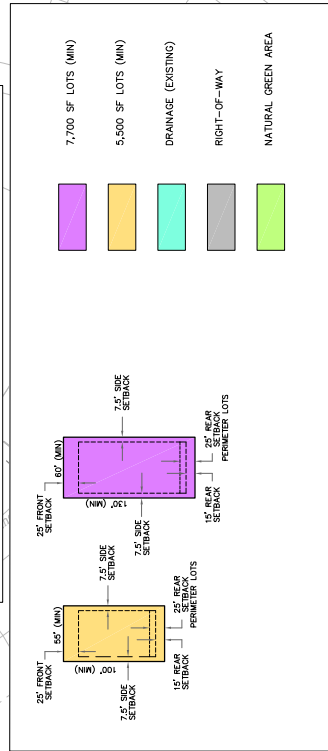


CURVE #	DELTA	RADIUS	ARC LENGTH	CHORD	TANGENT	BEARING
14	64°27'28"	720.00	58.11	58.10	29.07	S 03°04'33" W
15	55°54'34"	720.00	447.51	440.34	233.25	S 72°11'39" E
23	44°46'53"	600.00	653.67	633.64	344.32	S 75°02'09" E
24	14°51'44"	1000.00	244.59	233.91	127.99	S 89°10'07" E
25	04°03'05"	1000.00	117.25	117.19	58.69	S 87°52'06" E
26	01°42'07"	600.00	108.33	108.32	54.17	S 89°25'06" E
27	04°43'15"	600.00	49.44	49.42	24.73	S 02°21'57" W
28	04°51'12"	600.00	49.44	49.42	24.73	N 02°21'57" E
29	33°39'50"	300.00	175.48	173.99	90.33	S 73°18'35" E
30	89°24'46"	150.00	244.50	213.34	148.89	S 11°18'56" E
31	36°34'46"	150.00	149.00	149.25	81.30	S 83°32'37" W
32	08°21'32"	1000.00	148.80	148.86	74.54	N 04°16'46" W
33	09°19'12"	1000.00	162.70	162.52	81.53	S 03°19'35" E
37	76°50'12"	400.00	538.19	493.01	313.00	S 34°40'40" W
38	15°19'40"	600.00	221.00	220.30	111.21	S 80°29'06" W
39	30°13'22"	500.00	314.65	309.46	162.73	N 73°29'32" W
40	108°40'38"	150.00	284.51	243.74	209.04	S 19°22'56" W
41	71°40'02"	300.00	376.25	351.26	216.63	N 71°39'44" W



**SITE DATA**  
 TOTAL PROJECT ACRES: 63.90 AC.  
 EXISTING ZONING: CPPP (REZONING CASE # 14-19-09)  
 PROPOSED USE: 240 SINGLE FAMILY DETACHED (3.76 DU/AC)  
 FEMA ZONE 'Y' AND 'A'. PORTIONS OF 'A' ZONE ARE OUTSIDE OF THE PROJECT LIMITS  
 MINIMUM LOT SIZE REQUIRED:  
 5,500 SF (MIN) LOTS (LOTS 18-50 & 119-217)  
 SETBACKS: 25' FRONT, 7.5' SIDE, 15' REAR (25' FOR PERIMETER LOTS)  
 7,700 SF (MIN) LOTS (LOTS 1-17, 51-118, & 218-240)  
 SETBACKS: 25' FRONT, 7.5' SIDE, 15' REAR (25' FOR PERIMETER LOTS)  
 LAND USE AREAS:  
 ROADWAY RIGHT-OF-WAY: 13.14 AC.  
 EXISTING GREEN SPACE: 1.11 AC.  
 NATURAL GREEN AREA = 5.79 AC. (262,259 S.F.)  
 NATURAL GREEN SPACE BUFFER: 100' MIN. WIDTH,  
 63.9 x 0.07 = 4.47 AC.  
 4.47 AC. REQUIRED vs 5.79 AC. PROVIDED

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY PATRICIA P. MONTONE P.E. ON THE DATE ADJACENT TO THE SEAL. THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.



SEC. 20, TWN. 23 S. RNG. 19 E., HERNANDO COUNTY, FLORIDA