



THE CONSERVATORY

EXHIBIT "D"
RESIDENTIAL LOT INFORMATION
(See attached exhibits)

TYPICAL RESIDENCE CRITERIA
TYPE "A" LOT
FRONT ENTRY SPLIT GARAGE



SETBACK CRITERIA

- FRONT:** MINIMUM OF 32.5 FEET FROM UNCONDITIONED SPACE (E.G. GARAGE)
 MINIMUM OF 45 FEET FROM CONDITIONED SPACE
 MAXIMUM OF 57.5 FEET FROM UNCONDITIONED SPACE
 MAXIMUM OF 57.5 FEET FROM CONDITIONED SPACE
- REAR:** MINIMUM OF 10 FEET FROM PRIMARY STRUCTURE
 MINIMUM OF 5 FEET FROM SECONDARY STRUCTURE (POOLS, SCREENED ENCLOSURES)
 IF UPLAND BUFFER IS LOCATED WITHIN LOT, REAR SETBACK SHALL BE COINCIDENT WITH UPLAND BUFFER LINE
- SIDE:** MINIMUM OF 3 FEET AND 7 FEET, UNLESS OTHERWISE ENCUMBERED BY UTILITY, ACCESS, OR DRAINAGE EASEMENT
 FOR LOTS ADJACENT TO RIGHT-OF-WAY, MINIMUM OF 20 FEET

NOTE: ALL SETBACK CRITERIA IS BASED ON DIMENSION FROM APPLICABLE PROPERTY LINE.



THE CONSERVATORY
AT HAMMOCK BEACH

LEGEND

YARD - LANDSCAPED AREA	ROOF (1.5 FT OVERHANG ILLUSTRATED)	PROPERTY LINE	REAR YARD SETBACK LINE
DRIVEWAY - BRICK PAVEMENT	CONCRETE CURB	SIDE YARD SETBACK LINE	BUILDING
BRICK PAVEMENT SIDEWALK (5 FT WIDE)	PAVED ROADWAY	FRONT YARD SETBACK LINE	UNCONDITIONED SPACE
POOL	VEHICLE - SUV SIZE		

REAR YARD, POOL, AND VEHICLE SETBACK CRITERIA FOR TYPE "A" LOTS ARE BASED ON THE UPLAND BUFFER LINE AND APPROVAL BY THE ARCHITECTURAL REVIEW BOARD.















