

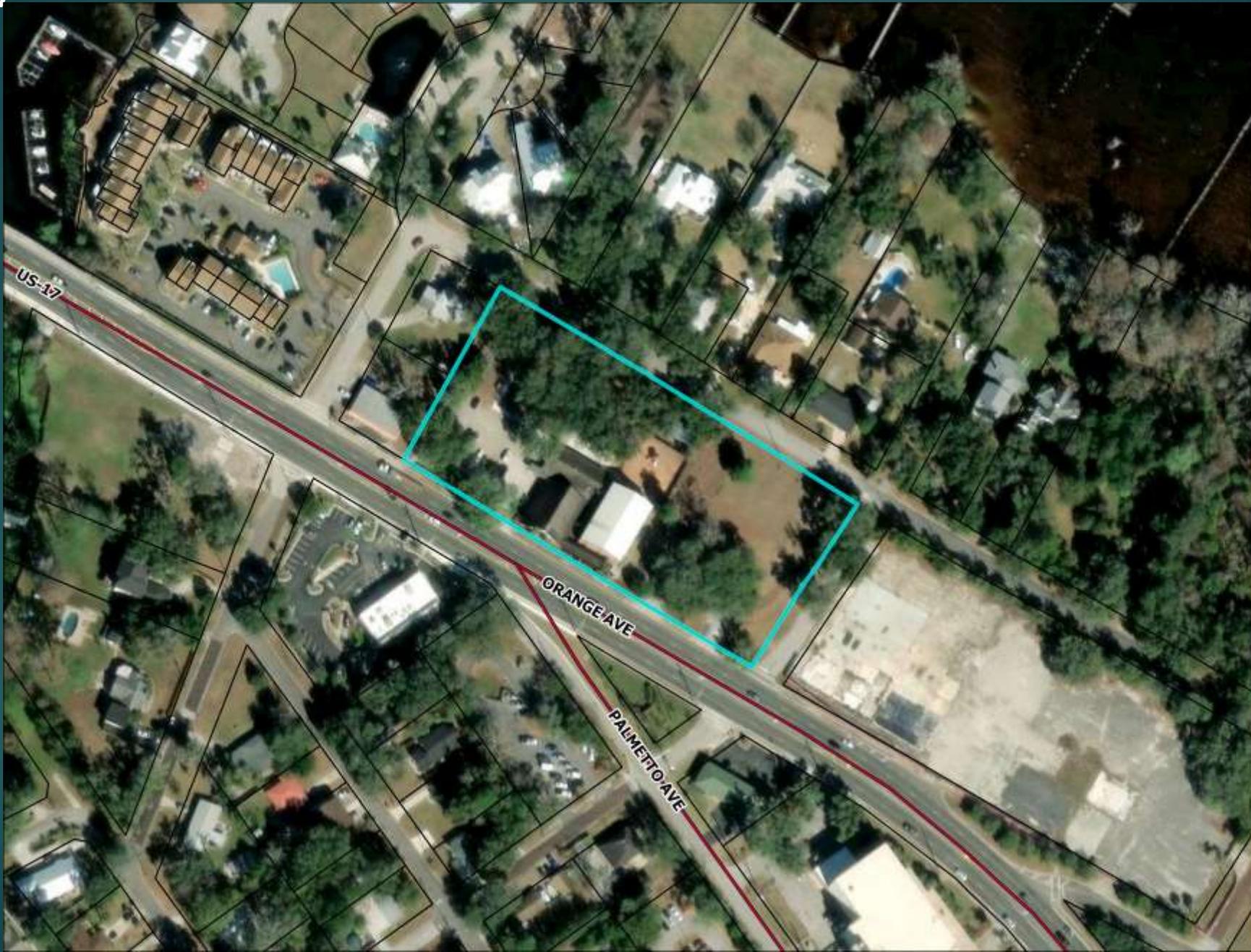


**Review of Site Development Plan for a parking lot for
Springs Academy located at 1106 N Orange Avenue,
Parcel 017553-000-00**

Property and Applicant Information

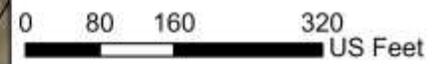
SUBJECT:	Site Development Plan for a parking lot for Springs Academy
APPLICANT/AGENT:	Springs Chapel Corp Dr. Christian Pope, Pastor
PROPERTY OWNER:	Springs Chapel Corp Dr. Christian Pope, Pastor
LOCATION:	1106 North Orange Avenue
ACREAGE:	±2.8 acres (Per boundary survey and legal description)

