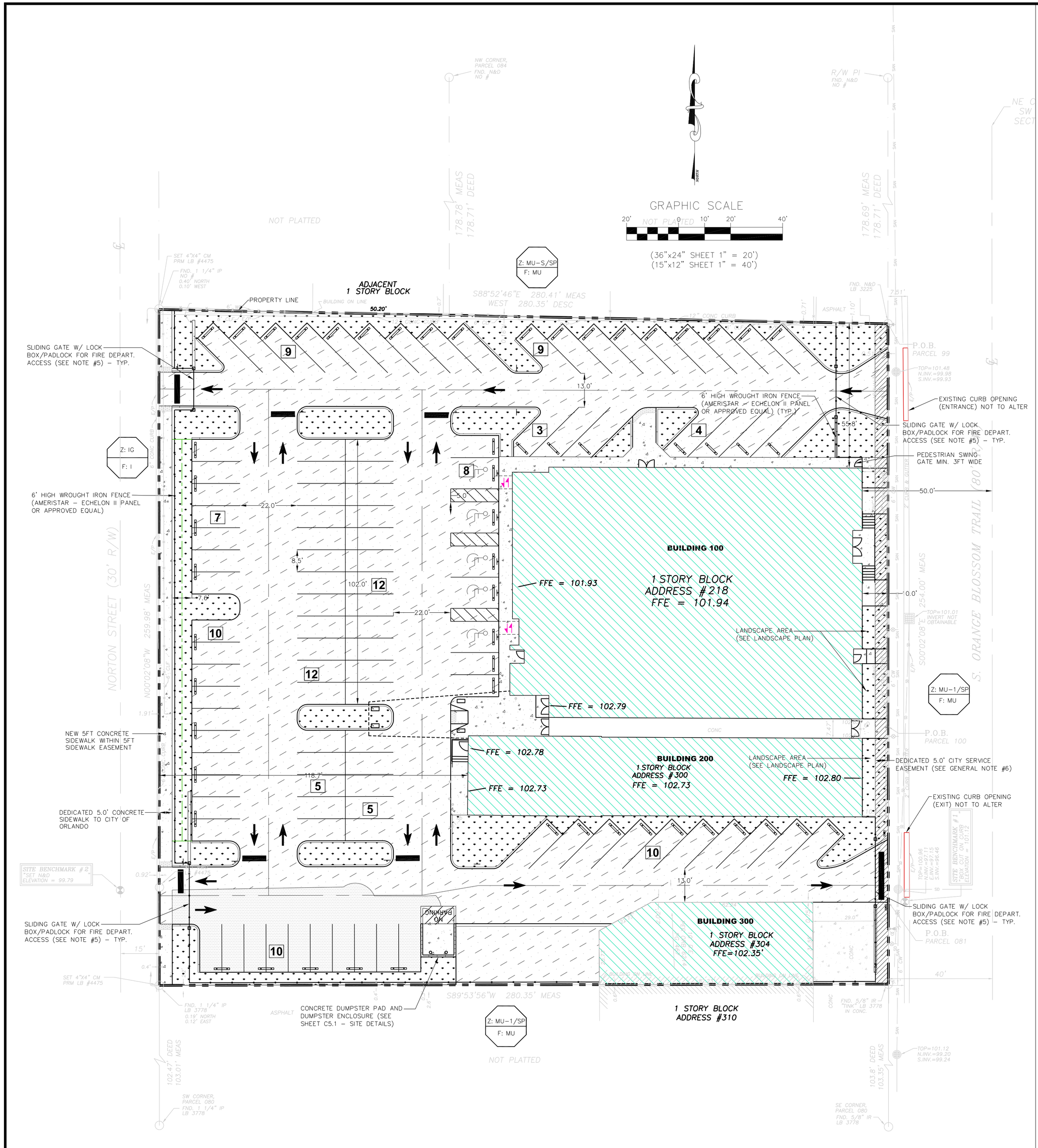


SITE IDENTIFICATION

PARCEL IDENTIFICATION No. 27-22-29-0000-00-099

SECTION 27, TOWNSHIP 22S, RANGE 29E

ADDRESS 220 SOUTH ORANGE BLOSSOM TRAIL
ORLANDO, FLORIDA 32805

SITE ZONING

EXISTING ZONING	MU-1/SP
FUTURE LAND USE	MU-1
EXISTING LAND USE	CHURCH
PROPOSED LAND USE	CHURCH

SITE AREA

EXISTING AREAS

EXIST. BUILDING GROSS	18,852 SF
EXIST. PAVEMENT/CONC. SIDEWALK	49,989 SF
TOTAL IMPERVIOUS	68,841 SF (96%)
TOTAL OPEN/GREEN SPACE	3,206 SF (4%)
TOTAL SITE AREA	72,047 SF (100%)

PROPOSE AREAS

PROPOSED BUILDING (1ST FLOOR ONLY)	18,997 SF
PROPOSED PAVEMENT/CONC. SIDEWALK	43,501 SF
TOTAL ONSITE IMPERVIOUS	62,498 SF (88%)
PROPOSED 5' CONC. SIDEWALK DEDICATION	1,125 SF (2%)
TOTAL OPEN/GREEN SPACE	8,424 SF (10%)
TOTAL SITE AREA	72,047 SF (100%)

BUILDING AREA

BUILDING	TOTAL AREA
100	12,819 SF
200	6,176 SF (1ST FLOOR 4,599SF, 2ND FLOOR 1,577SF)
300	2,443 SF
TOTAL	21,438 SF

SITE DATA

BUILDING HEIGHT

PERMITTED	35 FT
PROPOSED	27.3 FT

FLOOR AREA RATIO (F.A.R.)

