

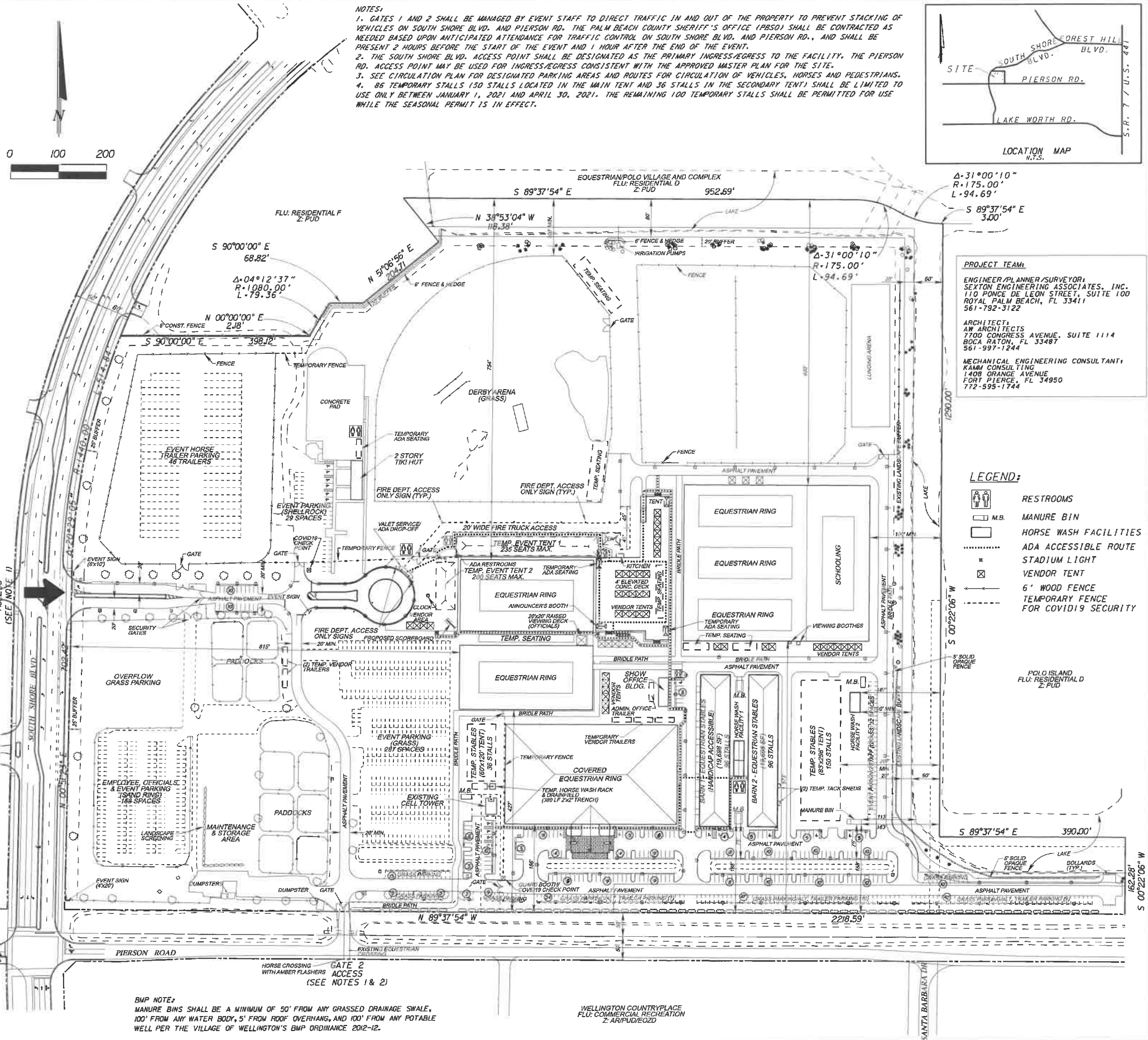
Exhibit B - Site Plan

SITE DATA	
PETITION NUMBER	2020- SPR
NAME OF PROJECT	GLOBAL DRESSAGE COMPLEX AKA EQUESTRIAN VILLAGE
PROPOSED USE	
EXISTING FUTURE LAND USE DESIGNATION	COMMERCIAL RECREATION
PROPOSED FUTURE LAND USE DESIGNATION	COMMERCIAL RECREATION
EXISTING ZONING DISTRICT	PUD/EOZD
PROPOSED ZONING DISTRICT	PUD/EOZD
SECTION 16, TOWNSHIP 44, RANGE 41 EAST	
TOTAL SITE AREA	59.37 AC
PROPERTY CONTROL NUMBERS	73414416000005040 73414416000005030 73414416000005050 73414416000005060 73414416000005070
<u>PERMANENT FACILITIES</u>	
TIKT HUT	ENCLOSED FLOOR AREA BUILDING AREA
BARN 1 (96 STALLS)	0 SF 1,450 SF
BARN 2 (96 STALLS)	12,295 SF 19,698 SF
SHOW OFFICE	12,295 SF 19,698 SF
HORSE WASH FACILITY/RESTROOM 1	927 SF 1,242 SF
HORSE WASH FACILITY 2	680 SF 1,715 SF
MANURE BINS	0 SF 980 SF
COVERED EQUESTRIAN RING (210'X360')	0 SF 1,600 SF
CELL TOWER	0 SF 80,400 SF
SUBTOTAL	717 SF 717 SF
	26,914 SF 127,500 SF
<u>TEMPORARY FACILITIES</u>	
EVENT TENTS	ENCLOSED FLOOR AREA BUILDING AREA
TEMPORARY STABLES	0 SF 16,340 SF
SUBTOTAL	0 SF 31,768 SF
	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)	1,065 SEATS MAX.
TEMPORARY EVENT TENT 1	235 SEATS MAX.
TEMPORARY EVENT TENT 2	200 SEATS MAX.
TOTAL	1,500 SEATS MAX.
IMPERVIOUS AREA	9.94 AC
BUILDINGS (PERMANENT)	2.94 AC
PAVEMENT/CONCRETE	7.00 AC
PERVIOUS AREA	
OPEN SPACE	49.43 AC
BUILDING HEIGHT	
EQUESTRIAN STABLES	35' MAX
COVERED-EQUESTRIAN RING	35' MAX
FINISHED FLOOR ELEVATION	17.50 FT NGVD MIN
