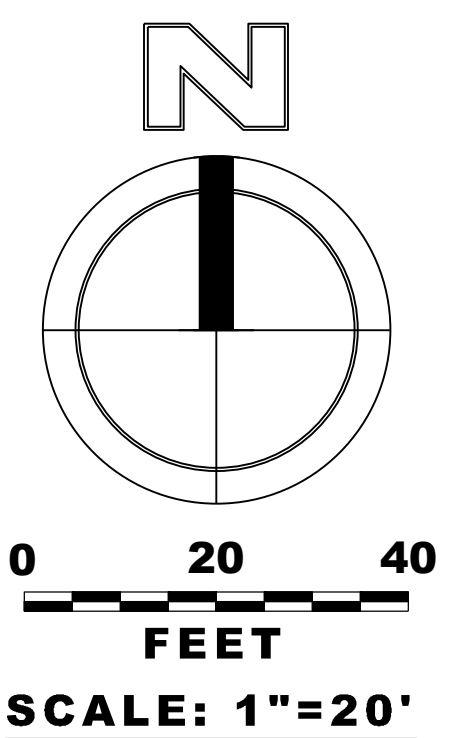
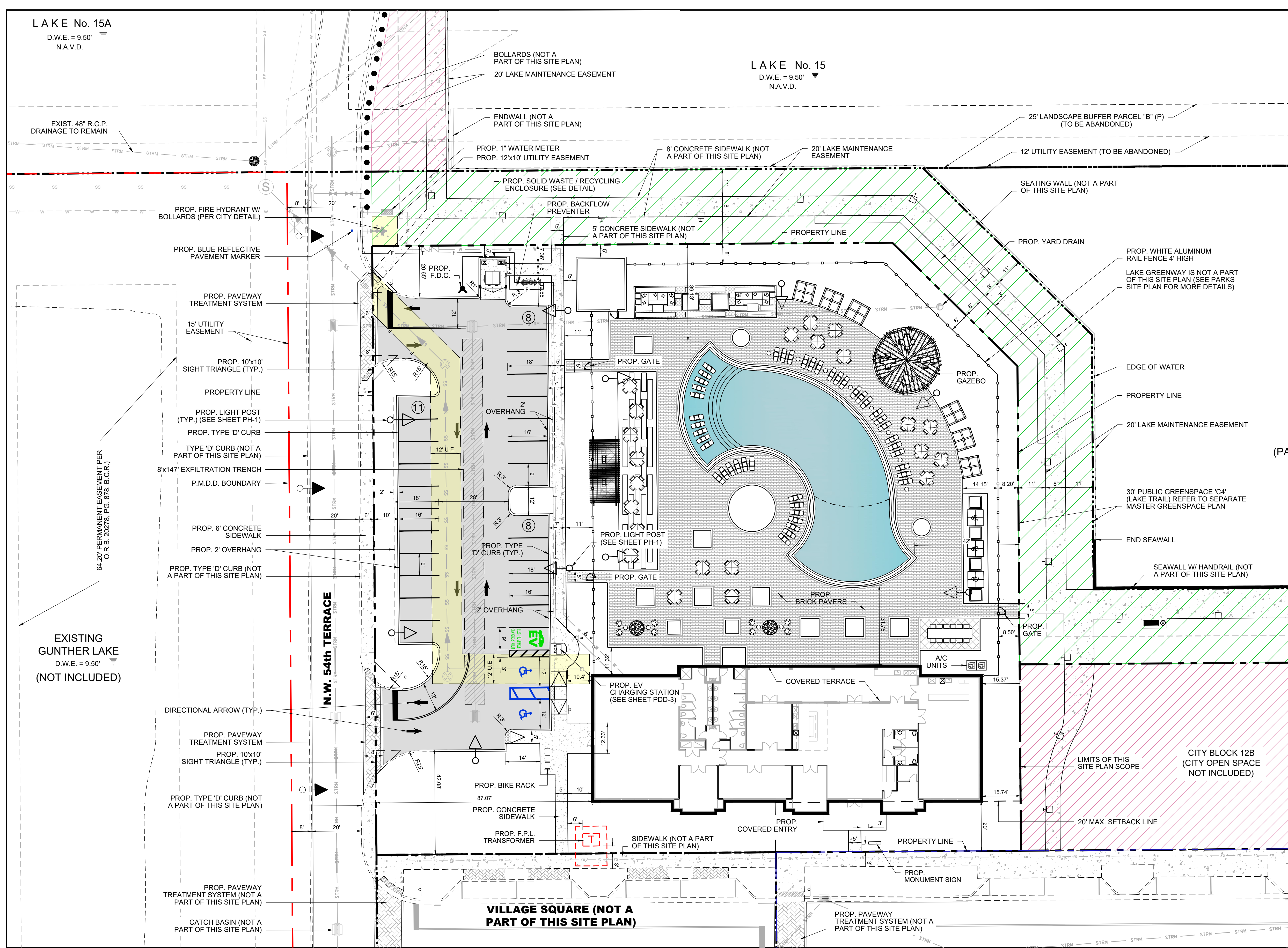


