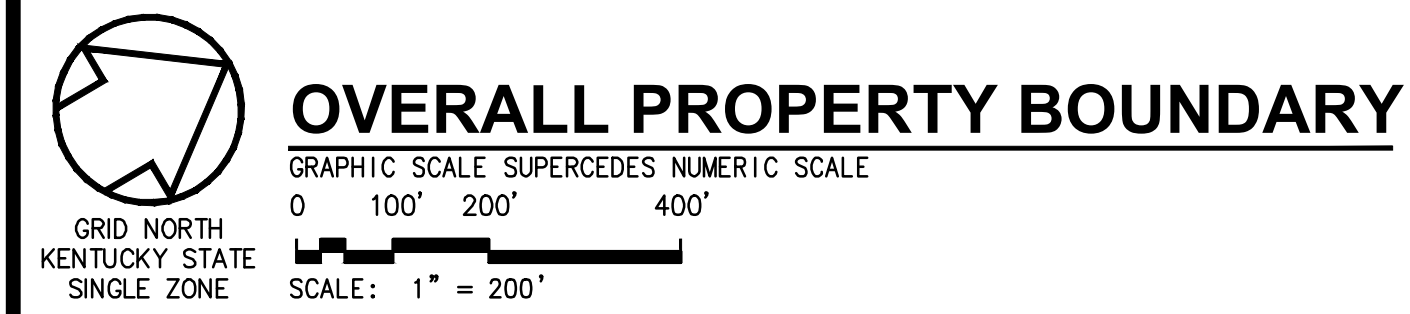


LOCATION MAP  
NOT TO SCALE



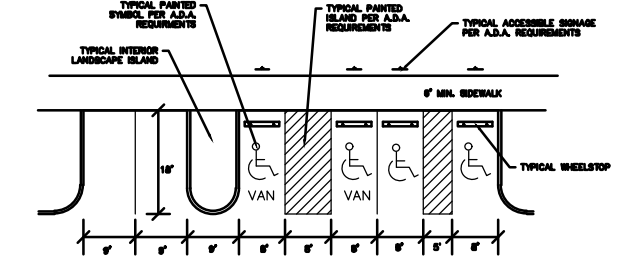
**SITE DATA**

GROSS SITE AREA	57.64 ACRES
NET SITE AREA	2,910,702.25 SQ.FT. 57.51 ACRES
C.U.P. AREA	2,504,833.32 SQ.FT. 12.64 ACRES
EXISTING ZONING	EZ-1
EXISTING FORM DISTRICT	TWFD
EXISTING USE	MIXED USE
TOTAL EXISTING BUILDING AREA	910,792.1 SQ.FT.
PROPOSED C.U.P. USE	CAMPGROUND
PARKING REQUIREMENTS	PARKING REQUIREMENTS TO BE DETERMINED BY PLANNING DIRECTOR

