

SITE DATA	
PETITION NUMBER	2013-040 CD
NAME OF PROJECT	EQUESTRIAN VILLAGE
PROPOSED USE	COMMERCIAL EQUESTRIAN ARENA
EXISTING FUTURE LAND USE DESIGNATION	COMMERCIAL RECREATION
PROPOSED FUTURE LAND USE DESIGNATION	COMMERCIAL RECREATION
EXISTING ZONING DISTRICT	PUD/EQZD
PROPOSED ZONING DISTRICT	PUD/EQZD
SECTION 16, TOWNSHIP 44, RANGE 41 EAST	
TOTAL SITE AREA	59.37 AC
PROPERTY CONTROL NUMBERS	73414416000005040 73414416000005030 73414416000005050 73414416000005060 73414416000005070

BUILDINGS	FLOOR AREA *	BUILDING AREA *	LOT COVERAGE *
PERMANENT:			
TIKI HUT (OPEN AIR)	0 SF	1,970 SF	1,970 SF
VIP FACILITY:			
WEST TOWER/RESTROOMS	5,800 SF	2,900 SF	2,900 SF
EAST TOWER/KITCHEN	5,800 SF	2,900 SF	2,900 SF
BARN 1 (96 STALLS)	12,295 SF	19,698 SF	19,698 SF
BARN 2 (96 STALLS)	12,295 SF	19,698 SF	19,698 SF
BARN 3 (160 STALLS) (OPEN AIR)	0 SF	31,930 SF	31,930 SF
SHOW OFFICE	927 SF	1,242 SF	1,242 SF
HORSE WASH FACILITY/RESTROOM 1	680 SF	1,715 SF	1,715 SF
HORSE WASH FACILITY/RESTROOM 2	680 SF	1,715 SF	1,715 SF
MANURE BINS (OPEN AIR)	0 SF	1,200 SF	1,200 SF
COVERED EQUESTRIAN RING (OPEN AIR)	0 SF	80,400 SF	80,400 SF
CELL TOWER FACILITY	717 SF	717 SF	717 SF
SUBTOTAL	39,194 SF	166,085 SF	166,085 SF
EVENT USES:			
BANQUET HALL (TENT)	0 SF	14,600 SF	14,600 SF
SUBTOTAL	0 SF	14,600 SF	14,600 SF
TOTAL	39,194 SF	180,685 SF	180,685 SF
FLOOR AREA			39,194 SF
FLOOR AREA RATIO (0.10 MAX.)			0.02
BUILDING AREA			180,685 SF
BUILDING COVERAGE (10% MAX.)			7.0%
LOT COVERAGE AREA			180,685 SF
TEMPORARY SEATING & BANQUET HALL (EVENTS)			3,000 SEATS MAX.

IMPERVIOUS AREA:	
BUILDINGS	4.15 AC
PAVEMENT/CONCRETE	8.30 AC
PERMANENT GRASS PARKING (BARNS)	0.55 AC
LAKE	3.85 AC
TOTAL	16.85 AC
PERVIOUS AREA	42.52 AC
BUILDING HEIGHT	35' MAX

FINISHED FLOOR ELEVATION 17.50 FT NGVD MIN

PARKING CALCULATIONS:	
PERMANENT:	MIN. STANDARD QUANTITY REQUIRED
STABLES (BARNS)	1 SP/3 STALLS 352 STALLS 117
	1 SP/300 SF 24,590 SF 82
SHOW OFFICE	1 SP/200 SF 927 SF 5
KITCHEN	1 SP/200 SF 2,900 SF 15
WEST/EAST TOWERS	INCL. WITH EVENT STAFF/OFFICIALS 0
TIKI HUT	INCL. WITH TEMP. EVENT SEATING 0
SUBTOTAL	219

EVENT USES:	MIN. STANDARD QUANTITY REQUIRED
BANQUET HALL	INCL. WITH TEMP. EVENT SEATING 0
EVENT STAFF/OFFICIALS	1 SP/EMP. 20 EMP. 20
TEMPORARY EVENT SEATING	1 SP/4 SEATS 3,000 SEATS 750
VENDORS	1 SP/VENDOR 30 VENDORS 30
SUBTOTAL	800

