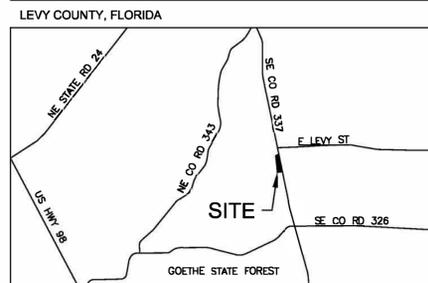


LEGEND

- Pattern Coded Map Phasing
- EXISTING IMPROVEMENTS
- PHASE I IMPROVEMENTS
- PHASE II IMPROVEMENTS
- PHASE III+ IMPROVEMENTS
- Existing Septic Fields

SITE LOCATION / VICINITY MAP



PROJECT DATA TABLE

AREA DESIGNATION	DESCRIPTION	SITE AREA	BLDG. AREAS	MAX BLDG. HEIGHT	PUD MODIFICATION CONSIDERATION
	EQUESTRIAN / AGRICULTURAL CORE	50.23	±166,140	35 FEET	YES
	BUFFERS	16.71	n/a	35 FEET	YES
	HOSPITALITY & LODGING org, red, pur	23.29	±55,800	35 FEET	YES
N/A	TOTAL	90.23	±223,000		N/A

