

Exhibit B - Site Plan

SITE DATA

PETITION NUMBER 2015-015 SRP
 NAME OF PROJECT GLOBAL DRESSAGE COMPLEX
 AKA EQUESTRIAN VILLAGE
 PROPOSED USE COMMERCIAL RECREATION
 EXISTING FUTURE LAND USE DESIGNATION COMMERCIAL RECREATION
 PROPOSED FUTURE LAND USE DESIGNATION COMMERCIAL RECREATION
 EXISTING ZONING DISTRICT PUD/EO2D
 PROPOSED ZONING DISTRICT PUD/EO2D
 SECTION 16, TOWNSHIP 44, RANGE 41 EAST
 TOTAL SITE AREA 59.37 AC
 PROPERTY CONTROL NUMBERS
 73414416000005040
 73414416000005030
 73414416000005050
 73414416000005060
 73414416000005070

PERMANENT FACILITIES	ENCLOSED FLOOR AREA	BUILDING AREA
TIKI HUT	0 SF	1,450 SF
BARN 1 (96 STALLS)	12,295 SF	19,698 SF
BARN 2 (96 STALLS)	12,295 SF	19,698 SF
SHOW OFFICE	927 SF	1,242 SF
HORSE WASH FACILITY/RESTROOM 1	680 SF	1,715 SF
HORSE WASH FACILITY 2	0 SF	980 SF
MANURE BINS	0 SF	1,600 SF
COVERED EQUESTRIAN RING (210'X360')	0 SF	80,400 SF
CELL TOWER	717 SF	717 SF
SUBTOTAL	26,914 SF	127,500 SF

TEMPORARY FACILITIES	ENCLOSED FLOOR AREA	BUILDING AREA
EVENT TENTS	0 SF	16,340 SF
TEMPORARY STABLES	0 SF	31,768 SF
SUBTOTAL	0 SF	48,108 SF
TOTAL	26,914 SF	175,608 SF

FAR - ENCLOSED FLOOR AREA / (TOTAL SITE AREA x 43,560)
 ENCLOSED FLOOR AREA 26,914 SF
 FLOOR AREA RATIO (0.10 MAX.) 0.01
 BUILDING COVERAGE - BUILDING AREA / (TOTAL SITE AREA x 43,560)
 BUILDING AREA 175,608 SF
 BUILDING COVERAGE (10% MAX.) 6.8%

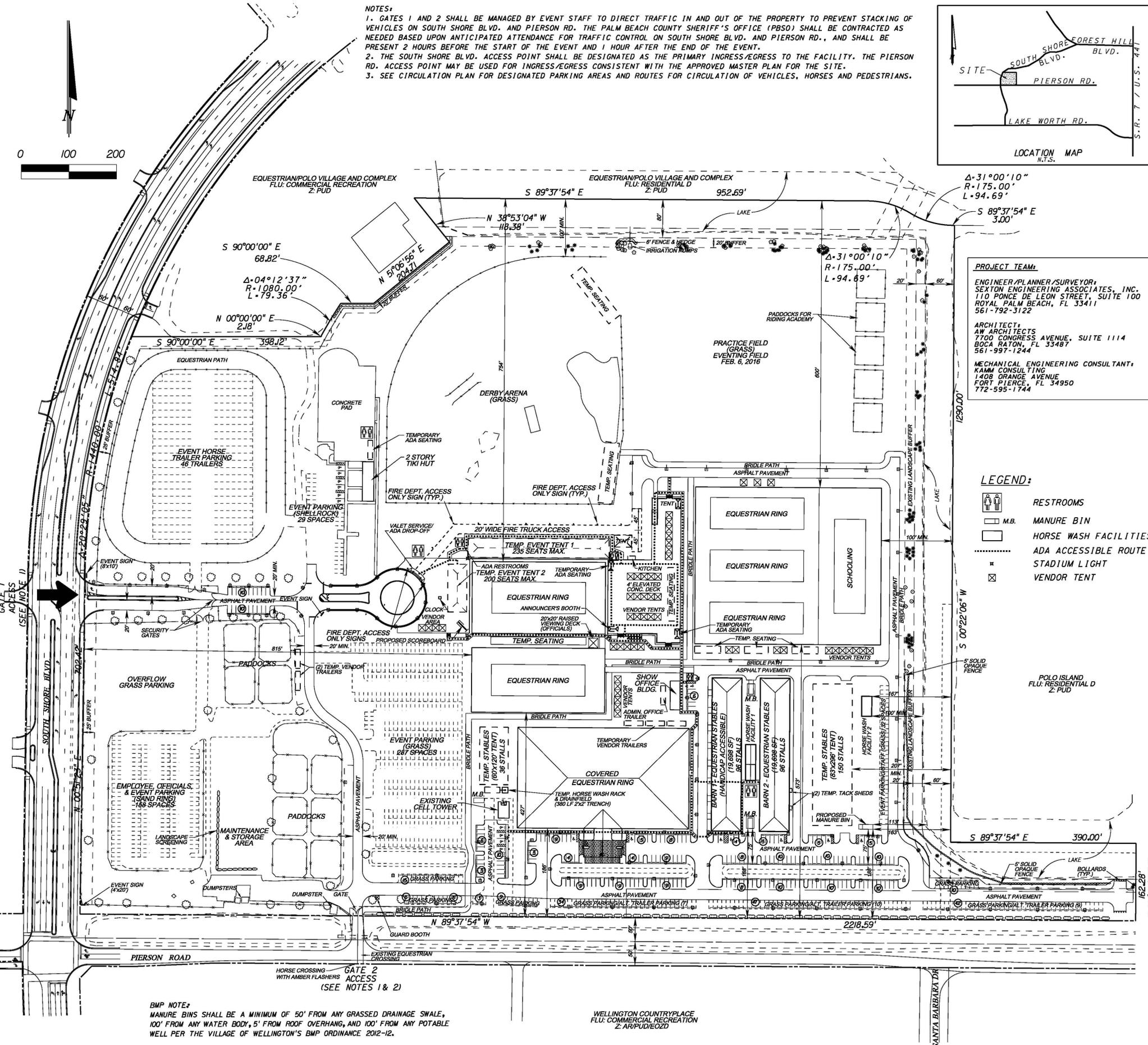
TEMPORARY EVENT SEATING:
 TEMPORARY SEATING (SPECIAL EVENTS) 1,500 SEATS MAX.
 TEMPORARY EVENT TENT 1 235 SEATS MAX.
 TEMPORARY EVENT TENT 2 200 SEATS MAX.
 TOTAL 1,935 SEATS MAX.