TOTAL REQUIRED PARKING 1,019

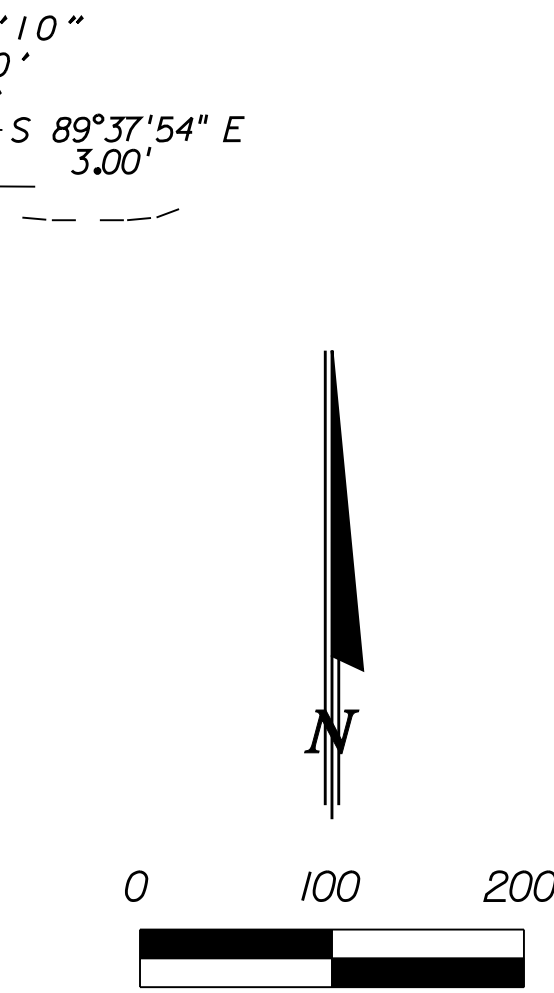
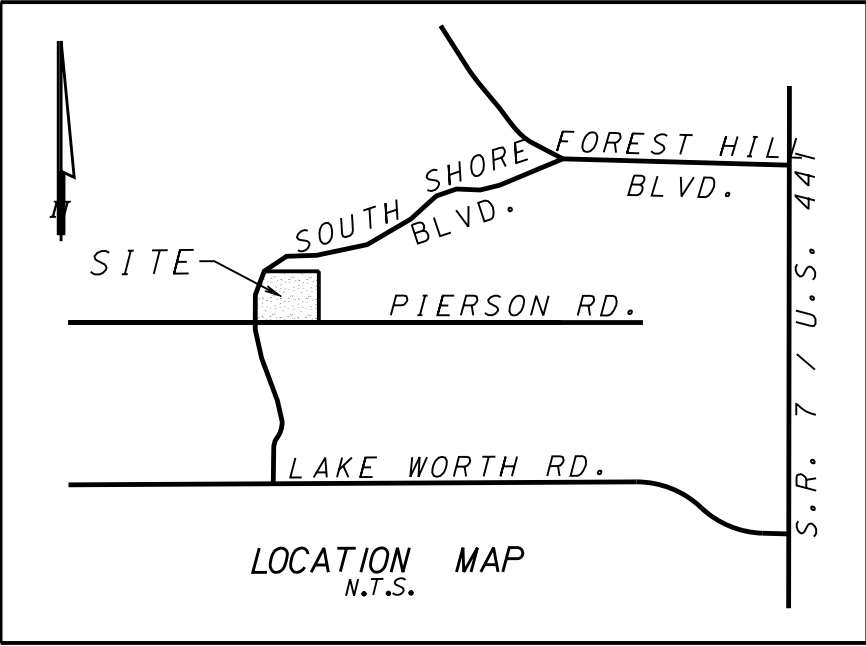
