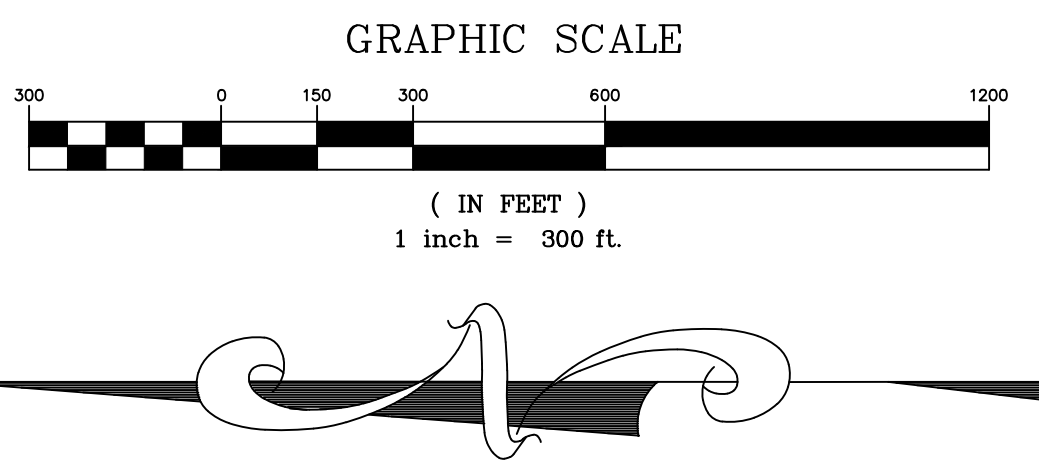
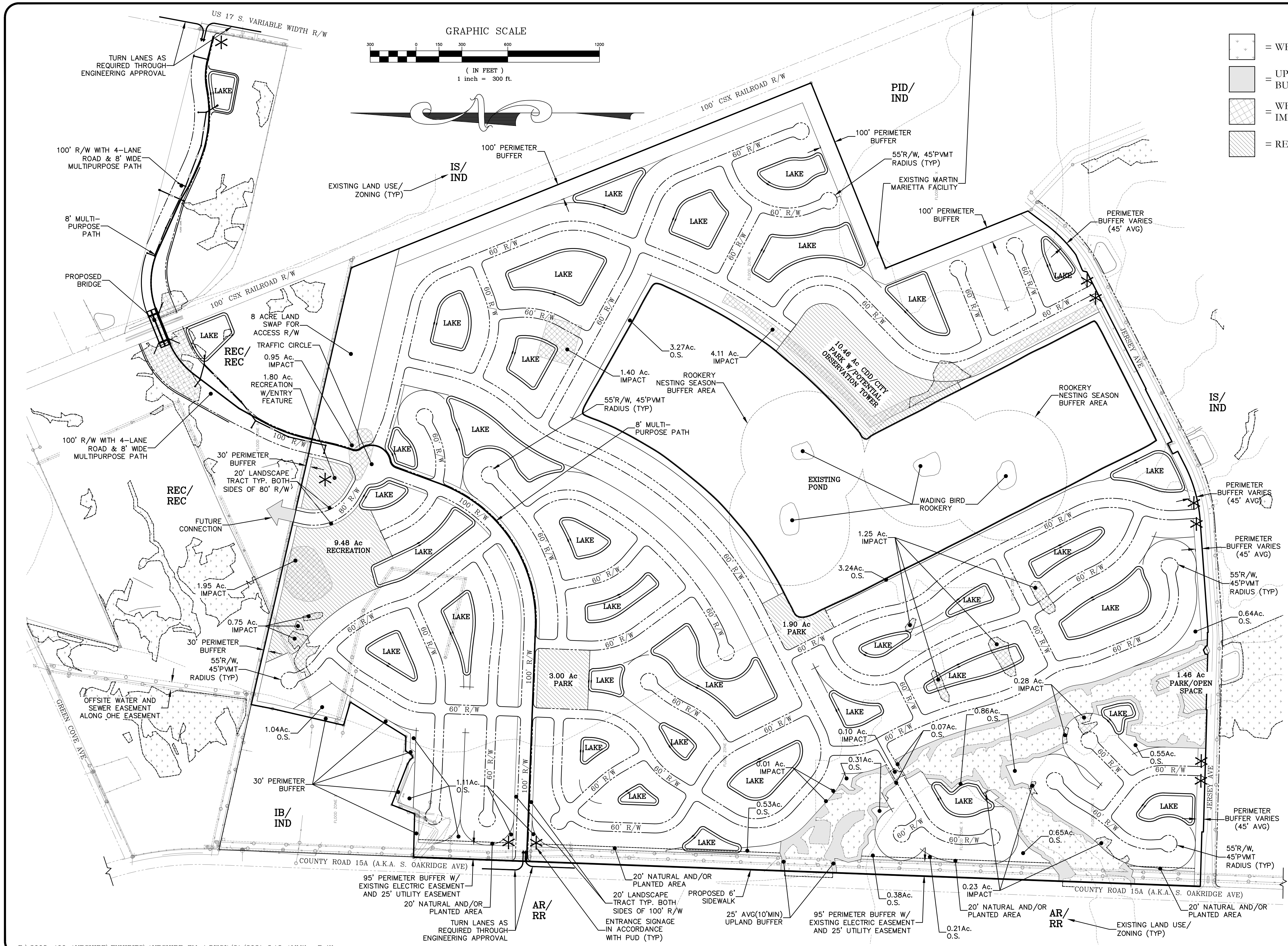


