

Vicinity Map

Date Summary

Total anticipated phases/units:	1
Total site area:	48,298sf / 1.10ac
Active recreation area:	0
Number of lots & dwelling units:	0
Number of buildings & sq.ft.	1 @ 9,000sf
Existing & proposed zoning:	CO / PUD
Parking req. per section 656.604:	
3/1,000sf office = (3,000/1000) x 3 = 9 required	
1/2,000sf warehouse = (6,000/2,000) x 1 = 3 required	
Provided: 9 office and 3 warehouse spaces	
Real Estate Number:	0167218-0000, 167219-0500 & 167217-0000
Council District:	3
Census Tract:	014327
Land Use:	CGC
Planninf District:	2
Flood Zone:	12031C-0404H Zone X

Owner:

Townsend San Pablo Properties, LLC.
10418 New Berlin Road, Unit 115
Jacksonville, Florida 32226
Phone: 904.645.5887

Developer:

Townsend San Pablo Properties, LLC.
10418 New Berlin Road, Unit 115
Jacksonville, Florida 32226
Phone: 904.645.5887

Engineer:

Eisman and Russo, Inc.
6455 Powers Avenue
Jacksonville, Florida 32217
Phone: 904.733.1478

Surveyor:

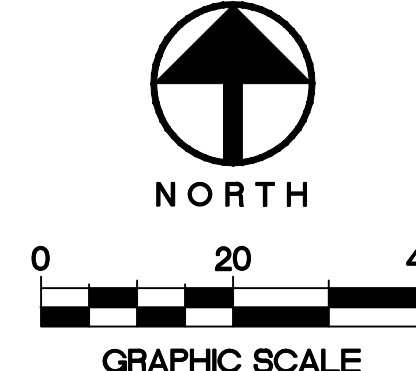
R.L.Croasdel and Company
429 East Adams Street
Jacksonville, Florida 32202
Phone: 904.356.5649

Architect

Jason Canning Architect, LLC
1812 Atlantic Boulevard
Jacksonville, Florida 32207
Phone: 904.755.5589

Landscape Arch.

A & K Land Planning & Design
1008 Durbin Parke Drive
Jacksonville, Florida 32259
Phone: 904.287.4100



NEAREST HYDRANT
480 LF of Hose Lay to farthest building corner

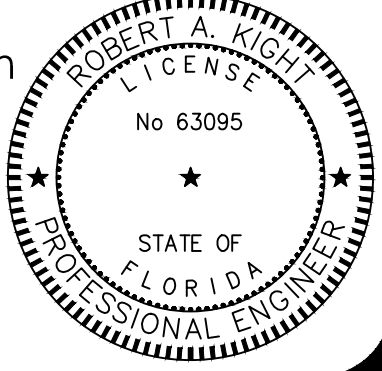
- TREE ABBREVIATIONS**
- CBY - CHINA BERRY
 - CEJ - CEDAR
 - CHY - CHERRY
 - LVO - LIVE OAK
 - MAM - MAMOSA
 - MPL - MAPLE
 - OAK - OAK
 - PEAR - PEAR
 - PEC - PECAN
 - PNE - PINE
 - SGM - SWEET GUM
 - SPM - SABAL PALM
 - SYC - SYCAMORE
 - UNK - UNKNOWN

Townsend San Pablo Properties, LLC
SITE PLAN REVIEW

6455 POWERS AVENUE
JACKSONVILLE, FLORIDA 32217-2821
PHONE: (904) 733-1478 FAX: (904) 636-8828

Eisman & Russo
CONSULTING ENGINEERS

PROJECT No. 2200
DRAWING No. 1 OF 1



DESIGN	DATE	BY	APPROVED	REVISION DESCRIPTION
DRWN	TLS			
CHKD	RAK			
APRV	RAK			
DATE	04-10-19			