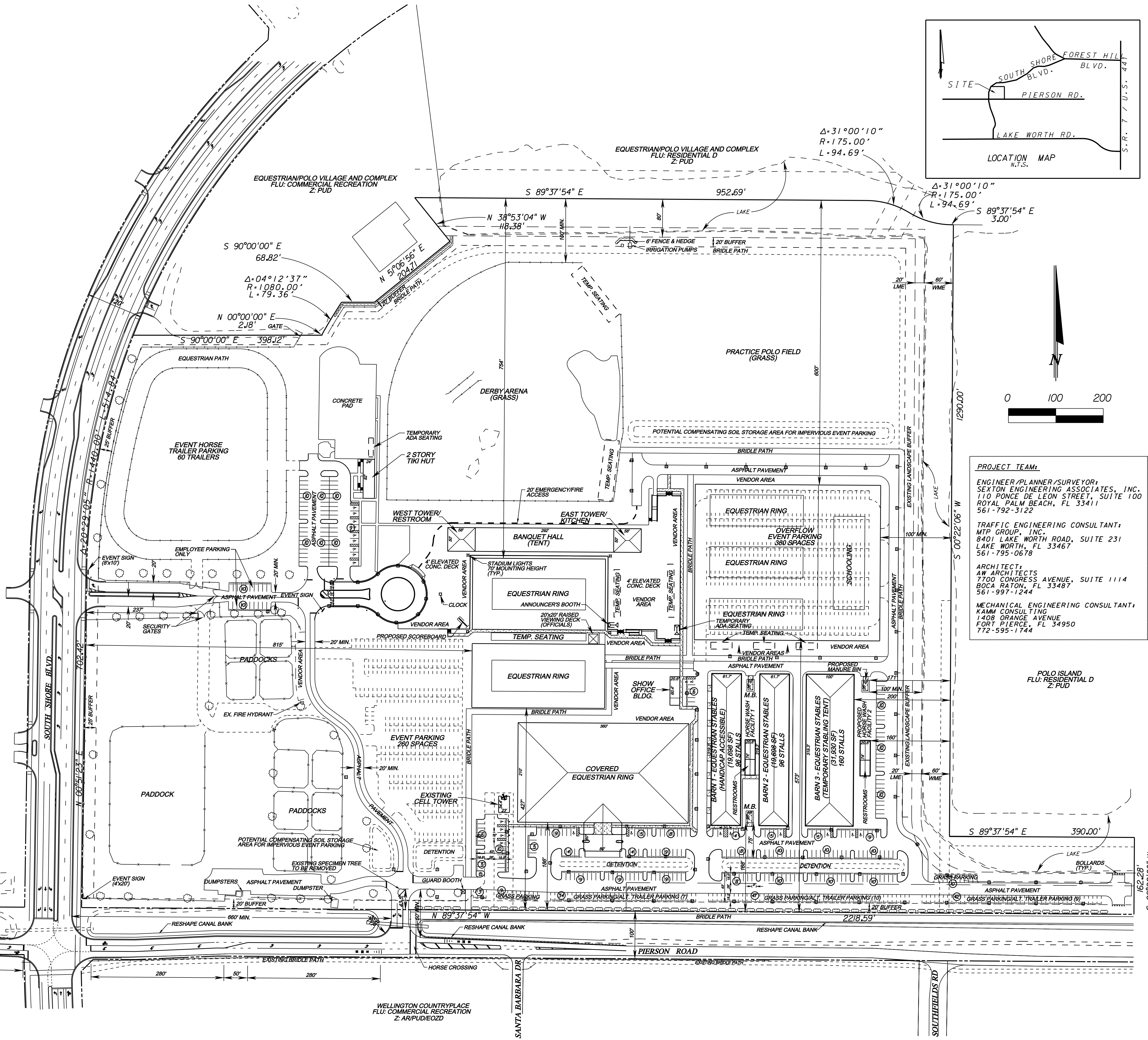
REQUIRED HANDICAP PARKING 21

