SECTION 30, TOWNSHIP 28S, RANGE 16 E
PARCEL I.D. # 30-28-16-07254-000-3600
PINELLAS COUNTY, FLORIDA

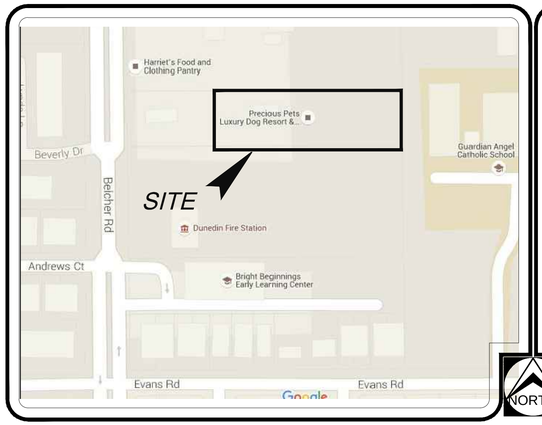
NORTH

SCALE: 1"=30'

30 0 15 30 60

SITE DATA

		EXISTING	PROPOSED	ALLOWED
ZONING:		A-E	A-E	A-E
USAGE:		DOG DAYCARE, BOARDING	DOG DAYCARE, BOARDING , GROOMING AGILITY TRAINING + 3 HORSES (PRIVATE)	CONDITIONAL USE
FUTURE LAND USE:		RLM	RLM	RLM
GROSS FLOOR AREA (S.F.) : F.A.R.:		2,397 SF 5.5%	2,397 SF 5.5%	25%
LOT AREA:		1.32 ac 57,388.40 SF	1.32 ac 57,388.40 SF	2 ACRES MIN. (VESTED)
BLDG. SETBACKS:	WEST SIDE:	75.58'	75.58'	50'
	NORTH SIDE:	34.85'	34.85'	25'
	SOUTH SIDE:	37.7'	37.7'	25'
	EAST SIDE:	294.11'	294.11'	25'
BLDG. HEIGHT:		15'	15'	45'
VEHICULAR USE AREA (V.U.A.)		5,396.00 SF	7,756.00 SF	OK
IMPERVIOUS SURFACE RATIO: (I.S.R.)		11,056 SF 19%	13,416 SF 23%	0.9 MAX
OPEN SPACE: (S.F. & % OF GROSS SITE)		46,332.4 SF 81%	43,972.4 SF 77%	10%MIN
PARKING:		5	12	12 SPACES
PARKING CALCULATIONS:		2,397 S.F @ 5 SP. / 1000 = 12 SPACE		

