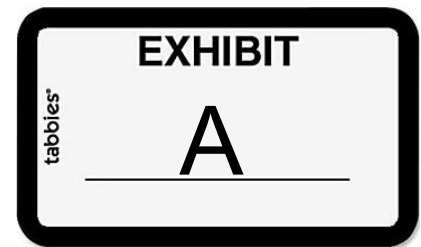




VERIFIED LEGAL DESCRIPTION FORM

(APPENDIX C)



The following legal description has been prepared by
Stuart Buchanan / V&S Surveying Inc.
and submitted to the City Planning Bureau for verification.

Signature

4/25/16

Date

"This description has been
reviewed by the Bureau of
Engineering and is acceptable
based on a comparison with:

THE RECORD PLAT,
RAW TRAVERSE
AND CLOSURE.

By J. Y. Pitt Date 8-29-2016

Application Request (Office Use Only)

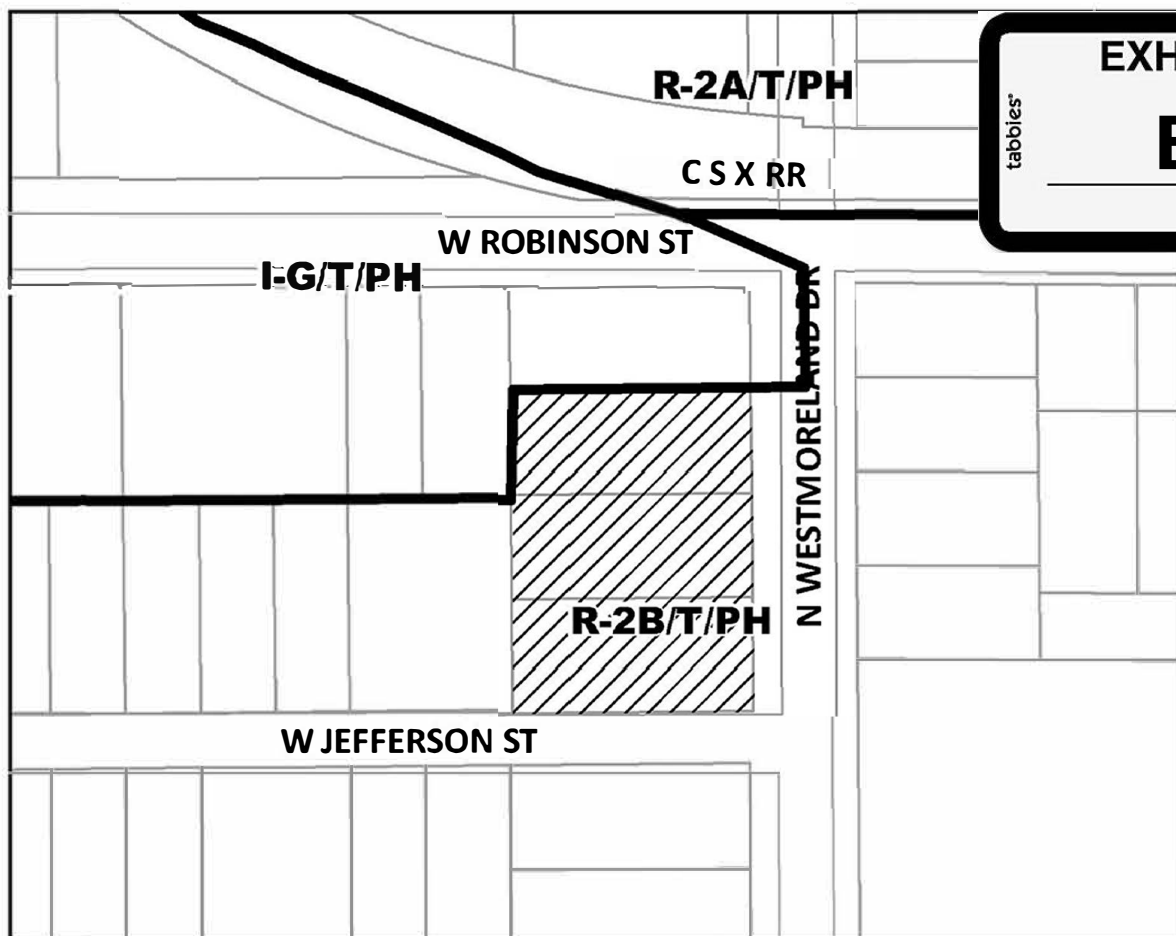
File No. ZON2016-00009

Legal Description Including Acreage (To be typed by Applicant):

