

ORDINANCE NO. 2018 - 22

AN ORDINANCE OF THE CITY COMMISSION OF DELAND, FLORIDA, CHANGING THE ZONING FROM THE CITY OF DELAND'S C-2, GENERAL COMMERCIAL, TO 1580 S. WOODLAND PD, PLANNED DEVELOPMENT ZONING DESIGNATION, ON PROPERTY LOCATED AT 1580 SOUTH WOODLAND BOULEVARD; APPROVING A PLANNED DEVELOPMENT PLAN CONSISTING OF APPROXIMATELY 6.47 ACRES OF PROPERTY; MAKING FINDINGS OF CONSISTENCY WITH THE COMPREHENSIVE LAND USE PLAN FOR THE CITY OF DELAND; DIRECTING CHANGE IN THE COMPREHENSIVE ZONING MAP; PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the applicant, Michael J. Woods, (hereinafter referred to as "Applicant") is the authorized agent of the owner, 1580 S. Woodland Blvd., LLC, of approximately 6.47 acres of land located at 1580 S. Woodland Blvd., which is more particularly described in the legal description attached hereto as Exhibit "A", and which by this reference is made a part hereof; and

WHEREAS, the Applicant has applied for a change of zoning from the present zoning classification of City's C-2, General Commercial, to 1580 S. Woodland PD, Planned Development District; and

WHEREAS, said rezoning as a PD District is consistent with both the Comprehensive Plan and the purpose and intent of Section 33-32 of the Code of Ordinances of the City of DeLand (the "Code"); and

WHEREAS, the Applicant has submitted an application for the approval of a development plan in order to amend the property's zoning designation and change certain development standards for the property described in Exhibit "A" (hereinafter the "Property" or the "Project"); and

WHEREAS, the proposed development plan meets or exceeds the minimum conditions and standards for the PD District with respect to minimum development size, perimeter setbacks, comprehensive plan consistency, internal compatibility, external compatibility, open spaces, sidewalks, environmental constraints, internal access and circulation, external transportation access, off-street parking, public facilities and unified control; and

WHEREAS, the proposed development plan is consistent with the Highway Commercial future land use designation.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF DELAND, FLORIDA:

Section 1. The City Commission has held a public hearing to approve the change of zoning from the City's C-2, General Commercial zoning designation, to 1580 S. Woodland PD, Planned Development District, on the property located at 1580 South Woodland Boulevard.

Section 2. Pursuant to the determination made at a public hearing, the City Commission hereby amends the Comprehensive Zoning Map of the City to include the land described in Exhibit "A" as 1580 S. Woodland PD, Planned Development District.

Section 3. The zoning of the Property as PD, Planned Development District, is made pursuant to Section 33-32 of the Code and the development of the Property shall take place in accordance with that Section and in substantial compliance with the Development Plan Agreement, Maps and other supporting documentation submitted by the Applicant which shall be filed and retained for public inspection in the office of the City Planning Department and constitute a supplement to the official Zoning Map of the City.

Section 4. The approved Development Plan for 1580 S. Woodland PD, Planned Development District, including the Development Plan Agreement, Map and other supporting documentation (on file with the City Planning Department), are attached hereto as Exhibit "B" and by this reference made a part hereof.

Section 5. The failure of the approved Development Plan to address a particular permit, condition, term or restriction shall not relieve the Applicant of the necessity of complying with any law governing said permitting requirements, conditions, terms or restrictions, as same may be amended or enacted from time to time in the future. All current land development regulations of the City are applicable to the PD District except to the extent that they conflict with a specific provision of the approved Development Plan.

Section 6. At the time of development, the Applicant shall comply with all relevant building codes and development standards contained in the City's Code of Ordinances or in the Development Plan; provided, however, that the development standards contained in the adopted Development Plan shall supersede comparable standards contained in the Code of Ordinances.

Section 7. Pursuant to Article 5 of the City's Land Development Regulations, the Applicant shall comply with all applicable infrastructure regulations.

Section 8. The City Commission may rezone any portion of the Project which has not obtained a site plan approval within five years from the date of adoption of this Ordinance.

Section 9. Prior to the issuance of a building permit, Applicant shall submit an easement document, acceptable to the City of DeLand, permitting additions to shared access, parking, utilities, and stormwater.

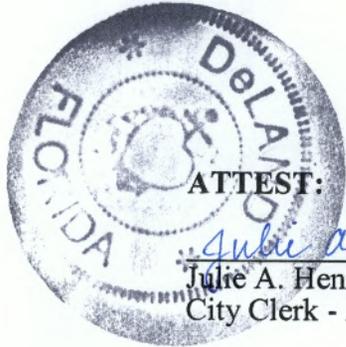
Section 10. The City Engineer and Planning Director are hereby directed to change the Comprehensive Zoning Map of the City of DeLand to conform with the change of zoning enacted in this Ordinance.

