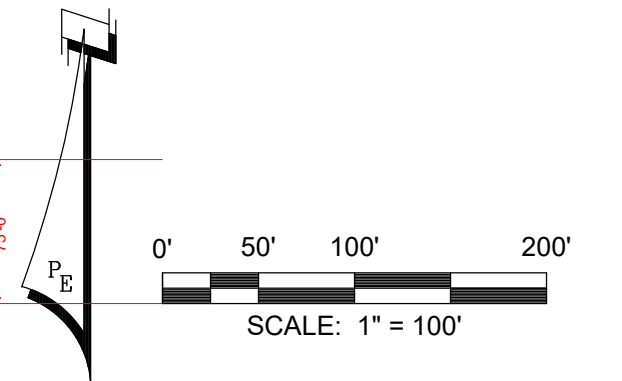


CONCEPTUAL SITE DATA		
DEVELOPMENT AREA	312,217.12 ± SF	
	7.168± AC	
BUILDING AREA	N/A	
PARKING REQUIREMENTS	REQUIRED	131 PARKS
	PROVIDED	148 PARKS

PREPARED WITHOUT BENEFIT OF TOPO OR BOUNDARY SURVEY, WETLAND DELINEATION, AND SOIL PERCOLATION TEST, THEREFORE SITE LAYOUT & STORMWATER BASIN SIZING IS PRELIMINARY.

- ZONED:  
COMMERCIAL HIGH INTENSITY CH (PCB)
- LANDSCAPE BUFFER: ---  
10 FT. BUFFER ALONG STREETS & HIGHWAYS
- BUILDING SETBACKS: ---  
FRONT: 25'  
SIDE: 5'  
REAR: 10'
- FLOOR AREA RATIO:  
N/A
- IMPERVIOUS SURFACE RATIO:  
85%
- MAX. BUILDING HEIGHT:  
65'
- PARKING REQUIREMENTS:  
PROJECT DESCRIPTION: TOWN HOMES  
1.7 SPACES PER UNIT PLUS OVERFLOW  
74 TOWN HOME UNITS (20' X 55')

LEGEND	
---10---	EXISTING ELEVATION CONTOUR (FROM BAY GIS)
---	PROPERTY BOUNDARY
•••••	WETLAND (ESTIMATED)
---	25' WETLAND BUFFER LINE
▨	PAVEMENT AREA



Date: Monday, May 8, 2023 4:48:14 PM ID: David J. Jauch File: P:\79523\_9129 N. Lagoon Drive\1. CIVIL\3DFolder\Drawings\1. CSP\79523\_CSP.dwg

REV	DATE	MMM	REVISIONS	SCALE: AS NOTED
				DESIGNED BY: JDC
				DRAWN BY: DJJ
				REVIEWED BY: JDC
				ISSUE DATE: MAY 2023
				ACAD FILE NAME: 79523_CSP.dwg

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**CONCEPTUAL SITE PLAN 'A'**  
 9129 NORTH LAGOON DRIVE  
 PANAMA CITY BEACH, FL

DPR CERTIFICATION No:	EB-7806
SHEET NO:	1 of 1
PROJECT NUMBER:	79523