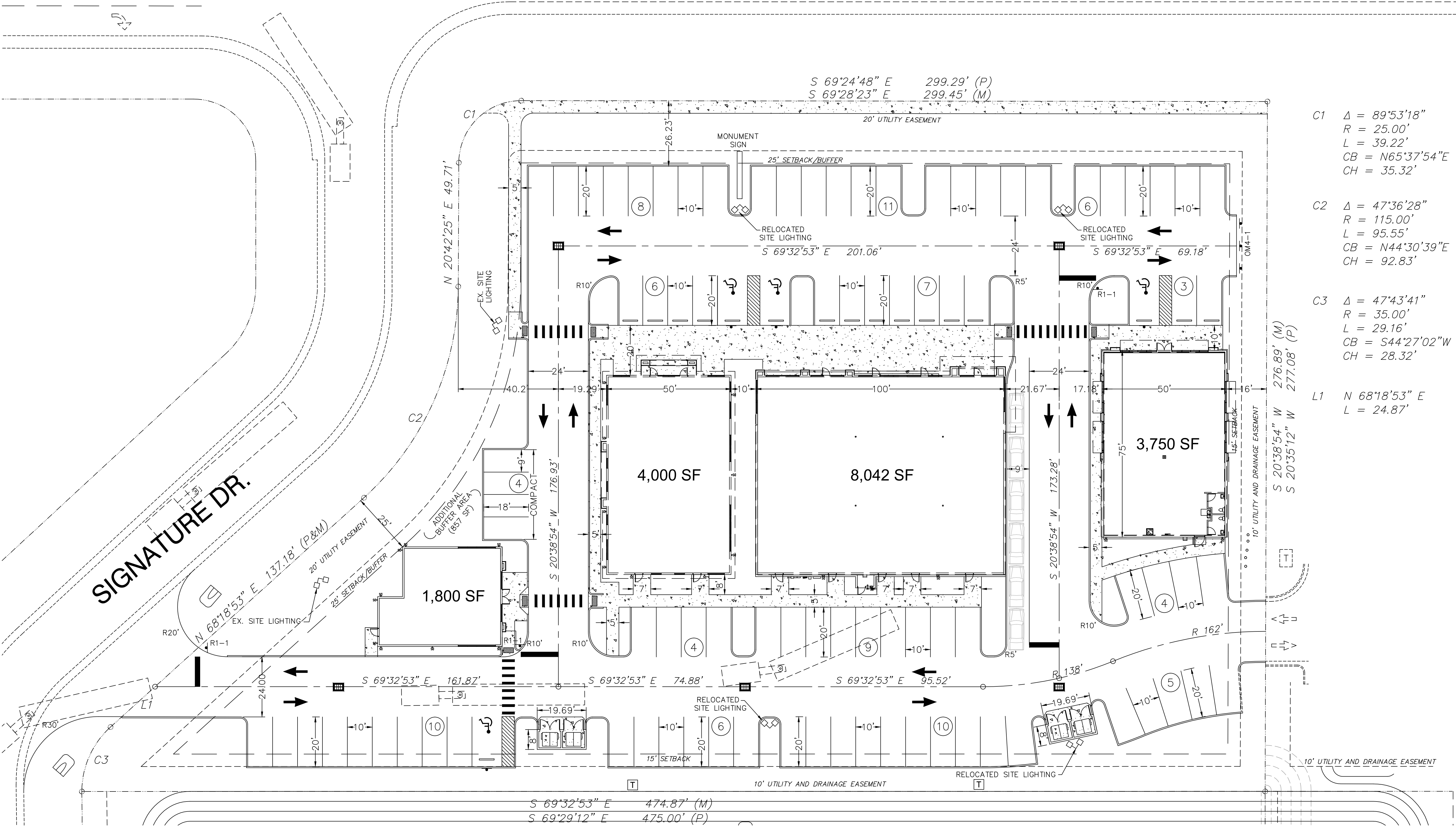
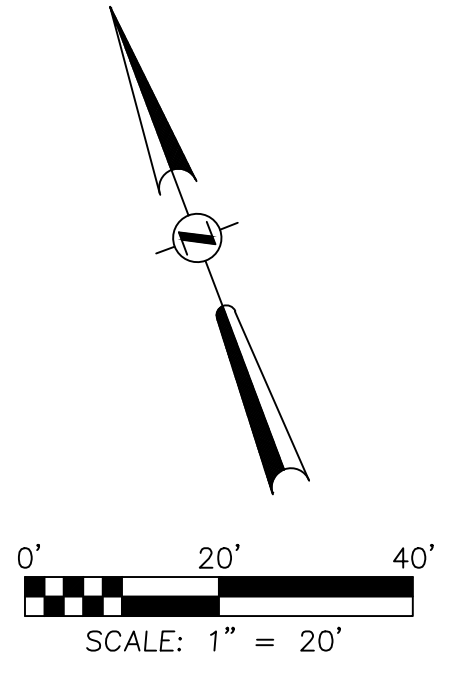


# STATE ROAD 44



C1  $\Delta = 89^{\circ}53'18''$   
 $R = 25.00'$   
 $L = 39.22'$   
 $CB = N65^{\circ}37'54''E$   
 $CH = 35.32'$