Section 11. No rights to obtain final development orders nor any rights to develop the property have been granted or implied by this Ordinance. Final development orders for the property including, but not limited to, site plan approval shall be subject to a determination of concurrency.

Section 12. If any section, sentence, clause or phrase of this Ordinance is held to be invalid or unconstitutional by any court of competent jurisdiction, that holding shall in no way affect the validity of the remaining portions of this Ordinance.

Section 13. This Ordinance shall become effective immediately upon its adoption.

PASSED AND DULY ADOPTED this 17th day of December, 2018.



ATTEST:

Julie A. Hennessy
Julie A. Hennessy
City Clerk - Auditor

Robert F. Apgar
Robert F. Apgar
Mayor - Commissioner

Passed on first reading: December 3, 2018
Adopted on second reading: December 17, 2018

APPROVED AS TO FORM AND LEGALITY:

Darren J. Elkind
Darren J. Elkind
City Attorney

Exhibit "A"
Legal Description

DESCRIPTION: (PER TITLE COMMITMENT FILE NO. 7020626)

The South 533 feet of the East 627.5 feet of the Willis G, Stevens' Re-plat of Cherokee Park, in the Southwest ¼ of the Southwest ¼ of Section 21, Township 17 South, Range 30 East, Volusia County, Florida, according to map in Map Book 9, Page 217, EXCEPT that portion lying in State Road right of way, and EXCEPT the North 149 feet of the East 230 feet thereof, said East 230 feet all lying West of South Woodland Boulevard, as now occupied and established. Said property being more particularly described as follows:

Commencing at the Southeast corner of the West ½ of the Southwest ¼ of Section 21, Township 17 South, Range 30 East, in Volusia County, Florida; thence North, along the East line of said half-quarter section, a distance of 338.19 feet (R), to a point on the extended South line of the aforementioned Stevens Re-plat; thence along said extended South line, South 89°07'48" West, a distance of 57.71 feet, to a found 5/8 iron pin, 6" deep, at the Southeast corner of said Stevens Re-plat, being the Point of Beginning; thence along said South line, South 89°07'48" West, a distance of 594.51 feet (R)(M), [South 89° 16' (P)], to a set ½" iron pin with AES Cap 0002; thence North 02°19'56" West, a distance of 533.00 feet (M) North 02°15'40" West (R)], to a found 5/8" iron pin set in concrete; thence North 89°08'05' East, a distance of 364.04 feet (M), North 89°07'50" East 364.20 feet (R)] to a found 2" pipe; thence South 02°04'07' East, a distance of 148.82 feet (M), [South 02°04'10" East, 149.00 feet (R)], to a found iron pin with a cap; thence North 89°07'28" East, a distance of 229.98 feet (M), [North 89° 07'50" East, 230.00 feet (R)], to a found iron pin with a cap, on the West right of way line of South Woodland Boulevard; thence along said right of way line, South 02°04'10' East, a distance of 228.24 feet (M) [233.09 feet (R)], to a point (not monumented); thence continuing along said West line, South 03°09'06" East, a distance of 155.80 feet (M), [150.95 feet (R)], to the Point of Beginning.

Exhibit B

1 PLANNED DEVELOPMENT AGREEMENT

2 IN THE CITY COMMISSION OF THE

3 CITY OF DELAND, FLORIDA

4 IN RE: (CASE # _____) Application of

5 ASBURY-DELAND IMPORTS, LLC

6 ORDINANCE # 2018-22

7 ORDER AND RESOLUTION

8 GRANTING A REQUEST FOR CHANGE OF ZONING FROM C-2 TO

9 1580 S. WOODLAND-PD

10
11 The Application of Asbury-DeLand Imports, LLC, hereinafter "Applicant", for
12 rezoning was heard by and before the City Commission, DeLand, Florida on December
13 3, 2018 and December 17, 2018. Based upon the verified Application and other
14 supporting documents, maps, charts, overlays, other evidence and instruments; the
15 advice, report and recommendations of the Community Development and other
16 Departments and agencies of DeLand, Florida; and the testimony adduced and
17 evidence received at the Public Hearing on this Application by the Planning Board on
18 October 17, 2018, and otherwise being fully advised, the City Commission does hereby
19 find and determine as follows:

20 GENERAL FINDINGS:

21 A. That the application of Asbury-DeLand Imports, LLC was duly and
22 properly filed herein on August 20, 2018 as required by law.

1

2 B. That all fees and costs which are by law, regulation, or Ordinance
3 required to be borne and paid by the applicant have been paid.