PARKING PROVIDED:	
PERMANENT:	
PAVED PARKING	316
GRASS PARKING (BARNS)	145
SUBTOTAL	461
EVENT PARKING	640
TOTAL SPACES PROVIDED	1,101
HANDICAP PROVIDED	22
ALTERNATE TRAILER PARKING PROVIDED	86

* APPLICANT HAS CALCULATED FLOOR AREA, BUILDING COVERAGE/AREA AND LOT COVERAGE FIGURES PURSUANT TO THE VILLAGE'S INSTRUCTIONS AND THE VILLAGE'S INTERPRETATION OF THESE TERMS. APPLICANT HAS SET FORTH ITS INTERPRETATION AND APPLICATION OF THESE TERMS IN THE AUGUST 19, 2013 RESUBMITTAL LETTER ACCOMPANYING THIS CONCEPTUAL SITE PLAN. APPLICANT DOES NOT WAIVE ANY RIGHTS AND HEREBY RESERVES ALL RIGHTS TO THE INTERPRETATION OF FLOOR AREA, BUILDING COVERAGE/AREA AND LOT COVERAGE FOR THE PROPOSED COMMERCIAL EQUESTRIAN ARENA.

HORSE SHOW SERVICES
FLU: COMMUNITY COMMERCIAL
Z: PUD

NO.	DATE	BY	DESCRIPTION
1	07/01/2013	SMP	PER DRC COMMENTS
2	08/01/2013	MFS	UPDATE FOR DRC REVIEW
3	08/19/2013	SMP	BARN 3 REVISION & UPDATE FOR DRC REVIEW
4	08/28/2013	SMP	DRC CERTIFICATION



PROJECT TEAM:

ENGINEER/PLANNER/SURVEYOR:
SEXTON ENGINEERING ASSOCIATES, INC.
110 PONCE DE LEON STREET, SUITE 100
ROYAL PALM BEACH, FL 33411
561-792-3122

