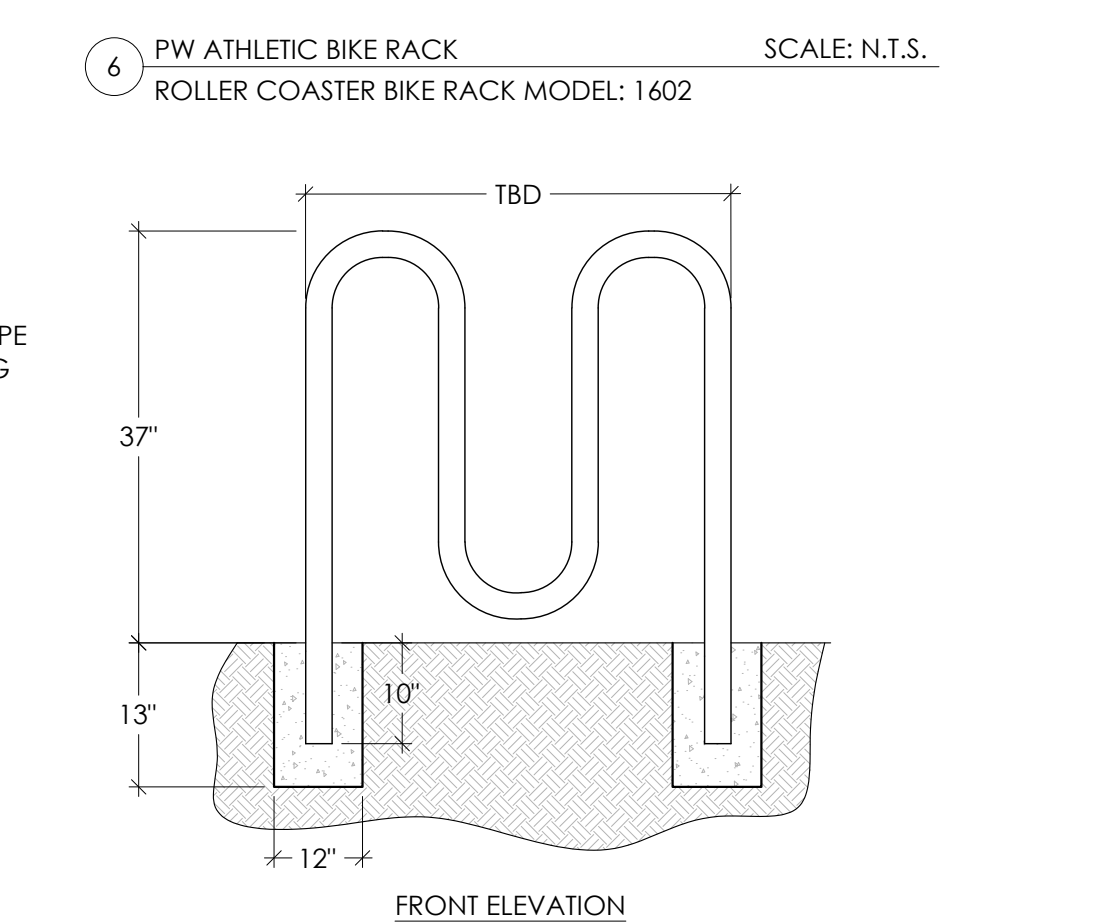
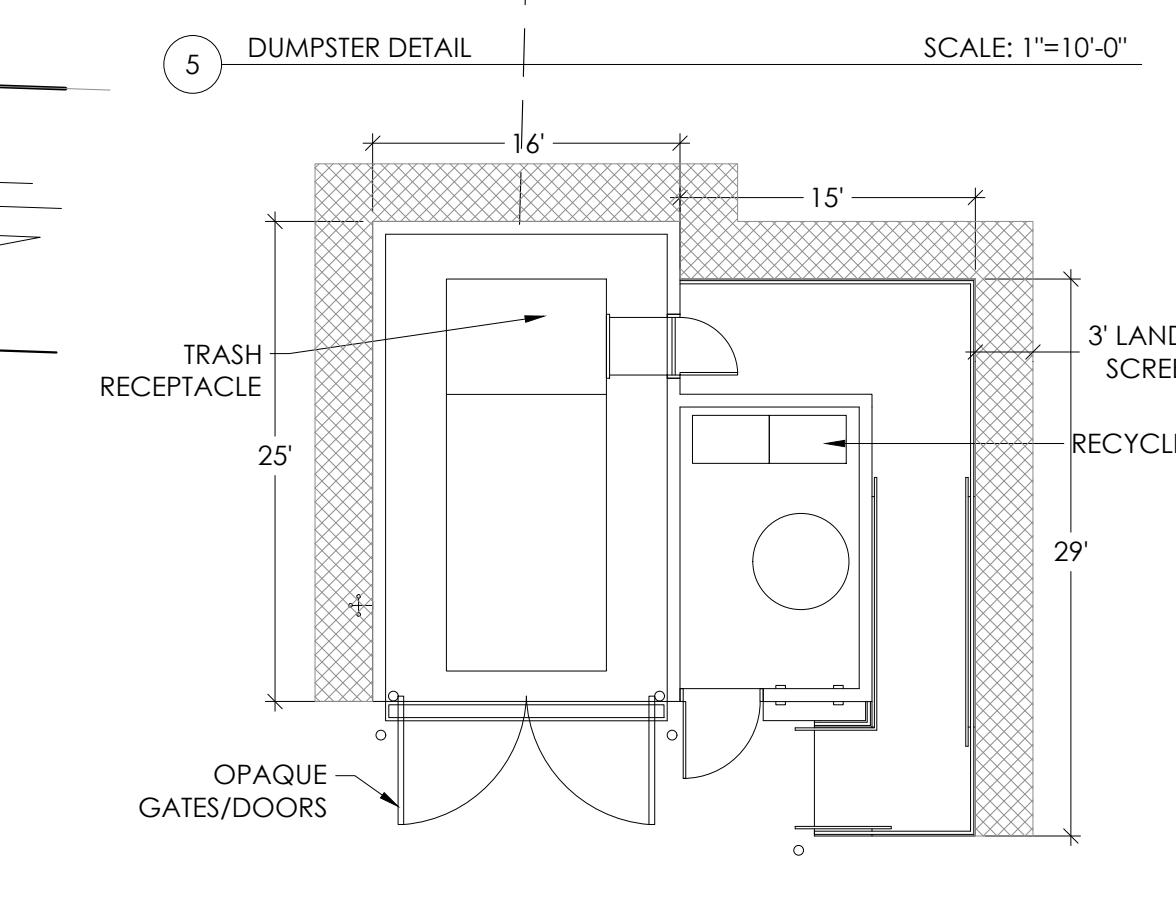