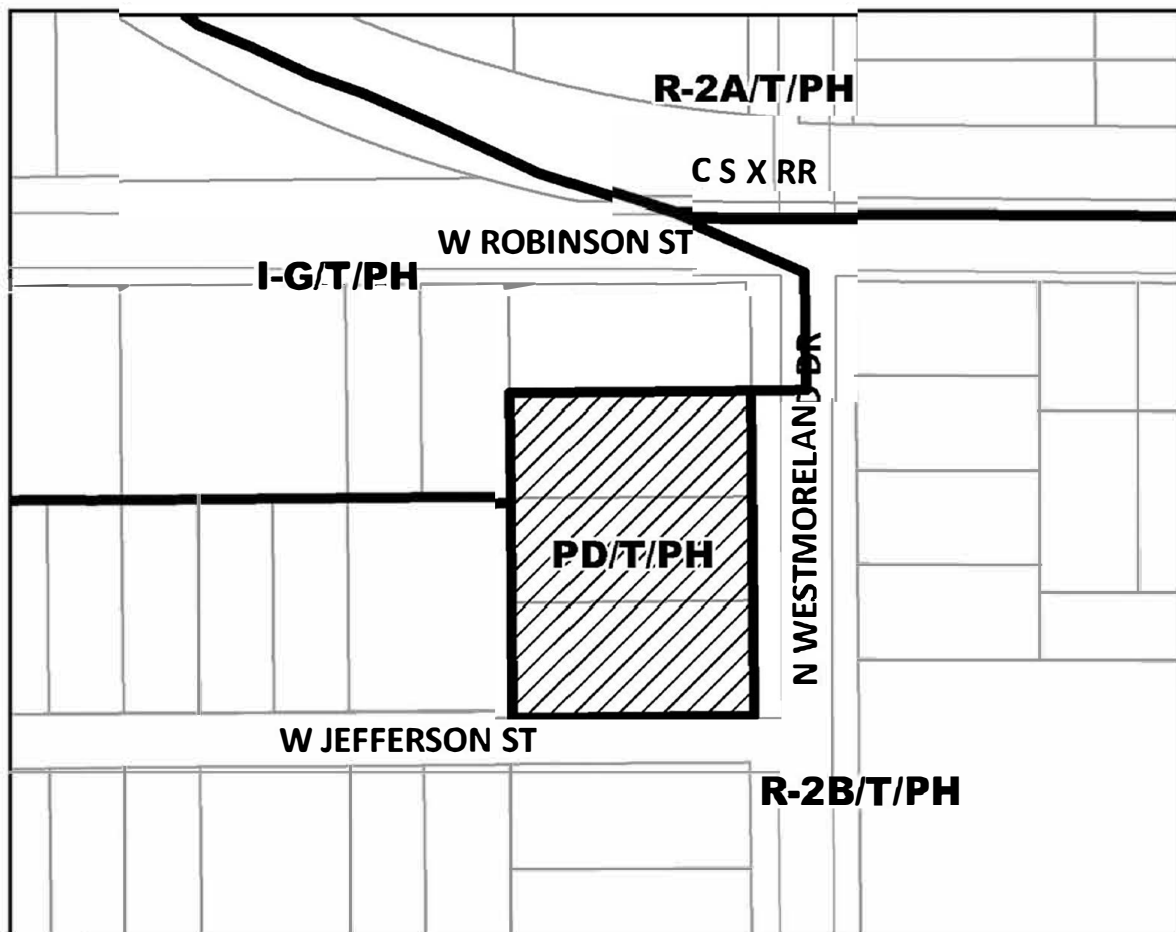
Lots 2, 3 and 4, Block 1, Van M. Morgan's 2nd ADDITION TO ORLANDO, according to the Plat thereof, as recorded in Plat Book D, Page 87, Public Records of Orange County, Florida and the East ½ of the vacated alley way on the West of Lots, 2, 3 and 4.

