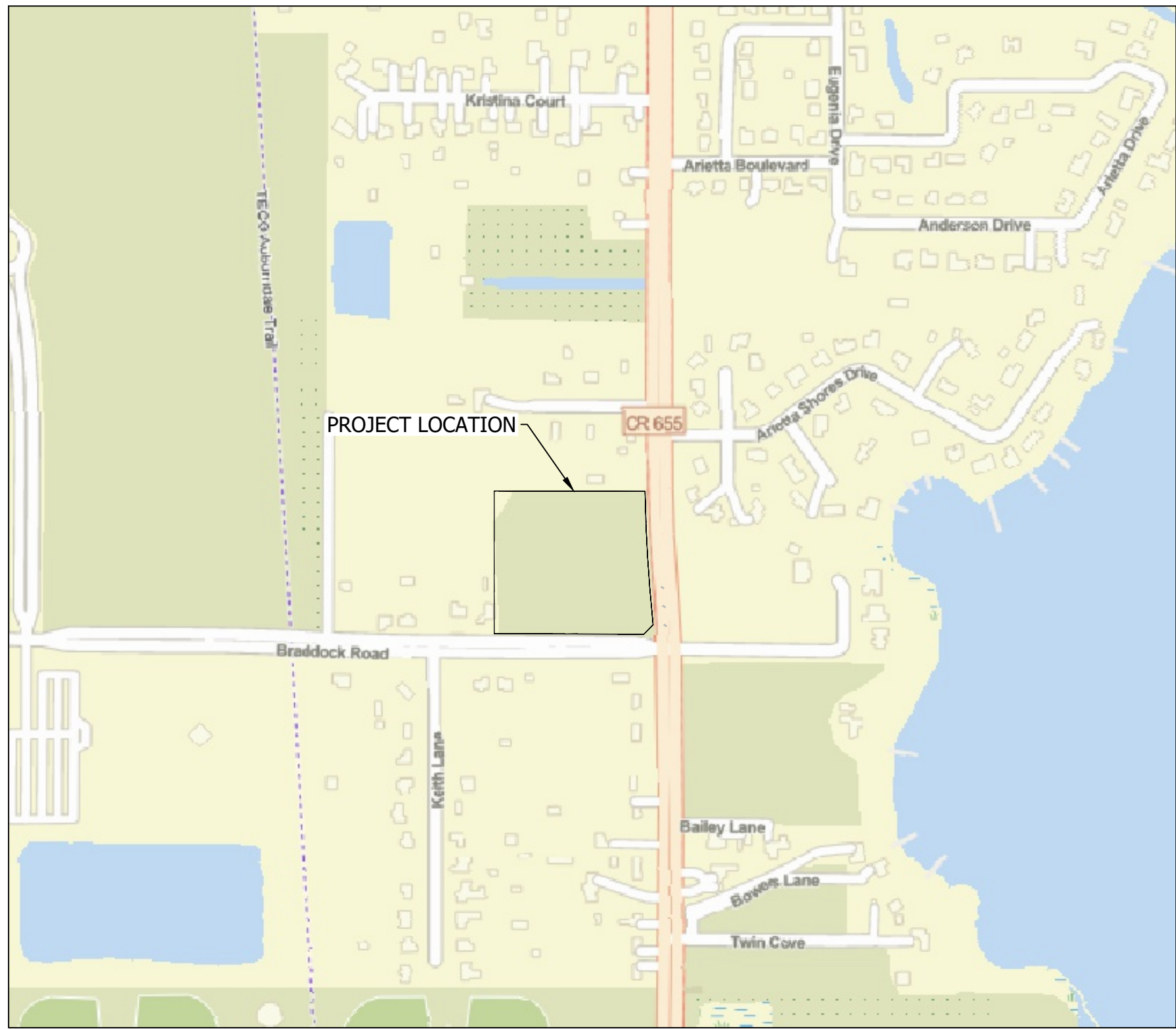
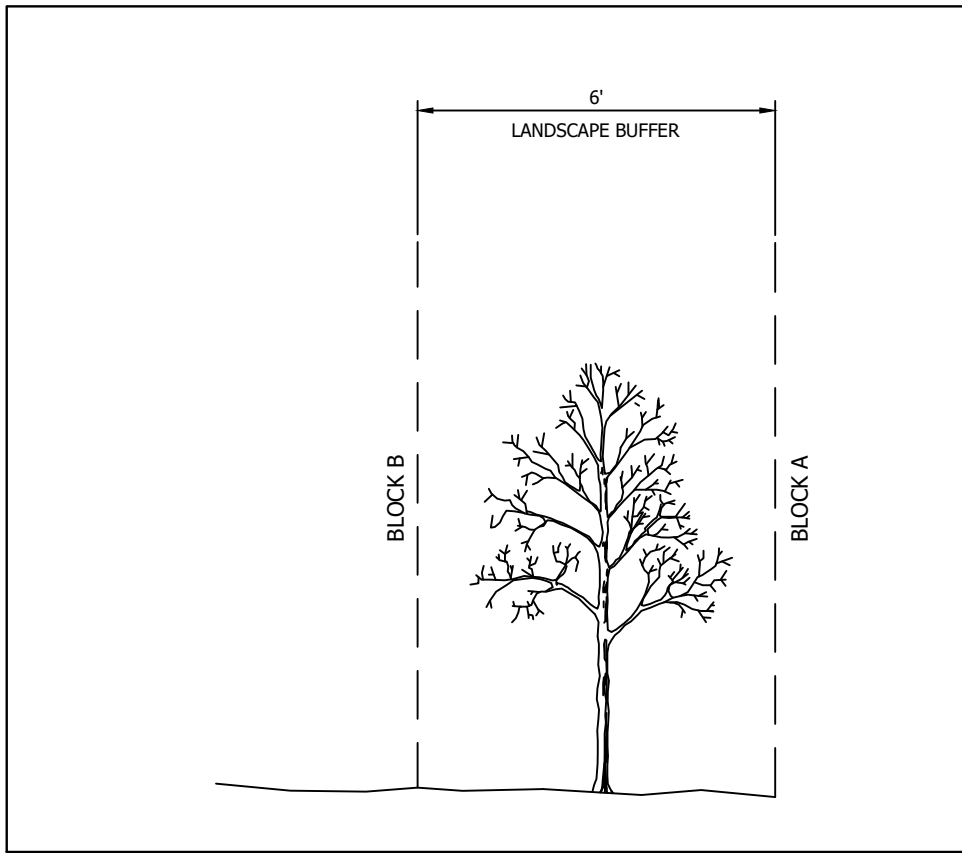
