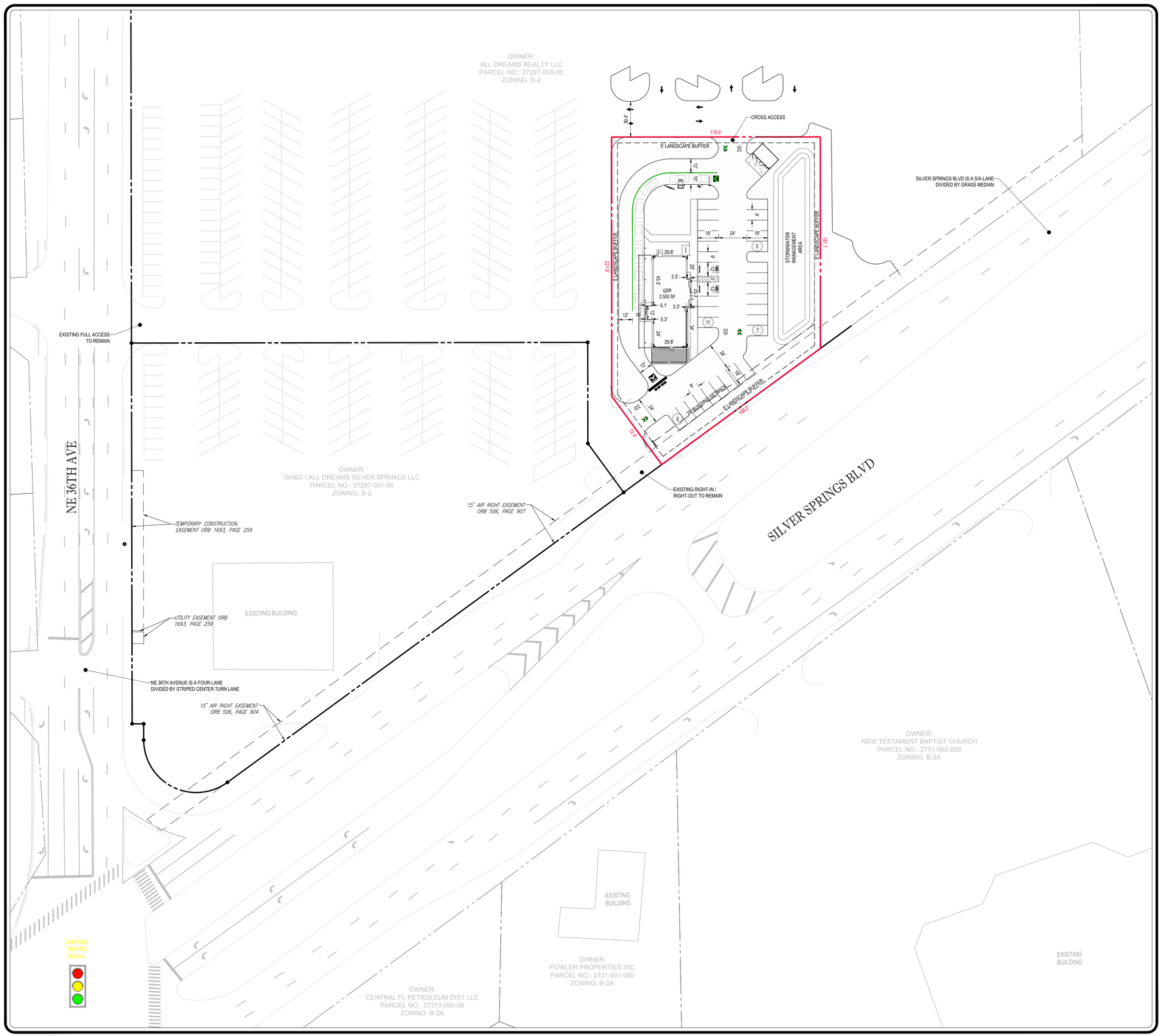

VICINITY MAP

N.T.S.

