

4430 STATE ROAD 16 ST AUGUSTINE, FL 32092

FOR SALE
PRICE: \$5,350,500

SUPPLEMENTAL INFORMATION SHEET

Land Use Info from St Johns County:

From County: Yes, the property has OR zoning but is located within Rural Silviculture (R/S) classification on the land use map. Parcels in R/S are required to meet the minimum size of 40 acres for residential development unless determined to be an exempt parcel. See specific parcel information below. Any uses proposed for the parcel would need to be consistent with both the R/S land use and OR zoning. The general categories are provided (see other document attached). Redevelopment will require land use amendment and rezoning, consistent with the Northwest Sector overlay policies and standards.

- Parcel #028610-0000 is an exempt parcel and would be permitted one dwelling unit.
- Parcel #028622-0000 (vacant - 2.16 acres) appears to have been created in 2004 (after 1990, not consistent with the FLUM (Future Land Use Map)
- Parcel #028621-0000 (Vacant - 1.77 acres) appears to have been created in 2002 (after 1990, not consistent with the FLUM (Future Land Use Map)
- Parcel #028620-0000 (SFH - 2.936 acres) appears to have been created in 2000 (permitted replacement single family home in 2008)

Welch  *Team*

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