- GENERAL NOTES:**
1. ALL BUILDING DESIGN SHALL BE IN ACCORDANCE WITH CHAPTER 5.5 & 5.6 OF THE LAND DEVELOPMENT CODE.
  2. CONSTRUCTION PLANS, ENCROACHMENT PERMIT AND BOND WILL BE REQUIRED BY KYTC AND METRO PUBLIC WORKS FOR ALL WORK DONE WITHIN STREET RIGHT-OF-WAY.
  3. COMPATIBLE UTILITY LINES (ELECTRIC, TELEPHONE, CABLE) SHALL BE PLACED IN A COMMON TRENCH UNLESS OTHERWISE REQUIRED BY APPROPRIATE AGENCIES.
  4. MITIGATION MEASURES FOR DUST CONTROL SHALL BE IN PLACE DURING DEMOLITION AND CONSTRUCTION ACTIVITIES TO PREVENT FLOATING PARTICULATE EMISSIONS FROM REACHING EXISTING ROADS AND NEIGHBORING PROPERTIES.
  5. BOUNDARY AND TOPOGRAPHIC INFORMATION TAKEN FROM DEED AND LOIC.
  6. ALL SIGNAGE WILL COMPLY WITH LAND DEVELOPMENT CODE.
  7. ALL DUMPSTERS AND SERVICE STRUCTURES TO BE SCREENED PER L.D.C. REQUIREMENTS.
  8. CONCRETE WHEEL STOPS OR CURBING AT LEAST SIX (6) INCHES HIGH AND SIX (6) INCHES WIDE SHALL BE PROVIDED TO PREVENT VEHICLES FROM OVERHANGING ADJACENT SIDEWALKS, PROPERTIES OR PUBLIC RIGHTS-OF-WAY TO PROTECT LANDSCAPED AREAS AND TO PROTECT ADJACENT PROPERTIES. SUCH WHEEL STOPS OR CURBING SHALL BE LOCATED AT LEAST THREE(3) FEET FROM ANY ADJACENT WALL, FENCE, PROPERTY LINE, WOODY VEGETATION, WALKWAY OR STRUCTURE.
  9. TRASH RECEPTACLES ARE LOCATED THROUGHOUT CAMP AREA AND ARE EMPTIED DAILY AT MAIN DUMPSTER AREA.
  10. ONLY ABOVE GROUND FIRE PITS ARE ALLOWED PER SHELVEY FIRE DEPARTMENT.
  11. CAMPSITES ARE DAILY/WEEKLY ONLY, NO LEASES.

**HEALTH DEPT. NOTES**

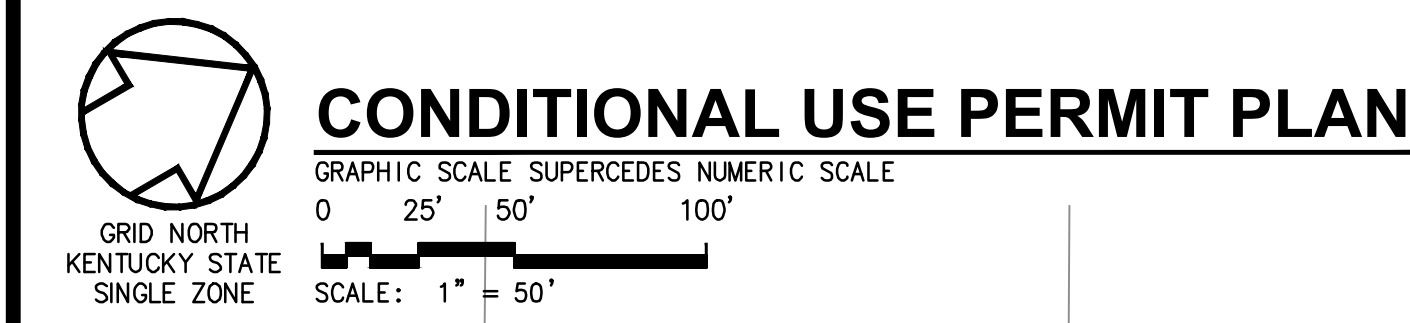
1. SUBJECT TO BOARD OF HEALTH APPROVAL PRIOR TO ISSUE OF ANY PERMITS.