TRAFFIC ENGINEERING CONSULTANT:
MTP GROUP, INC.
8401 LAKE WORTH ROAD, SUITE 231
LAKE WORTH, FL 33467
561-795-0678

ARCHITECTS:
AW ARCHITECTS
7700 CONGRESS AVENUE, SUITE 1114
BOCA RATON, FL 33487
561-997-1244

MECHANICAL ENGINEERING CONSULTANT:
KAMM CONSULTING
1408 ORANGE AVENUE
FORT PIERCE, FL 34950
772-595-1744

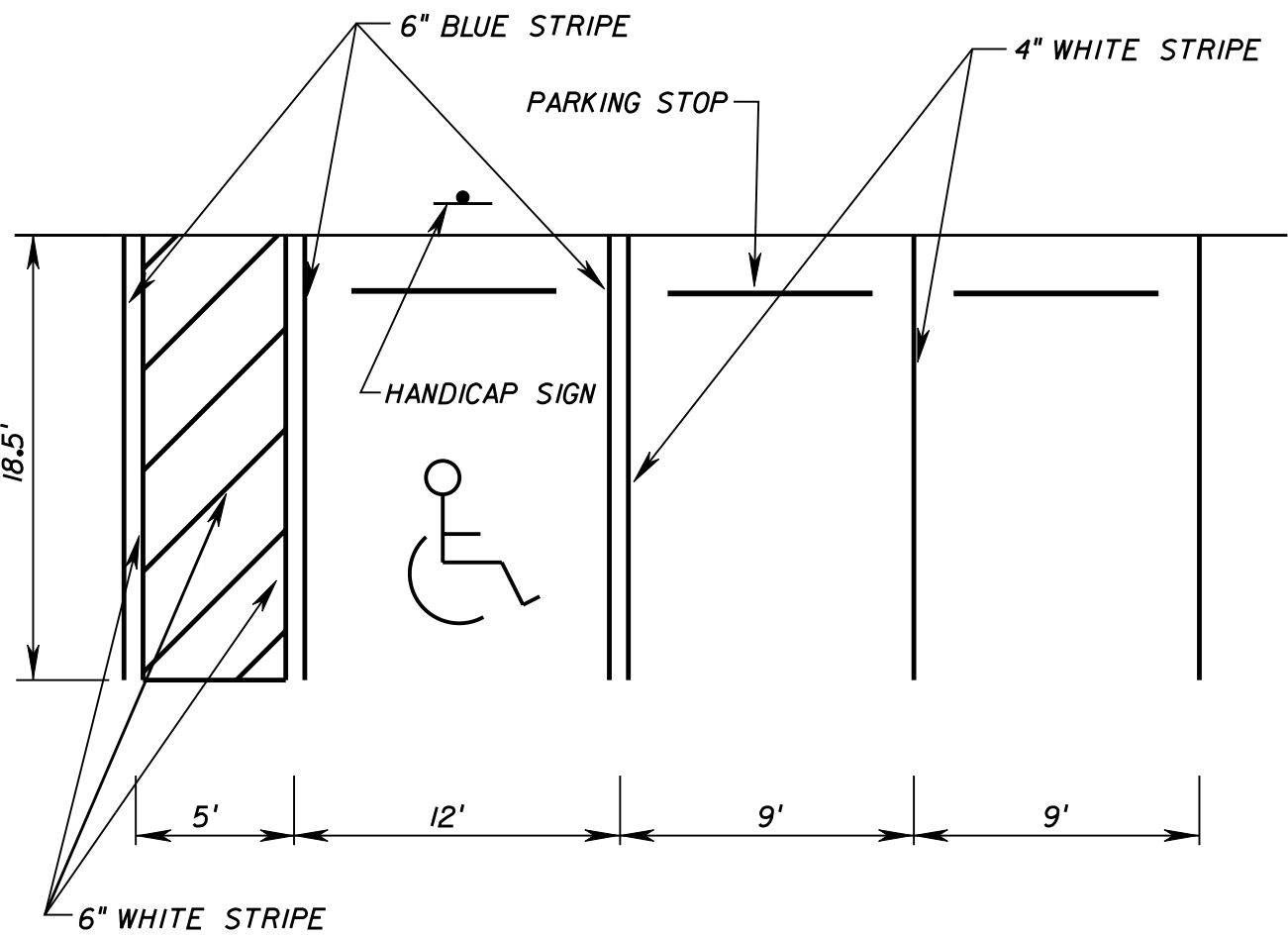