C2  $\Delta = 47^{\circ}36'28''$   
 $R = 115.00'$   
 $L = 95.55'$   
 $CB = N44^{\circ}30'39''E$   
 $CH = 92.83'$

C3  $\Delta = 47^{\circ}43'41''$   
 $R = 35.00'$   
 $L = 29.16'$   
 $CB = S44^{\circ}27'02''W$   
 $CH = 28.32'$

L1  $N 68^{\circ}18'53'' E$   
 $L = 24.87'$

**SIGNATURE DR.**

### REQ. PERMITS

NAME:	NUMBER:	DATE RECEIVED:
NPDES	FLR10PG10-001	5-15-15
SWFWMD		
FDEP WATER		
FDEP SEWER		

### SITE LEGEND

	HANDICAP PARKING
	PROPOSED DRAINAGE INLET
	PROPOSED CURB
	SITE BOUNDARY LINE
	CENTER LINE OF ROAD
	RIGHT-OF-WAY
	EXISTING EDGE OF PAVEMENT
	D# TENANT DIRECTIONAL SIGN
	OUTPARCEL LINE
	PROPOSED CONCRETE PAVEMENT
	TYPICAL HANDICAP
	10 PARKING SPACES
	SIDEWALK
	5' RADIUS
	LINEAR FEET
	SQUARE FEET
	PROPOSED FIRE HYDRANT

### SIGN LEGEND

NO.	TEXT OR SYMBOL	SIZE
R1-1	STOP	30"x30"
R5-1	DO NOT ENTER	30"x30"
R3-5R	RIGHT TURN ONLY	30"x30"
OM4-1	TERMINATION MARKERS RED	T.B.D.
D#	TENANT DIRECTIONAL SIGN	T.B.D.

ALL SIGNS SHALL CONFORM TO THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES.

### STRIPING NOTES

- TYPICAL PARKING SPACE SHALL BE STRIPED WITH A 6" WHITE STRIPE.
- SEE DETAILS FOR HANDICAP PARKING.
- LOADING ZONE SHALL BE MARKED WITH 12" WHITE STRIPES AT 5' CENTERS ON A 45° ANGLE.
- TYPICAL STOP BAR SHALL BE 24" WIDE WHITE STRIPE.
- TRAFFIC ARROWS ARE SHOWN FOR GRAPHIC REPRESENTATION ONLY.

### SITE DATA

ADDRESS:	5905 SIGNATURE DRIVE
PARCEL NUMBER:	G17A006
ZONING:	COMMERCIAL-C3
EXISTING USE:	RESTAURANT
OWNER:	STEVE PARRAMORE
ACREAGE SUMMARY	2.35 ACRES
PERVIOUS AREA	0.73 ACRES
IMPERVIOUS AREA	1.62 ACRES

### SURROUNDING LAND USES / ZONING:

- NORTH: ROW STATE ROAD 44
- WEST: COMMERCIAL / C-3
- SOUTH: WATER MANAGEMENT AREA
- EAST: INDUSTRIAL / M-1

### BUILDING DATA

PROPOSED NO. OF STORIES	1
MAX. BUILDING HEIGHT	35 FT.
GROSS FLOOR AREA	17,592 SF
F.A.R.	0.17 (.50 ALLOWED)
RETAIL EMPLOYEES	10 (2 PER SPACE)
MEDICAL EMPLOYEES	8 (4 PER DOCTOR)
SITE IS LOCATED IN FLOOD ZONE X,	
FIRM PANEL # 120296 0125 D DATED 9/27/2013	

### PARKING DATA

REQUIRED RETAIL PARKING	4 PER 1,000 SF	54 SPACES
REQUIRED MEDICAL PARKING	1 PER 250 SF	16 SPACES
CODE REQUIRED PARKING		70 SPACES
H.C. REQUIRED		4 SPACES
TOTAL PARKING REQUIRED		74 SPACES
TOTAL PARKING PROVIDED		93 PER TENANT STANDARDS

### SUNSHINE NOTE

THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN AREAS OF BURIED UTILITIES AND SHALL CALL "SUNSHINE" AT 1-800-432-4770, AT LEAST TWO BUSINESS DAYS PRIOR TO CONSTRUCTION, TO ARRANGE FOR FIELD LOCATIONS OF BURIED UTILITIES.

NO.	DATE	DESCRIPTION
1	5-15-15	INCORPORATE ARCH CHANGES REVISED PER PRC COMMENTS
2	6-30-15	DBB
		DBB
		BY

SCALE:	1" = 20'
DRAWN BY:	DBB
DATE:	04-08-2015
THESE PLANS MAY NOT BE COPIED OR MODIFIED WITHOUT WRITTEN PERMISSION FROM MCP DESIGN, LLC	
NOT VALID UNLESS SIGNED & EMBOSSSED BY A REGISTERED ENGINEER	

1071 W. MORSE BLVD., STE 106  
 WINTER PARK, FL  
 32789

• 407.599.9937 ph  
 • 407.599.4445 fax



**SIGNATURE VILLAGE**  
 CITY OF WILDWOOD, FLORIDA

**SITE GEOMETRY PLAN**

4