TYPICAL PARKING DETAIL  
NO SCALE

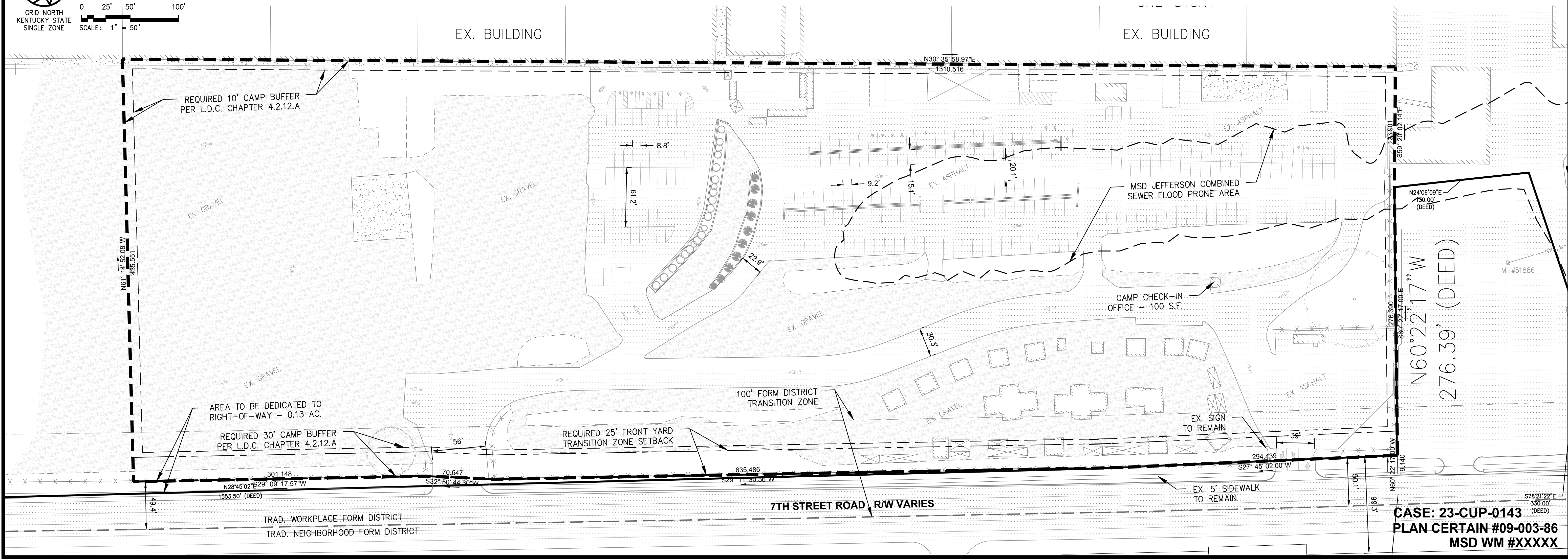
**CONDITIONAL USE PERMIT**  
REQUEST CONDITIONAL USE PER CHAPTER 4.2.11 TO ALLOW A CAMPGROUND TO BE LOCATED EZ-1 ZONE.

**LANDSCAPE REQUIREMENTS**  
NO NEW LANDSCAPE REQUIRED PER CHAPTER 10.1 & 10.2 BASED ON PERCENT OF IMPROVEMENTS NOT MEETING THE THRESHOLD FOR LANDSCAPE REQUIREMENTS. NO NEW CONSTRUCTION.



**TREE CANOPY CALCULATIONS**

TOTAL SITE AREA	2,510,702 S.F.
NO ADDITIONAL TREE CANOPY REQUIRED PER CHAPTER 10.1.2.B.3 OF THE L.D.C. FOR INCREASE OF LESS THAN 20%. NO NEW CONSTRUCTION.	



**Bowman**

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CONDITIONAL USE PERMIT PLAN  
DERBY PARK RV RESORT

OWNER:  
LOUISVILLE 2900, LLC  
11111 SANTA MONICA BLVD.  
SUITE 800  
LOS ANGELES, CA 90024

240719 - DEV PLAN CUP DRAWING

**FOR REVIEW ONLY**

PLAN STATUS

4/24/23	SUBMITTAL
7/11/23	HEALTH DEPT NOTE
7/31/23	METRO WORKS REV

DATE	DESCRIPTION
XX	JLC
XX	CHKD
SCALE	H: AS SHOWN V: N/A

JOB No. 240719  
DATE : 02-06-2023  
FILE No. FILE NO

NOT FOR CONSTRUCTION

CASE: 23-CUP-0143  
PLAN CERTAIN #09-003-86  
MSD WM #XXXXX