

ZONED R.S.
VILLAGE OF PALM SPRINGS

BUILDING LEGEND

- EXISTING BUILDING
- NEW BUILDING/ADDITION
- NEW COVERED WALKWAY
- NEW SCORED WALKWAY
- NEW BUILDING CANOPY

NEW BUILDING LEGEND

- ① ADMINISTRATION
- ② MEDIA CENTER
- ③ CLASSROOMS BLDG.
- ④ KITCHEN / DINING
- ⑤ PE-STORE
- ⑥ CHILLER YARD

TABULAR DATA

PETITION NO:	N/A
PROJECT NO:	0561-8262
NAME OF DEVELOPMENT/PROJECT:	PALM SPRINGS ELEMENTARY SCHOOL
POD/PARCEL/SUBDIV./TRACT/PLAT NAME:	VILLAGE OF PALM SPRINGS PLAT NO. 2 BLOCK 1
PROPOSED USE(S) - EDUCATION FACILITY	
FUTURE LAND USE DESIGNATION:	N/A
ZONING DISTRICT-EXISTING	RS/SE/PDD (CIVIC SITE)
PROPOSED ZONING	RS
SECTION/TOWNSHIP/RANGE	19/44/43
PROPERTY CONTROL NO.:	N/A
TRAFFIC ANALYSIS ZONE (TAZ)	1038
LAST ZC/BCC APPROVAL DATE:	N/A
CONCURRENCY CASE NO.	N/A
TIER	N/A
TOTAL GROSS ACREAGE / SF:	9.362 / 407,821

TOTAL GROSS FLOOR AREA (INCLUDES BALCONY WALKWAYS @ 100% S.F.)	
PROPOSED 1ST FLOOR	73,255 SF
2ND FLOOR	36,924 SF
COVERED PLAY AREA	3,804 SF
CHILLER	3,315 SF
TOTAL PROPOSED	117,298 SF

FUTURE 1ST FLOOR	N/A
2ND FLOOR	N/A
TOTAL FUTURE	N/A

TOTAL BUILD OUT	117,298 SF
FLOOR TO AREA RATIO (FAR)	25.46
BUILDING COVERAGE (%) (PHASE 1 & 2)	31.5%
IMPERVIOUS SURFACE AREA (%)	65 %
LAKE/RETENTION/DETENTION (AC & %)	N/A
MAXIMUM DEPTH FROM FINISHED GRADE:	N/A
OPEN SPACE/Common Areas (AC & %)	N/A

BUILDING HEIGHT	32'
NO. OF STORIES/FLOORS	1 + 2
FINISHED GRADE ELEVATION FROM NGVD:	+/- 15.50'
CHANGE FROM CURRENT GRADE:	+/- .25' TO 2.00'

PARKING (OR AS REQUIRED BY STATE STATUTE)	REQUIRED	PROPOSED
STAFF	90	91
STAFF SERVICE	10	10
SERVICE PERSONNEL	0	0
VISITORS	40	43
STUDENTS	0	0
TOTAL	140	144

ACCESSIBLE PARKING (INCLUDED)	9
-------------------------------	---

LOADING ZONE	0	0
--------------	---	---

IMPERVIOUS MATERIALS		PROPOSED(SF)	%
BUILDING & ENCLOSED STRUCTURES	117,298	18.43	
COVERED WALKS & PLAY AREAS	17,212	1.28	
HARD PLAY & OTHER HARD SURFACES	31,243	9.78	
BUS AND AUTO PAVED ROADS	133,197	33.29	
PEDESTRIAN & BICYCLE PAVED AREA	19,531	3.00	
SUBTOTAL IMPERVIOUS MATERIALS	318,481	65.78	
PERVIOUS MATERIALS			
RECREATION (UNPAVED)	0	0	
RETENTION AREAS	0	0	
NATIVE VEGETATION AREAS	0	0	
LANDSCAPED & OTHER OPEN SPACES	141,161	34.22	
SUBTOTAL PERVIOUS MATERIALS	141,161	34.22	
TOTAL IMPERVIOUS & PERVIOUS MATERIALS	459,642	100	

