

### LEGEND

- PROPOSED ROADWAY  
- APPROXIMATELY 4.85± ACRES (18.7%)
- RESIDENTIAL LOT AREA  
- APPROXIMATELY 11.04± ACRES (42.5%)
- COMMON AREA  
- APPROXIMATELY 0.95± ACRES (3.7%)
- OPEN SPACE  
- APPROXIMATELY 3.36± ACRES (13.0%)
- COMMON AREA/STORMWATER  
- APPROXIMATELY 5.73± ACRES (22.1%)
- BLOCK PERIMETER
- LIMITS OF PHASE I
- LIMITS OF PHASE II
- DESIRABLE TREE TO REMAIN
- TOTAL AREA  
- APPROXIMATELY 25.91± ACRES (100.0%)
- PROPOSED WASTEWATER
- PROPOSED POTABLE WATER

- ### NOTES
1. ALL LAND USE AREAS AND RIGHT-OF-WAY WIDTHS ARE APPROXIMATE AND MAY BE ADJUSTED WITH FINAL DEVELOPMENT PLAN SUBMITTALS.
  2. THE PROJECT MAY BE DEVELOPED IN UP TO TWO PHASES WITH EACH PHASE FULLY COMPLYING WITH ALL APPLICABLE ULDC REQUIREMENTS.
  3. RIGHT OF WAY WIDTHS AND FINAL CROSS-SECTION WITHIN THE SUBDIVISION SHALL BE DETERMINED AT THE TIME OF FINAL DEVELOPMENT PLAN SUBMITTALS AND SHALL COMPLY WITH APPLICABLE ULDC STANDARDS.
  4. BLOCK PERIMETERS SHALL NOT EXCEED 2,000 LINEAR FEET AS REQUIRED IN ULDC CH 407.69(4).
  5. THE DASHED LINE REPRESENTS THE APPROXIMATE LIMITS OF THE BLOCK PERIMETER.
  6. COMMON AREAS MAY INCLUDE LANDSCAPE AREAS AND IMPROVED AMENITY AREAS WHICH MAY INCLUDE A POOL & PATIO AREA.
  7. ALL PUBLIC R/W WILL HAVE A 6 FT CONCRETE SIDEWALK ON EACH SIDE OF THE ROAD, THE EXTENSION OF SW 69TH TERRACE WILL MEET THE APPLICABLE SECTIONS OF TABLE 407.141.1.
  8. PRIVATE ALLEYS SHOWN ON PLAN WILL BE EXCLUDED FACILITIES FOR 407.141 (G).

- ### UTILITIES
1. ELECTRIC SERVICE WILL BE PROVIDED BY GRU ELECTRIC FROM THE EXISTING ELECTRIC LINE LOCATED ON NW 69TH TERRACE.
  2. WATER AND SANITARY SEWER WILL BE PROVIDED BY GRU FROM EXISTING WATERMAIN AND MANHOLE LOCATED IN AN EXISTING CASSETT WITHIN THE PROJECT.

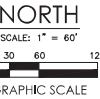
### BLOCK PERIMETER INFORMATION

BLOCK	LENGTH (±)
1	1,080 L.F.
2	1,220 L.F.
3	1,229 L.F.
4	860 L.F.
5	1,092 L.F.
6	1,438 L.F.
7	507 L.F.
8	679 L.F.
9	800 L.F.
10	480 L.F.

**NOTE:**  
BLOCK PERIMETER MEASUREMENTS ARE APPROXIMATE AND MAY BE ADJUSTED AT FINAL DEVELOPMENT PLAN REVIEW. PROVIDED ADJUSTMENTS ARE CONSISTENT WITH ULDC CH 407.69 REQUIREMENTS.



18,000  
728 W. 2nd Ave. South Tower, Suite 300  
MUNICHVILLE, TENNESSEE 37059  
TEL: 615.227.2252  
WWW.EDA-INC.COM MAILBOX#3007



No.	Date	Comment

ALL UTILITIES SHOWN BEING FIELD RECORDED AND BASED ON CONTRACTOR'S REVIEW. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION AND DEPTHS OF ALL EXISTING UTILITIES BEFORE ANY EXCAVATION OR CONSTRUCTION OF UTILITIES.



Claudia S. Vega, P.E., - 51332 -  
Engineer Certificate No.

Project No: 2021-0077  
Project title: COUNTY AND GRU SUBMITTAL

TARA VISTA  
REVISED FINAL  
DEVELOPMENT PLAN  
ALACHUA COUNTY,  
FLORIDA

Sheet title: GENERAL DEVELOPMENT AND TRANSPORTATION NETWORK PLAN

Designed: CSV Sheet No:  
Drawn: SLP  
Checked: MMD  
Date: 12/19/2024  
**C130**

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