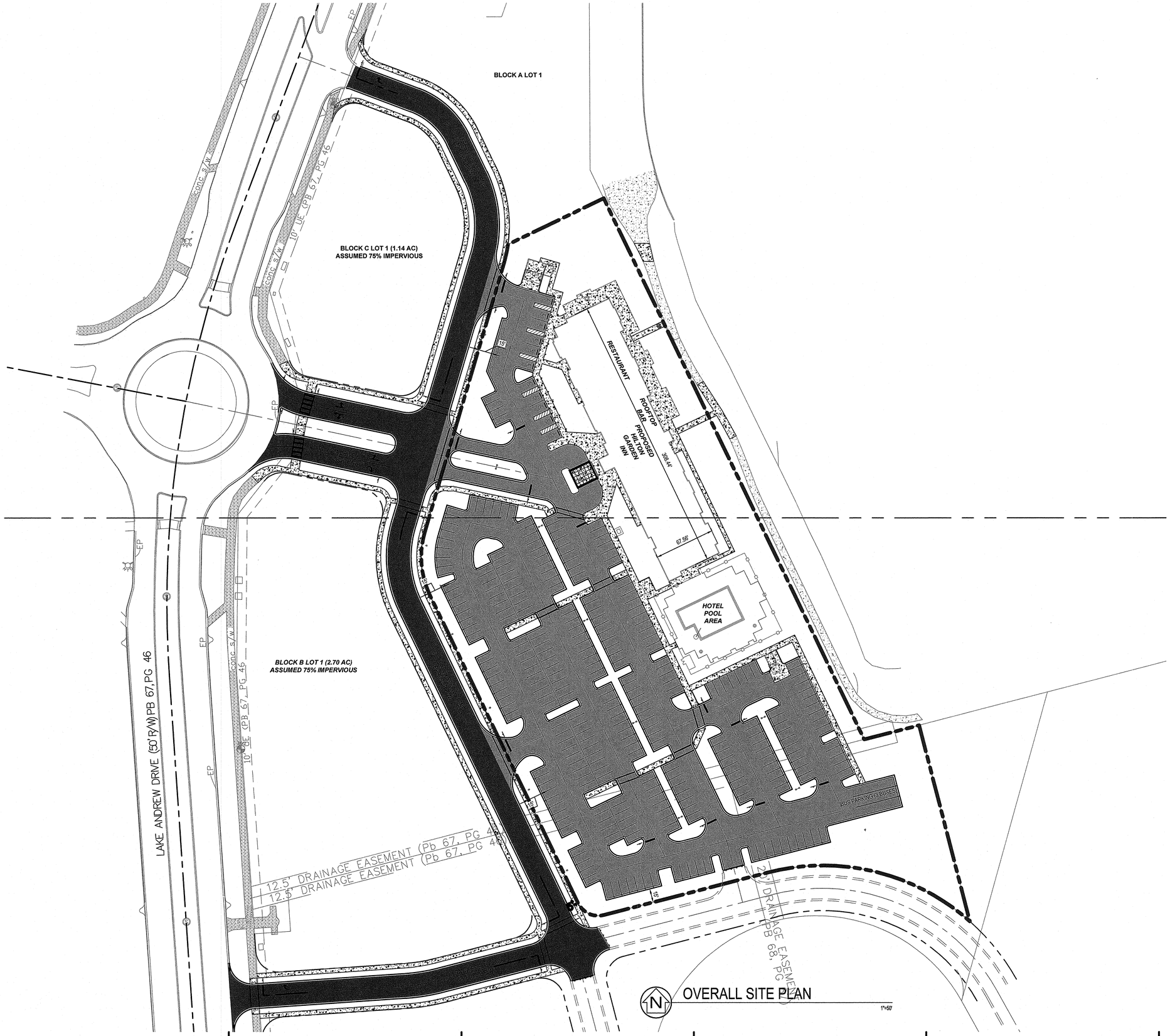

SITE DATA

PROJECT NAME:	VIERA HILTON GARDEN INN
PARCEL ID:	25-36-33-XE-D-2.01
EXISTING ZONING:	PUD (BU-1)
EXISTING FLUM:	DRI 3
TAX PARCEL NUMBER:	3030319
PARENT TRACT AREA:	±10.23 ACRES
PROPOSED SITE:	5.78 ACRES
EXISTING IMPERVIOUS:	0 ACRES (0%)
EXISTING PERVIOUS:	5.78 ACRES; 251,777 SF (100%)
PROPOSED IMPERVIOUS:	3.78 ACRES; 164,657 SF (65%)
PROPOSED PERVIOUS:	2.0 ACRES; 86,851 SF (35%)
PROPOSED ROADWAY:	2.20 ACRES
EXISTING IMPERVIOUS:	0 ACRES (0%)
EXISTING PERVIOUS:	2.20 ACRES; 96,020 SF (100%)
PROPOSED IMPERVIOUS:	1.67 ACRES; 72,745 SF (76%)
PROPOSED PERVIOUS:	0.53 ACRES; 23,255 SF (24%)
FLOOD ZONE:	ZONE X (COMMUNITY PANEL NO. 125092, EFFECTIVE DATE 1/29/21)
BASE FLOOD ELEVATIONS: (PEAK STAGES OF MASTER STORMWATER LAKE WBVII-1)	10-YR: 26.0 (NGVD29) 25-YR: 26.3 (NGVD29) 100-YR:27.0 (NGVD29)
BUILDING A (HOTEL):	21,935 SF (GROUND LEVEL) 101,330 SF (UPPER LEVELS-FLOORS 2 THRU 6) 2,833 SF (ROOFTOP BAR)
GROSS FLOOR AREA:	126,567 SF
REQUIRED PARKING COUNT: (PER COUNTY REQUIREMENTS FOR HOTEL FACILITIES)	GUESTS AND STAFF: 1.33 SPACES PER UNIT = 277 SPACES 30% OF 1 SPACE PER 100 SF RESTAURANT/BAR = 19 SPACES TOTAL REQUIRED: 296 SPACES
PROVIDED PARKING COUNT:	286 STANDARD SPACES, 11 ACCESSIBLE PER ADA, 3 BUS SPACES TOTAL: 300 SPACES
NUMBER OF STORIES:	6 STORIES
MAXIMUM BUILDING HEIGHT:	60'
PROPOSED BUILDING HEIGHT:	67'-0" (ADDITIONAL SETBACKS PROVIDED)

SETBACKS:		REQUIRED:	PROVIDED:
LAKE	(EAST)	25 FT	25 FT
ACCESS ROAD	(SOUTH)	55 FT	351.57 FT
ACCESS ROAD	(WEST)	55 FT	75.06 FT
ADJACENT LOT	(NORTH)	50 FT	102.27 FT

REQUIRED LANDSCAPE BUFFER: 15 FT