SITE KEYNOTE LEGEND

- (A) LIGHT POLE
- (B) EXISTING ITV TOWER
- (C) 4' HIGH REFERENCE DETAIL 4/03-1 CHAIN LINK FENCE
- (D) FLAG POLE (SEE 08/03-3)
- (E) 6' HIGH REFERENCE DETAIL 4/03-1 CHAIN LINK FENCE
- (F) SCHOOL SIGN (TYPE 'A') SEE 05 AND 06, 06, 07/03-6
- (G) SCHOOL SIGN (TYPE 'B') SEE 4/03-6
- (H) 8' HIGH REFERENCE DETAIL 3 AND 4/03-1 CHAIN LINK FENCE
- (J) PLANTER (SEE 11/03-1)
- (K) GATE CATCH
- (L) ISLAND MOUNTED CARD READER/INTERCOM W/CALL BUTTON
- (M) MOTOR CONTROL BOX
- (N) ACCESSIBILITY RAMP (SEE CIVIL)
- (P) BOLLARD (SEE 12/03-6)
- (Q) NO PARKING / FIRE LANE SIGN

LEGAL DESCRIPTION:

LOTS 11 THROUGH 35, INCLUSIVE, IN BLOCK ONE, AND LOTS ONE THROUGH 10, INCLUSIVE, IN BLOCK 2, AND ALL OF THE PUBLIC ROAD RIGHT-OF-WAY APPEARING ON SAID PLAT AND DESIGNATED AS BRAE BURN DRIVE, IN THE VILLAGE OF PALM SPRINGS, PLAT NUMBER TWO, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 25, ON PAGES 48, 49 AND 50, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

LESS AND EXCEPTING: A STRIP OF LAND FOR ROAD RIGHT-OF-WAY IN THE EAST 1/2 OF THE EAST 1/2 OF THE NW 1/4 OF SECTION 19, TOWNSHIP 44 SOUTH, RANGE 43 EAST BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: THE POINT OF BEGINNING BEING THE SOUTHWEST CORNER OF LOT 35, BLOCK 1, VILLAGE OF PALM SPRINGS, PLAT NO.2, AS RECORDED IN PLAT BOOK 25 AT PAGE 50, PALM BEACH COUNTY PUBLIC RECORDS; RUN EASTERLY ALONG THE SOUTH LINE OF SAID LOT 35 AND LOT 34 OF BLOCK 1, A DISTANCE OF 126.03 FEET TO A POINT; THENCE RUN NORTH 2° 19' 33" EAST A DISTANCE OF 15 FEET TO A POINT; THENCE RUN SOUTH 89° 03' 06" WEST A DISTANCE OF 126.24 FEET TO A POINT IN THE WEST LINE OF THE EAST 1/2 OF THE EAST 1/2 OF THE NW 1/4 OF SECTION 19, TOWNSHIP 44 SOUTH, RANGE 43 EAST; THENCE RUN SOUTH 2° 04' 39" WEST A DISTANCE OF 7.79 FEET TO THE POINT OF BEGINNING.

AND THE SOUTH 15 FEET OF THE EAST 23.97 FEET OF LOT 34 AND THE SOUTH 15 FEET OF LOTS 33, 32, 31, 30, 29 AND 28, ALL OF BLOCK 1, OF THE SAID PLAT OF VILLAGE OF PALM SPRINGS, PLAT NO. 2.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS, AND RIGHTS-OF-WAY OF RECORD. CONTAINING: 407,821 SQUARE FEET OR 9.362 ACRES MORE OR LESS.

NOTES: LEGAL DESCRIPTIONS SHOWN HEREON ARE AS RECORDED IN OFFICIAL RECORD BOOK 159, PAGE 130 AND OFFICIAL RECORD BOOK 1647, PAGE 168.

BEARINGS SHOWN HEREON ARE REFERENCED TO AN ASSUMED BEARING OF SOUTH 00 DEGREES 14 MINUTES 54 SECONDS EAST ALONG THE WEST LINE OF THE NORTHWEST 1/4 OF SAID SECTION 19, TOWNSHIP 44 SOUTH, RANGE 43 EAST.

