

SITE DATA TABLE:

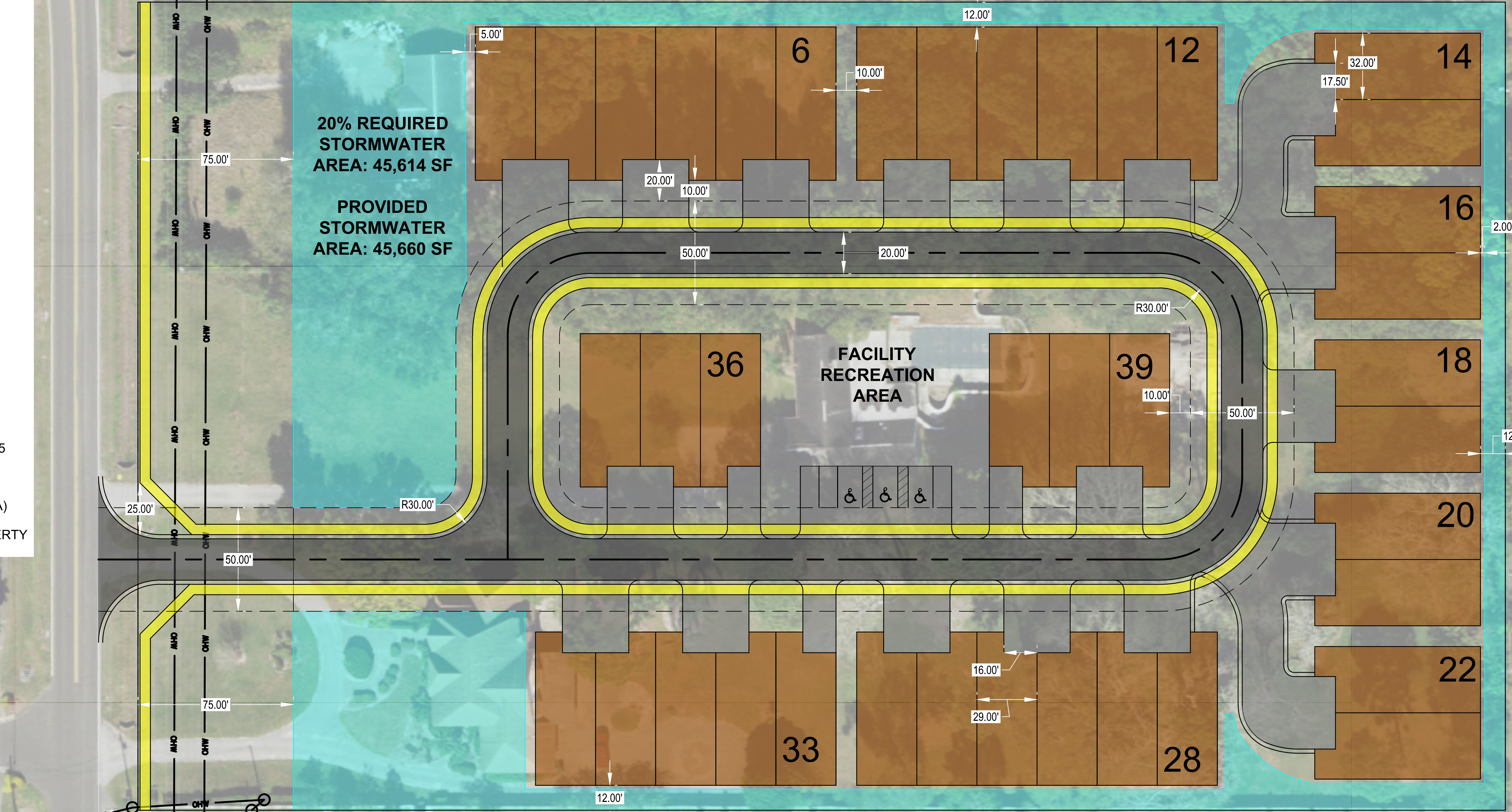
1. SITE ADDRESS:	2881 SUMMERDALE DR, CLEARWATER, FL 33761 2871 SUMMERDALE DR, CLEARWATER, FL 33761 2861 SUMMERDALE DR, CLEARWATER, FL 33761
2. PID No.:	30-28-16-07236-000-0080 30-28-16-07236-000-0090 30-28-16-07236-000-0100
3. GROSS SITE AREA:	±257,322 SF (5.91 AC)
PROJECT AREA:	±228,072 SF (5.24 AC)
4. EXISTING ZONING:	R-5 R-5 R-A (REZONING TO R-5 REQUIRED)
5. ISR:	<75%
6. MINIMUM LOT SIZE:	N/A
7. MAX BUILDING HEIGHT (R-5):	45'
8. REQUIRED BUILDING SETBACKS (R-5):	FRONT (BUILDING) - 10' FRONT (DRIVEWAY) - 20' SIDE (END UNIT) - 5' SIDE (STREET) - 10' REAR - 10'
9. PARKING REQUIREMENTS:	MINIMUM: 1.5 SPACES / DWELLING UNIT MAXIMUM: NONE
PARKING SPACES REQUIRED:	60 SPACES 3 ADA SPACES
PARKING SPACES PROVIDED:	60 SPACES 3 GUEST PARKING 3 ADA
TOTAL:	66 SPACES
11. MAXIMUM FLOOR AREA RATIO (FAR) MAY NOT EXCEED MORE THAN 7.5 DWELLING UNITS PER ACRE (39 UNITS).	
12. FLOOD ZONE:	ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAPS (FIRM), COMMUNITY PANEL NO. 12103C0088G, EFFECTIVE DATE: SEPTEMBER 3, 2003, SUBJECT PROPERTY LIES IN ZONE X - AREAS OF MINIMAL FLOOD HAZARD.

GENERAL NOTES:

A. EASEMENT OF 75' FROM PROPERTY LINE OWNED BY DUKE ENERGY.

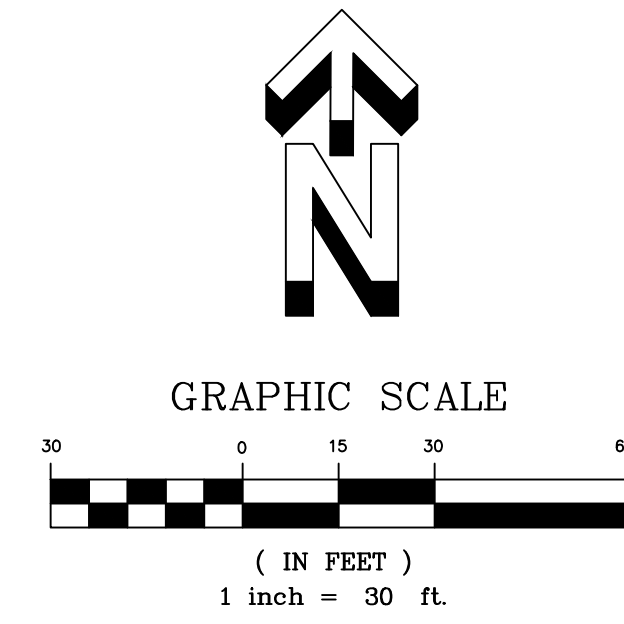
TRANSPORTATION IMPACT FEES:

NO. OF UNITS = 39
TRANSPORTATION IMPACT FEE PER UNIT = \$1,248
TOTAL TRANSPORTATION IMPACT FEE = \$48,672



SECTION 30 TOWNSHIP 28 SOUTH RANGE 16 EAST

PINELLAS COUNTY FLORIDA



LEGEND

- NOT TO SCALE
- FND FOUND
 - FCR FOUND CAPPED IRON ROD (SIZE NOTED)
 - FCM FOUND CONCRETE MONUMENT (SIZE NOTED)
 - FIP FOUND IRON PIPE (SIZE NOTED)
 - FIR FOUND IRON ROD (SIZE NOTED)
 - FN&D FOUND NAIL & BRASS DISK
 - FFP FOUND FINCHED PIPE (SIZE NOTED)
 - FRS FOUND RAILROAD SPIKE
 - SCR SET 1/2" CAPPED IRON ROD "LB 4513"
 - SN&D SET NAIL & BRASS DISK "LB 4513"
 - LB LICENSED BUSINESS
 - PLS PROFESSIONAL LAND SURVEYOR
 - (C) CALCULATED
 - (R) RECORDED
 - PB PLAT BOOK
 - PG PAGE
 - BFP BACKFLOW PREVENTER
 - DCV DOUBLE CHECK VALVE
 - FFE FINISH FLOOR ELEVATION
 - INV INVERT
 - ORB OFFICIAL RECORDS BOOK
 - R/W RIGHT OF WAY
 - TBM TEMPORARY BENCHMARK
 - TOB TOP OF BANK
 - TOS TOE OF SLOPE
 - A/C AIR CONDITIONER
 - BWF BARS WIRE FENCE
 - CLF CHAIN LINK FENCE
 - WDF WOOD PANEL FENCE
 - CMP CORRUGATED METAL PIPE
 - DIP DUCTILE IRON PIPE
 - EROP ELLIPTICAL REINFORCED CONCRETE PIPE
 - HDPE HIGH DENSITY POLYETHYLENE PIPE
 - PVC POLYVINYL CHLORIDE PIPE
 - VCP VITRIFIED CLAY PIPE
 - RCP REINFORCED CONCRETE PIPE
 - MES MITERED END SECTION
 - FOC FIBER OPTIC CABLE
 - OHE OVERHEAD ELECTRIC
 - TRAM TRANSFORMER
 - TP IR TRAVERSE POINT IRON ROD
 - TP SN TRAVERSE POINT SET NAIL
 - R RADIUS
 - L ARC LENGTH
 - Δ DELTA ANGLE
 - CB CHORD BEARING
 - C CHORD LENGTH
 - CIV- PAINT OR FLAG MARKING UG CABLE TELEVISION LINE
 - E- PAINT OR FLAG MARKING UG ELECTRIC
 - FOC- PAINT OR FLAG MARKING UG FOC
 - G- PAINT OR FLAG MARKING UG GAS LINE
 - RW- PAINT OR FLAG MARKING UG RECLAIMED WATER
 - S- PAINT OR FLAG MARKING UG SANITARY SEWER
 - T- PAINT OR FLAG MARKING UG TELEPHONE LINE
 - VZ- PAINT OR FLAG MARKING UG VERIZON LINE
 - W- PAINT OR FLAG MARKING UG WATER LINE
 - BENCHMARK
 - BOLLARD/POST
 - BURIED CATV MARKER POST
 - CABLE TV BOX
 - CONCRETE LIGHT POLE
 - CONCRETE UTILITY POLE
 - CLEANOUT
 - DECORATIVE LIGHT
 - ELECTRIC BOX
 - ELECTRIC MANHOLE
 - ELECTRIC METER
 - FIBER OPTIC CABLE BOX
 - FIRE HYDRANT
 - FIRE DEPARTMENT CONNECTION
 - GAS MARKER POST
 - GAS METER/REGULATOR
 - GAS VALVE
 - GREASE-TRAP MANHOLE
 - GUY WIRE
 - IRRIGATION CONTROL VALVE
 - MAIL BOX
 - METAL UTILITY POLE
 - MONITOR WELL
 - RECLAIMED WATER METER BOX
 - RECLAIMED WATER VALVE
 - ROOF DRAIN
 - SANITARY MANHOLE
 - SANITARY VALVE
 - SIGN
 - SOIL BORING LOCATION
 - STORM OR DRAINAGE MANHOLE
 - STREET LIGHT ACCESS BOX
 - TELECOMMUNICATIONS MANHOLE
 - TELEPHONE BOX
 - TELEPHONE LINE MARKER POST
 - TRAFFIC SIGNAL ACCESS BOX
 - TRAFFIC SIGNAL POLE
 - VERIZON ACCESS BOX
 - WATER MANHOLE
 - WATER VALVE
 - WATER METER BOX
 - WELL
 - WOOD LIGHT POLE
 - WOOD UTILITY POLE

BY	DATE	DESCRIPTION
1		
2		
3		
4		

CREW CHIEF: NN
 CHECKED BY: KKM
 DRAWN BY: KKM

Project No. 21118
 File Book
 Page No.