SIGNAGE (MAX ALLOWED FOR WALL AND FREESTANDING): 826 SF

GENERAL CIVIL STATEMENT:

SCOPE INCLUDES: THE PROPOSED HILTON GARDEN INN INCLUDES THE DEVELOPMENT OF A 208 ROOM, 6 FLOOR HOTEL 123,265 SF. OTHER AMENITIES INCLUDE A RESTAURANT 3,574 SF, OUTDOOR PATIO 3,637 SF, ROOFTOP BAR 2,833 SF, AND A POOL.

THE SITE WILL TIE INTO AN EXISTING STORM WATER POND PREVIOUSLY PERMITTED AND CONSTRUCTED. NO WETLAND OR ENVIRONMENTAL IMPACTS ARE ANTICIPATED.

WATER SERVICES (FIRE AND DOMESTIC) WILL BE PROVIDED THROUGH THE CITY OF COCOA.

PROPOSED SANITARY SEWER WILL CONNECT TO BREVARD COUNTY UTILITIES.

THIS PROJECT COMPLIES WITH BREVARD COUNTY'S PERFORMANCE STANDARDS DEFINED BY SECTION 62-2251 THROUGH 62-2272 OF BREVARD COUNTY LAND DEVELOPMENT REGULATIONS.

CUT-FILL: ESTIMATED 156 TRUCK LOADS WILL BE HAULED ON-SITE. (18-CUYDS = 1 TRUCK LOAD)

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ISSUE FOR PERMIT

DOCUMENT HISTORY

REV	DATE	DESCRIPTION

VIERA - HILTON GARDEN INN
VIERA, FLORIDA
HOSPITALITY PROJECT SERVICES LLC

This item has been electronically signed and sealed by this licensed professional engineer named below using a digital signature and date. Printed copies of the document are not considered signed and sealed, and the signature must be verified on electronic copies

JASON LEE ABBOTT
LICENSE
NO. 64013
12/9/22
STATE OF FLORIDA
PROFESSIONAL ENGINEER

ARCH/ENGR OF RECORD
JASON LEE ABBOTT
FL PE 64013

DESIGNED BY
OBERLE

DRAWN BY
OBERLE

PROJECT NUMBER
C08706.001/C-120.DWG

DATE
08/19/2022

TITLE
OVERALL SITE PLAN

DRAWING NO.
C-120

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