4

5 C. That the applicant is the owner of a 6.47 +/- acres parcel of land which is
6 situated in DeLand, Florida. This parcel of land is described more particularly in the
7 survey and legal description, a true copy of which is attached hereto as Exhibit "A".

8

9 D. That the Applicant has complied with the concept plan provision as
10 required by Land Development Regulations Ordinance #2013-11, as amended.

11

12 E. That the Applicant has complied with the "Due Public Notice"
13 requirements of the City Commission, Land Development Regulations Ordinance
14 #2013-11, as amended.

15

16 F. That the owner of the property, Asbury-DeLand Imports, LLC, agrees
17 with the provisions of the Development Agreement.

18

19

FINDINGS REGARDING REZONING

20

A. That the Applicant has applied for a change of zoning from the present
21 zoning classification of the parcel described in Exhibit "A" from C-2 to 1580 S.
22 WOODLAND-PD (Planned Development).

1

2 B. That the said rezoning to the 1580 S. WOODLAND-PD is consistent with
3 both the City of DeLand Comprehensive Plan Ordinance #1990-04, as amended, and the
4 intent and purpose of the City of DeLand Land Development Regulations Ordinance
5 #2013-11, as amended, and does promote the public health, safety, morals, general
6 welfare and orderly growth of the area affected by the rezoning request.

7

8 NOW, THEREFORE, BE IT RESOLVED AND ORDERED BY THE CITY OF
9 DELAND, FLORIDA, IN OPEN MEETING DULY ASSEMBLED IN THE CITY
10 COMMISSION CHAMBERS, 120 SOUTH FLORIDA AVENUE, DELAND, FLORIDA,
11 THIS 17 TH DAY OF DECEMBER, A.D., 2018, AS FOLLOWS:

12

13 A. That the Application of Asbury-DeLand Imports, LLC for the rezoning of
14 the subject parcel is hereby granted.

15

16 B. That the zoning classification of the subject parcel described in Exhibit
17 "A" attached hereto is hereby amended from C-2 to 1580 S. WOODLAND-PD as
18 described in Article VII of the City of DeLand, Land Development Regulations
19 Ordinance #2013-11, as amended.

20

21 C. That the Official Zoning Map of the City of DeLand, is hereby amended to
22 show the rezoning of said parcel to 1580 S. WOODLAND-PD.

1

2 D. That the City of DeLand Land Development Regulations Ordinance
3 #2013-11, as amended, is consistent with the provisions of the "Development
4 Agreement" as hereinafter set forth in this Ordinance and with respect to any conflict
5 between Land Development Regulations Ordinance #2013-11, as amended, and the
6 "Development Agreement", the provisions of the "Development Agreement" shall
7 govern. Ordinance #2013-11, as amended, shall govern with respect to any matter not
8 covered by the "Development Agreement." The City of DeLand, will ensure overall
9 compliance with this Ordinance.

10

11 E. Unless otherwise provided for herein the City of DeLand, Land
12 Development Regulations Ordinance #2013-11, as amended, shall apply to the PD in the
13 same manner as the C-2 Commercial zoning classification.

14

15 F. Nothing in this Ordinance shall abridge the requirements of any City of
16 DeLand Ordinance other than Ordinance #2013-11, as amended. Timing and review
17 procedures contained in this Order and Resolution may be modified to comply with the
18 City of DeLand Land Development Regulations, Ordinance #2013-11, as amended.
19 Further, nothing in the Development Agreement is intended to abridge the
20 requirements of Ordinance #2013-11, as amended, and any other City Ordinances.

21

22

1 a new site plan will be required prior to the addition of any uses provided for under
2 this Development Agreement.

3 1. Planned Development Plan. The Planned Development Plan shall
4 consist of the Preliminary Site Plan (Exhibit "B-1" prepared by CPH Engineering and
5 undated) and this Development Agreement. The Planned Development Plan is hereby
6 approved and incorporated in this Ordinance by reference as Exhibit "B-1". The
7 Planned Development Plan shall be filed and retained for public inspection in the
8 Planning Department and it shall constitute a supplement to the Official Zoning Map of
9 the City of DeLand.

10 2. Amendments. All amendments of the Planned Development Plan,
11 other than those deemed by the Planning Department to be minor amendments as set
12 out in Ordinance #2013-11, as amended, shall require the review and recommendation
13 of the Planning Board and action by the City Commission in the same manner as a
14 rezoning of the parcel.

15 3. Final Site Plan Approval. After the Planned Development Plan is
16 recorded, and prior to any permits for construction, including clearing and landfill, a
17 Final Site Plan shall be prepared and submitted for review and approval in the manner
18 required by Article 12 of the City of DeLand, Land Development Regulations
19 Ordinance #2013-11, as amended.