Ordinance O-06-2021 - Exhibit D

NOT RELEASED FOR CONSTRUCTION



LEGEND

	= WETLANDS		= GENERAL ENTRY SIGNAGE LOCATION
	= UPLAND BUFFER		= OPEN SPACE
	= WETLAND IMPACT		
	= RECREATION		

SITE SUMMARY

- OWNER:**
GUSTAFSON'S CATTLE, INC.
P.O. BOX 600337
JACKSONVILLE, FL. 32260
- DEVELOPER:**
D.R. HORTON, INC. - JACKSONVILLE
4220 RACE TRACK ROAD
JACKSONVILLE, FL 32259
- ENGINEER:**
DUNN & ASSOCIATES, INC.
8647 BAYPINE ROAD, SUITE 200
JACKSONVILLE, FL. 32256
PH: (904)363-8916
FA: (904)363-8917
- SURVEYOR:**
ETM SURVEYING & MAPPING, INC.
14775 OLD ST. AUGUSTINE RD,
JACKSONVILLE, FL. 32258
PH: (904) 642-8550
- EXISTING/PROPOSED ZONING:**
EXISTING AG & IS
PROPOSED PUD
- TOTAL SITE AREA SUMMARY:**
MINIMUM LOT SIZES = 43' x 100'
MINIMUM SQUARE FOOTAGE = 4,300 SF
MINIMUM LOT WIDTH = 43'
FRONT SETBACK (FACE OF GARAGE) = 20'
(FAÇADE OF HOME) = 15'
SECOND FRONT (CORNER LOTS) = 10'
SIDE SETBACK (43' LOTS) = 6.5'
(WIDER LOTS) = 5'
REAR SETBACK = 10'
MAX HEIGHT OF STRUCTURES = 35'
- FOR CORNER LOTS THE MIN. LOT WIDTH SHALL BE INCREASED BY 5'.
- MIN. FRONTAGE OF EACH LOT SHALL BE 80% OF ITS REQUIRED LOT WIDTH PROVIDED, HOWEVER THAT THE LOT FRONTAGE MAY BE REDUCED TO 25' ON CUL-DE-SACS AND CURVES.
- WATER SUPPLY:** = CCUA
- SEWER SERVICE:** = CCUA
- ELECTRICAL SERVICE:** = CITY OF GREEN COVE
- STORM WATER SYSTEM:** WET DETENTION PONDS
- FIRE PROTECTION:** AS REQUIRED VIA HYDRANTS
- SIGNAGE:** TYPE, LOCATION AND DIMENSIONS TO BE IN ACCORDANCE WITH P.U.D.
- SIDEWALKS:** SHALL BE 5' WIDE ON ONE SIDE OF ALL INTERNAL ROADWAYS AND AN 8' MULTI-PURPOSE PATH FROM SR 17 TO CR 15A.

