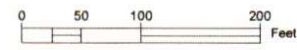


Planning Department
Hernando County, Florida



SITE DATA

OWNER: ELIZABETH FIEDRA PA
 APPLICANT: ELIZABETH FIEDRA PA
 PARCEL KEY NO: 378876
 SECTION/TOWNSHIP/RANGE: 34/235/18E
 CURRENT ZONING: PD(RP)
 PROPOSED ZONING: PD(GC) W/ C-2 USES
 AREA = +/- 3.0 ACRES
 MAXIMUM BUILDING HEIGHT = 45'
 MAXIMUM BUILDING AREA = 50,000 SF

PERIMETER SETBACKS:

NORTH: 20'
 SOUTH (CR 578): 125' FROM EXISTING COUNTY LINE RD. ROW
 EAST: 35' (SPARKS RD)
 WEST: 20'

BUFFERS:

NORTH: 10' NATURAL VEGETATIVE BUFFER
 SOUTH: 20' LANDSCAPED BUFFER
 WEST: 20' NATURAL VEGETATIVE BUFFER (80% OPACITY)
 EAST: 10' LANDSCAPED BUFFER



LEGEND

- COMMERCIAL
- DRAINAGE RETENTION AREA
- VEGETATIVE BUFFERS
- LANDSCAPE BUFFERS
- ACCESS POINTS

LOCATION MAP
4/18

LAND USE TABLE	
LAND USE	ACRES
COMMERCIAL	2.50
BUFFERS & OPEN SPACE	0.50
TOTALS	+3.00

ZONING MASTER PLAN
FIEDRA COMMERCIAL



THIS DOCUMENT COMPLETES THE PROJECT AND IS THE FINAL PLAN SET FOR THE PROJECT. ANY CHANGES TO THE PROJECT OR ANY PART OF THE PROJECT MUST BE APPROVED BY THE PLANNING DEPARTMENT. ANY CHANGES TO THE PROJECT MUST BE APPROVED BY THE PLANNING DEPARTMENT. ANY CHANGES TO THE PROJECT MUST BE APPROVED BY THE PLANNING DEPARTMENT.

DATE	REV.	BY	DESCRIPTION