20

1 primary structure, or within the confines of the paved striped parking areas on the
2 Property. Vehicles shall not be displayed within required landscape buffers or within
3 required setbacks.

4 2. This Development Agreement shall permit Automobile Repair as
5 defined by the City's Land Development Code, and Auto Body Shops, as regulated by
6 Section 33-18.2 of the City's Land Development Code, as uses permitted by right on the
7 Property. All repair and auto body work shall be conducted within the primary
8 structure. Damaged vehicles awaiting repair shall not be located to the east of a line
9 established by extending a line from the easternmost face of the primary structure to the
10 northern and southern boundaries of the Property. Vehicles shall not be displayed
11 within required landscape buffers or within required setbacks.

12 3. This Development Agreement shall permit "Tractor Sales", defined
13 herein to include the sales, rental and service of new and used farm equipment. The
14 farm equipment shall include a) lawn mowers and their related attachments and
15 supplemental equipment, b) tractors and their related attachments and supplemental
16 equipment, c) power tools and landscape equipment, including but not limited to chain
17 saws, blowers, trimmers, hand tools, hand operated tillers, and similar equipment and
18 materials; and d) golf carts and four wheeled vehicles, all-terrain vehicles (ATVs) and
19 personal utility vehicles (UTVs). Service of any and all farm equipment shall be
20 conducted inside the primary structure. Display of the lawn mowers and their related
21 attachments, tractors and their related attachments, golf carts, four wheeled vehicles,
22 all-terrain vehicles and personal utility vehicles shall be permitted, by right, to remain

1 overnight so long as said vehicles are displayed within the paved striped parking lot in
2 a neat and orderly manner, under cover of the proposed pavilion, or on the display area
3 located at the front of the primary structure. Power tools and landscape equipment
4 may be displayed during the day on the display area located at the front of the primary
5 structure but these smaller items may not be displayed outdoors overnight. Vehicles,
6 including mowers, tractors, golf carts, ATVs and UTVs and their respective attachments
7 and supplemental materials shall not be displayed on sidewalks, within required
8 landscape buffers or within required setbacks. The unpaved, undeveloped western
9 portion of the Property, located west of the main structure and paved area, shall not be
10 utilized for vehicle operation of any kind, including vehicle testing, vehicle
11 maintenance or vehicle storage. This prohibition does not preclude any owner or tenant
12 from mowing the grass in that portion of the Property or maintaining the rear yard in a
13 neat and orderly manner.

14 4. Auto Sales, Tractor Sales and Boat Sales are uses permitted on the
15 Property by this Development Agreement and/or pursuant to the C-2 zoning
16 designation. However, only one such use may be utilized on the Property at any given
17 time. Auto Sales, Tractor Sales and Boat Sales shall not occur concurrently on the
18 Property.

19 E. Development Standards. All Development Standards for the Property
20 shall rely upon the standards set forth by the City of Deland for the C-2 Commercial
21 zoning designation unless otherwise stated herein. In the event that future
22 development cannot comply with the terms of this Agreement or the terms of C-2

1 Commercial zoning designation's standards and no variances or special exceptions
2 provided for C-2 zoned property are applicable, said entitlements shall be processed
3 through an amendment to this Development Agreement.

4
5 F. Sewage Disposal and Potable Water. Provision for sewage disposal,
6 reclaim water connection and potable water needs of the PD will be provided in
7 accordance with the Comprehensive Plan, Ordinance No. 1990-04, as amended, the
8 Land Development Regulations Ordinance #2013-11, as amended, and State of Florida
9 Administrative Code 64E-6.

10
11 G. Stormwater Drainage. Provision for stormwater retention shall be in
12 accordance with the Land Development Regulations Ordinance #2013-11, as amended.

13
14 H. Access and Transportation System Improvements. All access and
15 transportation system improvements shall be provided in accordance with the Land
16 Development Regulations, Ordinance #2013-11, as amended.

17
18 I. Building or Property Owners Association. No Property Owners
19 Association is intended for the Property

20
21 J. Display Pavilion. A new display pavilion shall be constructed in
22 association with the use of the Property for Tractor Sales. The location of the Display

1 Pavilion is included in Exhibit "B-1". A copy of the proposed elevation is included in
2 Exhibit "C-1". This Display Pavilion shall be used to showcase various mowers and
3 tractors which, pursuant of the terms of this Agreement, shall be permitted to be stored
4 outdoors. This Display Pavilion may also be used for company
5 gatherings/picnics/staff meetings and similar uses. In the event that Tractor Sales
6 cease on the Property and Automobile Sales and Rentals are established, this Display
7 Pavilion may be used to showcase automobile inventory available for sales or rental. In
8 no instance shall this Display Pavilion be used for the storage or display of damaged,
9 destroyed or disassembled tractors, cars, trucks, vans, SUVs, boats, motorcycles or
10 trailers.

