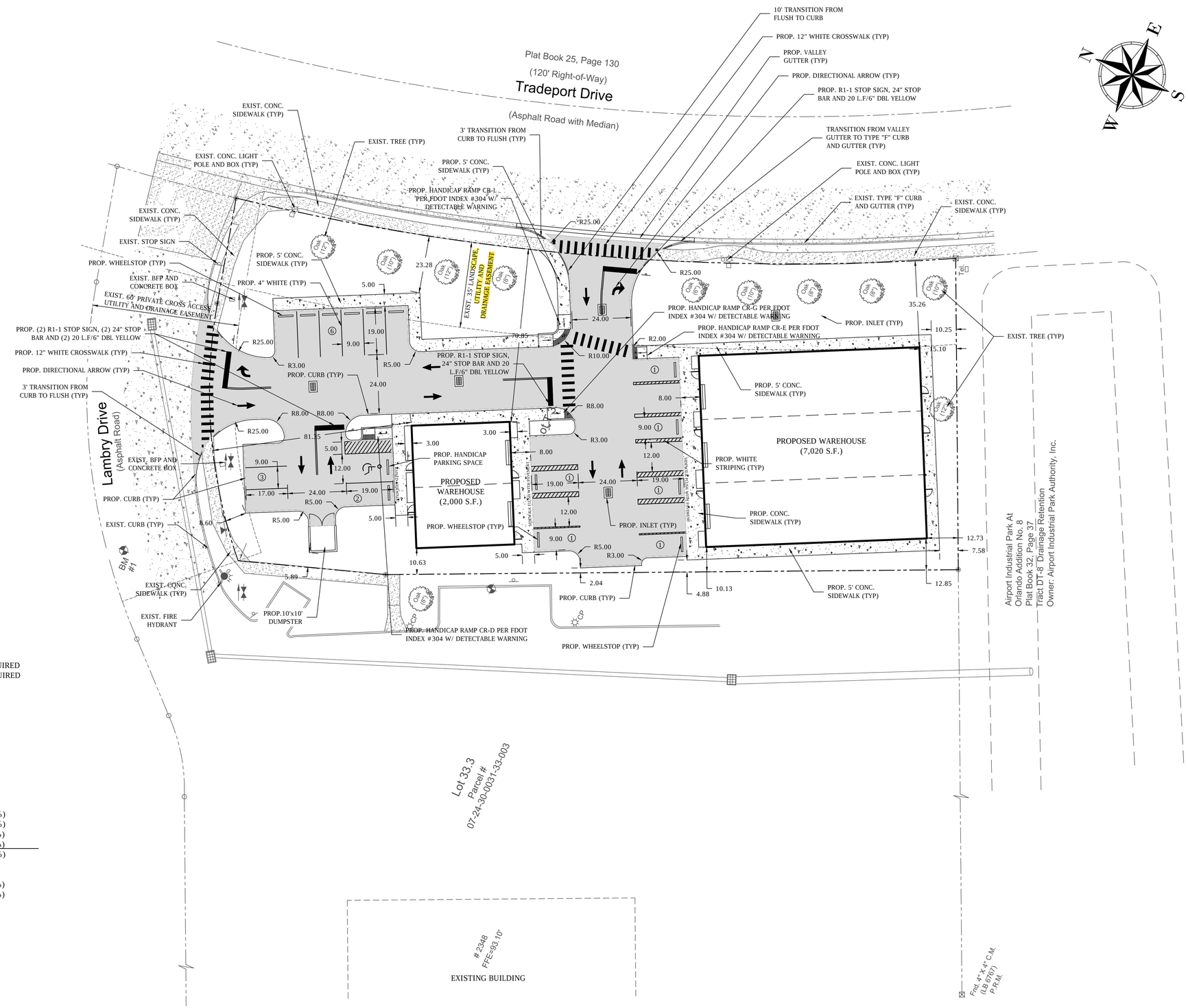

SITE PLAN DATA:

1. PARCEL ID: 07-24-30-0031-33-002
2. TOTAL AREA: 0.91 AC. (39,857 SQ. FT.)
3. ZONING: INDUSTRIAL GENERAL (IG)
4. LAND USE:
   CURRENT: VACANT
   PROPOSED: WAREHOUSE
5. MAXIMUM BUILDING HEIGHT: 75'
6. FLOOR AREA RATIO:
   ALLOWED: 0.35
   PROPOSED: 0.23
7. SETBACK REQUIREMENTS:
   - FRONT (ALONG TRADEPORT DR.) = 0'
   - SIDE = 0'
   - REAR = 10'
8. PARKING REQUIRED:
   - MIN.: 0.25 SPACES/1,000 S.F GROSS AREA = 3 SPACES REQUIRED
   - MAX.: 3.50 SPACES/1,000 S.F GROSS AREA = 32 SPACES REQUIRED
9. PARKING PROVIDED:
   - REGULAR PARKING SPACE = 16
   - HANDICAP PARKING SPACE = 1
   TOTAL SPACES PROVIDED = 17
10. LANDSCAPE BUFFERS:
   - FRONT: NOT APPLICABLE
   - REAR: 7.50'
   - SIDE: 7.50'

13. AREAS FOR TOTAL PROJECT SITE:

• BUILDING AREA	=	9,020 S.F. / 0.21 AC.	(22.63 %)
• CONCRETE AREA	=	4,024 S.F. / 0.09 AC.	(10.09 %)
• PAVEMENT AREA	=	12,263 S.F. / 0.28 AC.	(30.77 %)
• GREEN AREA	=	14,550 S.F. / 0.33 AC.	(36.51 %)
TOTAL SITE	=	39,857 S.F. / 0.91 AC.	(100 %)

14. PERVIOUS/IMPERVIOUS CALCULATIONS:
   - IMPERVIOUS AREA = 25,307 S.F. / 0.58 AC. (63.49 %)
   - PERVIOUS AREA = 14,550 S.F. / 0.33 AC. (36.51 %)

15. IMPERVIOUS SURFACE RATIO (ISR)
   - MAX. ALLOWED = 0.90
   - PROPOSED = 25,307 S.F. / 39,857 S.F. = 0.64

= PROPOSED ASPHALT

= PROPOSED CONCRETE

SH.NO. C-3

PROJ. NO.: 02018-22
DATE: MARCH 4, 2018
SCALE: 0 20' 40' SCALE: 1"=20'

SITE PLAN
TRADE PORT WAREHOUSE FOR SERGIO
2360 TRADE PORT
ORLANDO, FLORIDA

RJ ENGINEERING, LLC
CERTIFICATE OF AUTH. #31769
P. O. BOX 5,778
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TEL. (407) 379-1465
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Project Mgr. __
Designed by RHJ
Drawn by RDH
Checked by RHJ
Prof. Eng. Rashid H. Jamalabad
PE License 46631

No.	Date	Revisions	Init

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