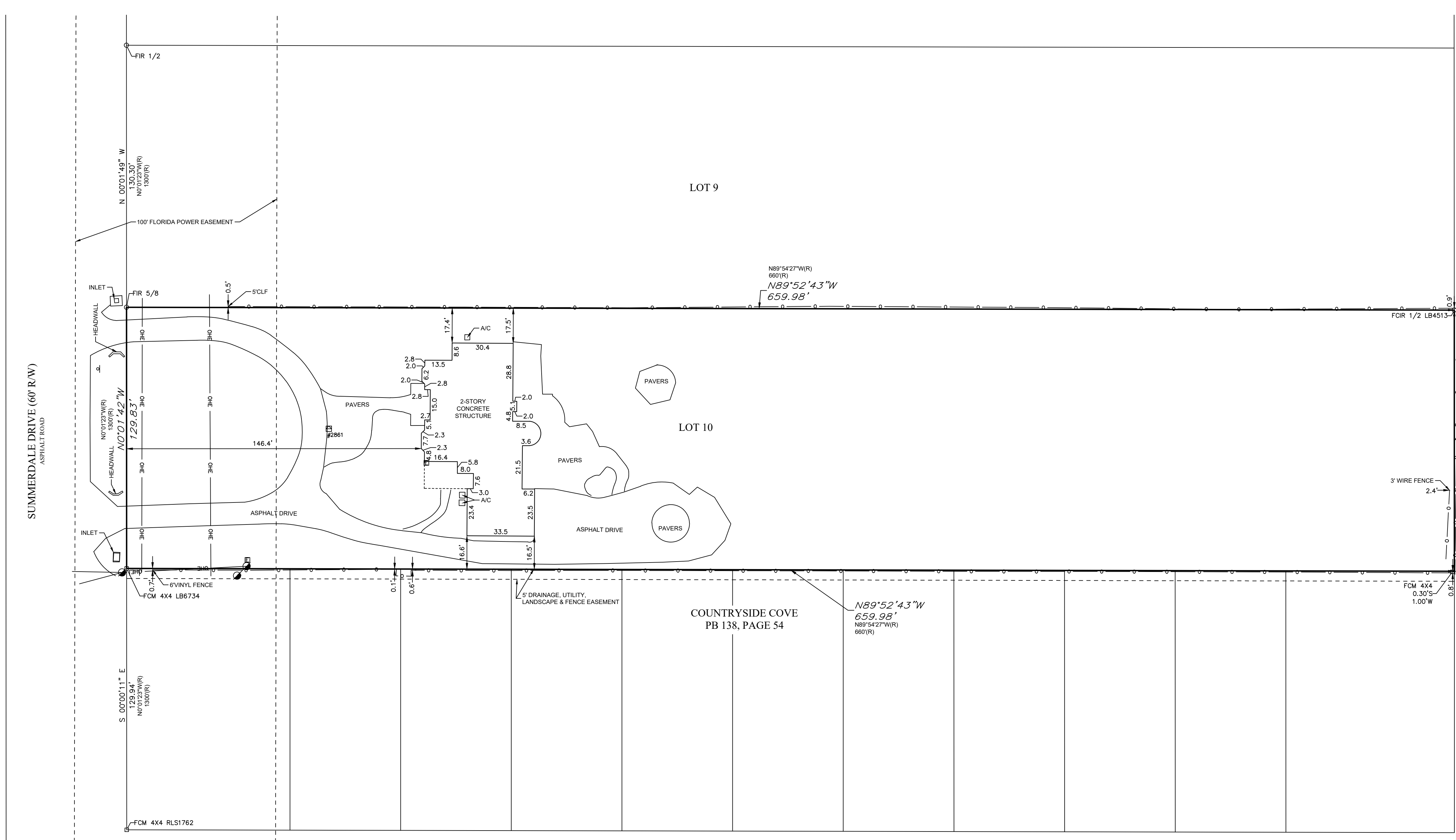
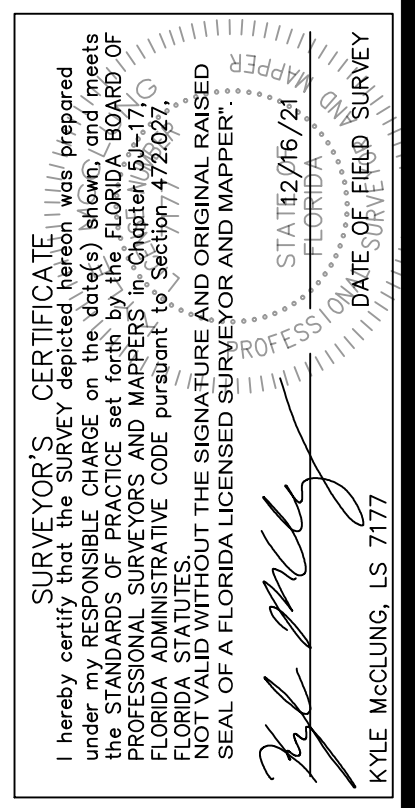
BOUNDARY SURVEY
 BELLE HAVEN LOT 10

