

ABRAMS ROAD

92.5' ROW

N 0°30'00" W 429.63'

E. MOCKINGBIRD LANE
100' ROW

$\Delta=11^{\circ}03'50''$ R=3458.13' T=334.93' L=667.77'

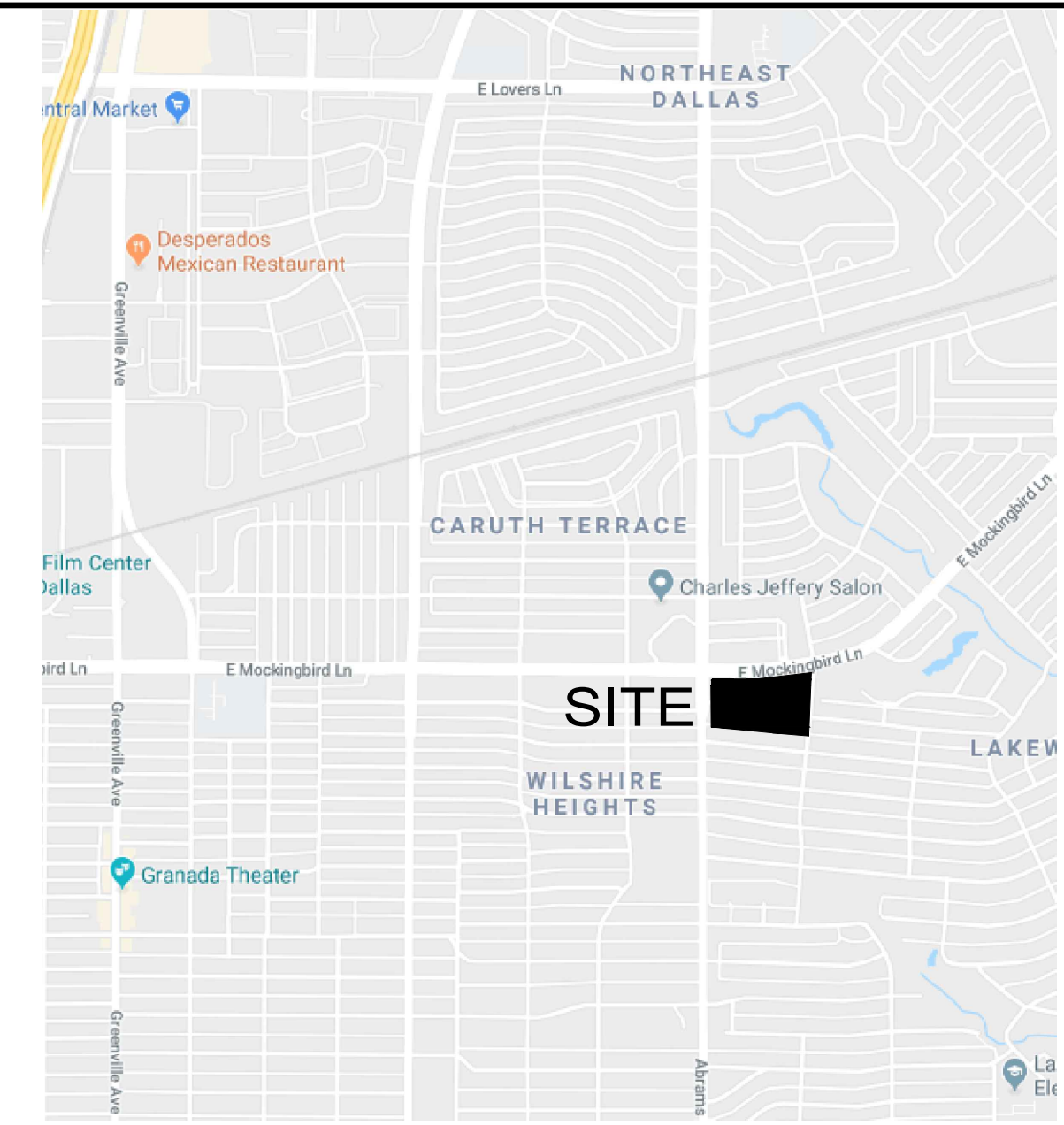
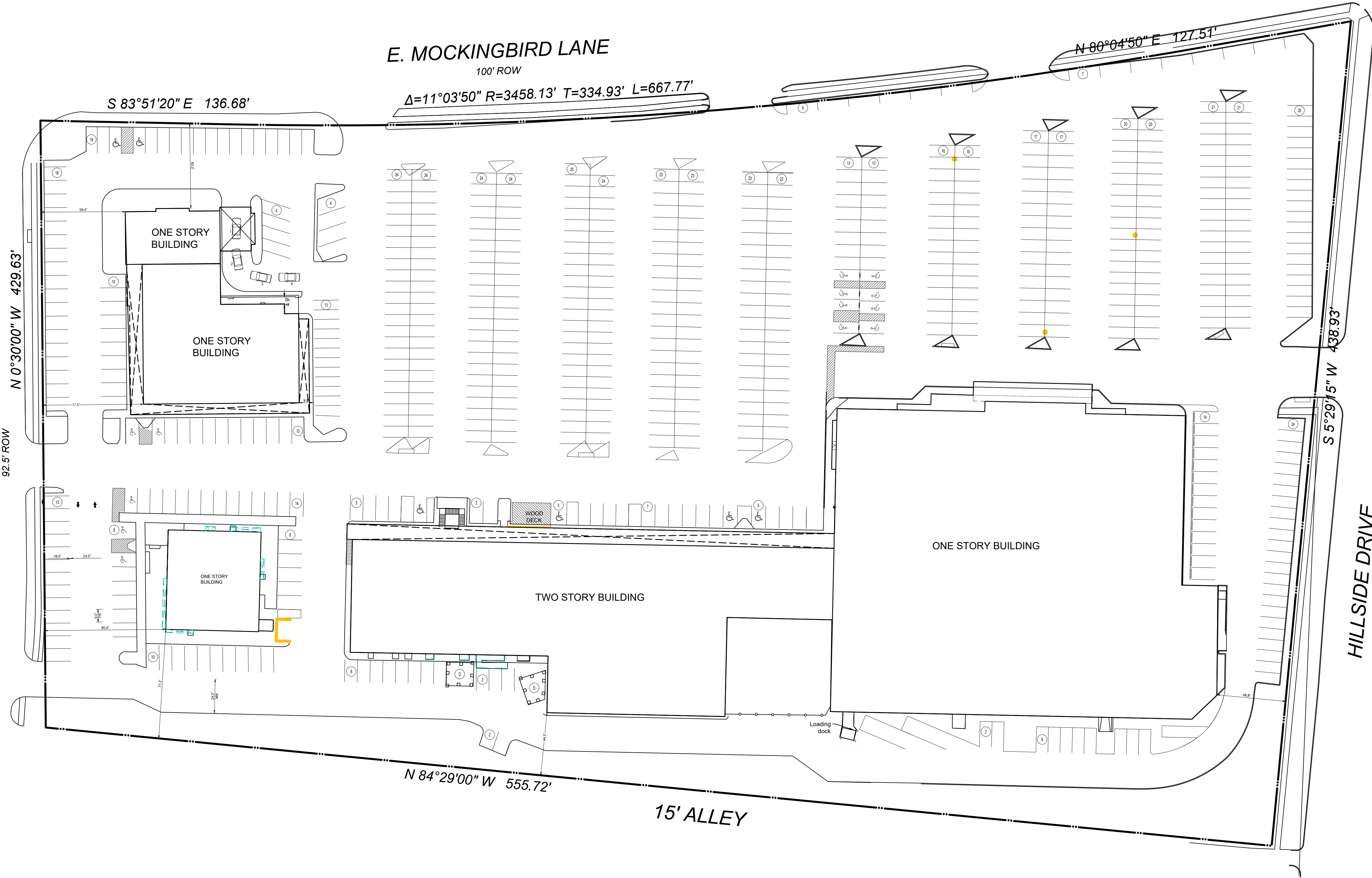
N 80°04'50" E 127.51'

