SR70 COMMERCIAL SUBDIVISION
REZONE TO PD-MU AND GENERAL DEVELOPMENT PLAN
SECTION 16, TOWNSHIP 35 S, RANGE 19 E
MANATEE, FLORIDA

LOCATION MAP FOR:
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GENERAL NOTES

1. THE SITE IS CURRENTLY VACANT
2. TOTAL PROJECT ACREAGE IS 19.49 AC
3. TOTAL WETLAND ACREAGE IS 0.39 AC
4. TOTAL NON-RESIDENTIAL ACREAGE AVAILABLE FOR DEVELOPMENT IS 19.10 AC
5. THE MINIMUM WETLAND ACRES NEEDED FOR DEVELOPMENT IS 2.5% = 0.49 AC (WETLAND AC TO TRANSFER FOR INTENSITY CALCULATIONS)
6. SITE WILDLIFE IMPACT
7. PROPOSED ZONING IS PDMU RETAINING THE WP-E AND ST OVERLAYS.
8. PROPOSED PROJECT IS A 4-LOT NON-RESIDENTIAL SUBDIVISION WITH 297,144 SQUARE FEET OF GROSS FLOOR AREA.
9. PROPOSED LAND USES NUISESS THOSE IMPLIRED ON THE SCHEDULE OF USES. "HOLDEN"
10. SPECIFIC USE CRITERIA WILL BE APPLIED TO EACH USE WITH THE PRELIMINARY AND FINAL SITE PLAN PER SPECIFIC USE CRITERIA.
11. SITE IS NOT LOCATED IN AN ENTRANCEWAY.
12. PROPOSED PROJECT IS A 4-LOT NON-RESIDENTIAL SUBDIVISION WITH 297,144 SQUARE FEET OF GROSS FLOOR AREA.
13. GENERAL DEVELOPMENT PLAN

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