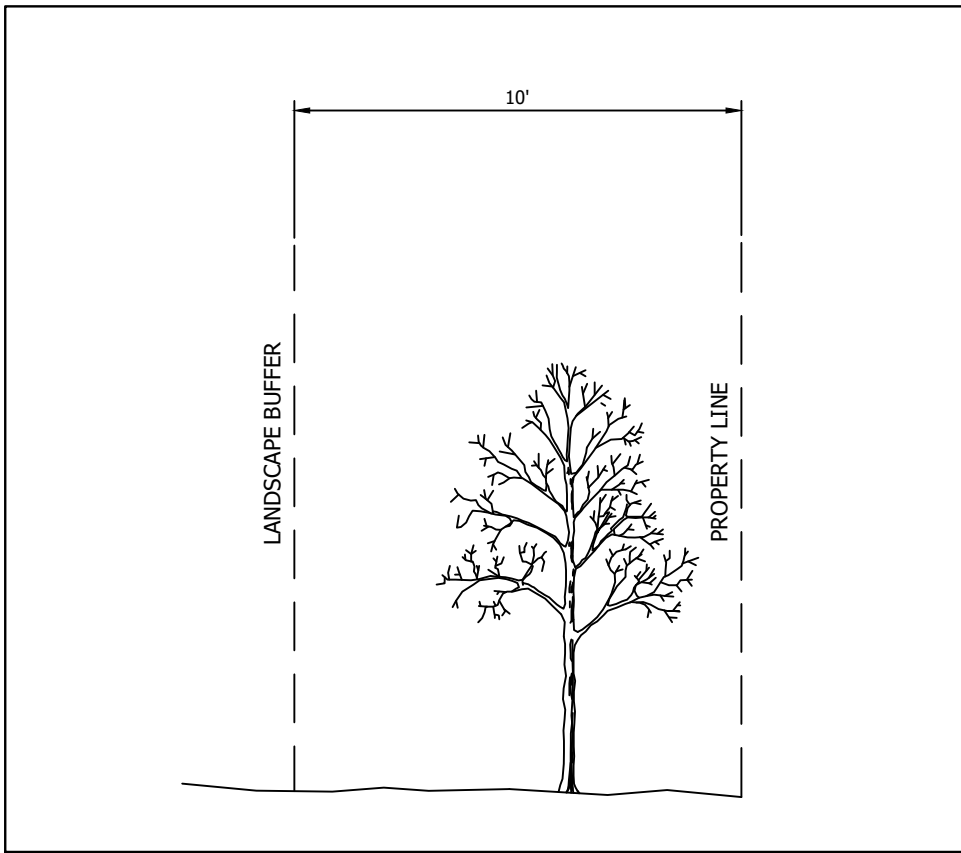




