

CURVE TABLE				
CURVE	LENGTH	RADIUS	BEARING DISTANCE	DISTANCE
C1	42.41'	27.00'	S44°39'53"E	38.18'
C2	58.12'	37.00'	N44°39'53"W	52.33'
C3	25.69'	43.00'	N17°26'57"E	25.31'
C4	26.71'	46.06'	S21°55'40"W	26.34'

NOTE:
 AN APPROVED (SIGNED BY WINTER HAVEN) SET OF CONSTRUCTION DRAWINGS SHALL BE ON-SITE AT ALL TIMES DURING CONSTRUCTION.
 PRIOR TO CONSTRUCTION A MEETING WITH THE CITY OF WINTER HAVEN IS REQUIRED.

NOTE:
 FUTURE BUILDINGS WILL REQUIRE PERMITTING w/ WINTER HAVEN, SWFWD AND FDEP/PCHD.
 NO ADDITIONAL CONNECTIONS TO HAVENDALE BOULEVARD WILL BE PERMITTED.

SITE SUMMARY

PARCEL ID # 262817-000000-043050 AND 043070

S17-T28-R26
 FLU: CR
 ZONED: C-3

SETBACKS FOR C-3:
 FRONT = 25'
 REAR = 10'
 SIDE = 5'

MAX BLDG. HGT = 60'

