

SITE PLAN IS PROVIDED FOR VISUAL REFERENCE ONLY. APPROVAL OF THE MASTER PLAN AMENDMENT DOES NOT CONSTITUTE APPROVAL OF THIS SITE PLAN.

SITE DESCRIPTION	
EXISTING ZONING	PUD
TOTAL SITE AREA (ACRES)	5.0 A.C.

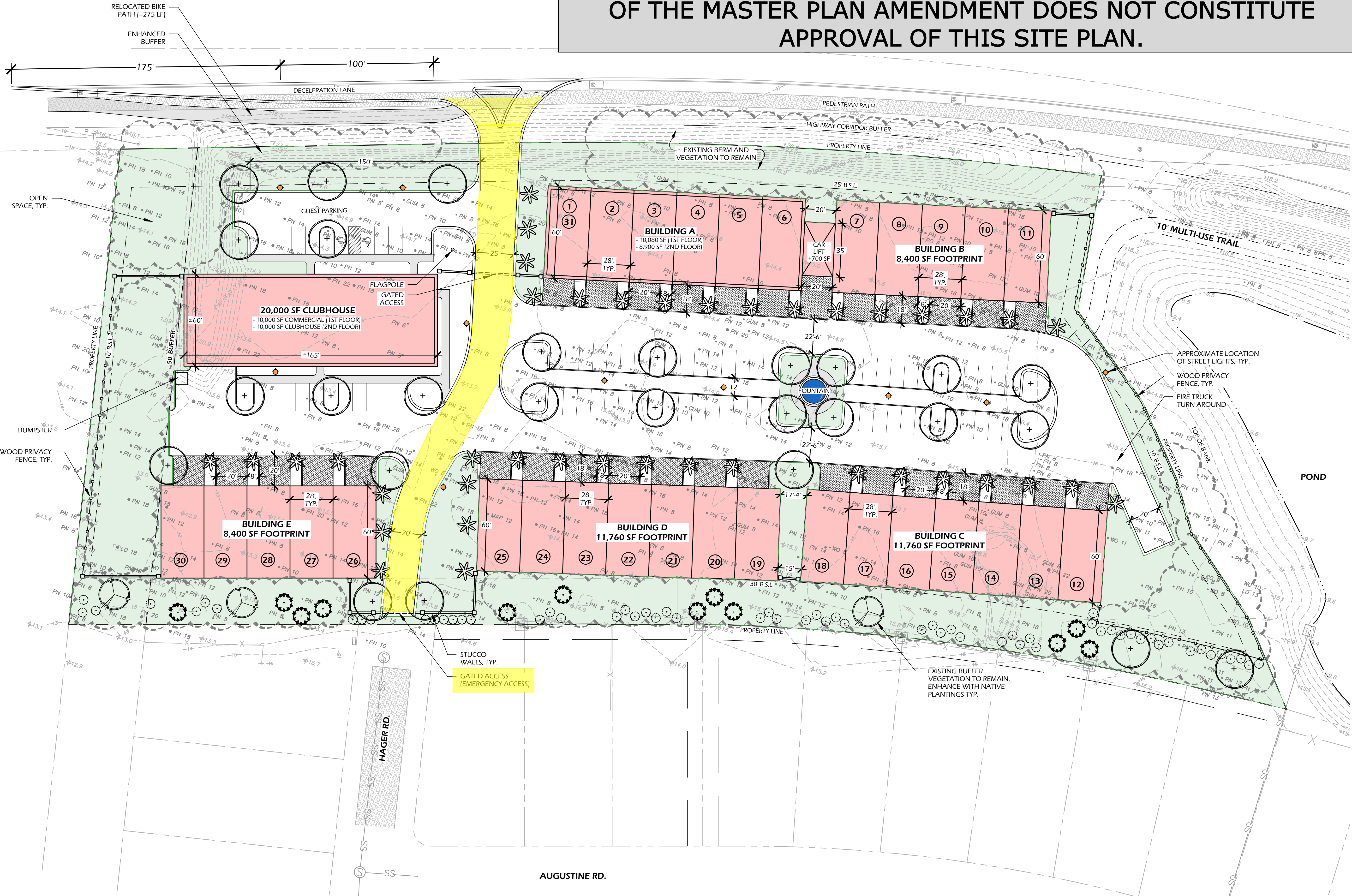
SITE COVERAGE	
IMPERVIOUS COVERAGE	ACTUAL COVERAGE (SF)
BUILDING FOOTPRINT(S)	61,100
IMPERVIOUS HARDSCAPE	53,773
PERVIOUS HARDSCAPE (50%) (11,382 SF/2 = 5,691)	5,691
TOTAL IMPERVIOUS	120,564
TOTAL SITE AREA	217,800
% SITE COVERAGE	55%

OPEN SPACE SUMMARY			
DESCRIPTION	S.F.	ACTUAL %	REQUIRED %
TOTAL SITE AREA	217,800		
OPEN SPACE	+75,355	34%	
TOTAL OPEN SPACE %		34%	20%

REQUIRED PARKING			
DESCRIPTION		REQUIREMENTS	PARKING SPACES
COMMERCIAL SERVICES	10,000 SF	4 SPACE/1,000 SF	40
CLUBHOUSE SHARED	31 UNITS*	1 SPACES/UNIT	31
TOTAL REQUIRED SPACES			71

PARKING SUMMARY	
DESCRIPTION	PARKING SPACES
CAR	71
ACCESSIBLE CAR / VAN	2
GOLF CART	0
TOTAL PROPOSED SPACES	73
TOTAL EXISTING SPACES	0
TOTAL PARKING SPACES	73

NOTE:
1. *INCLUDES 8,900 SF SECOND FLOOR UNIT IN BUILDING A.
2. EACH UNIT HAS +2 ADDITIONAL OWNER/GUEST SPACES ON THE PERMEABLE PAVEMENT DRIVEWAYS.
3. TOTAL BUILDING SQUARE FOOTAGE NOT TO EXCEED 80,000 SF.



PRELIMINARY SITE PLAN
FOR
Car Village Bluffton™
BLUFFTON, SOUTH CAROLINA

