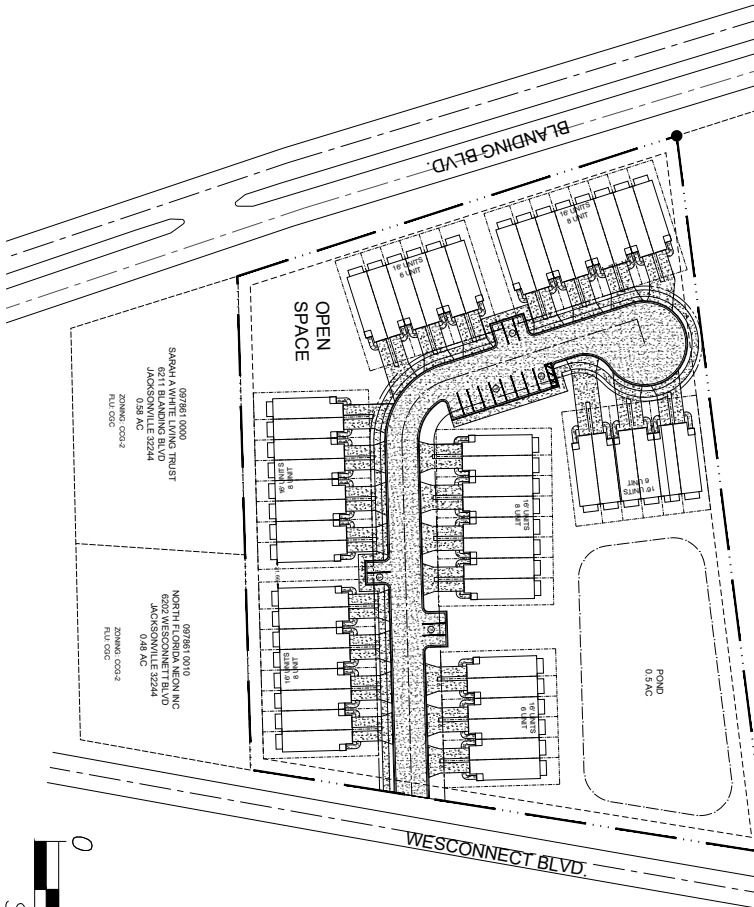


VICINITY MAP

NTS

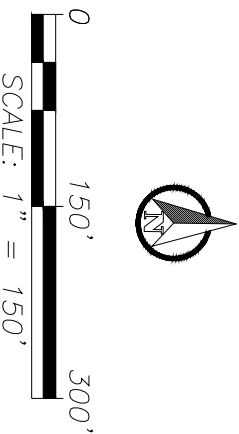
(097721000)
GARCIA GERMANIA
678 WESCONNECT BLVD
JACKSONVILLE, FL 32244
4.81 AC
ZONING: PUD
F.U. CODE: RFLU CODE: RFLU



09778610000
SARAH A WHITE TRUST
JACKSONVILLE 32244
0.98 AC
ZONING: CCS-2
F.U. CODE: RFLU CODE: RFLU

09778610010
NORTHEAST LORAIN RESID INC
JACKSONVILLE 32244
0.48 AC
ZONING: CCS-2
F.U. CODE: RFLU CODE: RFLU

TOTAL GROSS ACRES	ACRES	4.86	100%
AMOUNT OF EACH DIFFERENT USE BY ACRES	ACRES	1.3 ACRES +/-	26%
TOWNHOUSES		13 DWELLING UNITS	0%
TOTAL NUMBER AND TYPE OF DWELLING UNITS BY EACH TYPE OF SAME		32 DWELLING UNITS	66%
8 UNIT TOWNHOUSES		1.4 ACRES +/-	29%
24 UNIT TOWNHOUSES		0.66 +/- ACRES	17%
ACTIVE RECREATION AND/OR OPEN SPACE		0.8 ACRES IN POND	17%
PASSIVE OPEN SPACE		0.8 ACRES IN POND	17%
PUBLIC AND PRIVATE RIGHT OF WAY		0.8 ACRES IN POND	17%
ACRES PERVIOUS		0.8 ACRES IN POND	17%
ACRES PERVIOUS		0.8 ACRES IN POND	17%
DEVELOPMENT STANDARDS			
LOT AREA	144.8 SF		
LOT COVERED BY BLDG. (OVERHANG)	117.0 SF		
MAXIMUM HEIGHT	35 FEET		
MINIMUM SETBACKS			
FRONT YARD	5 FEET		
REAR YARD (TO GARAGE FACE)	5 FEET		
3-6 UNIT BUILDING	5 FEET		
4-8 UNIT BUILDING	5 FEET		
REQUIRED PARKING	22		
2 SPACES PER UNIT PLUS 1 SP PER 3 UNITS +16 SPACES	22		
PARKING PROVIDED PLUS 16 SPACES +16 SPACES			
LAND ZONING INFORMATION:			
CURRENT ZONING DISTRICT: PUD			
REQUESTED ZONING DISTRICT: PUD			
REAL ESTATE NUMBERS: 097721000			
REAL ESTATE NUMBERS: 097721000			
REAL ESTATE NUMBERS: 097721000			
REAL ESTATE NUMBERS: 097721000			



LEGEND

BOUNDARY LINE: - - - - -

LOT LINE: - - - - -

BUILDING SETBACK: - - - - -

POND LINE: - - - - -

ADJACENT PROPERTIES: - - - - -

PAVEMENT: [Symbol]

JOB NO.: JOB 2203 DATE: March 23, 2022 SCALE: AS SHOWN SHEET: 1	MULTIFAMILY CONCEPT PLAN	WEST ORTEGA LANDING 	ADKINSON ENGINEERING 6550 ST. AUGUSTINE ROAD, SUITE 203 JACKSONVILLE, FLORIDA 32217 PHONE: (904) 681-4206
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