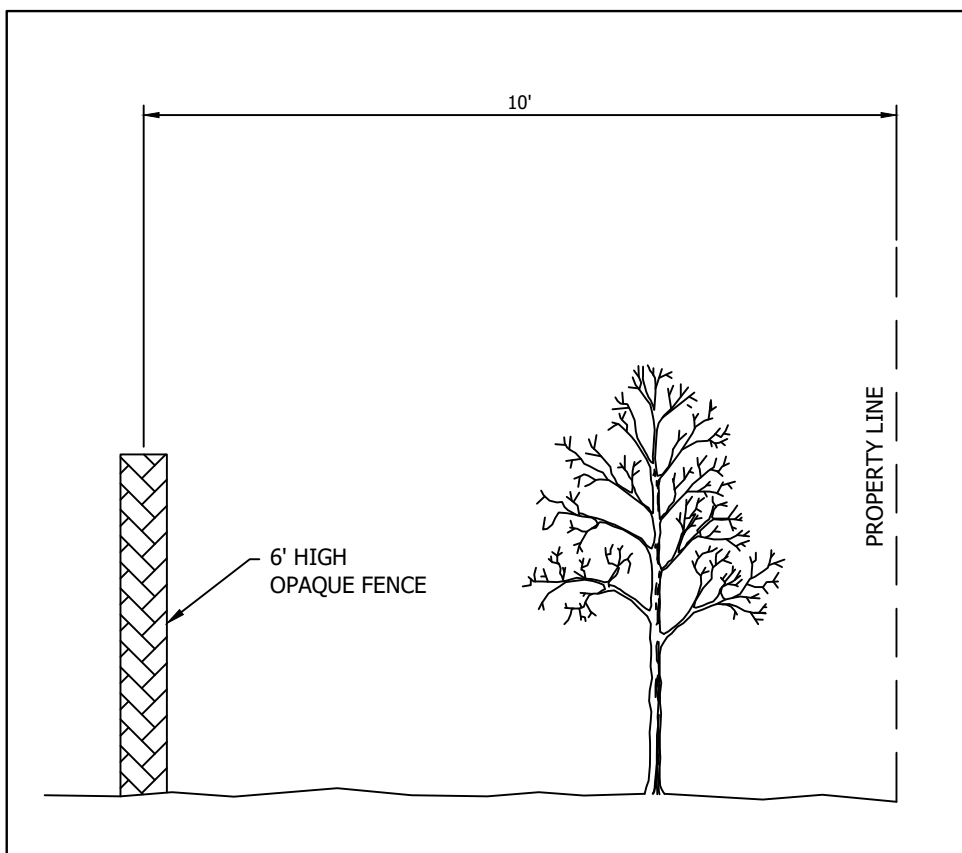
VICINITY MAP
N.T.S.