POLO ISLAND
FLU: RESIDENTIAL D
Z: PUD

COMMERCIAL EQUESTRIAN ARENA CONCEPTUAL SITE PLAN

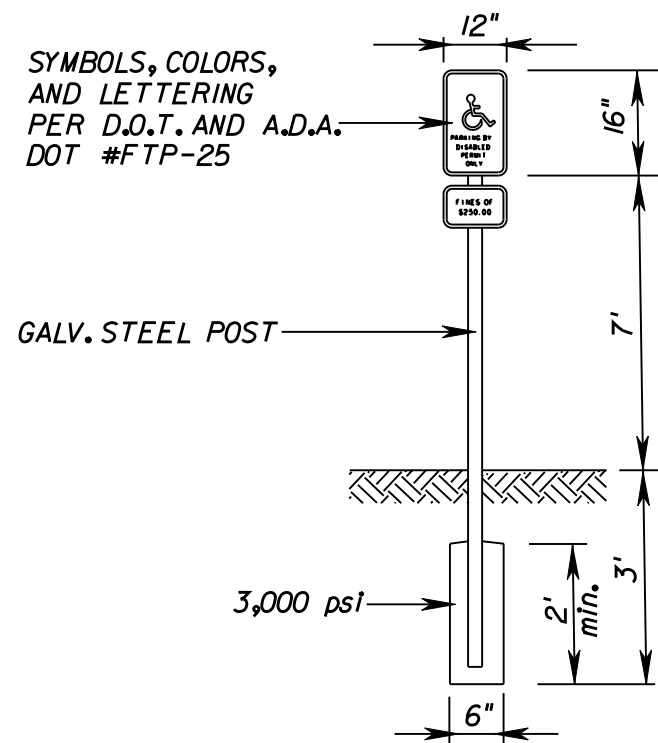
S. SEXTON ENGINEERING ASSOCIATES, INC.
CONSULTING ENGINEERS AND SURVEYORS

110 PONCE DE LEON STREET, SUITE 100
ROYAL PALM BEACH, FLORIDA 33411
PHONE 561-792-3122 FAX 561-792-3168
FL. REGISTRATIONS: LB0006837, EB 0007864

