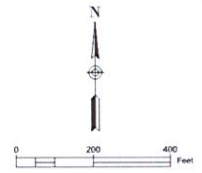


Site Data
 Owner/Applicant:
 Gary L. Blackwell Trust Agreement
 PO Box 1085
 New Port Richey, FL 34656

Parcel Key No.: 362271, 66593

Section/Township/Range: 25/22/19



Current Zoning: CPDP WITH PDP(SF) & PDP(GC)
 Proposed Zoning: CPDP WITH PDP(GC), PDP(REC) & PDP(SF) WITH RMH-1

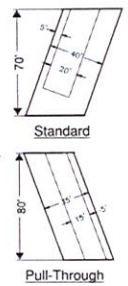
Area = +/- 114.60 acres

RV Resort Sites

Standard Width: Forty (40) feet min.
 Standard Depth: Seventy (70) feet min.

*Standard Site will have a 20x60 Concrete slab

Pull-Through Site Width: Thirty-five (35) feet min.
 Pull-Through Site Depth: Eighty (80) feet min.



Perimeter Building Setbacks:

- North - 75'
- South - 65'
- East - 65'
- West - 65'

Commercial Parcel Building Setbacks:

- Front - 75' (deviation from 125')
- Side - 10'
- Rear (from frontage road) - 25'

Buffers:
 The perimeter buffers indicated on this plan will consist of natural vegetation where possible, enhanced to 80% opacity where needed. Where site grading requires the removal of natural vegetation, a vegetative buffer will be landscaped within the buffer tract consisting of vegetation and opacity consistent with county standards.

General notes
 1. This is a planning document and is not to be considered a final design or construction plan; also, not intended for record in public records.

Received
JUL 07 2023
 Planning Department
 Hernando County, Florida

LAND USE TABLE			
Land Use	Acres	Max SF	Density
Commercial	9	375,000	
RV Resort/Roads	52		520
Drainage, Open Space, Buffer Tracts	53.6		
Total Area	+/- 114.6		Approx. 5 units/acre

REZONING MASTER PLAN

RATHMAN

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