



JURISDICTIONAL WETLAND LINE (UNAPPROVED)

25-FT WETLAND BUFFER LINE

COVERED CABANA AREA (30'X20')

20-FT SIDE YARD SETBACK

20'x20' MAINT. STORAGE

10'x20' PRIVATE GARAGE (6 PL)

JURISDICTIONAL WETLAND AREA 34.74 SQUARE FEET 0.60 ACRE

DUMPSTER AREA (3 PL) ± 6.30 ACRES

COMMERCIAL OFFICE BUILDING F.F.E.=23,911 N.A.V.D. 1988

PROPERTY LINE

25-FT VEGETATIVE BUFFER AND BUILDING SETBACK LINE

EXIT ONLY W/GATE

ENTRANCE GATE WITH TURNAROUND

MT. ZION LOOP

4-FT TALL BULKHEAD WALL (NWL TO T.O.B.), TYP. POND PERIMETER

RETENTION POND

20-FT REAR YARD SETBACK

PROPERTY LINE (TYP)

MAX. DENSITY (PER ZONING): 12 DU/AC W/AFF. HSG. BONUS
MAX. DWELLING UNITS: 72
MIN. PARKING REQ'D: 144 SPACES

K			
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A	AG	07/19/22	OWNER / DEVELOPMENT REVIEW
No.	By	Date	Revision

Scale:	1:30
Project Mgr:	AG
Designed by:	AG
Drawn by:	AG/AB
QA/QC:	NG/TB

Gillette & Associates, Inc.
20 South 4th Street
Fernandina Beach, FL 32034

Certificate of Authorization No. 9332

DO NOT SCALE THIS DRAWING - DIMENSIONS AND NOTES TAKE PREFFERENCE. DRAWING IS REDUCED IF LESS THAN 22" x 34"

G & A⁺

GILLETTE & ASSOCIATES, INC.

20 SOUTH 4TH STREET
FERNANDINA BEACH, FL 32034

PHONE: (904) 261-8819

MT. ZION APARTMENTS

MT. ZION LOOP ROAD
NASSAU COUNTY, FLORIDA

NEW APARTMENT COMPLEX

PRELIMINARY SITE PLAN

REGISTERED DESIGN PROFESSIONAL

DATE: 7/19/22

Sheet
PSP-1

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Project No.

NOT FOR CONSTRUCTION

ASA R. GILLETTE, P.E.
FLORIDA P.E. NO. 56177