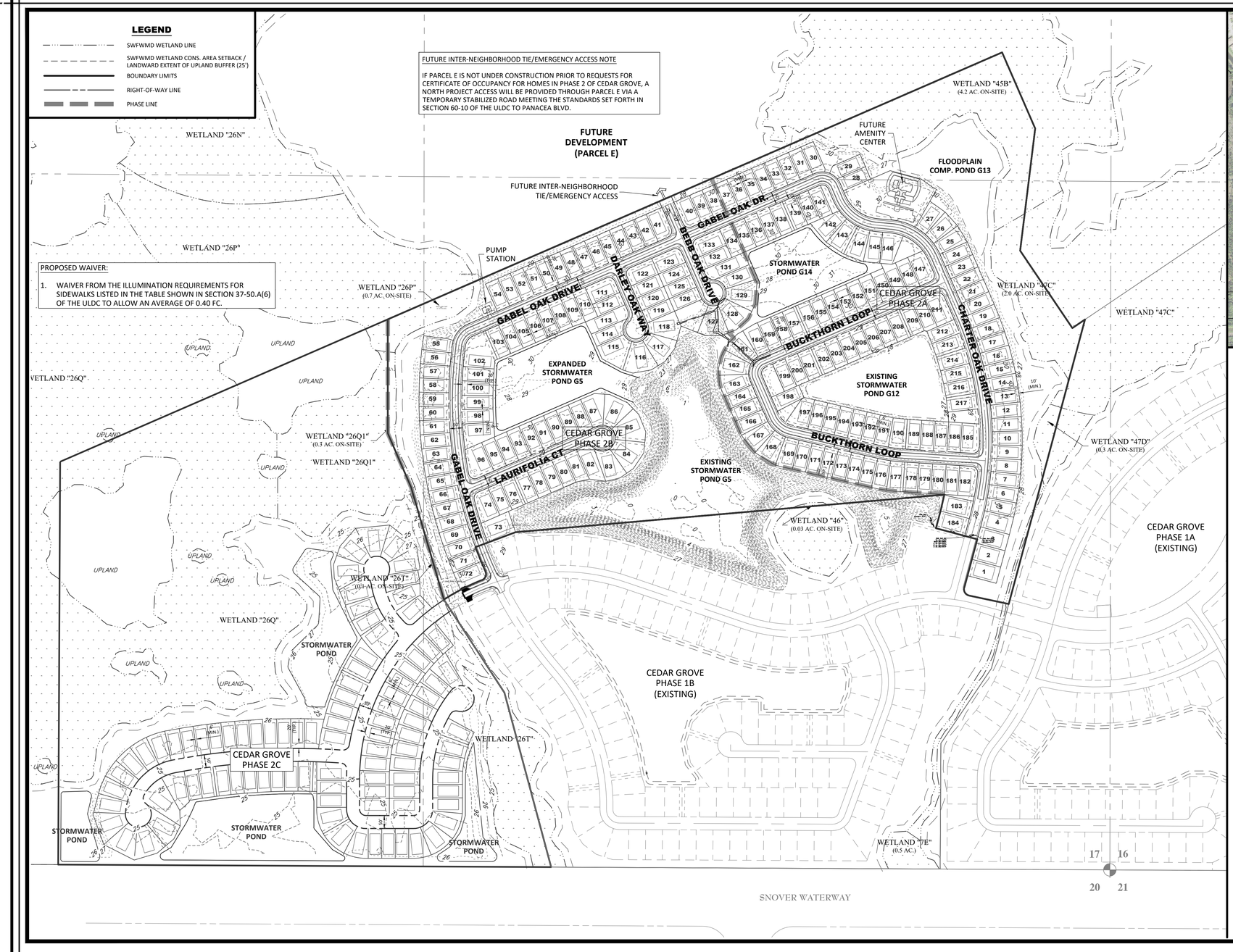
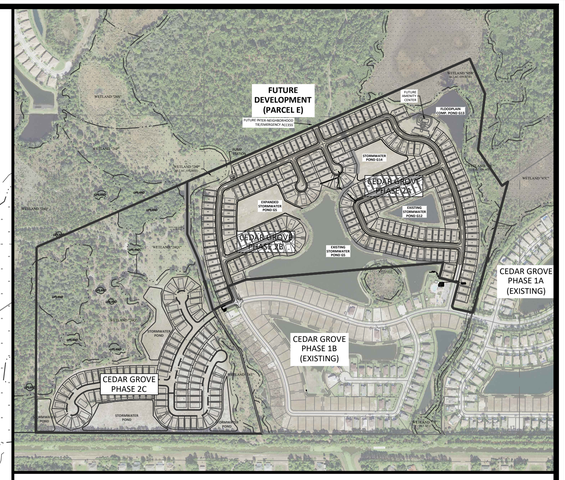



