



**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 32809

**SITE ZONING**

EXISTING ZONING MU-1/3P  
 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 (36%)  
 TOTAL OPEN/GREEN SPACE 3,226 SF (1.6%)  
 TOTAL SITE AREA 72,077 SF (100%)

**PROPOSED AREAS**

PROPOSED BUILDING (1ST FLOOR ONLY) 18,997 SF  
 PROPOSED PAVEMENT/CONC. SIDEWALK 43,501 SF  
 TOTAL ON-SITE IMPERVIOUS 62,498 SF (86%)  
 PROPOSED 5' CONC. 1,125 SF (2%)  
 SIDEWALK DEDICATION 8,424 SF (10%)  
 TOTAL OPEN/GREEN SPACE 72,047 SF (100%)

**BUILDING AREA**

BUILDING 100 12,819 SF (1ST FLOOR 4,599SF, 2ND FLOOR 1,577SF)  
 BUILDING 200 2,443 SF  
 BUILDING 300 21,435 SF

**SITE DATA**

BUILDING HEIGHT 36 FT  
 PROPOSED 27.3 FT  
 FLOOR AREA RATIO (F.A.R.) 50% (MAX.)  
 IMPERVIOUS SURFACE RATIO (ISR) 86%  
 PROPOSED 88% (NOTE 1)

**BUILDING SETBACK**

FRONT 0  
 SIDE 0  
 BACK/REAR 20  
 55.8' (NORTH SIDE), 0'(SOUTH SIDE)  
 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 9 SPACES  
 TOTAL PROVIDED 104 SPACES

**PROTECTED TRIP ENDS GENERATION (NOTE 4)**

AVERAGE DAILY TRIP ENDS 195 A.D.T (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 232 SUNDAY PEAK HOUR (21,438+11.78 TRIPS PER 1,000SF)

**SITE NOTE**

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

**SITE LEGEND**

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



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

**FIRST HAITIAN FREE CHURCH OF NAZARENE BY FAITH RENOVATION**

**SITE PLAN**

**Civil Engineering, Inc.**  
 2504 E. JACKSON STREET  
 ORLANDO, FL 32803  
 OFFICE: 407-228-9540  
 FAX: 407-228-9541

CERTIFICATE OF AUTHORIZATION No. 27340

THIS DOCUMENT AND ANY PERSON DOCUMENTS RELATED TO THIS PROJECT IS THE PROPERTY OF LAM CIVIL ENGINEERING, INC. AND IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFIC USE OF THIS DOCUMENT IS PROHIBITED WITHOUT THE WRITTEN CONSENT OF LAM CIVIL ENGINEERING, INC.

NOT FOR CONSTRUCTION UNLESS SIGNED AND SEALED

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

DATE: 11-05-09  
 PROJECT No. 2008.999.07

DRAWN BY: LCE  
 APPROVED BY: QTL

**SHEET C1**