ALL FACILITIES WILL USE WELL AND SEPTIC

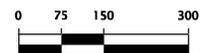
PLANNED DEVELOPMENT CONDITIONS

- LAND USE AREAS SHALL BE AS GENERALLY DEPICTED ON THE PUD ZONING MASTER PLAN AND/OR FINAL SITE PLAN AND MAY BE ADJUSTED TO ACHIEVE APPROVABLE ENGINEERING DESIGNS OR PERMITTING REQUIREMENTS;
- EQUESTRIAN AND ASSOCIATED AGRICULTURAL USES, WHICH ARE THE PRIMARY ACTIVITIES, CAN OCCUR IN ANY LAND USE AREA IN BOTH PASSIVE AND ACTIVE MANNERS. ASSOCIATED ACCESSORY USES, SUCH AS BUT NOT LIMITED TO, RECREATIONAL ACTIVITIES, TRAIL RIDING, TRAINING, EDUCATIONAL CLASSES, HIKING, CYCLING, NATURE ECOTOURISM, AND OTHER RECREATIONAL PURSUITS CAN OCCUR IN ANY LAND USE AREA.
- INFRASTRUCTURE AND SUPPORTIVE MAINTENANCE USES, WHICH ARE NECESSARY, RELATED, AND ACCESSORY TO THE PRIMARY ACTIVITIES AND USES, CAN OCCUR IN ANY LAND USE AREA AND SHALL BE APPROPRIATELY AND LOGICALLY SCREENED FROM VIEW IF WARRANTED, IN CONCERT WITH THE FACILITY'S CONTINUED AND ONGOING EQUESTRIAN AND ASSOCIATED AGRICULTURAL CHARACTER AND FUNCTION;
- SITE INGRESS/EGRESS ON COUNTY ROAD 337 SHALL BE AS GENERALLY DEPICTED ON THE PUD ZONING MASTER PLAN AND/OR FINAL SITE PLAN AND MAY BE ADJUSTED TO ACHIEVE APPROVABLE ENGINEERING DESIGNS OR PERMITTING REQUIREMENTS, IN ACCORDANCE WITH LEVY COUNTY PUBLIC WORKS AND FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) ACCESS MANAGEMENT AND DRIVEWAY PERMITTING STANDARDS AND MAY BE ADJUSTED TO COMPORT WITH SITE-SPECIFIC OR OPERATIONAL REQUIREMENTS;
- SITE ACCESS, FOR MOTORIZED PASSENGER AND COMMERCIAL VEHICLES, SHALL GENERALLY BE AS DEPICTED ON THE SITE PLAN ALONG THE SITE'S EASTERN PROPERTY LINE;
- ELECTRONIC AND MANUAL SECURITY GATES SHALL BE EMPLOYED ALONG THE SITE'S PERIMETER TO CONTROL VEHICULAR TRAFFIC ENTERING/DEPARTING FROM THE SITE. FIRST RESPONDERS SHALL ENTER VIA STANDARDIZED KNOX BOXES OR COMPARABLE ELECTRONIC ACCESS MECHANISMS;
- THE APPLICANT SHALL PROVIDE LEVY COUNTY EVIDENCE OF APPROVED SUWANNEE RIVER WATER MANAGEMENT DISTRICT (SRWMD), OTHER REGULATORY AGENCIES, AND OTHER RELEVANT PERMITS, LETTERS FROM SAME EXEMPTING THE PROJECT FROM AGENCY PERMITTING, AND OPERATIONAL LICENSING UPON REQUEST;
- ON-SITE MAINTENANCE, VEGETATIVE MANAGEMENT, AND ACTIVE SILVICULTURE PRACTICES SHALL FOLLOW BEST MANAGEMENT PRACTICES (BMPs);
- DURING THE COURSE OF OPERATIONS, ALL LAND AREAS AND ACTIVITIES SHALL BE MONITORED AND MAINTAINED IN ACCORDANCE WITH EQUESTRIAN AND AGRICULTURAL BMPs, WHICH SHALL BE CONSTRUCTED AS:
 - a. LAND AREAS MUST BE FREE OF INVASIVE EXOTICS, EROSIONAL AREAS, AND SUITABLE FOR NATIVE VEGETATION AND/OR REVEGETATION DURING THE COURSE OF PASTURE ROTATION AND GRAZING AREAS. VEGETATION MAY BE PLANTED TO PREVENT EROSION AND PROMOTE THE LAND'S CONTINUED ECOLOGICAL DIVERSITY;
 - b. STORMWATER MANAGEMENT FACILITY AREAS MAY BE UTILIZED IN CONJUNCTION WITH COUNTY, SRWMD, AND OTHER REGULATORY AGENCIES CRITERIA FOR ANY PROPOSED ADAPTIVE USE OR REUSE OF THE LAND AND STRUCTURES AND CAN EXIST IN ANY LAND USE AREA; AND
 - c. BERMING AND BUFFERING, MAY EXIST ALONG CR 337 FOR VISUAL SCREENING, BUFFERING/BEAUTIFICATION, AND SOUND ATTENUATION AND CAN EXIST IN ANY LAND USE AREA.
- THE DEVELOPMENT APPROVAL GRANTED BY THIS ORDINANCE EXPIRES ON MAY 1, 2045. DEVELOPMENT AUTHORIZED BY THIS ORDINANCE NOT COMPLETED AND ISSUED A CERTIFICATE OF COMPLETION OR CERTIFICATE OF OCCUPANCY, AS APPLICABLE, BY THAT DATE IS NO LONGER AUTHORIZED. EXTENSIONS REQUESTED NO LESS THAN 30 DAYS PRIOR TO THE EXPIRATION MAY BE GRANTED BY THE LEVY COUNTY BOARD OF COUNTY COMMISSIONERS.
- THE PROPERTY AND/OR THE PUD MAY BE TRANSFERRED TO A RELATED ENTITY OR INDIVIDUAL FOR ESTATE AND TAX PLANNING PURPOSES.

LEGAL DESCRIPTION

DESCRIPTION: (PER COMMITMENT)
 ALL THAT PORTION OF THE E 1/2 OF SW 1/4 AND THE SE 1/4 OF NW 1/4 OF SECTION 27, TOWNSHIP 13 SOUTH, RANGE 17 EAST, LEVY COUNTY, FLORIDA LYING WEST OF LEVY COUNTY ROAD C-337 (F/K/A STATE ROAD S-337).

GRAPHIC SCALE



NIV5
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 Alachua, Florida 32615
 (352) 331-1976
 www.niv5-inc.com
 est. 1988
 FLORIDA
 LA0001683

SCALE: 1"=150'
 THIS PLAN IS TO BE USED ONLY FOR THE PROJECT AND NOT FOR ANY OTHER PURPOSES.
 THE SHEET SHALL BE ADJUSTED TO THE ORIGINAL DRAWING SCALES ACCORDINGLY.

DATE: 02/14/2025 - INTERNAL REVIEW DRAFT

PROJECT: BLACK PRONG EQUESTRIAN VILLAGE
 SHEET TITLE: PROPOSED SKETCH PLAN
 SHEET NUMBER: 24-0221

SHEET NO.: **SP-01**

Title: setmap Ref Date: Feb 14, 2025 12:08pm Filename: N:\2024\24-0221\Department\02_Planning\Org\Bare Files\NIV5_PUD_2025_M01.dwg