



LAKE CHARM PRELIMINARY DEVELOPMENT TABLE 6-Dec-24		
TRACT ²	LAND USE	ACRES ¹
A	Roadway Tract ⁴	1.70
	Wetlands ³	2.43
B	Commercial	2.11
	Wetlands	1.19
C	Commercial	2.84
	30' Access Easement	0.55
	Tract C Buffer	0.09
	Open Space (North of Wetland) ⁵	2.24
D	Wetlands	2.49
	Fire Station	2.10
	Wetlands	0.75
Total		18.49

Notes:
 1. All acreages are approximate
 2. 25' average wetland buffers are included in all tracts adjacent to wetlands
 3. Wetland impact: +/- 0.1 ac for the extension and alignment of Loyd Lane.
 4. +/- 0.3 Ac of retention included in Tract A for extension and alignment of Loyd Lane. (20% of developable)
 5. Within Tract C: +/- 1.3 Ac of shared retention shown for Tracts C+D (16% of developable).