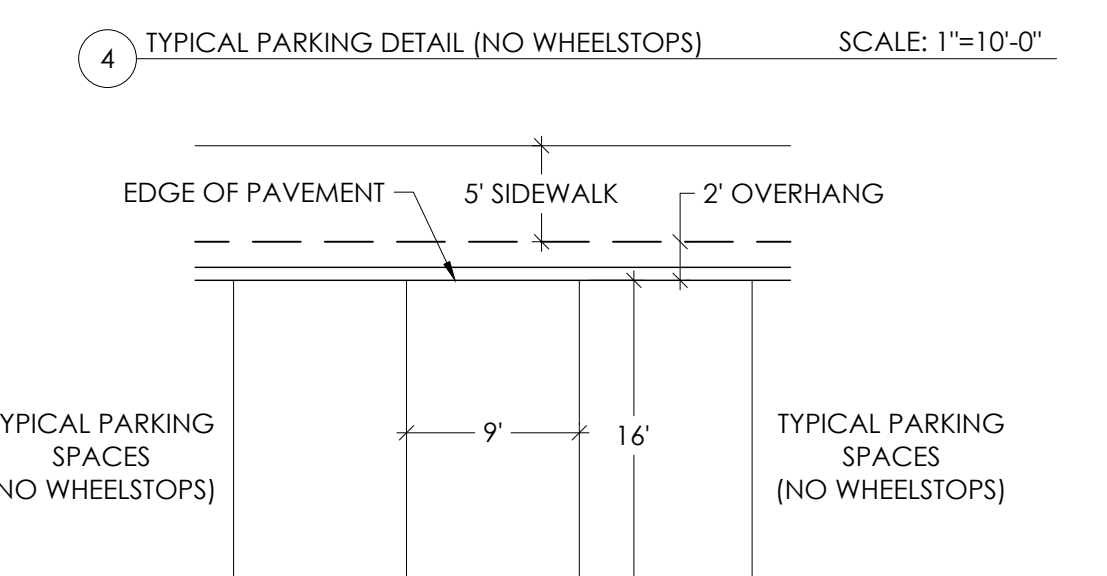
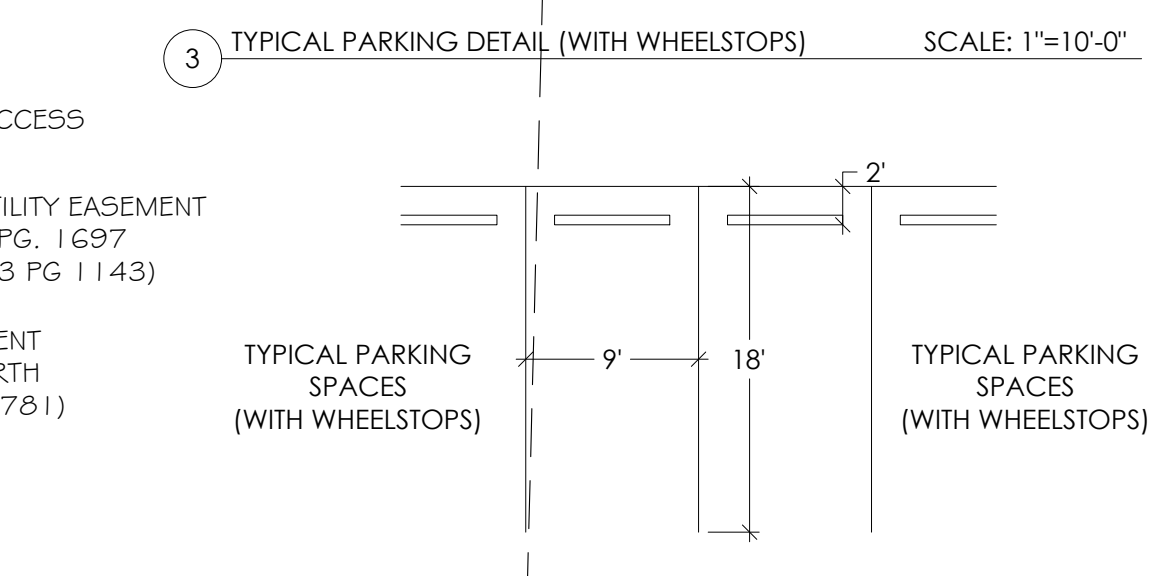