SITE DATA

TOTAL GROSS ACREAGE	= 560.52 Ac.
NUMBER OF RESIDENTIAL LOTS	= 2,100 D.U. MAX.
DENSITY	= 3.75 LOTS/ACRE
MAXIMUM COVERAGE OF BLDGS & STRUCTURES	= 60% OF LOT
WETLANDS	= 30.08 ±Ac.
WETLAND IMPACTS	= 10.48 ±Ac.
EXIST POND	= 86.59 ±Ac.
REMAINING UPLANDS	= 454.33 ±Ac.
LAND SWAP PARCEL	= 8.00 ±Ac.
LAKES	= 56.32 ±Ac.
PUBLIC R/W	= 76.19 ±Ac.
PERIMETER BUFFER	= 27.26 ±Ac.
PARK & RECREATION	= 28.10 ±Ac.
UPLAND BUFFER	= 8.38 ±Ac.
OPEN SPACE	= 12.86 ±Ac.
LANDSCAPE TRACT	= 3.53 ±Ac.

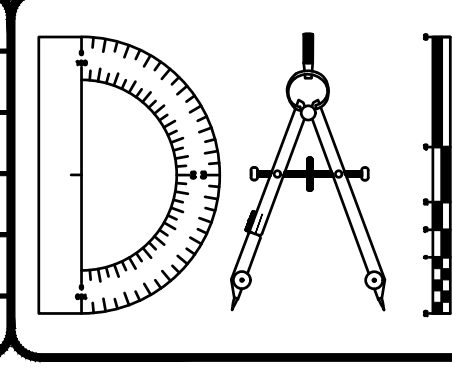
FLOOD ZONE
DEVELOPED AREA LOCATED WITHIN FLOOD ZONE "X" & "A" PER FEMA MAP NO.'S 12019C0277E, 12019C0280E, 12019C0281E & 12019C0283E, DATED MAR 17, 2014. (NO BASE FLOOD ELEVATION ESTABLISHED PER FEMA).

NOTE: THIS PLAN IS CONCEPTUAL IN NATURE. LOT LINES, LOT SIZES, ROADWAY NETWORK, RIGHT-OF-WAYS, STORM WATER PONDS AND SIGNAGE MAY BE ADJUSTED FOR ENGINEERING, GEOMETRY AND ANY GOVERNMENTAL AGENCY REQUIREMENTS AND AS SITE PLANNING REQUIRES.

P:\2008-499 AYRSHIRE\EXHIBITS\AYRSHIRE ZM-1.DWG/21/2021 8:18 AM Mike Reilly

REVISIONS		
NO.	DATE	DESCRIPTION

DESIGNED BY: DAI	BY:
DRAWN BY: MR	
CHECKED BY: VJD	
SCALE: 1" = 300'	
DATE: July 21, 2021	
PROJ. NO.: 2008-499	



Dunn & Associates, Inc.
CIVIL ENGINEERS / LAND PLANNERS
8647 Baypine Road, Suite 200
Jacksonville, Florida 32256
Phone: (904)363-8916 Fax: (904)363-8917
www.dunneng.com

AYRSHIRE
FOR:
D.R. HORTON INC. - JACKSONVILLE
GREEN COVE SPRINGS, FLORIDA
ZONING MAP

Sheet No. 1 of 1
ZM-1
DWG. NO.
VINCENT J. DUNN ENGINEER NO. 39452
DAVID M. TAYLOR ENGINEER NO. 44104
GLEN R. WIEGER ENGINEER NO. 81419
CERTIFICATE OF AUTHORIZATION NO. 27169