40 20 10 0 40

1"= 40'

SITE DATA TABLE

JURISDICTION	CITY OF OCALA
SITE AREA	0.96 ACRES
BUILDING AREA	2,500 S.F.
CURRENT ZONING	B-2
FRONT SETBACK (ROW)	20'
SIDE SETBACK	0' FOR COMMERCIAL BUT 5' BUFFER
REAR SETBACK	0' FOR COMMERCIAL BUT 5' BUFFER
FRONT/SIDE/REAR YARD BUFFER	5'
MINIMUM OPEN SPACE	20%
MAXIMUM BUILDING COVERAGE	35%
REQUIRED PARKING	BASED ON NUMBER OF PROPOSED SEATS AND NUMBER OF EMPLOYEES
PARKING PROVIDED (TOTAL)	32 SPACES (INCLUDING 2 ADA SPACES)

RISK ASSESSMENT:

1. THE CITY MAY REQUIRE A REZONE OF THE REMAINING LOT.

2. CITY WATER IS AVAILABLE WITHIN THE MEDIAN OF SILVER SPRINGS BLVD. A JACK-AND-BORE WILL BE REQUIRED.

STORMWATER MANAGEMENT NOTE:

THE STORMWATER MANAGEMENT AREA SHOWN HEREIN IS CONCEPTUAL AND SHALL NOT BE USED FOR DESIGN, CONSTRUCTION OR COST ESTIMATES. THIS PLAN DOES NOT TAKE INTO CONSIDERATION THE CURRENT GEOTECHNICAL CONDITIONS OR JURISDICTIONAL DRAINAGE DESIGN.

BOHLER ENGINEERING
SITE CIVIL AND CONSULTING ENGINEERING
LAND SURVEYING
SUSTAINABLE DESIGN
LANDSCAPE ARCHITECTURE
PROGRAM MANAGEMENT
TRANSPORTATION SERVICES
LEHIGH VALLEY, PA
UPSTATE NEW YORK
SOUTHEASTERN, PA
NEW ENGLAND
WASHINGTON METRO
NEW JERSEY
BALTIMORE, MD
PHILADELPHIA, PA
NORTHERN VIRGINIA
CENTRAL VIRGINIA
CHARLOTTE, NC
RALEIGH, NC
TAMPA, FL
SOUTHERN MARYLAND
ROCKINGHAM, FL

THE INFORMATION, DATA AND DESIGNS CONTAINED ON THESE PLANS ARE PROPRIETARY AND SHALL NOT BE USED IN WHOLE OR IN PART FOR ANY PURPOSE WHATSOEVER WITHOUT THE WRITTEN CONSENT OF BOHLER ENGINEERING. BY ACCEPTANCE OF THESE PLANS, THE RECIPIENT AGREES TO INDEMNIFY AND HOLD HARMLESS BOHLER ENGINEERING FOR ANY AND ALL LIABILITIES, LOSSES, AND DAMAGES ARISING OUT OF THE USE OF THESE PLANS BY THE RECIPIENT OR ANY PERSON OR ENTITY RECEIVING THESE PLANS FROM THE RECIPIENT.

REVISIONS

REV	DATE	COMMENT	BY

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NOT APPROVED FOR CONSTRUCTION

PROJECT No.:	FLT170037
DRAWN BY:	SKK
CHECKED BY:	KM
DATE:	5/9/2018
SCALE:	1" = 60'
CAD I.D.:	CF0

PROJECT:

STARBUCKS

FOR

BOOS DEVELOPMENT

LOCATION OF SITE
NEC SILVER SPRINGS BLVD & NE 36TH AVE
OCALA, FL
MARION COUNTY

BOHLER ENGINEERING
3820 NORTHDALE BLVD., SUITE 300B
TAMPA, FLORIDA 33624
Phone: (813) 812-4100
Fax: (813) 812-4101
FLORIDA BUSINESS CERT. OF AUTH. No. 30780

SHEET TITLE:

CONCEPT SITE PLAN

SHEET NUMBER:

SK-1