11

12 K. Landscaping, Buffering and Signage. The Property shall generally be
13 subject to the C-2 zoning designations requirements for landscaping, buffering and
14 signage as well as the Redevelopment Gateway Overlay Standards pursuant to Section
15 33-36.05b of the City's Land Development Code. For those portions of the Property
16 directly adjacent to residentially zoned property, the landscape and buffering shall
17 comply with the Class B buffer standards and shall be no less than 25 feet in depth.
18 With respect to the frontage of the Property along US 17, it is hereby recognized that the
19 existing condition on site results in a landscape buffer that does not meet the necessary
20 width under the Redevelopment Gateway Overlay Standards. However, rather than
21 altering the existing improvements that otherwise extend into the required buffer, the
22 depth shall remain the same and the Landscape Plan, attached hereto and incorporated

1 herein as a part of Exhibit "B-2", shall provide for a similar quantity of plant material,
2 recognizing the existence of multiple, large oaks along the Property's frontage. While a
3 change of use as contemplated herein shall not require demolition of the parking area
4 encroaching into the landscape buffer, full redevelopment of the site beyond what is
5 contemplated herein shall trigger full compliance with the Redevelopment Gateway
6 Overlay Standards for landscape width and plantings.

7
8 L. Primary Structure Elevations. Exhibit "C-1", attached hereto and
9 incorporated herein, provides elevations for the proposed primary structure that will be
10 required to be completed before the Tractor Sales use is established. Color samples are
11 provided as Exhibit "C-2", attached hereto and incorporated herein.

12 M. Reverter Provision. The City Commission may rezone any portion of the
13 project which has not secured a final development order on or before 5 years from the
14 effective date of this ordinance as may be necessary or appropriate to protect adjoining
15 properties or the public health, safety and welfare, unless the City Commission, for
16 good cause shown, shall extend the time period indicated in this paragraph.

17
18 N. Binding Effect of Plans; Recording; and Effective Date. The Planned
19 Development Plan, including any and all amendments shall bind and inure to the
20 benefit of the Applicant and his successor in title or interest. The 1580 S. WOODLAND-
21 PD zoning, provisions of the "Development Agreement" and all approved plans shall

1 run with the land and shall be administered in a manner consistent with Article 12 of
2 the City of DeLand Land Development Regulations Ordinance #2013-11, as amended.

3
4 This Ordinance and all subsequent amendments shall be filed with the Clerk of
5 the Court and recorded within forty-five (45) days following execution of the document
6 by the City Commission, in the Official Records of Volusia County, Florida. One copy
7 of the document, bearing the book and page number of the Official Record in which the
8 document was recorded, shall be submitted to the Planning Department for placement
9 in the public file. The date of recording of this document shall constitute the effective
10 date of the 1580 S. WOODLAND-PD or its subsequent amendments. The applicant
11 shall pay all filing costs for recording documents.

12
13 DONE and ORDERED by the City Commission, City of DeLand, Florida, this 17th day
14 of December, 2018.

15
16 ATTEST:

City Commission of DeLand Florida

17
18 Michael Pleus
19 Michael Pleus
20 City Manager
21
22

Robert Apgar
Robert Apgar
Mayor

23 STATE OF FLORIDA
24 CITY OF DELAND
25

ATTEST:
Julie A. Hennessy
Julie A. Hennessy, MMC
City Clerk - Auditor



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The foregoing instrument was acknowledged before me this 19th day of December, 2018, by Michael Pleus and Robert Apgar, as City Manager and Mayor, City of DeLand, respectively, on behalf of the City of DeLand and who are personally known to me.

NOTARY PUBLIC, STATE OF FLORIDA

Julia M. Hewitt
Print Name
Commission No.: FF946046
My Commission Expires: 12/29/19



1 WITNESSES:

2
3

Asbury-DeLand Imports LLC, a
Foreign limited liability company

4 Alex Watterson
5 Print Name

6 [Signature]
7 Sign Name

8
9 Janine Walker
10 Print Name

11 [Signature]
12 Sign Name

13

By: [Signature]
Print: George A. Villasana
Title: Secretary

Date: 12/11/18

14 STATE OF Georgia
15 COUNTY OF Gwinnett

16

17 The foregoing instrument was acknowledged before me this 11th day of
18 December, 2018, by George Villasana, as Secretary for and on behalf of Asbury-
19 DeLand Imports, LLC, a Foreign limited liability company. He/she is personally
20 known to me or has produced personally known as identification.