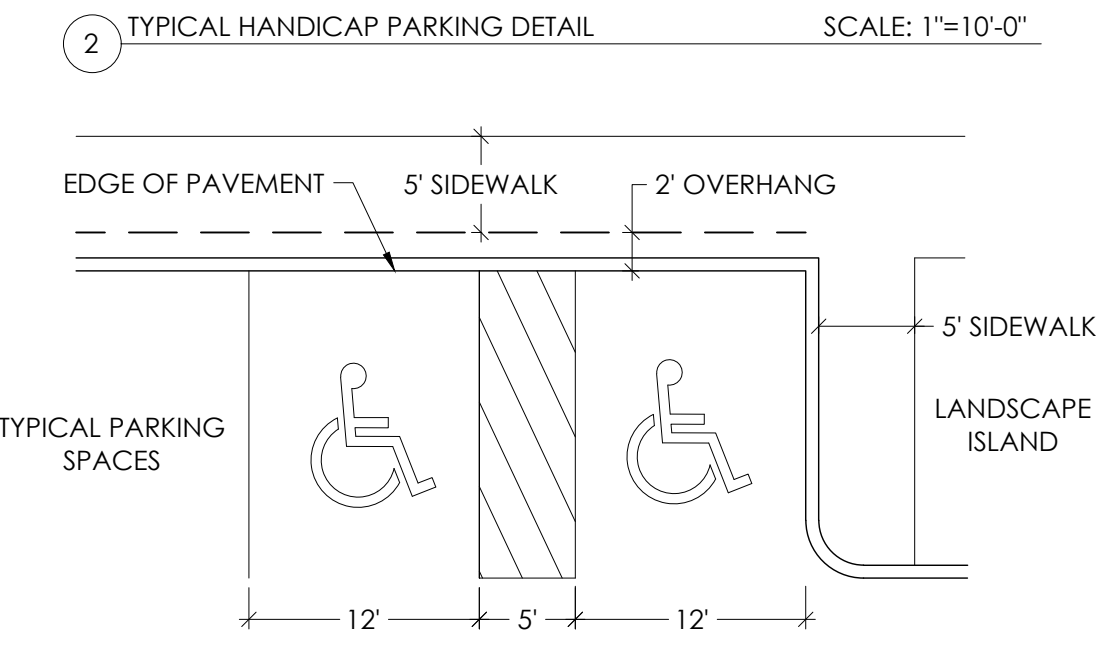
