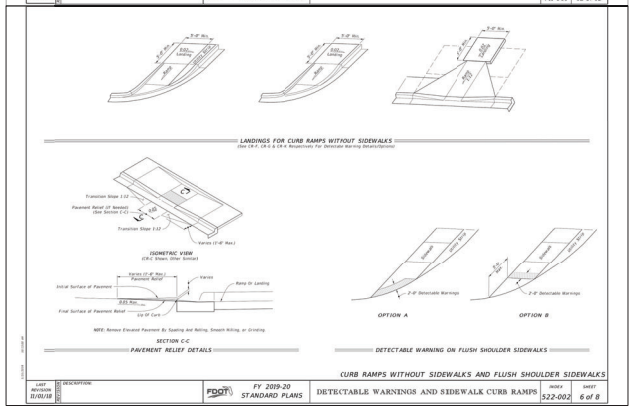
HANDICAP PARKING SIGN DETAIL
NTS

## LEGEND

| | |
|---|---|
| BRL | BUILDING RESTRICTION LINE |
| DE | DRAINAGE EASEMENT |
| VNB | VEGETATED NATURAL BUFFER |
| UAE | UNOBSTRUCTED ACCESS EASEMENT |
| UDE | UNOBSTRUCTED DRAINAGE EASEMENT |
| UJEAUE | UNOBSTRUCTED J.E.A. UTILITY EASEMENT |
| | AUGER BORING LOCATION (APPROXIMATE) |
| | PENETRATION TEST BORING LOCATION (APPROXIMATE) |
| PCF | FIELD CASED PERMEABILITY TEST LOCATION (APPROXIMATE) |
| | ASPHALT PAVING |

GRAPHIC SCALE
40 0 20 40 80 160
( IN FEET )
1 inch = 40 ft.




## DATA SUMMARY

1. TOTAL OF ANTICIPATED PHASES/UNITS – 1
2. TOTAL SITE AREA – 3.40 ACRES
3. NUMBER OF BUILDINGS WITH SQUARE FOOTAGE – 5 BUILDINGS, 24,000 SF
4. EXISTING AND PROPOSED ZONING IS PUD
5. NUMBER OF PARKING SPACES PER SECTION 656.604 – 75
6. PERCENT OF BUILDING COVERAGE TO AREA – 35 %
7. MINIMUM YARD REQUIREMENTS:
   FRONT – 20 FEET
   SIDES – 10 FEET
   REAR – 10 FEET
8. POTABLE WATER/WASTEWATER – JEA
9. FIRE PROTECTION IS CURRENTLY PROVIDED BY – JEA
10. WE SEEK APPROVAL CONDITIONAL UPON COMPLIANCE WITH THE TREE ORDINANCE AND MITIGATION PLAN.

NOTE:
PER 656.604(F)(1) Business, commercial or personal service establishments (not otherwise listed)---Three spaces for each 1,000 square feet of gross floor area. There shall be a maximum of six spaces for each 1,000 square feet of gross floor area.

PARKING REQUIRED – (24,600/1000)(3) = 74 SPACES REQUIRED
PARKING PROVIDED – 75

BICYCLE PARKING REQUIRED PER SEC.656.608 = 75(.05) = 3.75 = 4 PARKING SPOTS
BICYCLE PARKING PROVIDED = 4

| NO. | REVISIONS | DATE |
|---|---|---|
| 1 | CHANGED DOOR LOCATIONS | 11-18-2022 |

# HAGAN SITE
# HORIZONTAL CONTROL PLAN

NORTH FLORIDA ENGINEERING SERVICES, INC.
CERTIFICATION# 26085
3530 Agricultural Center Drive/ Suite 201, St. Augustine, Fl. 32092
(P)(904) 217-2000 (F)(904) 396-5372
/Email: FAVRE.NFES@GMAIL.COM
MICHAEL R. LGRT
PLANS PREPARED UNDER THE DIRECTION OF: P.E. 70663

DATE: 11-18-2022
JOB NUMBER: 18-020
SCALE: 1" = 40'
* SHEET NUMBER *
3

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