



SITE DATA:
PROPOSED PROPERTY ACREAGE: ±188.34
PRESERVED WETLAND ACREAGE: ±37.82
WETLAND IMPACT ACREAGE: ±2.35
STORMWATER AREA: 23.97 ac
(15.9% OF DEVELOPABLE LAND)

TOTAL LOTS:
40' LOTS: 264 (55%)
50' LOTS: 213 (45%)
TOTAL UNITS: 477

LOT TYPES:
 = 40' LOT
 = 50' LOT

CONCEPT PLAN NOTES

1. THIS DRAWING IS INTENDED FOR CONCEPTUAL SITE PLANNING ONLY. SITE PLAN IS SUBJECT TO CHANGE BASED UPON FINAL DESIGN AND LOCAL LAND DEVELOPMENT CODE.
2. STORMWATER MANAGEMENT FACILITY SHOWN ON THIS PLAN ARE CONCEPTUAL ONLY AND IS SUBJECT TO CHANGE UPON FINAL DESIGN.
3. NO SITE VISITS HAVE BEEN MADE TO VERIFY ACCURACY OF AERIAL IMAGE DEPICTED.
4. THIS DRAWING IS NOT INTENDED TO BE USED FOR CONSTRUCTION AND PERMITTING PURPOSES.

CONCEPT PLAN DATE: 03.26.2024

CONCEPT PLAN

Reed Ellis Road
Deltona, Florida



England-Thims & Miller, Inc.
1411 Edgewater Drive, Suite 200
Orlando, FL 32804
TEL: (407) 536-5379
CA - 00002584 LC - 0000316