IMPERVIOUS AREA	PERMANENT	PAVEMENT/CONCRETE
9.94 AC	2.94 AC	7.00 AC
PERVIOUS AREA	OPEN SPACE	49.43 AC

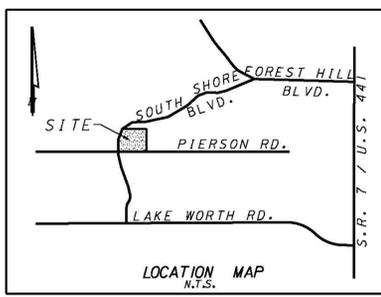
PARKING CALCULATIONS:			
PARKING REQUIRED:			
	MIN. STANDARD	QUANTITY	REQUIRED
SHOW OFFICE/RESTROOMS	1 SP/300 SF	2,602 SF	9
PERMANENT STALLS	1 SP/3 STALLS	192 STALLS	64
TEMPORARY STALLS	1 SP/300 SF	24,590 SF	82
TEMPORARY EVENT TENTS	1 SP/3 STALLS	186 STALLS	62
TEMPORARY EVENT SEATING	1 SP/3 SEATS	435 SEATS	145
HANDICAP REQUIRED	1 SP/EMP.	25 EMP.	25
TOTAL REQUIRED			887
PARKING PROVIDED:			18

PARKING PROVIDED:	
PERMANENT:	
PAVED PARKING	213
GRASS PARKING (BARNS)	170
SUBTOTAL	383
TEMPORARY:	
SHELL ROCK	29
SAND RING	158
GRASS	319
SUBTOTAL	506
TOTAL SPACES PROVIDED	889
HANDICAP PROVIDED	18
ALTERNATE TRAILER PARKING PROVIDED	72
VENDOR TENTS	60
VENDOR TRAILERS	20

REVISIONS			
NO.	DATE	BY	DESCRIPTION



NOTES:
 1. GATES 1 AND 2 SHALL BE MANAGED BY EVENT STAFF TO DIRECT TRAFFIC IN AND OUT OF THE PROPERTY TO PREVENT STACKING OF VEHICLES ON SOUTH SHORE BLVD. AND PIERSON RD. THE PALM BEACH COUNTY SHERIFF'S OFFICE (PBSO) SHALL BE CONTRACTED AS NEEDED BASED UPON ANTICIPATED ATTENDANCE FOR TRAFFIC CONTROL ON SOUTH SHORE BLVD. AND PIERSON RD., AND SHALL BE PRESENT 2 HOURS BEFORE THE START OF THE EVENT AND 1 HOUR AFTER THE END OF THE EVENT.
 2. THE SOUTH SHORE BLVD. ACCESS POINT SHALL BE DESIGNATED AS THE PRIMARY INGRESS/EGRESS TO THE FACILITY. THE PIERSON RD. ACCESS POINT MAY BE USED FOR INGRESS/EGRESS CONSISTENT WITH THE APPROVED MASTER PLAN FOR THE SITE.
 3. SEE CIRCULATION PLAN FOR DESIGNATED PARKING AREAS AND ROUTES FOR CIRCULATION OF VEHICLES, HORSES AND PEDESTRIANS.



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

LEGEND:

[Symbol]	RESTROOMS
[Symbol]	M.B. MANURE BIN
[Symbol]	HORSE WASH FACILITIES
[Symbol]	ADA ACCESSIBLE ROUTE
[Symbol]	STADIUM LIGHT
[Symbol]	VENDOR TENT

2016/2017 SPECIAL USE PERMIT
 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

GLOBAL DRESSAGE COMPLEX
 WELLINGTON, FLORIDA

DATE 11/10/2016
 SHEET 1 OF 1
 SCALE 1" = 100'

BMP NOTE:
 MANURE BINS SHALL BE A MINIMUM OF 50' FROM ANY GRASSED DRAINAGE SWALE, 100' FROM ANY WATER BODY, 5' FROM ROOF OVERHANG, AND 100' FROM ANY POTABLE WELL PER THE VILLAGE OF WELLINGTON'S BMP ORDINANCE 2012-12.

WELLINGTON COUNTRYPLACE
 FLU: COMMERCIAL RECREATION
 Z: ARP/UD/EO2D