Property Location



Legend

-  Roads
-  Target Parcel
-  Parcels



Existing Zoning



Legend

- Target Parcel
- ZONING
- R1
- R1A
- R2
- R3
- RRF
- PUD
- RPO
- C1
- C2
- FBC
- FBC - Downtown Core
- FBC - Primary Corridor
- FBC - Secondary Corridor
- FBC - Transition
- FBC - Civic
- GCC
- GCN
- GCR
- M-2
- M-1
- MUH
- INS
- RC

0 80 160 320 US Feet

Orange Ave (North)



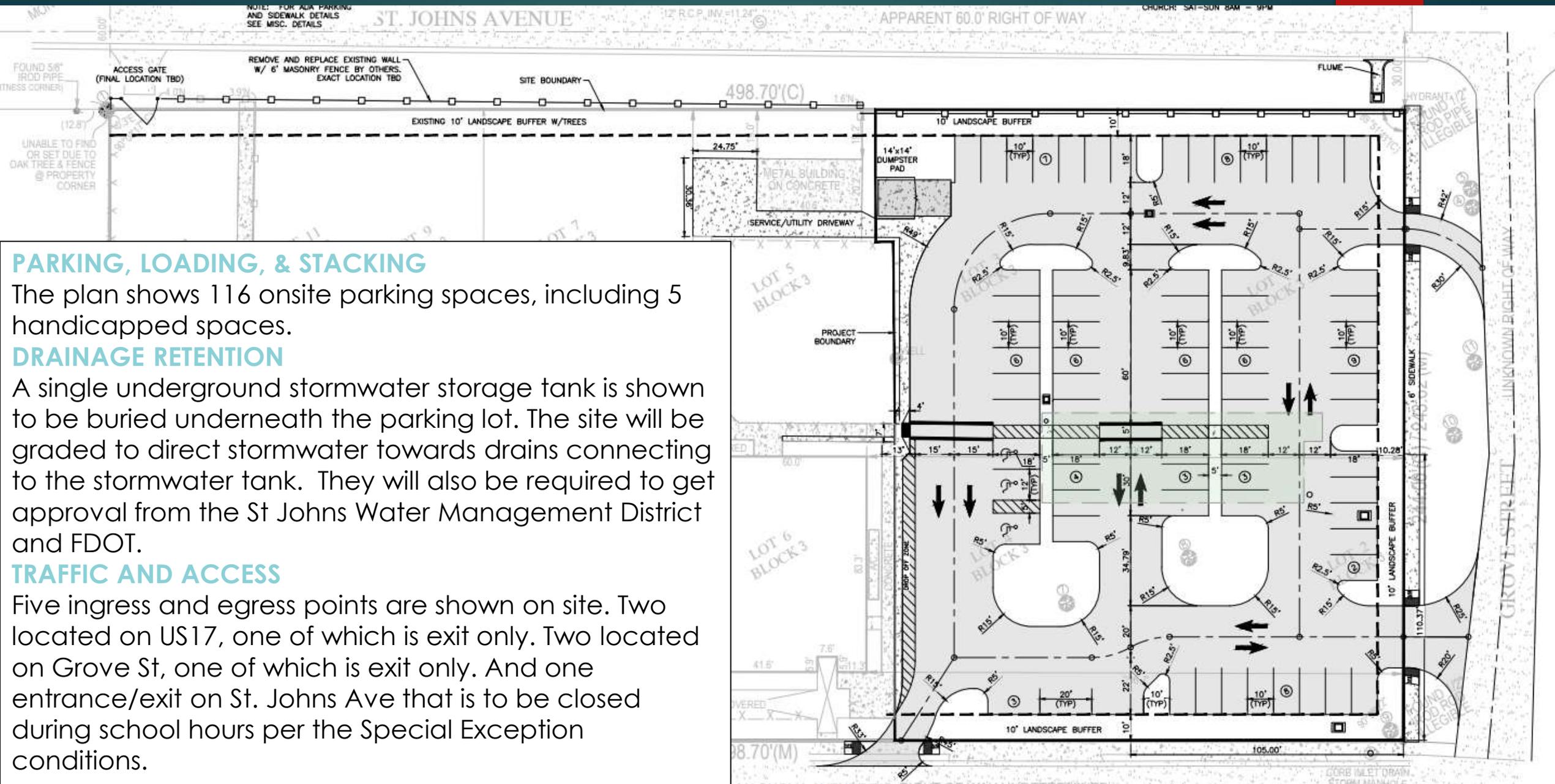
St. Johns Ave (North)



Grove St (West)



Site Plan



PARKING, LOADING, & STACKING

The plan shows 116 onsite parking spaces, including 5 handicapped spaces.