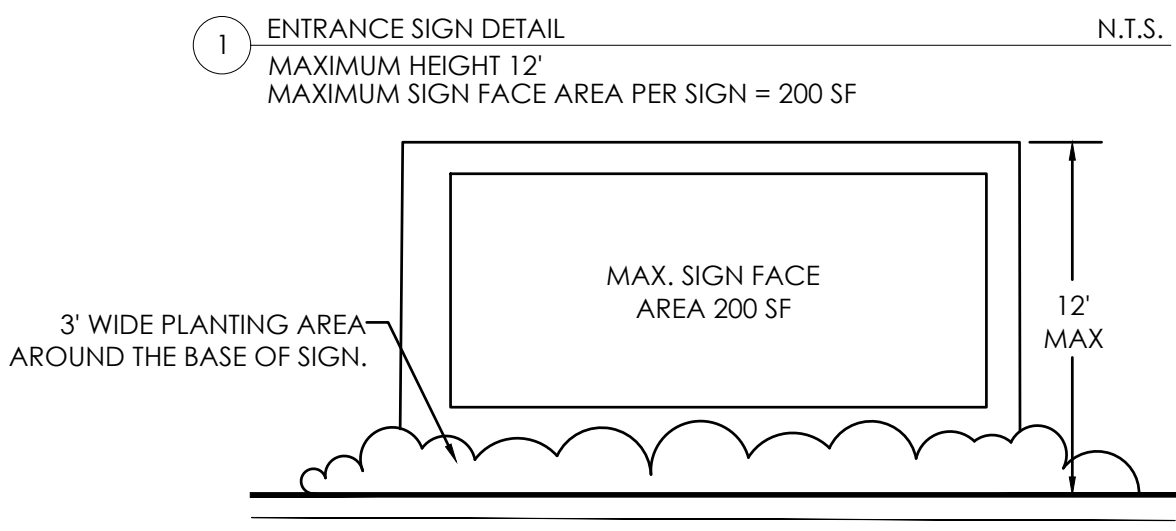
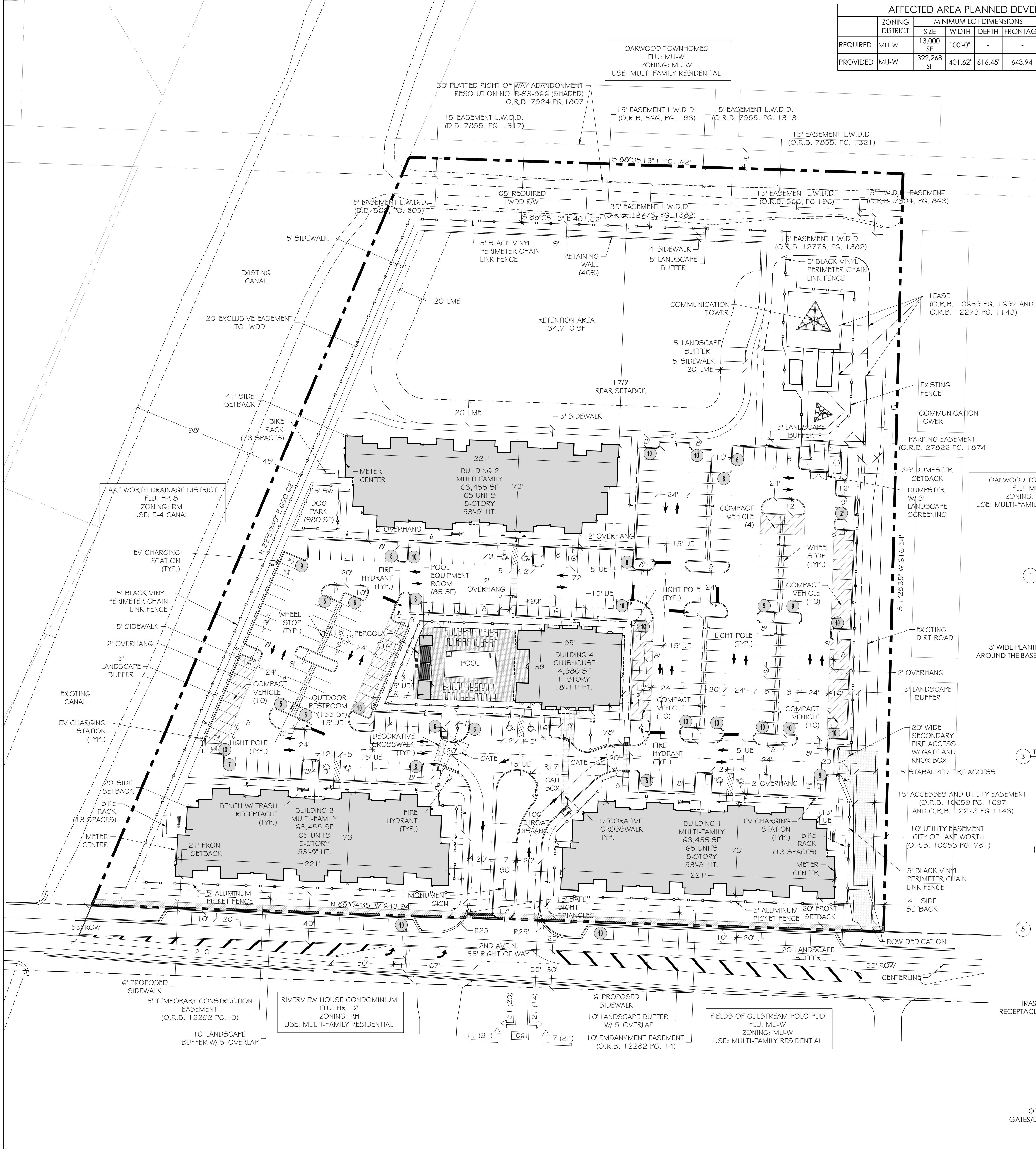


