

SITE DATA

PARCEL ID:
R11 423 18 0000 0030 0050

PARCEL KEY:
01280615

SITE INFORMATION:
 SITE AREA = 37,595.00 S.F. (0.86 ACRES)
 TOTAL IMPERVIOUS = 31,750 S.F. (0.72 ACRES)
 ISR = 84.45%

ZONING:
RESIDENTIAL

PROPOSED ZONING:
PDP (OP)

FLOOD ZONE:
AE

PARKING CALCULATIONS:
 MEDICAL OFFICE AND CLINIC
 4 SPACES / 1000 GFA
 TOTAL S.F. 8120 / 1000 x 4 = 32.48 STALLS REQUIRED
 47 STANDARD STALLS + 2 ADA STALL = 49 TOTAL
 PROPOSED PARKING STALLS

ADJACENT ZONING:
 NORTH - RESIDENTIAL / EAST - RESIDENTIAL
 WEST - RESIDENTIAL

MINIMUM SET BACKS		
SIDES	FRONT	REAR
20 FT	35 FT	

PROJECT INTENSITY		
BUILDING	ASPHALT PAVEMENT	CONCRETE
8,120 S.F. (0.18 ACRES)	22,300 S.F. (0.51 ACRES)	1,330 S.F. (0.03 ACRES)

REVISIONS:

DATE:	11/03/2023
DRAWN BY:	TL
CHECKED BY:	DE
JOB NO.:	D06-23HR516C

POWELL ROAD OFFICE

POTENTIAL SITE LAYOUT

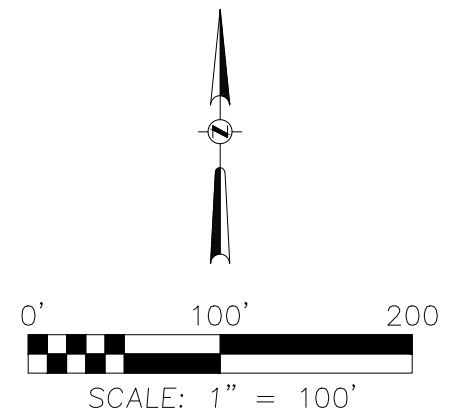
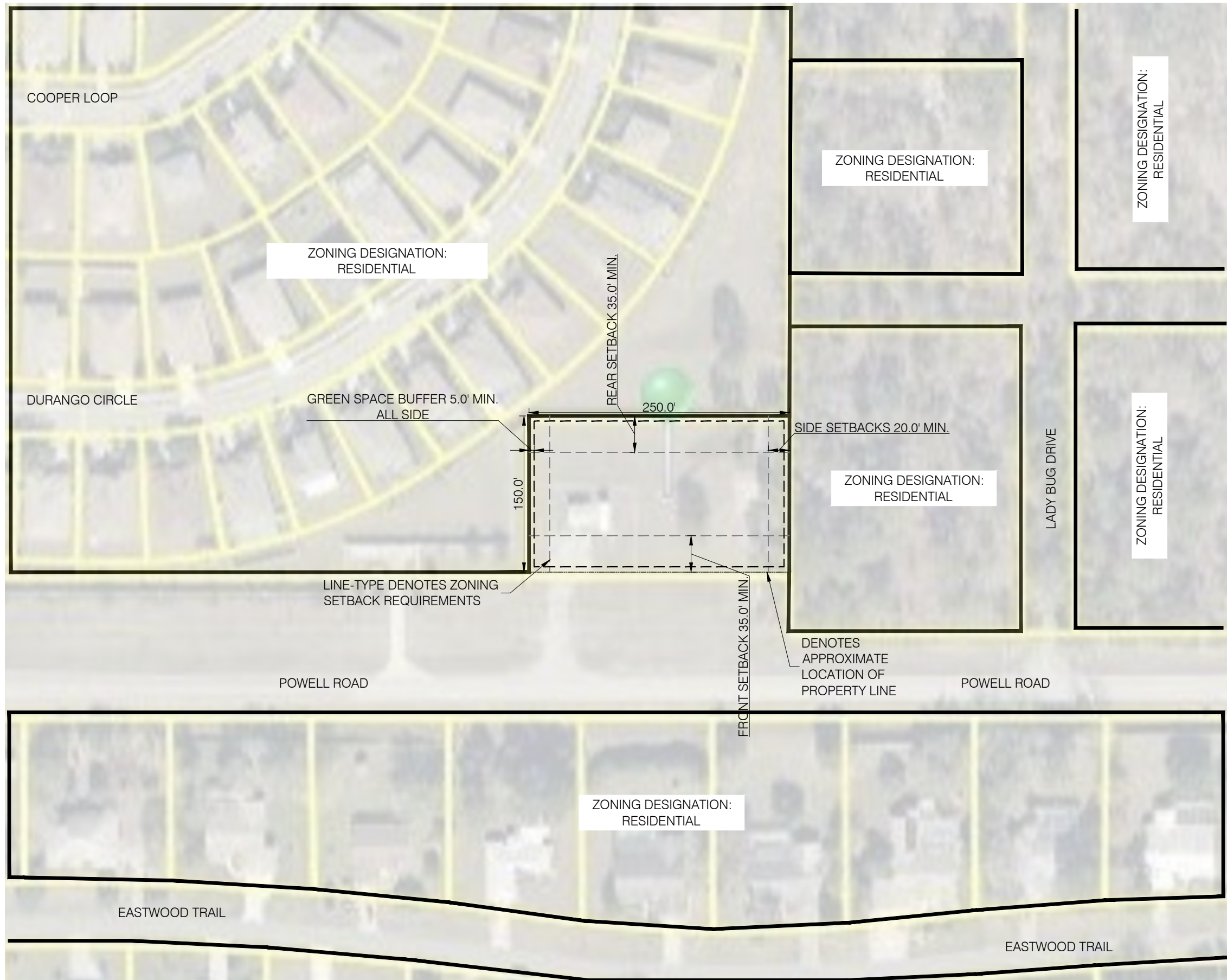
POWELL ROAD

A I R O

ENGINEERING

CIVIL - STRUCTURAL - COASTAL
 7890 94TH AVE N, SUITE 102
 ST. PETERSBURG, FL 33702
 PHONE 727.527.5900

11/03/2023
 DANIEL J. EPPERLY, PE
 PE NO. 94679



0 POWELL ROAD	
PARCEL ID	PARCEL KEY
R11 423 18 0000 0030 0050	01280615
CURRENT ZONING	PROPOSED ZONING
RESIDENTIAL	PDP (OP) WITH C-1/C-2 USE DESIGNATIONS

ZONING DESTINATIONS			
NORTH	SOUTH	EAST	WEST
RESIDENTIAL	RESIDENTIAL	RESIDENTIAL	RESIDENTIAL

MINIMUM SET BACKS		
SIDES	FRONT	REAR
20 FT	35 FT	35 FT

11/03/2023
 DANIEL J. EPPERLY, PE
 PE NO. 94679

REVISIONS:

DATE :	DRAWN BY:	CHECKED BY:	JOB NO.:
11/03/2023	TL	DE	D06-23HR516C

POWELL ROAD OFFICE	MASTER PLAN
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0 POWELL ROAD



CERTIFICATE NO. 28819