CONTAINS 0.53 ACRES, MORE OR LESS.

1 OF 1



Zoning - Existing ZON2016-00009



Zoning - Proposed ZON2016-00009



tabbles

EXHIBIT

B

PROJECT DATA

PROJECT:
222 WESTMORELAND APARTMENTS

ZONING INFORMATION:
R-2B/T/PH

BUILDING INFORMATION:
CONSTRUCTION TYPE: TYPE IIB, UNPROTECTED, SPRINKLED
OCCUPANCY: R-2 RESIDENTIAL SINGLE FAMILY
RISK CATEGORY: CATEGORY II
TOTAL FLOOR AREA: 15,644 SQUARE FEET
BUILDING HEIGHT: 28'-6"
FINISH FLOOR: 109.33
FLOOR LEVELS: 2

SITE INFORMATION:
SITE AREA: 0.53 ACRES (23,062 SQUARE FEET)
FLOOD ZONE: COMMUNITY NO. : 120186
PANEL : 0245
SUFFIX : F
F.I.R.M. DATE : 09/25/2009
FLOOD ZONE : X NOT WITHIN 100 YEAR FLOOD AREA
SOIL TYPE: MILLHOPPER-URBAN LAND COMPLEX, 0 TO 5 PERCENT SLOPE
BUILDING COVERAGE: 33.9% (7822 SQUARE FEET)
FLOOR AREA RATIO: 67.8
IMPERVIOUS AREA: 67.6% (15581 SQUARE FEET)
DENSITY : 30.2 UNITS PER ACRE
NUMBER OF UNITS: 16 APARTMENT UNITS
OPEN SPACE: 33.0% (7606 SQUARE FEET)
PARKING SPACES: 22 TOTAL (1 HANDICAPPED SPACE INCLUDED)
BIKES : (2)5 BICYCLE RACKS (10 TOTAL)

LEGAL DESCRIPTION:
LOT 2, BLOCK 1, VAN M. MORGAN'S 2ND ADDITION TO ORLANDO, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK D, PAGE 87, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA AND THE EAST 1/2 OF VACATED ALLEY WAY ON THE WEST OF LOTS 2 AND 4.

PROPERTY OWNERS:
222 NORTH WESTMORELAND DRIVE, ORLANDO, FLORIDA 32805
PARCEL 27-22-29-5744-01-040
MOHAMMED Y LUTFI
425 PEACHTREE ROAD, ORLANDO, FLORIDA 32804

226 NORTH WESTMORELAND DRIVE, ORLANDO, FLORIDA 32805
PARCEL 27-22-29-5744-01-030
LUTFI INVESTMENT COMPANY INC., SAID Y LUTFI, REGISTERED AGENT
P. O. BOX 555179, ORLANDO, FLORIDA 32855

230 NORTH WESTMORELAND DRIVE, ORLANDO, FLORIDA 32805
PARCEL 27-22-29-5744-01-020
LUTFI INVESTMENT COMPANY INC., SAID Y LUTFI, REGISTERED AGENT
P. O. BOX 555179, ORLANDO, FLORIDA 32855

DEVELOPER: T.B.D.

ENGINEER:
J. S. NAGAMIA, P. E. NO. 19241
11104 61ST STREET
TEMPLE TERRACE, FL 33617
PHONE: 813-988-0727
EMAIL: NAGAMJ@YAHOO.COM

SURVEYOR:
V & S SURVEYING, INC.
2412 ORSOTA CIRCLE, OCOEE, FLORIDA 34761
PHONE: 407-342-1510
FAX: 407-656-8365
EMAIL: VSSURVEYING@AOL.COM

AGENT:
STUART BUCHANAN
SWANN, HANDLEY, STUMP, DIETRICH & SPEARS PROFESSIONAL ASSOCIATION
1031 WEST MORSE BOULEVARD, SUITE 350, WINTER PARK, FLORIDA 32789
PHONE: 407-647-2777
EMAIL: SBUCHANAN@SWANNHANDLEY.COM