AFFECTED AREA PLANNED DEVELOPMENT REGULATIONS (PDR)										
	ZONING DISTRICT	SIZE	WIDTH	DEPTH	FRONTAGE	DENSITY	BLDG. COVERAGE	FRONT	SIDE	REAR
REQUIRED	MU-W	13,000 SF	100'-0"	-	-	30	50%	20'	20'	10'
PROVIDED	MU-W	322,268 SF	401.62'	616.45'	643.94'	26.35	13%	20'	20'	178'

SITE DATA	
APPLICATION NAME	RESIDENCES AT LAKE WORTH
ADDRESS	2431.2441.2559 2ND AVENUE NORTH
PROPERTY CONTROL NUMBER (S)	38-43-44-20-01-097-0020 38-43-44-20-01-097-0010 38-43-44-20-01-096-0020
EXISTING ZONING	MU-W
PROPOSED ZONING	MU-W
EXISTING LAND USE	VACANT
PROPOSED LAND USE	MULTI-FAMILY RESIDENTIAL
FUTURE LAND USE (FLU)	MU-W
GROSS AREA	7.40 AC (322,268 S.F.)
MAX FLOOR AREA RATIO	2.40
PROPOSED FLOOR AREA RATIO	60
MAX BUILDING COVERAGE	50%
PROPOSED BUILDING COVERAGE	13.4%
MAX IMPERMEABLE SURFACE AREA	65%
PROPOSED IMPERMEABLE SURFACE AREA	49% (157,900 SF)
BUILDINGS	13.4% (43,293 SF)
COMMUNICATION TOWER	1.15% (3,722 SF)
SITE IMPROVEMENTS	34.4% (110,685 SF)
DENSITY (195 DU / 7.4 AC)	26.35 DU/AC
PROPOSED BUILDING HEIGHT	53'-8"
TOTAL BUILDING UNITS	195 UNITS
BUILDING 1 - MULTI-FAMILY	65 UNITS (63,455 SF)
BUILDING 2 - MULTI-FAMILY	65 UNITS (63,455 SF)
BUILDING 3 - MULTI-FAMILY	65 UNITS (63,455 SF)
BUILDING 4 - CLUBHOUSE AND ACCESSORY BUILDINGS	5,220 SF
TOTAL WORKFORCE UNITS	30
REQUIRED PARKING	
RESIDENTIAL	
1 BED (105 DU X 1.5 PER UNIT)	158 SPACES
2 BEDS (90 DU X 1.75 PER UNIT)	158 SPACES
TOTAL REQUIRED	316 SPACES
25% AFFORDABLE / WORKFORCE REDUCTION	-79 SPACES
TOTAL REQUIRED WITH REDUCTION	237 SPACES
PROVIDED PARKING	289 SPACES
STANDARD SPACES	217 SPACES
COMPACT VEHICLE	54 SPACES
BIKE SPACES 39 (4/1 STANDARD PARKING SPACE)	10 SPACES
HANDICAP PARKING	8 SPACES
TAZ	317