PERMITTED	50% (MAX.)
PROPOSED	30%

IMPERVIOUS SURFACE RATIO (ISR)

PERMITTED	85%
PROPOSED	88% (NOTE 1)

BUILDING SETBACK

	PERMITTED	PROPOSED
FRONT	0	5' (NOTE 2)
SIDE	0	55.8 (NORTH SIDE), 0(SOUTH SIDE)
BACK/REAR	20'	117.5'

PARKING DATA

PARKING REQUIRE(NOTE 3)	90 SPACES (450 SEATS * 0.2 SPACE PER SEAT)
PARKING REGULAR PROVIDED	99 SPACES
PARKING HANDICAP PROVIDED	5 SPACES
TOTAL PROVIDED	104 SPACES

PROJECTED TRIP ENDS GENERATION (NOTE 4)

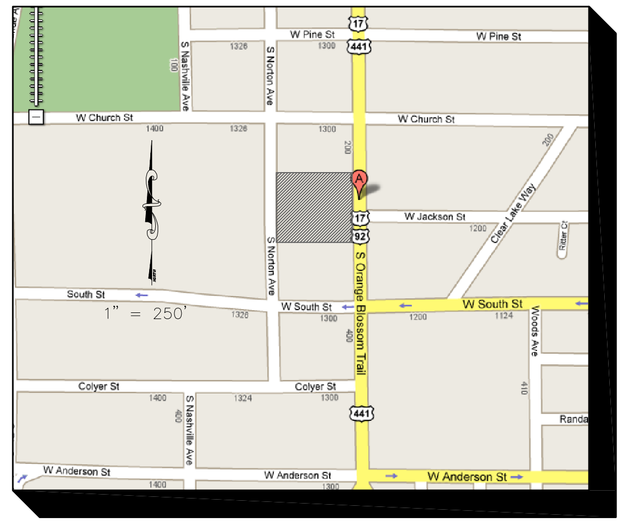
AVERAGE DAILY TRIP ENDS	195 ADT (21.438*9.11 TRIPS PER 1,000SF)
A.M. PEAK HOUR TRIP ENDS	27 A.M. PEAK TRIP ENDS (21.438*1.25 TRIPS PER 1,000SF)
P.M. PEAK HOUR TRIP ENDS	30 P.M. PEAK TRIP ENDS (21.438*1.41 TRIPS PER 1,000SF)
SUNDAY PEAK HOUR	252 SUNDAY PEAK HOUR (21.438*11.76 TRIPS PER 1,000SF)

SITE NOTE

1. APPROVED VARIANCE (VAR 2008-00103) FOR 88% ISR IN LIEU OF 85%. FURTHERMORE EXISTING IMPERVIOUS AREA IS 96% AND IS REDUCED TO 88% IN PROPOSE CONDITION. THEREFORE NO NET INCREASE IN IMPERVIOUS AREA AS PART OF THIS PROJECT.
2. CURRENT SETBACK IS 10FT HOWEVER AFTER PROPOSED 5FT SERVICE EASEMENT DEDICATION, SETBACK SHALL BE 5FT.
3. NORMAL SUNDAY SERVICES ATTENDEES AVERAGE 450 ATTENDEES.
4. TRIP ENDS GENERATION IS BASED ON ITE 7TH EDITION.
5. ALL VEHICLE GATES SHALL HAVE LOCK BOX/PADLOCK FOR FIRE DEPARTMENT ACCESS [CITY FIRE CODE 24.24 (F)].
6. DEDICATED 5 FEET CITY SERVICE EASEMENT ALONG ORANGE BLOSSOM TRAIL SHALL CONSISTS OF LANDSCAPE EXCEPT PEDESTRIAN ACCESS POINTS FROM THE BUILDINGS TO FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) SIDEWALKS PER MEETING ON SEPTEMBER 25, 2009 WITH FDOT (STANLEY GAINEY) AND CITY OF ORLANDO (CHARLES BROWN) AND LAM CIVIL ENGINEERING (QUANG LAM).
7. REFER TO SHEET C0 GENERAL NOTES SHEET FOR ADDITIONAL GENERAL NOTES.

SITE LEGEND

- PROPERTY LINE
- 5 — PARKING COUNT (TOTAL 104)
- NEW ASPHALT/IMPERVIOUS AREA (2,946 SF)
- MILL AND RESURFACE AREA (33,501 SF)
- Z: P-O F: O — ADJACENT ZONING ADJACENT FUTURE LAND USE
- EXISTING BUILDING RENOVATION
- PROPOSED 5FT SERVICE EASEMENT DEDICATION
- LANDSCAPE AREA (REFER TO LANDSCAPE PLAN)



LOCATION MAP

REVISIONS

No.	DATE	DESCRIPTION	APP'D BY
1	03-31-09	CITY OF ORLANDO COMM.	QTL
2	05-11-09	ADD OUC NOTES	QTL
3	08-04-09	CITY OF ORLANDO COMM. (BLD2009-03635)	QTL
4	09-18-09	CITY OF ORLANDO BLD2009-00444 COMM.	QTL
5	10-02-09	FDOT UTILITY PERMIT	QTL

FIRST HAITIAN FREE CHURCH OF NAZARENE BY FAITH RENOVATION

SITE PLAN

LAM
Civil Engineering, Inc.
2504 E. JACKSON STREET
ORLANDO, FL 32803
OFFICE: 407-228-9540
FAX: 407-228-9541
CERTIFICATE OF AUTHORIZATION No. 27340

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NOT FOR CONSTRUCTION UNLESS SIGNED AND SEALED

QUANG T. LAM, P.E.
FL REGISTRATION No. 62550

DATE

PROJECT No.	2008.999.07
DATE:	11-05-09
DRAWN BY:	LCE
APPROVED BY:	QTL

SHEET C1