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Seal

Anna Jones
Notary Public
Type or Print Name: Anna Jones
Commission No. _____
My Commission Expires: 9-26-2019



Exhibit "A"
Legal Description

DESCRIPTION: (PER TITLE COMMITMENT FILE NO. 7020626)

The South 533 feet of the East 627.5 feet of the Willis G, Stevens' Re-plat of Cherokee Park, in the Southwest ¼ of the Southwest ¼ of Section 21, Township 17 South, Range 30 East, Volusia County, Florida, according to map in Map Book 9, Page 217, EXCEPT that portion lying in State Road right of way, and EXCEPT the North 149 feet of the East 230 feet thereof, said East 230 feet all lying West of South Woodland Boulevard, as now occupied and established. Said property being more particularly described as follows:

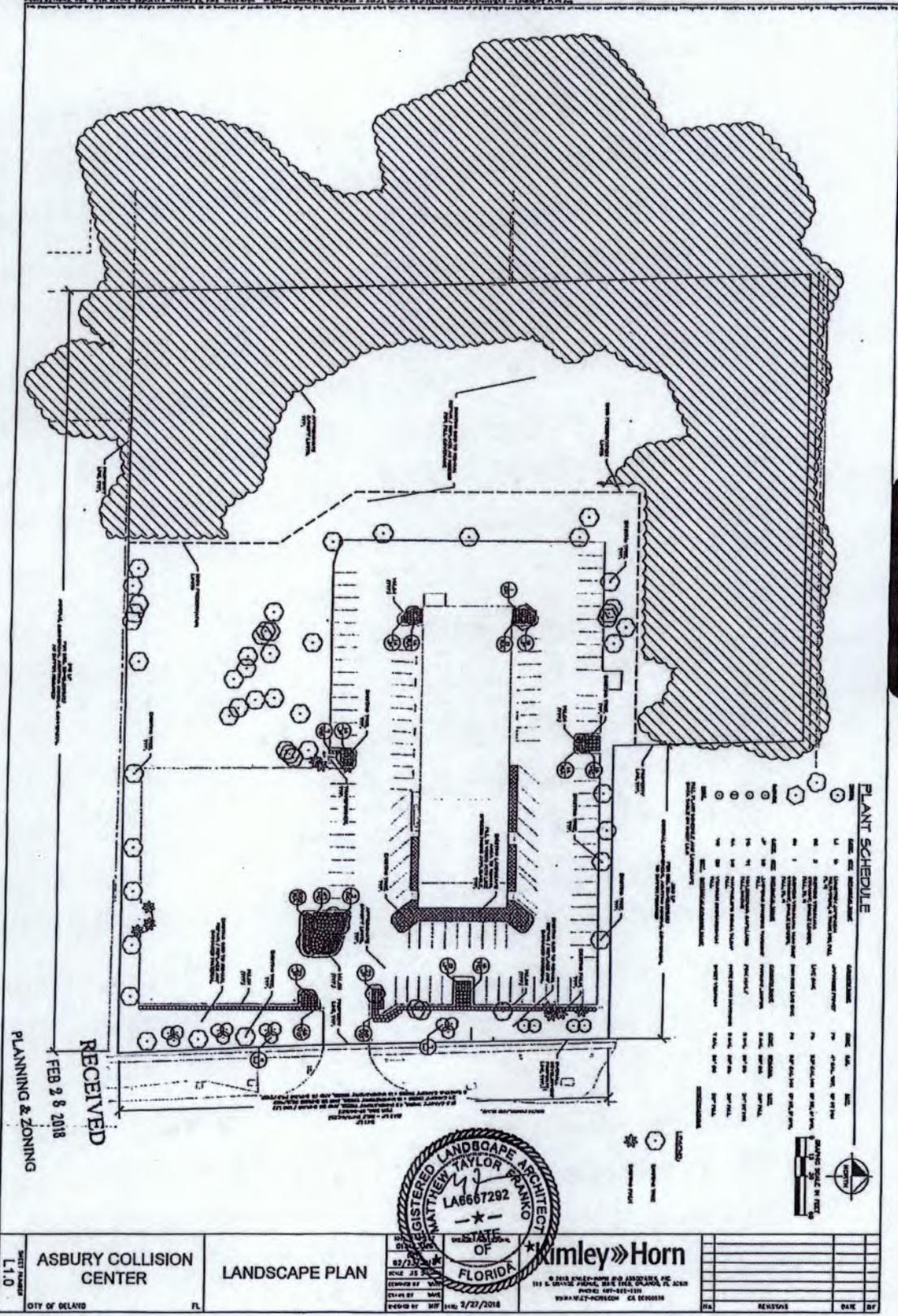
Commencing at the Southeast corner of the West ½ of the Southwest ¼ of Section 21, Township 17 South, Range 30 East, in Volusia County, Florida; thence North, along the East line of said half-quarter section, a distance of 338.19 feet (R), to a point on the extended South line of the aforementioned Stevens Re-plat; thence along said extended South line, South 89°07'48" West, a distance of 57.71 feet, to a found 5/8 iron pin, 6" deep, at the Southeast corner of said Stevens Re-plat, being the Point of Beginning; thence along said South line, South 89°07'48" West, a distance of 594.51 feet (R)(M), [South 89° 16' (P)], to a set ½" iron pin with AES Cap 0002; thence North 02°19'56" West, a distance of 533.00 feet (M) North 02°15'40" West (R)], to a found 5/8" iron pin set in concrete; thence North 89°08'05' East, a distance of 364.04 feet (M), North 89°07'50" East 364.20 feet (R)] to a found 2" pipe; thence South 02°04'07' East, a distance of 148.82 feet (M), [South 02°04'10" East, 149.00 feet (R)], to a found iron pin with a cap; thence North 89°07'28" East, a distance of 229.98 feet (M), [North 89° 07'50" East, 230.00 feet (R)], to a found iron pin with a cap, on the West right of way line of South Woodland Boulevard; thence along said right of way line, South 02°04'10' East, a distance of 228.24 feet (M) [233.09 feet (R)], to a point (not monumented); thence continuing along said West line, South 03°09'06" East, a distance of 155.80 feet (M), [150.95 feet (R)], to the Point of Beginning.