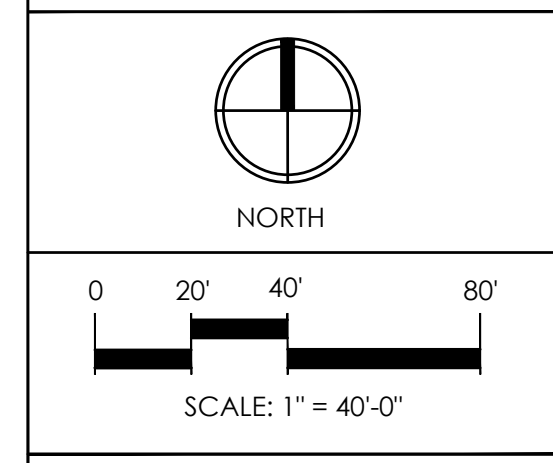


Consultants:

Revisions:

7/29/22 - COMMENTS
10/12/22 - RESUBMITTAL
01/13/23 - COMMENTS

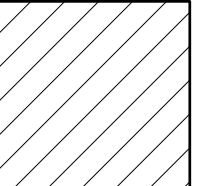
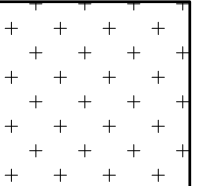

RESIDENCES AT LAKE WORTH
Lake Worth, Florida
Richman Group Development



Drawn By: TAC
Drawing #: 1264
Date: 04/11/2022

IMPERMEABLE SITE DATA	
MAX IMPERMEABLE SURFACE AREA	65%
PROPOSED IMPERMEABLE SURFACE AREA	49% (157,900 SF)
BUILDINGS	13.4% (43,293 SF)
COMMUNICATION TOWER	1.15% (3,722 SF)
SITE IMPROVEMENTS	34.4% (110,885 SF)
DENSITY (195 DU / 7.4 AC)	26.35 DU/AC

LEGEND

-  - SITE IMPROVEMENTS
-  - COMMUNICATION TOWER
-  - BUILDINGS

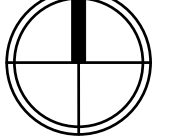


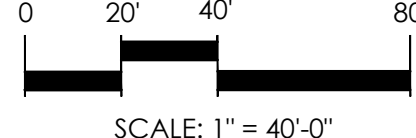
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Consultants:

Revisions:
 7/29/22 - COMMENTS
 10/12/22 - RESUBMITTAL

RESIDENCES AT LAKE WORTH
 Lake Worth, Florida
 Richman Group Development


 NORTH


 SCALE: 1" = 40'-0"

Drawn By: TAC
 Drawing #: 1264
 Date: 04/11/2022

IMPERMEABLE AREA EXHIBIT