



SITE PLAN AESTHETIC DESIGN CRITERIA

Please fill out the following in COMPLETE DETAIL, a restatement does not satisfy code requirements.

AESTHETIC DESIGN CRITERIA (Section 13-37)	
1.	<p><i>Harmonious and efficient organizations.</i> The site plan shall be organized harmoniously and efficiently in relation to topography, the size and type of plot, the character of adjoining property, and the type and size of buildings. The site will be developed to facilitate orderly development of surrounding property.</p> <p>This application is to develop a church building which will be in harmony of the surrounding area. The site is 9.08 acres and is well landscaped. The site is located between Hammock Blvd. along the west property line and the east property line is contiguous with the City complex. The very south property line of the site adjoins a residential complex and is buffered by a open field.</p>
2.	<p><i>Preservation of natural state.</i> Desirable vegetation or other unique natural features shall be preserved in their natural state when practical. Tree and soil removal and filling of natural watercourses shall be minimized.</p> <p>The site and church addition are surrounded with the natural landscaping and open space of the entire facility. Additional landscaping is provided on the landscape plan. Please see LP-1 for extended detail of plant schedule.</p>
3.	<p><i>Enhancement of residential privacy.</i> The site plan shall provide reasonable visual and sound privacy for all adjacent dwelling units. Fences, walks, barriers and vegetation shall be arranged for protection and privacy.</p> <p>The church is nested in an open area 700 feet north of a residential development which is buffered by surrounding existing trees. A resort/ commercial properties are located to the west across Hammock Road and Copans . The addition of a church will only enhance the visual aspect of the property to others as they drive along Hammock Blvd..</p>
4.	<p><i>Emergency access.</i> Structures and other site features shall be arranged to permit practical emergency vehicle access to all sides of buildings.</p> <p>The current site is developed as a school and all the existing entrances and exits are located along Hammock Blvd.</p>
5.	<p><i>Access to public ways.</i> Every structure and dwelling unit shall have access to a public street, walkway or other area dedicated to common use.</p> <p>Existing sidewalks are provided that will allow pedestrians to enter the complex from Hammock Blvd.. ADA requirements are implemented to facilitate disabled pedestrians.</p>
6.	<p><i>Pedestrian circulation.</i> A pedestrian circulation system shall be provided which is separate from the vehicular circulation system.</p> <p>Sidewalks and cross walk are provided and protected from traffic circulation</p>
7.	<p><i>Design of access and egress drives.</i> The location, size, and numbers of ingress and egress drives to a site will be designed to minimize the negative impacts on public and private streets and on adjacent property.</p> <p>The existing ingress and egress has been previously approved by the City and will be used as part of this application.</p>
8.	<p><i>Coordination with off-site vehicular and pedestrian circulation systems.</i> The arrangement of rights-of-way or easements for vehicular and pedestrian circulation shall coordinate the pattern of existing and planned streets and pedestrian or bicycle pathways in the area.</p> <p>No change to the main crossing of traffic and pedestrians.</p>
9.	<p><i>Stormwater control.</i> Protective measures shall ensure that removal of stormwater runoff will not adversely affect neighboring properties or the public storm drainage system. Provisions shall be made for construction of wastewater facilities including grading, gutters, and piping to direct stormwater and prevent erosion. Surface water on all paved areas shall be collected at intervals which do not obstruct vehicular or pedestrian traffic.</p> <p>The site has an existing stormwater management system. The new building will provide approximately 12,000 SF of impervious area that will be graded and directed to the existing stormwater system via ground overflow to catch basins. The roof drains will directly enter the piping system.</p>



10.	Exterior lighting. Location, type, size and direction of exterior lighting shall not glare or direct illumination which interferes with adjacent properties or safety of public rights-of-way.
	As part of the site plan submission a photometric plan has been designed. The lighting system is designed to meet the City requirements.
11.	Protection of property values. Elements of a site plan shall be arranged to have minimum negative impact on values of adjoining property.
	The Church addition will enhance the surrounding beauty of the open space and will complement the existing buildings.