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Exhibit "B-1"
Planned Development Plan
Preliminary Site Plan

Exhibit "B-2"
Landscape Plan

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tabbles®
EXHIBIT
B-2

SHEET NUMBER L10	ASBURY COLLISION CENTER CITY OF DELAND FL	LANDSCAPE PLAN	REGISTERED LANDSCAPE ARCHITECT MATTHEW TAYLOR LICENSE NO. LA6667292 STATE OF FLORIDA	Kimley»Horn 111 S. UNITED FEDERAL BANK BUILDING, SUITE 200, DELAND, FL 32701 PHONE: 386-252-1111 WWW.KIMLEY-HORN.COM	NO.	REVISIONS	DATE	BY

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Exhibit "C-1"
Proposed Elevations

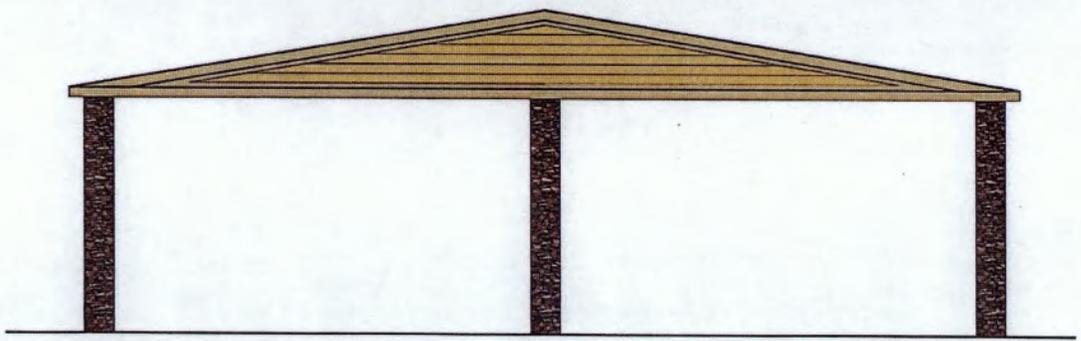
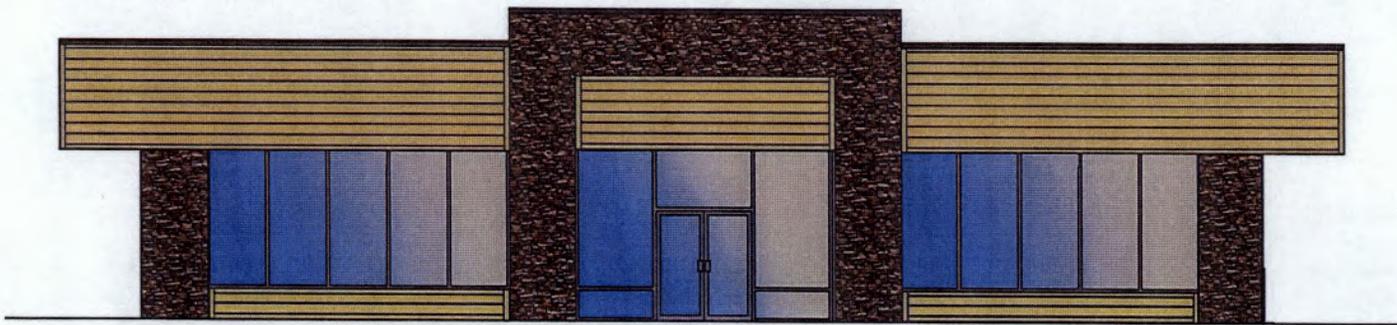
EXHIBIT
tabbies
C-1