PREPARED FOR: DIGIOVANNI HOMES

SUNCOAST LAND SURVEYING, Inc.
 111 FOREST LAKES BOULEVARD
 OLDSMAR, FLA. 34677

BOUNDARY - TOPOGRAPHIC - CONSTRUCTION STAKEOUT
 PH: (813) 854-1342 SLSURVEY@TAMPABAY.IRR.COM

LB 4513



LEGAL DESCRIPTION

Lot 10, BELLE HAVEN, UNIT A, according to the map or plat thereof as recorded in Plat Book 25, Page 59, Public Records of Pinellas County, Florida.

- NOTES:
1. NO UNDERGROUND INSTALLATIONS OR IMPROVEMENTS HAVE BEEN LOCATED EXCEPT AS SHOWN.
 2. NO INSTRUMENTS OF RECORD REFLECTING EASEMENTS, RIGHT OF WAY AND/OR OWNERSHIP WERE FURNISHED TO THIS SURVEYOR EXCEPT AS SHOWN.
 3. THIS SURVEY DOES NOT REFLECT OR DETERMINE OWNERSHIP.
 4. USE OF THIS SURVEY BY ANYONE OTHER THAN THOSE PREPARED FOR WILL BE THE RE-USERS SOLE RISK WITHOUT LIABILITY TO THE SURVEYOR.
 5. THERE MAY BE ITEMS DRAWN OUT OF SCALE TO GRAPHICALLY SHOW THEIR LOCATION.
 6. THE SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT AND IS SUBJECT TO EASEMENTS, RIGHTS-OF-WAY AND SIMILAR MATTERS OF TITLE.
 7. NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
 8. THE HORIZONTAL DATUM IS TIED TO THE FLORIDA STATE PLANE COORDINATE SYSTEM (GRD), WEST ZONE NORTH AMERICAN DATUM 1983, ADJUSTMENT 2011.
 9. SUBJECT PROPERTY LIES IN FLOOD ZONE 4 ACCORDING TO FEMA MAP PANEL 121103C0089, EFFECTIVE DATE 9/20/03.
 10. BEARINGS AND DISTANCES ARE MEASURED UNLESS OTHERWISE NOTED.
 11. BASIS OF BEARING IS GRID NORTH.