SETBACKS:
FRONT =20'
SIDE = 6'
REAR =20'
STREET SIDE =20'
REAR SCREEN
ENCLOSURE = 6'

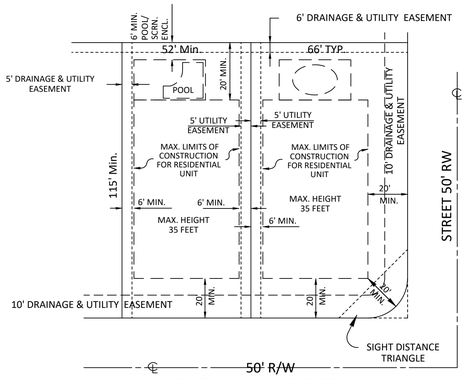
EASEMENTS
FRONT = 10'
SIDE = 6'
REAR* = 6'

MINIMUM INTERIOR
LOT WIDTH = 52'

MINIMUM CORNER
LOT WIDTH = 62'

*ZERO REAR LOT LINE EASEMENT MAY BE USED WHEN AN EASEMENT IS PROVIDED IN THE TRACT AT THE REAR OF THE LOT.

NOTE: ALL LOTS ADJACENT TO PONDS SHALL HAVE UNOBSTRUCTED DRAINAGE EASEMENTS BETWEEN TOP OF BANK AND NORMAL WATER ELEV.




**TYPICAL LOT DETAIL**

NOT TO SCALE

# Cedar Grove Phase 2A, 2B, & 2C

## Development Master Plan Amendment

Strickland T Smith

Digitally signed by Strickland T Smith
DN: C=US, O=Unaffiliated, CN=1408141000000017175388A9750000052E, CN=Strickland T Smith
Reason: I am the author of this document
Location: your signing location here
Date: 2020-12-04 13:31:40
Foxit PhantomPDF Version: 10.0.0

Pulte Homes

Sarasota County

| DATE | DESCRIPTION | BY |
|---|---|---|
| 12/04/2020 | UPDATE PROPOSED WAIVER NOTE | KB |
| 11/02/2020 | UPDATE PROPOSED WAIVER NOTE | KB |
| 09/18/2020 | UPDATE PROPOSED WAIVER NOTE | KB |
| 07/28/2020 | ADD PROPOSED WAIVER NOTE | KB |
| 01/31/2020 | REVISE PROPOSED AMENDMENTS NOTE | MAJ |
| 01/31/2020 | REMOVAL OF 1 LOT NEAR AMENITY CENTER | MAJ |

DATE: 07/15/2019 JOB #: CHC-CG-1024

Note: This is a preliminary/conceptual site plan and is subject to survey information, final design, engineering and governmental approvals, additional drainage, floodplain and grand tree analysis is required and may affect final unit totals and layout.

SCALE: 1" = 200'
0 100 200 400
HALF SCALE 11" BY 17"

HEIDT DESIGN
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R:\PANACEA\CEDAR GROVE PHASE 2\CEDAR GROVE 2A AND 2B\ENGINEERING\EXHIBITS\EXH-DMA.DWG-EXH 2020/12/04 11:35 AM KYLE BERLINSKY