

PARCEL: P-8

USE: Neighborhood Commercial & Office
Single Family Detached
Single Family Attached

DENSITY: Commercial: .45 F.A.R.
Residential: 4.0 du/ac

ACREAGE: 9.9

MAXIMUM L.U.E.: 39

~~SPECIAL CONDITIONS:~~

- ~~1. Neighborhood commercial and office buildings shall maintain a 100' setback from the existing residential lots to the south.~~
- ~~2. Residential lots within 150' of the southern property line will be Single Family Detached lots.~~
- ~~3. One direct access may be allowed onto County Road #122.~~
- ~~4. Only 5.0 acres of this parcel may be developed as Neighborhood Commercial and Office uses.~~
- ~~5. Commercial uses shall be located adjacent to County Road and the Golf Course Road.~~
- ~~6. A buffer along the southern P.U.D. perimeter will consist of landscaping, berming or fencing.~~

PARCEL: P-9

USE: Single Family Detached

DENSITY: 4.0

ACREAGE: 15.1

MAXIMUM L.U.E.: 60