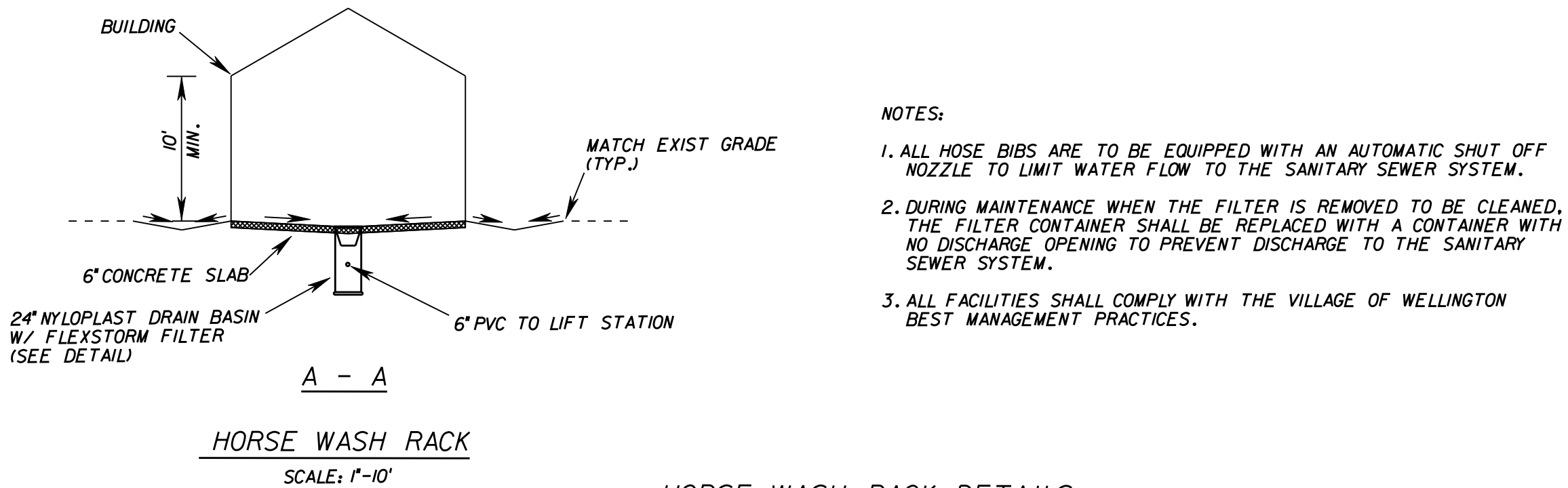
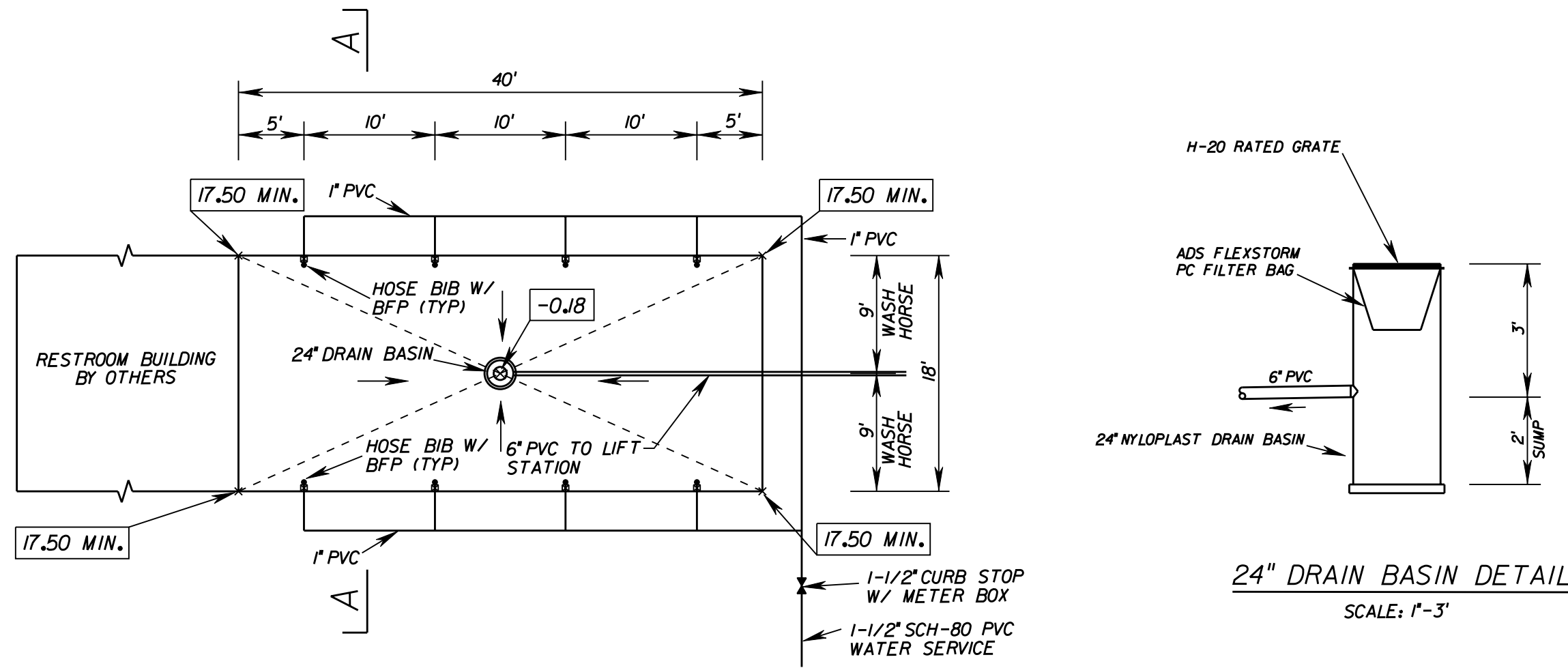
EQUESTRIAN VILLAGE WELLINGTON, FLORIDA



