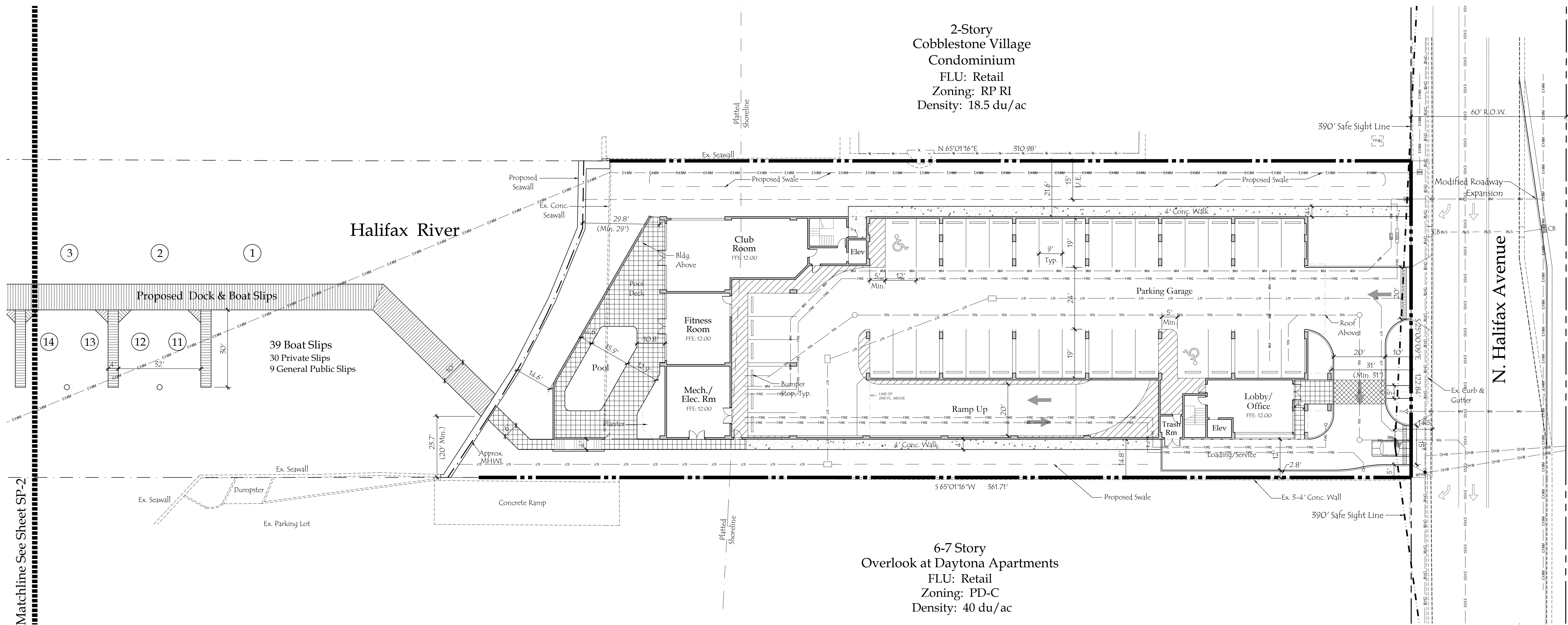


Gentile Glas
Holloway
O'Mahoney
& Associates, Inc.
Landscape Architects
Planners and
Environmental Consultants

1907 Commerce Lane
Suite 101
Jupiter, Florida 33458
561-575-9557
561-575-5260 FAX
www.2GHO.com

613 N. Halifax

Daytona Beach, Florida



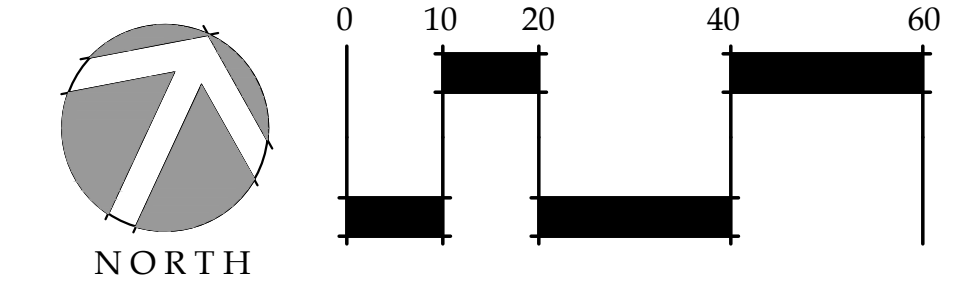
2-Story
Cobblestone Village
Condominium
FLU: Retail
Zoning: RP RI
Density: 18.5 du/ac

6-7 Story
Overlook at Daytona Apartments
FLU: Retail
Zoning: PD-C
Density: 40 du/ac

Site Data

Existing Future Land Use	Retail
Existing Zoning	BR-1 & RP
Proposed Zoning	PD-G
Lot Specifications:	
Total Lot Area	1.0 Ac.; 41,733.7 s.f.
Total Project Area	1.0 Ac.; 41,733.7 s.f.
Lot Width	122.8'
Lot Depth	336.3'
Flood Zone	AE, X
Proposed Uses:	
36 Condominiums w/39 Boat Slips (30 private slips and 9 General Public slips)	
Maximum Density	40 d.u./ac.
Proposed Density	36 d.u./ac.
Lot Development Criteria (Note 3):	
Proposed Bldg. Height	70'
Min. Building Setbacks:	
Side (North)	21'
Side (South)	14'
Front (East)	31'
Rear (West)	29'
Min. Landscape Buffers:	
Side (North)	10.0'
Side (South)	10.0'
Front (East)	10.0'
Rear (West)	5.0'
Bldg. Coverage Provided	54.4%; 22,717 s.f.
Impervious Area Provided	70.3%; 29,357.7 s.f.
Parking Required	
Multi-Family-2/unit	72 Spaces
Public Boat Slip-5/slip	5 Spaces
Parking Provided	
Ground Floor	81 Spaces
2nd Floor	40 Spaces
Handicap Required	41 Spaces
Handicap Provided	4 Spaces

- Notes:**
1. Tax Parcel Number: 5153-30-10-40010.00
 2. Site Address: 613 N. Halifax Avenue, Daytona Beach, Florida
 3. Deviations to Land Development Code are established within the Planned Development Agreement.



Designed:	MTH/GGG
Drawn:	MTH
Approved:	GGG/MTH/DG
Date:	1.17.18
Job no.	
Revisions:	3.5.19
	4.9.19
	5.8.19
	9.9.19
	11/8/19
	11/15/19
Cad no.	CAD0

Seal

1.C.C000177
Sheet Title:
Planned Development Plan

Scale: 1" = 20'

Sheet No.

PDP-1
00-0000

Matchline See Sheet SP-2