TOTAL PROPERTY AREA = 5.3 ACRES
 SOCIAL SECURITY PROPERTY = 1.26 ACRES

SOCIAL SECURITY BUILDING AREA = 12,338 SF
 F.A.R. = 5.4%

SOCIAL SECURITY IMPERVIOUS AREA:
 BUILDING = 12,338 SF
 PAVEMENT = 34,837 SF
 TOTAL = 47,175 SF
 % IMPERVIOUS = 20%

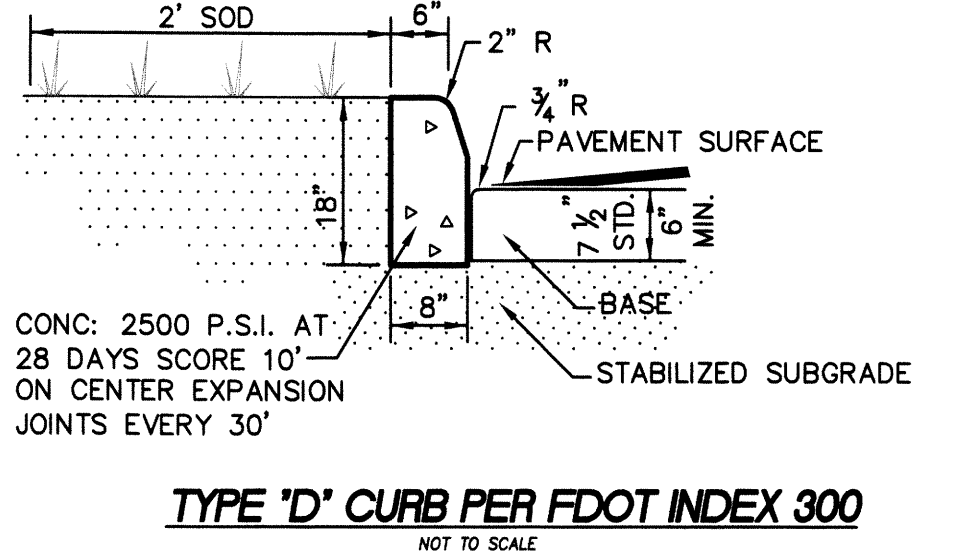
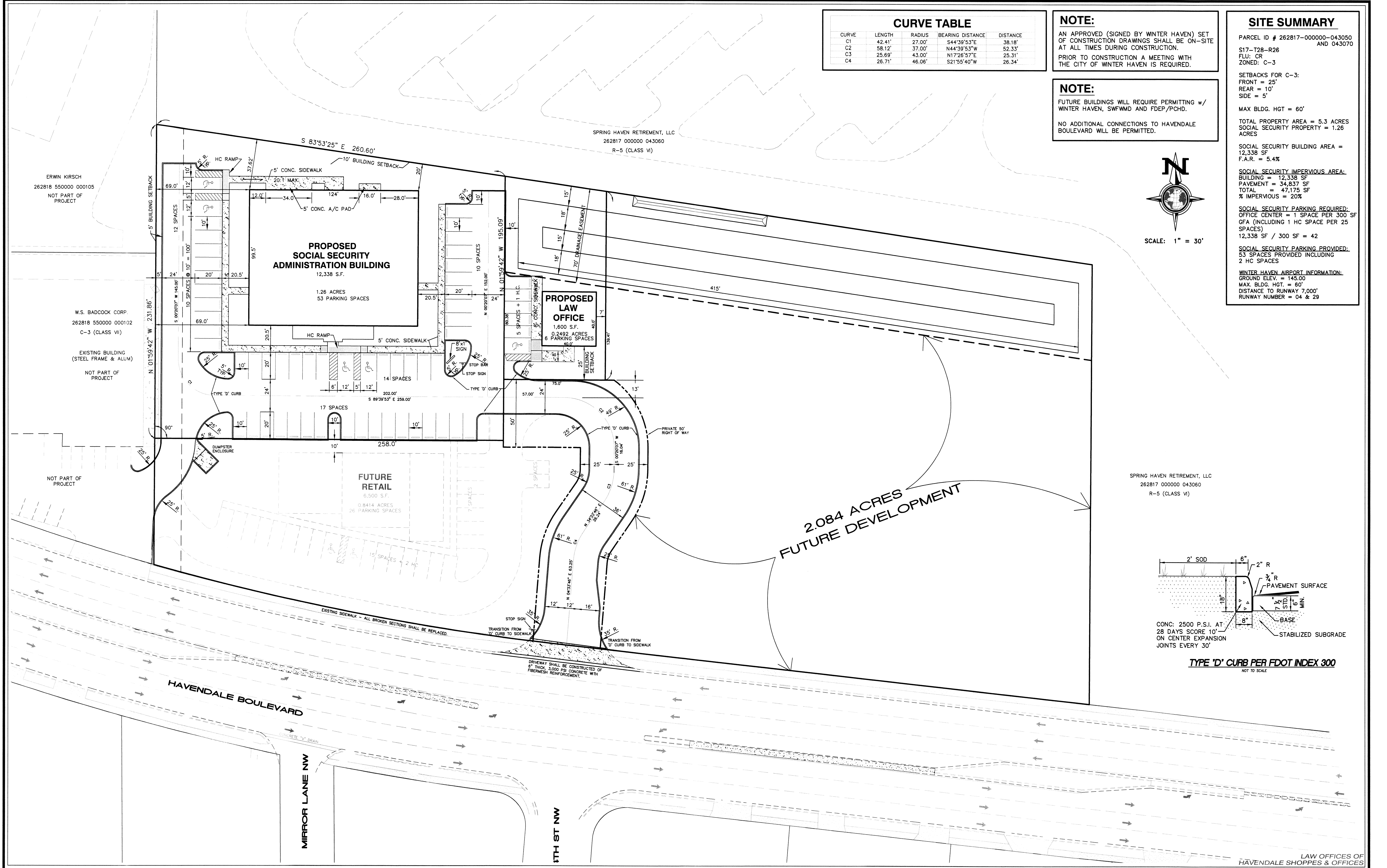
SOCIAL SECURITY PARKING REQUIRED:
 OFFICE CENTER = 1 SPACE PER 300 SF
 GFA (INCLUDING 1 HC SPACE PER 25 SPACES)
 12,338 SF / 300 SF = 42

SOCIAL SECURITY PARKING PROVIDED:
 53 SPACES PROVIDED INCLUDING
 2 HC SPACES

WINTER HAVEN AIRPORT INFORMATION:
 GROUND ELEV. = 145.00
 MAX. BLDG. HGT. = 60'
 DISTANCE TO RUNWAY 7,000'
 RUNWAY NUMBER = 04 & 29



SCALE: 1" = 30'



No.	DATE	APPROVED	REVISION

No.	DATE	APPROVED	REVISION

Morgan - Phillips Engineering Group, LLC
 2225 East Edgewood Drive, Suite 5
 Lakeland, Florida 33803
 (863) 665-4835 (office) (863) 583-0130 (fax)
 Certificate of Authorization No. 00009654

Horizontal Scale: 1" = 30'
 Vertical Scale: N/A
 Initial dwg. date: 01-25-08
 Current dwg. date: 01-30-08

Filename: 1506-BASE.dwg
 View: SITE
 Designed/Drawn by: KGB
 Checked by: KSP

HAVENDALE SHOPPES & OFFICES - LAW OFFICE
 SITE PLAN
 WINTER HAVEN, FLORIDA

Kendall S. Phillips, P.E. # 16930 Date

PROJECT No. 1506 SHEET No. 1 OF #

S:\CAD FILES\1506\1506-01\1506-01.dwg, SITE, 1/30/08 2:52:15 PM