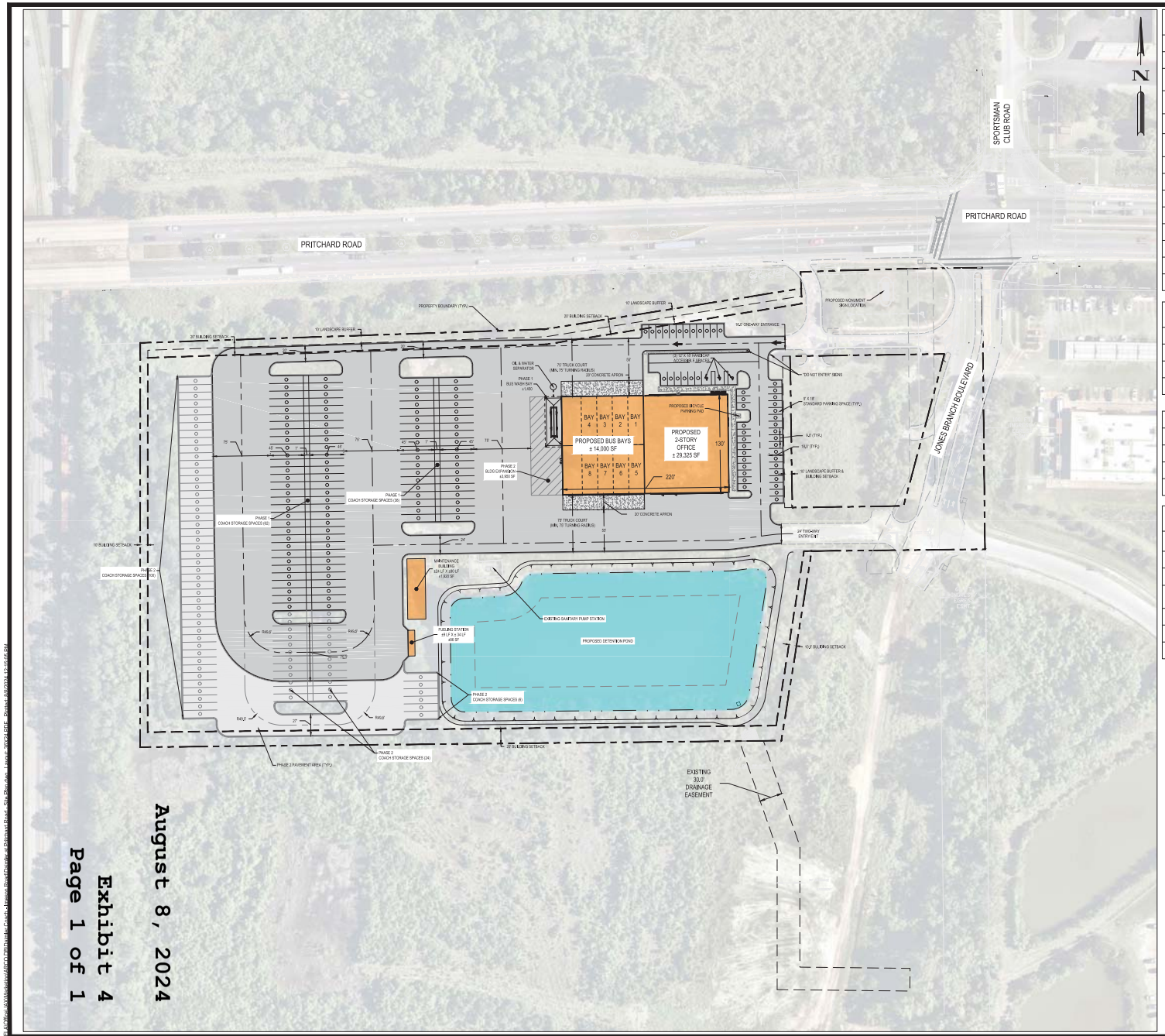

GENERAL SITE DATA

ADDRESS:	0 JONES BRANCH CIR
CITY / COUNTY	JACKSONVILLE
PARCEL ID'S	003388-0105 ,003388-0120, 003388-0130 003388-0300 & 003388-0350
TOTAL SITE AREA	11.87 AC
TOTAL OPEN SPACE	4.55 AC
TOTAL LAND COVERAGE (BLDGS & STRUCTURES)	±30,850 SF
ONSITE FEMA FLOODZONE	ZONE AE / X
ONSITE WETLANDS	N/A
EXISTING LAND USE	LI / CGC
PROPOSED LAND USE	LI / CGC
EXISTING ZONING	PUD
PROPOSED ZONING	PUD
PHASES	2
MAX STRUCTURE HEIGHT	35'

SETBACKS / LANDSCAPE BUFFERS

BUILDING SETBACKS	REQUIRED	AS SHOWN
FRONT	PER PUD	20'
SIDE	PER PUD	10'
REAR	PER PUD	20'

LANDSCAPE BUFFERS	REQUIRED	AS SHOWN
NORTH	PER PUD	10'
SOUTH	PER PUD	0'
EAST	PER PUD	10'
WEST	PER PUD	0'

PARKING

	REQUIRED	AS SHOWN
PHASE 1 COACH STORAGE SPACES	NA	100
PHASE 2 COACH STORAGE SPACES	NA	130
STANDARD SPACES	PER PUD	49
HANDICAP SPACES	PER PUD	3
TOTAL SPACES	PER PUD	52
BICYCLE PARKING	PER PUD	3

BGE, Inc.
10151 Deerwood Park Boulevard
Building 200, Suite 200
Jacksonville, FL 32256
Tel: 904-990-8383 - www.bgeinc.com
FL Registry No. 32116

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0 30' 60' 120'
SCALE: 1" = 60'

REV	DESCRIPTION	DATE	APR

DAIMLER COACH JACKSONVILLE
FOR
BROOKWOOD CAPITAL PARTNERS

OVERALL SITE PLAN

ANDREW REINEY KENYON
FL PE #: 97748
SEAL DATE: 08/08/2024

DESIGNED BY:	DRAWN BY:
ARK	ARK
REVIEWED BY:	PROJECT NUMBER:
CDR	00000-00

C-3.00

August 8, 2024

Exhibit 4
Page 1 of 1

G:\JE Jax\Projects\XXX\Brookwood\BPCD\Daimler Coach - Jones Blvd\Daimler at Pritchard Road - Site Plan.dwg - 8/8/2024 12:15:05 PM - Plotted: 8/8/2024 12:15:05 PM