S 5°29'15" W 438.93'

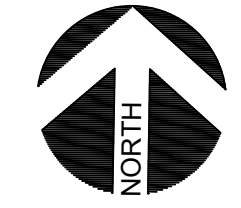
HILLSIDE DRIVE

N 84°29'00" W 555.72'

15' ALLEY



VICINITY MAP
NTS



SITE DATA TABLE
PD NO. 79

TOTAL SITE AREA	10.2 ACRES	
LAND USE	RETAIL & PERSONAL SERVICE AND OFFICE	
TOTAL FLOOR AREA (SF)	111,000 SF	
SETBACKS		
	MIN.	PROVIDED
FRONT SETBACK: ABRAMS	15 FT	59 FT
FRONT SETBACK: MOCKINGBIRD	15 FT	60 FT
FRONT SETBACK: HILLSIDE	15 FT	48 FT
REAR SETBACK	NONE	44 FT
BULK STANDARDS		
	MAX.	PROVIDED
FLOOR AREA RATIO	0.75:1	0.25
BUILDING HEIGHT	27 FT	27 FT
BUILDING STORIES	NO MAX	2
LOT COVERAGE	60%	52%
PARKING		
	REQ.	PROVIDED
PARKING	542	659



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DEVELOPMENT PLAN

SCALE: 1" = 40'-0"



10/08/2019
PROJECT NUMBER

CASE NUMBER

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