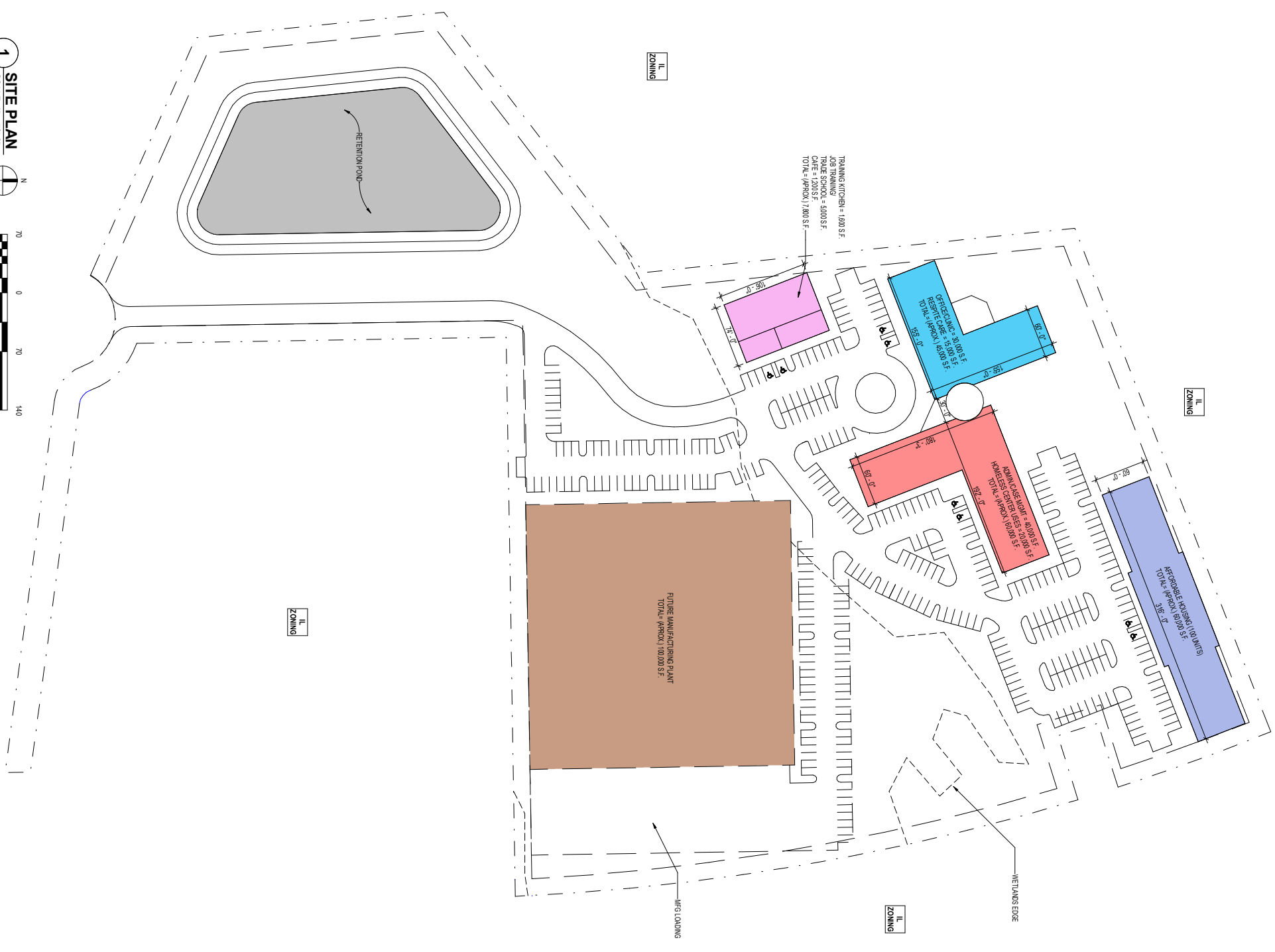
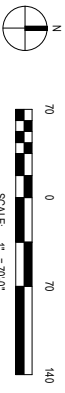


1 SITE PLAN
SCALE: 1" = 70'-0"



SITE PLAN LEGEND

| | |
|--|--|
| | OFFICE/INC. RESERVE CARE TOTAL = 6,000 SF |
| | APPROXIMATE HOUSING (100 UNITS) TOTAL = 8,000 SF |
| | APPROXIMATE HOUSING (100 UNITS) TOTAL = 8,000 SF |
| | TRAINING KITCHEN, JOB TRAINING, TRADE SCHOOL, CARE TOTAL = 7,800 SF |

PHASE 2 LEGEND

| | |
|--|------------------------------------|
| | MANUFACTURING TOTAL = 10,000 SF |
|--|------------------------------------|

SITE LEGEND

| | |
|--|----------------------|
| | PROPERTY LINE |
| | PROPERTY SETBACK |
| | STORMWATER RETENTION |
| | WETLANDS EDGE |

PARCEL DATA

| |
|---|
| ADDRESS = 01W. GREEN ROAD, JACKSONVILLE, FL 32209 |
| APPROX. AREA = 16.88 ACRES |
| APPROX. WETLANDS AREA = 988 ACRES |
| APPROX. UPA AND AREA = 7,102 ACRES |
| PARCEL SEGREGATED FOR AFFORDABLE HOUSING = 1,985 ACRES (8,248,839 SF) |
| FLOOD ZONE = ZONE X |
| PLANNING DISTRICT = F5 |
| CURRENT LAND USE = CO22 (COMMERCIAL COMMUNITY GENERAL 2) |
| CURRENT ZONING = IL (INDUSTRIAL LGH1) |

PROPOSED PARKING

| |
|-----------------------|
| PHASE 1 - APPROX. 210 |
| PHASE 2 - APPROX. 110 |

POH GROUP
ARCHITECTURE INTERIORS
DESIGN-BUILD SERVICES
4141 Southpoint Drive East
Jacksonville, Florida 32216
(904) 224-0001 www.poh.com

| | |
|----------|------------|
| DATE: | 03/14/2022 |
| JOB NO.: | 21036 |

| MARK | REVISION DATE | DESCRIPTION |
|------|---------------|-------------|
| | | |
| | | |
| | | |
| | | |

SULZBACHER ENTERPRISE VILLAGE
JACKSONVILLE, FLORIDA

SHEET ID:
SITE PLAN

AS101