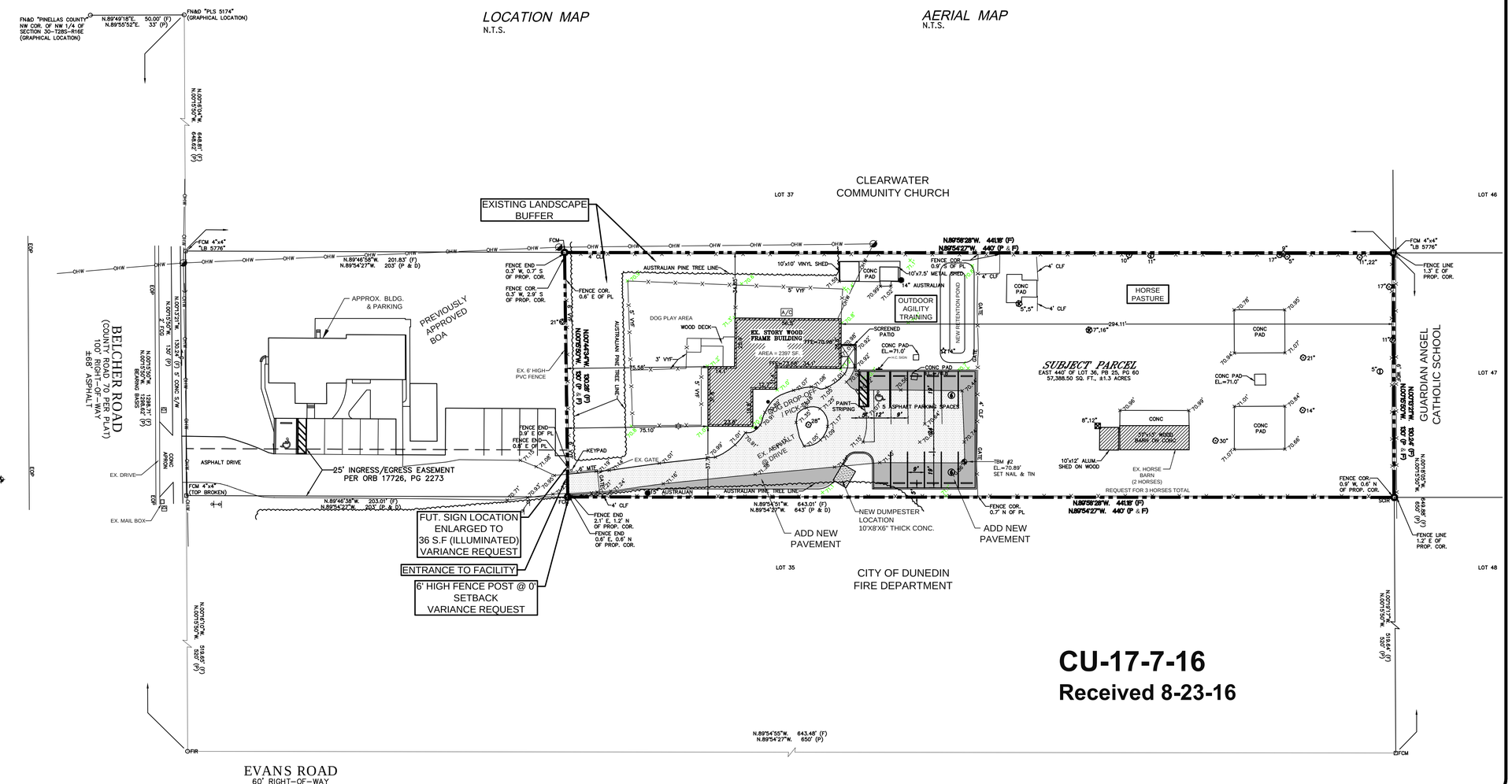


LOCATION MAP
N.T.S.

AERIAL MAP
N.T.S.

LEGAL DESCRIPTION:

East 440 feet of Lot 36, BELLE HAVEN UNIT B, according to the plat thereof as recorded in Plat Book 25, Page 60, Public Records of Pinellas County, Florida, together with an easement for road-way and utility purposes along the South 8 feet of the West 220 feet of Lot 36 of said BELLE HAVEN UNIT B.


CLEARWATER COMMUNITY CHURCH
LOT 37
LOT 46
LOT 47
LOT 48
LOT 35
EXISTING LANDSCAPE BUFFER
BELCHER ROAD (COUNTY MAINTAINED PLAT) 100' RIGHT-OF-WAY ±68' ASPHALT
APPROX. BLDG. & PARKING
PREVIOUSLY APPROVED BOA
EX. 6' HIGH PVC FENCE
ASPHALT DRIVE
EX. DRIVE
EX. MAIL BOX
25' INGRESS/EGRESS EASEMENT PER ORB 17726, PG 2273
DOG PLAY AREA
WOOD DECK
EX. STORY WOOD FRAME BUILDING
AREA = 2397 SF.
SCREENED PATIO
CONC PAD EL.=71.0'
DROP OFF / PICK UP
5 ASPHALT PARKING SPACES
EX. ASPHALT DRIVE
EX. GATE
KEYPAD
AUSTRALIAN PINE TREE LINE
10'x10' VINYL SHED
10'x7.5' METAL SHED
OUTDOOR AGILITY TRAINING
NEW RETENTION POND
HORSE PASTURE
SUBJECT PARCEL
EAST 440' OF LOT 36, PB 25, PG 60
57,388.50 SQ. FT., ±1.3 ACRES
CONC PAD
CONC
10'x12' ALUM. SHED ON WOOD
EX. HORSE BARN (2 HORSES)
REQUEST FOR 3 HORSES TOTAL
TBM #1 EL.=69.44' SET "X-CUT"
TBM #2 EL.=70.89' SET NAIL & TIN
FCM 4"x4" (TOP BROKEN)
FCM 4"x4" "LB 5776"
FENCE LINE 1.3' E OF PROP. COR.
FENCE LINE 1.2' E OF PROP. COR.
FENCE COR. 0.9' W, 0.6' N OF PROP. COR.
FENCE COR. 0.7' N OF PL
FENCE COR. 0.3' W, 0.7' S OF PROP. COR.
FENCE COR. 0.3' W, 2.9' S OF PROP. COR.
FENCE COR. 0.6' E OF PL
FENCE END 0.9' E OF PL
FENCE END 0.8' E OF PL
FENCE END 2.1' E, 1.2' N OF PROP. COR.
FENCE END 0.6' E, 0.6' N OF PROP. COR.
FUT. SIGN LOCATION ENLARGED TO 36 S.F (ILLUMINATED) VARIANCE REQUEST
ENTRANCE TO FACILITY
6' HIGH FENCE POST @ 0' SETBACK VARIANCE REQUEST
ADD NEW PAVEMENT
NEW DUMPESTER LOCATION 10'X8'X6" THICK CONC.
ADD NEW PAVEMENT
GUARDIAN ANGEL CATHOLIC SCHOOL
CITY OF DUNEDIN FIRE DEPARTMENT
EVANS ROAD 60' RIGHT-OF-WAY
N.89°54'27"W. 440' (P & F)
N.89°54'55"W. 643.48' (F) N.89°54'27"W. 650' (P)
N.89°54'31"W. 643.01' (F) N.89°54'27"W. 643' (P & D)
N.89°46'38"W. 203.01' (F) N.89°54'27"W. 203' (P & D)
N.89°46'58"W. 201.83' (F) N.89°54'27"W. 203' (P & D)
N.89°49'18"E. 50.00' (F) N.89°55'52"E. 33' (P)
FN&D "PINELLAS COUNTY" NW COR. OF NW 1/4 OF SECTION 30-T28S-R16E (GRAPHICAL LOCATION)
FN&D "PLS 5174" (GRAPHICAL LOCATION)
N.00°13'50"W. 648.87' (F) 648.62' (P)
N.00°13'50"W. 1268.87' (F) BEARING BASIS
N.00°13'50"W. 130.24' (F)
N.00°13'50"W. 130' (P)
N.00°13'50"W. 1268.87' (F)
N.00°13'50"W. 1268.87' (F)
N.00°13'50"W. 1268.87' (F