EXHIBIT "B"



SITE DATA

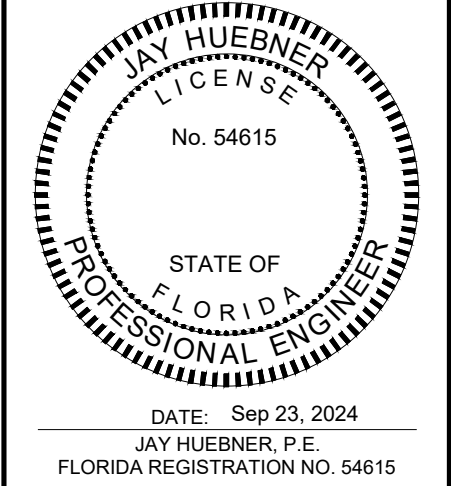
LAND USE CLASSIFICATION: DRI		ZONING CLASSIFICATION: PMDD	
SITE AREA: BLOCK 15B		DENSITY CALCULATIONS:	
COMMON AREA PERVIOUS:	0.31 AC. (22%)	NET SITE AREA:	1.43 AC.
COMMON AREA PAVED VUA (IMPERVIOUS):	0.27 AC. (19%)	GROSS BLDG. AREA:	8,779 SF
COMMON AREA PAVED SIDEWALKS (IMPERVIOUS):	0.05 AC. (3%)	BUILDING HEIGHT:	23'-2"
SERVICE AREAS (IMPERVIOUS):ROADWAY AND PARKING AREAS:	0.02 AC. (1%)	BLOCK INTERIOR SETBACK REQUIREMENTS:	
BUILDING COVERAGE:	0.20 AC. (14%)	NORTH: (PUBLIC OPEN SPACE)	REQUIRED: 20' MAX. PROVIDED: 8' TO PRIVATE OPEN SPACE / 5' TO EQUIPMENT SCREEN WALL
OUTDOOR PRIVATE REC. - POOL AREA PERVIOUS:	0.12 AC. (8%)	EAST: (PUBLIC OPEN SPACE)	REQUIRED: 20' MAX. PROVIDED: 8' TO PRIVATE OPEN SPACE / 15.37' TO BUILDING
OUTDOOR PRIVATE REC. - POOL AREA IMPERVIOUS:	0.46 AC. (32%)	WEST (NW 54TH TER):	BUILDING: 5' MIN. VUA: 8' MIN.
TOTAL DEVELOPMENT AREA:	1.43 AC. (100%)	SOUTH:	20' MAX. 20'
PERVIOUS AREA:	0.43 AC. (30%)		
IMPERVIOUS AREA:	1.00 AC. (70%)		
PARKING REQUIREMENTS:			
REQUIRED:			
3 SPACES PER 1000 SF			
8,779 SF X 3 SPACES PER 1000 SF = 5,263 X 3 = 27 SPACES			
TOTAL REQUIRED 27 SPACES			
PROVIDED:			
PARKING:	24 SPACES		
HANDICAP PARKING:	2 HANDICAP SPACES		
ELECTRIC VEHICLE SPACES:	1 E.V. SPACES		
TOTAL PROVIDED:	27 TOTAL SPACES		
BIKE SPACES REQUIRED:	5 SPACES		
BIKE SPACES PROVIDED:	8 BIKE RACK SPACES (4 BIKE RACKS)		



**MAINSTREET AT COCONUT CREEK
 BLOCK 15B - CLUBHOUSE**

SITE PLAN

DATE: 09/22
 DESIGNED BY: JH
 DRAWN BY: HG
 CHECKED BY: JH



Sunshine
 Call 811 or www.sunshine811.com two full business days before digging to have utilities located and marked.
 Check positive response codes before you dig!

PROJECT: 1803-32
 SHEET: SP-1

DATE: Sep 23, 2024 - 12:07pm Z:\Projects\2018\180332-JOHNS FARM Drawings\Construction Plans\PODS\BLOCK 15B CLUBHOUSE\180332-BLOCK 15B-CLUBHOUSE-SP001.dwg