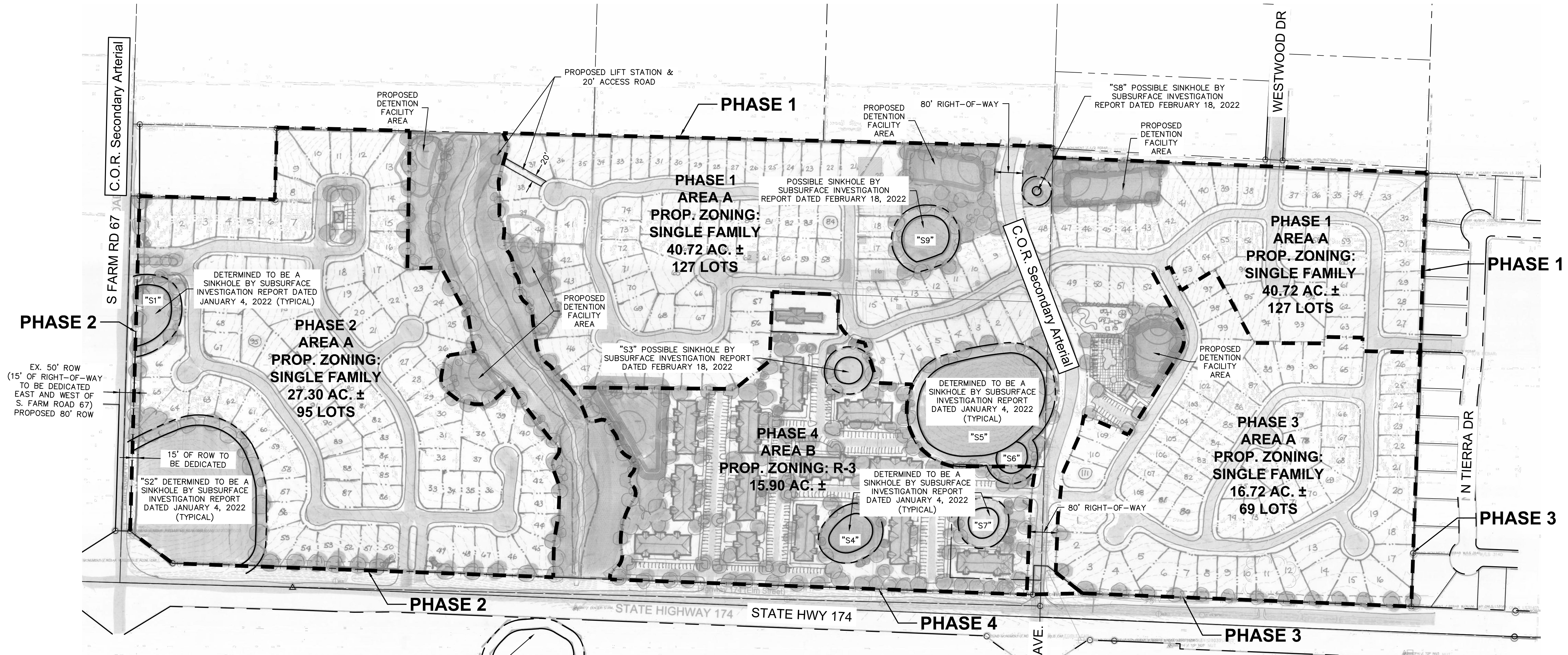


DWG: F:\2021\0201-02500\021-02500\Design\Exhibits\2022\04_19-CONCEPT_C.dwg
DATE: Apr 19, 2022 10:31am
USER: kschwedtm
REFERENCES: V:\TPO\02102062 V_XBND\02102062



POSSIBLE SINKHOLE PER GREENE COUNTY ASSESSOR'S MAP. (TYPICAL)

LEGEND

- PHASING BOUNDARY
- C.O.R. = CITY OF REPUBLIC
- "S#" = SINKHOLE #

PHASING CALCULATIONS:

| USE PERMITTED | ZONING | USE AREA | TOTAL AREA |
|-------------------------------|--------|-----------|------------|
| PHASE 1: AREA A=SINGLE FAMILY | | 40.72 AC. | =40.72 AC. |
| PHASE 2: AREA A=SINGLE FAMILY | | 27.30 AC. | =27.30 AC. |
| PHASE 3: AREA A=SINGLE FAMILY | | 16.72 AC. | =16.72 AC. |
| PHASE 4: AREA B=MULTI-FAMILY | R-3 | 15.90 AC. | =15.90 AC. |

SINKHOLE NOTE:

A THIRTY (30) FOOT WIDE BUFFER SHALL BE PROVIDED AROUND ALL SINKHOLES

PHASING SUMMARY:

- PHASE 1: 127 SINGLE FAMILY LOTS
- PHASE 2: 95 SINGLE FAMILY LOTS
- PHASE 3: 69 SINGLE FAMILY LOTS
- PHASE 4: 300 MULTI-FAMILY UNITS

SINGLE FAMILY DENSITY REGULATIONS:

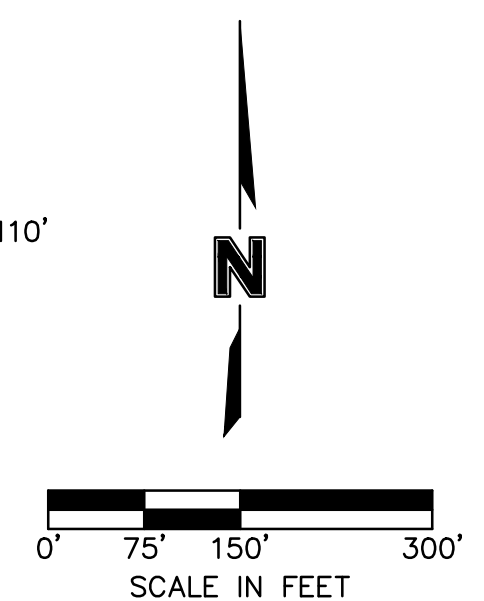
AREA A (SINGLE FAMILY): 291 TOTAL UNITS; MIN. LOT SIZE 55' X 110'
7.2 DWELLING UNITS PER ACRE

SETBACK REQUIREMENTS PER LOT:

- FRONT YARD = 20 FEET
- REAR YARD = 25 FEET
- SIDE YARD (STREET) = 15 FEET
- SIDE YARD (INTERIOR) = 5 FEET

MULTI-FAMILY DENSITY REGULATIONS:

AREA B (MULTI-FAMILY): 19 DWELLING UNITS PER ACRE



| REV. NO. | DATE | REVISIONS DESCRIPTION |
|----------|------|-----------------------|
| | | |
| | | |
| | | |

REVISIONS
 2022
 PRAIRIE RIDGE - REZONING EXHIBIT
 PRAIRIE RIDGE
 STATE HWY 174 & S FARM ROAD 67
 REPUBLIC, MO

| | |
|--------------|------------|
| drawn by: | CRW |
| checked by: | RGH |
| approved by: | RGH |
| QA/QC by: | RGH |
| project no.: | 021-02062 |
| drawing no.: | 04.11.2022 |
| date: | 04.11.2022 |