TYPICAL 6' TYPE A LANDSCAPE BUFFER DETAIL



TYPICAL 10' TYPE A LANDSCAPE BUFFER DETAIL



MODIFIED 10' TYPE B LANDSCAPE BUFFER WITH FENCE DETAIL

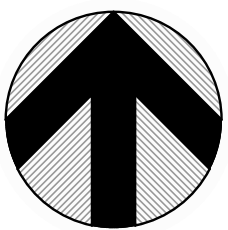
MODIFIED 10' TYPE B LANDSCAPE BUFFER WITH 6' OPAQUE FENCE

100'	CANOPY TREES	2
10'	UNDER STORY TREES	4
10'	SHRUBS	25

TYPICAL 6' & 10' TYPE A LANDSCAPE BUFFER

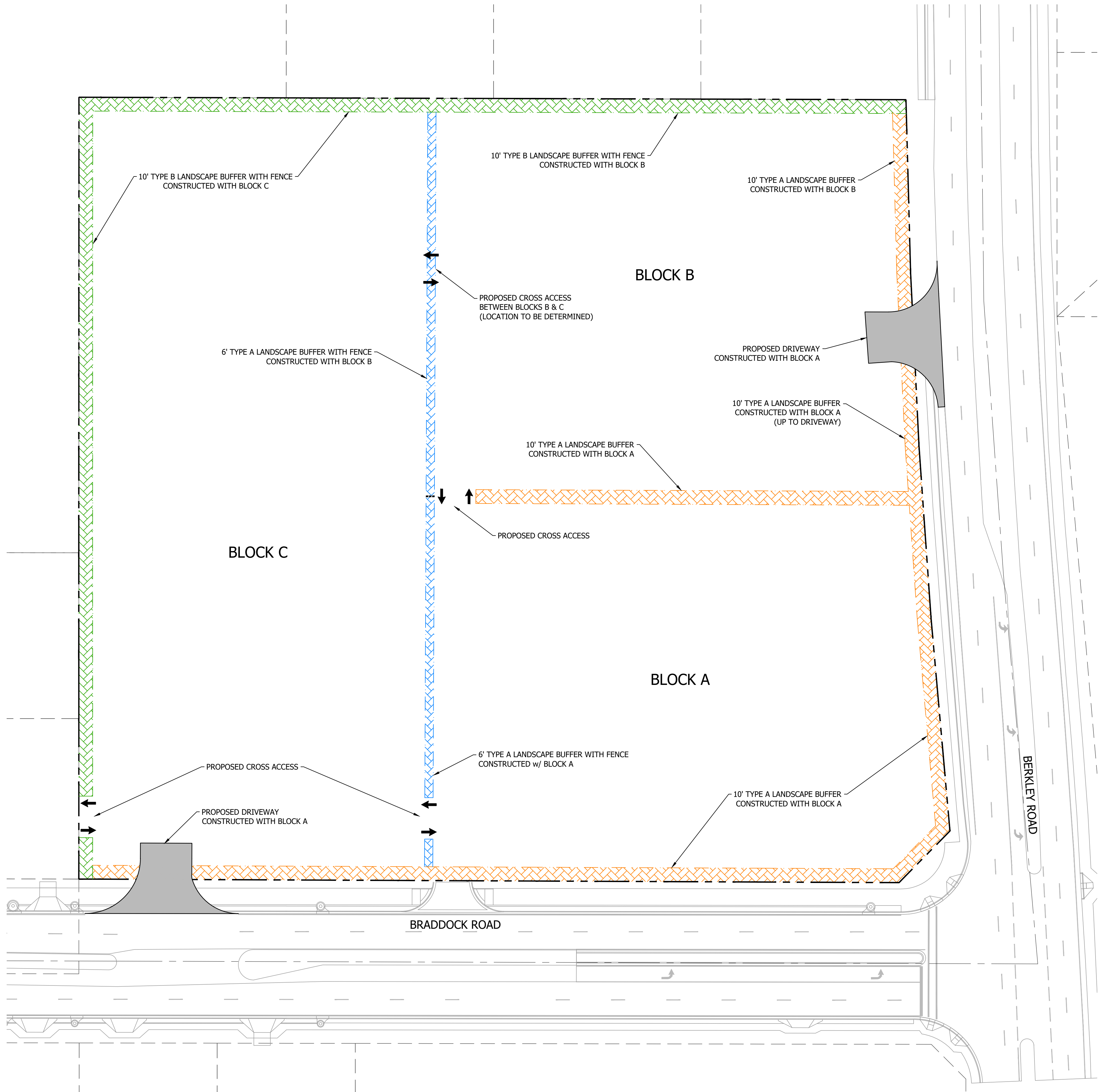
100'	CANOPY TREES	2
10'	UNDER STORY TREES	3
10'	SHRUBS	33

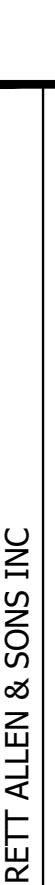
SITE CHARACTERISTICS	
PARCEL INFORMATION:	
PARCEL ID:	25-27-28-000000-043220, 25-27-28-000000-043230, 25-27-28-000000-043240, 25-27-28-000000-043020, 25-27-28-000000-043180, 25-27-28-000000-043190, 25-27-28-000000-043210, 25-27-28-000000-043200
PROPOSED USE:	CONVENIENCE CENTER (CC)
EXISTING LAND USE:	RESIDENTIAL LOW (RL-1 & RL-4)
TOTAL PROJECT AREA:	7.941 AC



NORTH

SCALE: 1" = 40'



PROJECT NO.		SHEET	
2534		C100	
CLIENT: J EVERETT ALLEN & SONS INC		AUBURNDALE, FLORIDA	
PROJECT: BERKLEY ROAD AT BRADDOCK ROAD CPA		ACTIVITY CENTER PLAN	
 SLOAN Engineering Group 150 SOUTH WOODLAWN AVENUE, BARTOW, FL 33830 PHONE: (863) 800-3466 • FAX: (863) 800-1159 FLORIDA CERTIFICATE OF AUTHORIZATION (TLCN) #62427			
DESIGNED BY:		SM	
DRAWN BY:		RM	
CHECKED BY:		SM	
DATE: 07/28/2025		NOT VALID UNLESS PHYSICALLY SIGNED AND SEALED	
SANTOS MEDINA, III, P.E. PROFESSIONAL ENGINEER LICENSE NO. 74639			
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