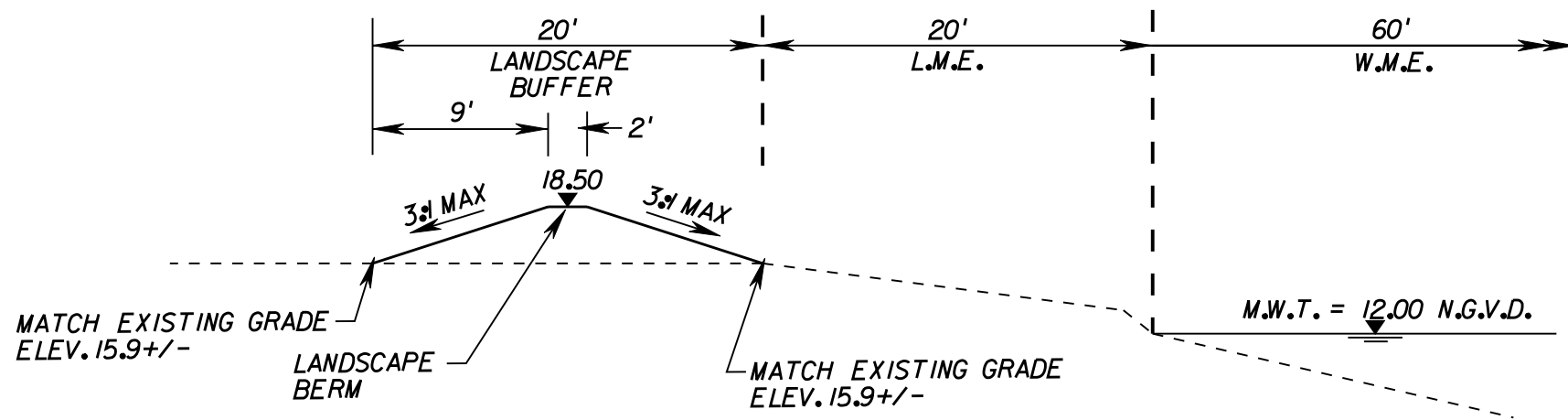
STANDARD PARKING DETAIL



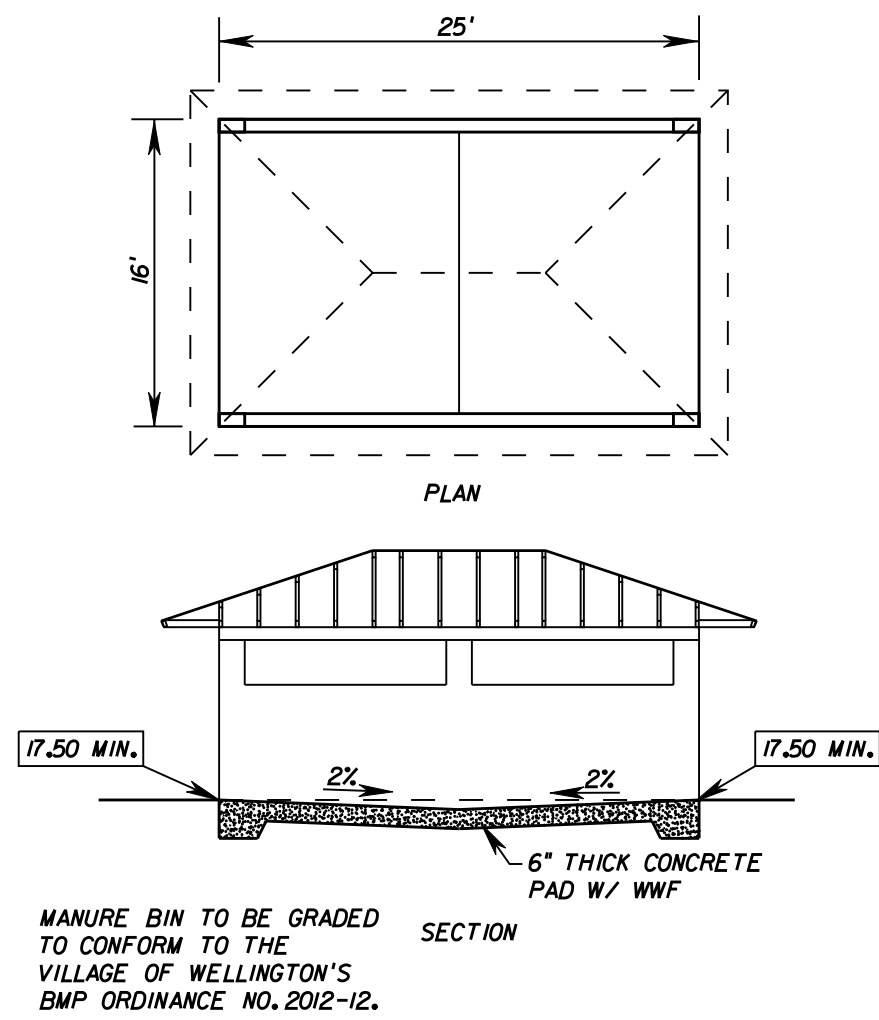
HANDICAP SIGN DETAIL



HORSE WASH RACK DETAILS



LANDSCAPE BUFFER SECTION
ALONG EAST PROPERTY LINE



MANURE BIN DETAIL

REVISIONS			
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COMMERCIAL EQUESTRIAN ARENA
CONCEPTUAL SITE PLAN
DETAILS

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EQUESTRIAN VILLAGE
WELLINGTON, FLORIDA