



SITE DATA

Owner/Applicant:
 SUNCOAST FAMILY YMCA INC
 2469 Enterprise Rd
 Clearwater, FL 33763-1702

Parcel Key No. 01085505

Area: 19.6 - acres

Section/Township/Range: 30/23S/18E

Requested Zoning: PDP (SU) YMCA & PDP(MF)

Proposed No. of Lots: 84

Perimeter Building Setbacks:

- From Access Drive - 20'
- Side - 0' (10' between buildings)

Proposed Buffers:

- North (Spring Hill Lots) - 10' with 80% opacity
- South (YMCA Facility) - 20' landscaped
- East (Duke Power Line) - 10' landscaped
- West (Mariner Boulevard) - 15' landscaped

FEMA FIRM Community Panels: FEMA Panel 12053C0308D,
 effective date of February 2, 2012.

General Notes:

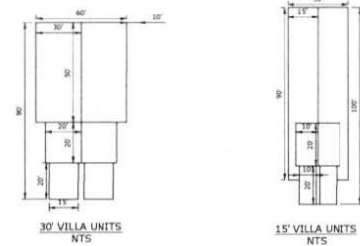
- This is a planning document and is not to be considered a final design or construction plan. Also, not intended for recordation in public records. Drainage and utility easement will be included in the final construction plans and shall meet the requirement of Hernando County and any agencies having jurisdiction related to this project.
- Drainage Retention Areas (DRA) are conceptually located. The actual size and location will be determined with final engineering design.

LEGEND

- 15' WIDE VILLAS
- 30' WIDE VILLAS
- BUFFER
- DRA
- FLOOD ZONE



TYPICAL VILLA UNITS



PROJECT LOCATION
 NTS

MASTER PLAN
 TRI COUNTY YMCA VILLAS



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DATE	REV. BY	DESCRIPTION

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