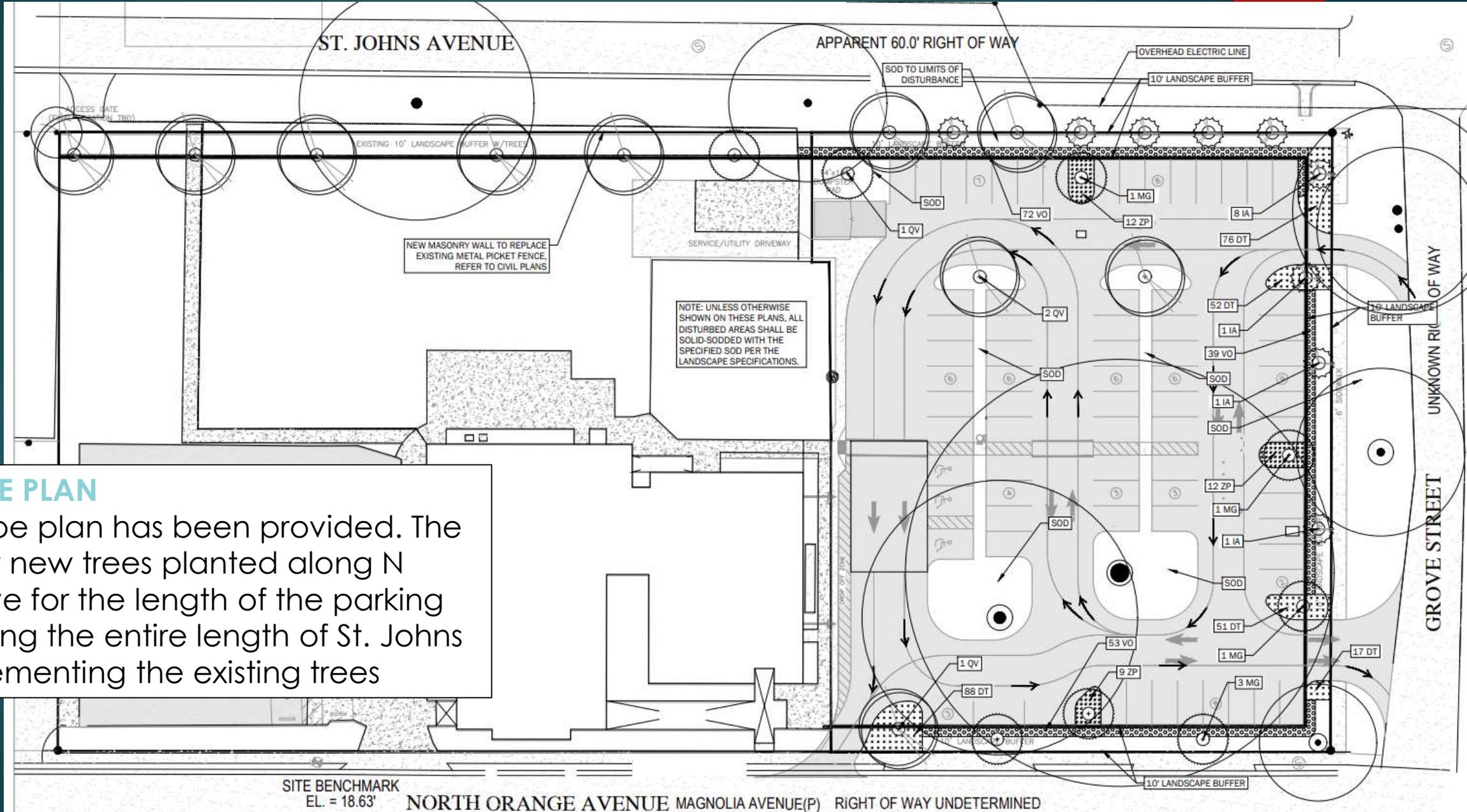
DRAINAGE RETENTION

A single underground stormwater storage tank is shown to be buried underneath the parking lot. The site will be graded to direct stormwater towards drains connecting to the stormwater tank. They will also be required to get approval from the St Johns Water Management District and FDOT.

TRAFFIC AND ACCESS

Five ingress and egress points are shown on site. Two located on US17, one of which is exit only. Two located on Grove St, one of which is exit only. And one entrance/exit on St. Johns Ave that is to be closed during school hours per the Special Exception conditions.

Landscape Plan



LANDSCAPE PLAN

A landscape plan has been provided. The plans show new trees planted along N Orange Ave for the length of the parking lot and along the entire length of St. Johns Ave supplementing the existing trees

SITE BENCHMARK
EL. = 18.63'

NORTH ORANGE AVENUE MAGNOLIA AVENUE(P) RIGHT OF WAY UNDETERMINED

Staff Recommendation:

- ▶ Staff recommends approval of the Springs Academy Site Plan subject to staff comments provided in the staff deficiency report being addressed before site construction.