MATERIAL LEGEND

- BUILDING COLOR**
KHAJIBROWN

- STONE**
ELDORADO STONE
COLOR: PRESCOTT

- METAL FASCIA**
METAL ERA
COLOR: CHARCOAL



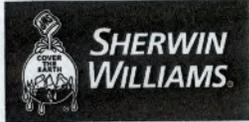
cph <small>www.cphcorp.com</small>	A Full Service A & E Firm		<small>Others In:</small>
	Architects Engineers Environmental Landscape Architects Traffic/Transportation	S/E/P Planners Structural Surveyors	• Florida • Puerto Rico • Connecticut • Maryland

COLOR ELEVATION

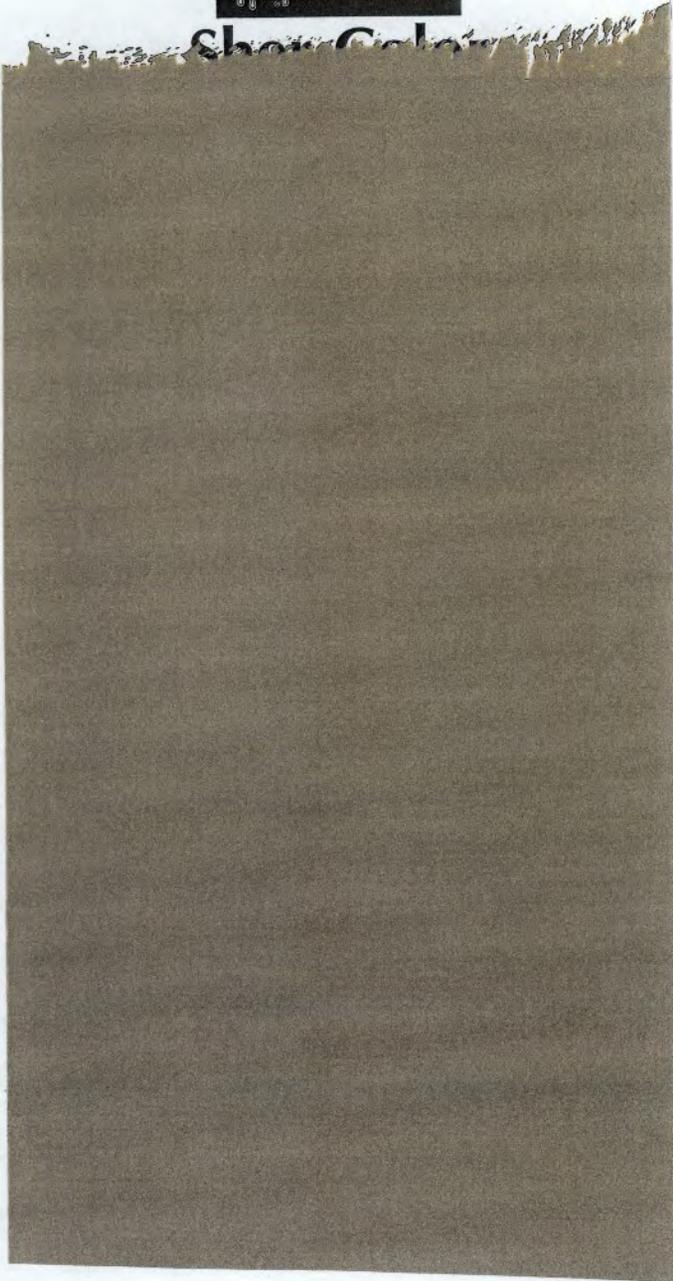
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Exhibit "C-2"
Color Samples

EXHIBIT
tabbles®
C-2



Sher-Color



Place Sher-Color Formula Label Here

SHERWIN-WILLIAMS 2948 10/14/18
386-734-5038 Order# 0112164

INT/EXT ARCHITECTURAL
PRO INDUSTRIAL MULTI SURF ACRYLIC
EG-SHEL STANDALONE

KHAKI BROWN HARDIE-PLANK
CUSTOM MANUAL MATCH

CCE*COLORANT	02	32	64	128
W1-White	6	31	-	-
B1-Black	-	4	-	-
N1-Raw Umber	6	27	1	1
R2-Maroon	-	1	1	1
G2-New Green	-	-	1	-

ONE GALLON ULTRADEEP
B66T01564 650867708

Non Returnable Tinted Color
CAUTION: To assure consistent color,
always order enough paint to complete
the job and intermix all containers
of the same color before application.
Mixed colors may vary slightly from
color strip or color chip.



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