<u>PARKING CALCULATIONS:</u>	
PARKING REQUIRED:	
SHOW OFFICE/RESTROOMS	MIN. STANDARD QUANTITY REQUIRED
PERMANENT STALLS	1 SP/300 SF 2,602 SF 9
TEMPORARY STALLS	1 SP/3 STALLS 192 STALLS 64
TEMPORARY EVENT TENTS	1 SP/300 SF 24,590 SF 82
TEMPORARY STALLS	1 SP/3 STALLS 186 STALLS 62
TEMPORARY EVENT TENTS	1 SP/3 SEATS 435 SEATS 145
TEMPORARY EVENT SEATING	1 SP/EMP. 25 EMP. 25
TOTAL REQUIRED	1 SP/3 SEATS 1,065 SEATS 355
HANDICAP REQUIRED	15
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

[illegible]

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.
4. 150 TEMPORARY STALLS (50 STALLS LOCATED IN THE MAIN TENT AND 36 STALLS IN THE SECONDARY TENT) SHALL BE LIMITED TO USE ONLY BETWEEN JANUARY 1, 2021 AND APRIL 30, 2021. THE REMAINING 100 TEMPORARY STALLS SHALL BE PERMITTED FOR USE WHILE THE SEASONAL PERMIT IS IN EFFECT.











PROJECT TEAM:

ENGINEER/PLANNER/SURVEYOR:
SEXTON ENGINEERING ASSOCIATES, INC.
7502 FENCE OF 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:

	RESTROOMS
	M.B. MANURE BIN
	HORSE WASH FACILITIES
.....	ADA ACCESSIBLE ROUTE
	STADIUM LIGHT
	VENDOR TENT
	6' WOOD FENCE
	TEMPORARY FENCE
	FOR COVID19 SECURITY

<p>GLOBAL DRESSAGE COMPLEX</p> <p>WELLINGTON, FLORIDA</p>	<p>S. SEXTON ENGINEERING ASSOCIATES, INC.</p> <p>CONSULTING ENGINEERS AND SURVEYORS</p> <p>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</p>		<p>2020 / 2021</p>
	<p>SEASONAL EQUESTRIAN PERMIT</p> <p>SITE PLAN</p>		<p>PROJ. NO. 1428734 SCALE 1" = 100' DATE 09/16/2020 SHEET 1 OF 1</p>