BENCHMARK IS A PALM BEACH COUNTY BRASS DISK SET IN A ROUND CONCRETE MONUMENT STAMPED 10TH-5. IT IS LOCATED 35 FEET SOUTH OF THE CENTERLINE OF 10TH AVE. & 95 FEET WEST OF THE CENTERLINE OF DAVIS ROAD. ELEVATION = 13.659' N.G.V.D.

THE FEDERAL EMERGENCY MANAGEMENT AGENCY HAS PROCESSED A LETTER OF MAP AMENDMENT (LOMA) FOR THE VILLAGE OF PALM SPRINGS. THE VILLAGE OF PALM SPRINGS DOES NOT LIE WITHIN A FLOOD PLAIN AND THE VILLAGE OF PALM SPRINGS FIRM MAP IS NO LONGER APPLICABLE.

UTILITY INFORMATION:

PALM SPRINGS ELEMENTARY SCHOOL	965-4717
3563 10TH AVENUE NORTH, PALM SPRINGS, FL.	
TELEPHONE:	BELLSOUTH
CONTACT:	EARL RICHARDSON 837-6394
ELECTRIC:	LAKE WORTH UTILITIES
CONTACT:	LARRY PATTERSON 586-1705
GAS:	AMERIGAS
CONTACT:	STEVE WATSON 844-1775
WATER & SEWER:	PALM SPRINGS UTILITIES
CONTACT:	RICK GIFT 965-5770

NOTES: GAS: EXISTING GAS LINES ARE UNDERGROUND FROM TANKS AND NO DOCUMENTATION WAS AVAILABLE. MINIMUM DEPTH OF 18" AS REGULATED BY LAW. PRESSURE RUNS FROM 10 TO 18 POUNDS.

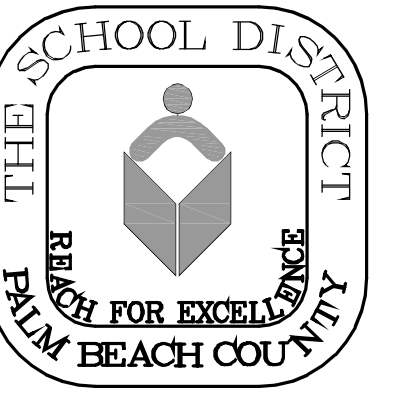
TELEPHONE: AERIAL LINES (BPS 200) SOUTHERN BELL PLAT # 0827 & 0627 EXIST ALONG THE WEST PROPERTY LINE AS SHOWN ON THIS SURVEY.

ELECTRIC: 4160 VOLTS, 3 PHASE, 2400 TO GROUND. UNDERGROUND TRANSFORMER VAULT ON WEST SIDE NEAR PROPERTY LINE. UNDERGROUND PRIMARY FROM POLE INTO VAULT - 3 TRANSFORMERS IN VAULT. OVERHEAD SERVING PORTABLES THEN GOES UNDERGROUND.

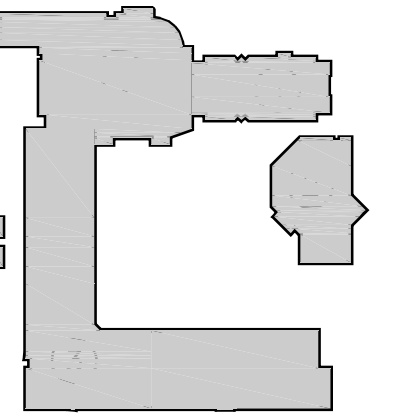


Architecture • Planning • Interior Design
400 Australian Ave S. 6th Floor
West Palm Beach, Florida 33401
Telephone: 561/655-2423
561/655-1482
AA - 0003165 IB - 0001095

The School District of Palm Beach County



PALM SPRINGS ELEMENTARY SCHOOL
SDPBC PROJ NO. 0651-8262



KEY PLAN

Sheet Title:
SITE PLAN

Date: 04/21/2003
REISSUE: 06/30/2003
P+A Proj. No: 02143

Drawn By: S+A

Checked By: RM/SE

Revisions:
① 07/15/03
② ASI-6 9/26/03

Sheet No:

G1-1

or:

