APPENDIX F-1:

Concept Plans

1" = 1500'

0 300 1500

Feet



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB

Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

KEY



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 1

0 10 50
Feet

1" = 50'

PARCEL ID: 17-24-27-0000-00-009
OWNER: LENNAR HOMES LLC
ADDRESS: 4600 W CYPRESS ST STE 200
TAMPA, FL. 33607

PROPOSED 120' RIGHT-OF-WAY

10' MULTI-USE PATH

AVALON ROAD (CR545)

D=26°56'14"
R=3000.00' L=1410.4239'

235+28.22

EXISTING R/W

APPROXIMATE LIMITS
OF DISTURBANCE

MATCHLINE SHEET 3

MATCHLINE SHEET 1

F WAY

G R/W

PARCEL ID: 17-24-27-0000-00-008
OWNER: SPRING GROVE LLC
ADDRESS: 5956 SHERRY LANE SUITE 1000
DALLAS, TX 75225

REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT
AVALON ROAD (CR545) P.D. STUDY
ORANGE COUNTY, FL

SHEET NO.
2

PARCEL ID: 17-24-27-0000-00-009
OWNER: LENNAR HOMES LLC
ADDRESS: 4600 W CYPRESS ST STE 200
TAMPA, FL. 33607

0 10 50
Feet

1" = 50'

PROPOSED SPRINGHILL PD POND

PROPOSED 120' RIGHT-OF-WAY

10' MULTI-USE PATH

EXISTING R/W

R3000'

MATCHLINE SHEET 2

AVALON ROAD (CR545)

240+00

D=26°56'14"
R=3000.00' L=1410.4239'

12' 12'

12' 12'

EXISTING R/W

MATCHLINE SHEET 4

APPROXIMATE LIMITS OF DISTURBANCE

EXISTING PARCEL LINE

PARCEL ID: 17-24-27-0000-00-008
OWNER: SPRING GROVE LLC
ADDRESS: 5956 SHERRY LANE SUITE 1000
DALLAS, TX 75225

PARCEL ID:17-24-27-0000-00-001
OWNER: ORLANDO KINGDOM, INC.
ADDRESS: 17555 ATLANTIC BOULEVARD APT 607
SUNNY ISLES BEACH, FL 33160

THIS PARCEL IS LOCATED WITHIN VILLAGE I AND MAY BE REQUIRED TO BE CONVEYED AS RIGHT-OF-WAY BY THE FUTURE VILLAGE I GLOBAL ROADWAY AGREEMENT. THIS PARCEL IS SHOWN FOR INFORMATION PURPOSES ONLY.

REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT
AVALON ROAD (CR545) P.D. STUDY
ORANGE COUNTY, FL

SHEET NO.
3

0 10 50
Feet

1" = 50'

PROPOSED 120' RIGHT-OF-WAY

PARCEL ID: 17-24-27-0000-00-009
OWNER: LENNAR HOMES LLC
ADDRESS: 4600 W CYPRESS ST STE 200
TAMPA, FL. 33607

FUTURE LOOP ROAD R/W

LOOP ROAD

PROPOSED SPRINGHILL PD POND

10' MULTI-USE PATH

EXISTING R/W

AVALON ROAD (CR545)

12' 12'

12' 12' 11'

245+00

D=26°56'14"

R=3000.00' L=1410.4239'

PT: 249+38.64

250+00

MATCHLINE SHEET 3

MATCHLINE SHEET 5

R3000'

EXISTING WETLAND 4 LINE

APPROXIMATE LIMITS OF DISTURBANCE

EXISTING R/W

FUTURE CONNECTION

/ARD APT 607
33160

PARCEL ID:17-24-27-0000-00-001
OWNER: ORLANDO KINGDOM, INC.
ADDRESS: 17555 ATLANTIC BOULEVARD APT 607
SUNNY ISLES BEACH, FL 33160

THIS PARCEL IS LOCATED WITHIN VILLAGE I AND MAY BE REQUIRED TO BE CONVEYED AS RIGHT-OF-WAY BY THE FUTURE VILLAGE I GLOBAL ROADWAY AGREEMENT. THIS PARCEL IS SHOWN FOR INFORMATION PURPOSES ONLY.

REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 4

PROPOSED
SOUTH POND 1 SITE

PARCEL ID:08-24-27-0000-00-005
OWNER: AVALON PROPERTIES LTD
ADDRESS: 1411 EDGEWATER DRIVE
ORLANDO, FL. 32804

0 10 50
Feet

1" = 50'

10' MULTI-USE PATH

PROPOSED 120' RIGHT-OF-WAY

EXISTING R/W

MATCHLINE SHEET 4

MATCHLINE SHEET 6

AVALON ROAD (CR545)

250+00

255+00

PC: 256+97.54

N20°13'22"E 758.89

12' 12'

11' 12' 12'

12' 12'

12' 12'

5' SIDEWALK

EXISTING R/W

EXISTING PARCEL LINE

APPROXIMATE LIMITS
OF DISTURBANCE

EXISTING WETLAND 4 LINE

PARCEL ID:17-24-27-0000-00-001
OWNER: ORLANDO KINGDOM, INC.
ADDRESS: 17555 ATLANTIC BOULEVARD APT 607
SUNNY ISLES BEACH, FL 33160

PARCEL ID:08-24-27-0000-00-025
OWNER: AVALON PROPERTIES LTD
ADDRESS: 1411 EDGEWATER DRIVE
ORLANDO, FL. 32804

PARCEL ID:08-24-27-0000-10-000
OWNER: REEDY CREEK IMP DIST
ADDRESS: P.O. BOX 22154
CPU LAKE BUENA VISTA, FL. 32830

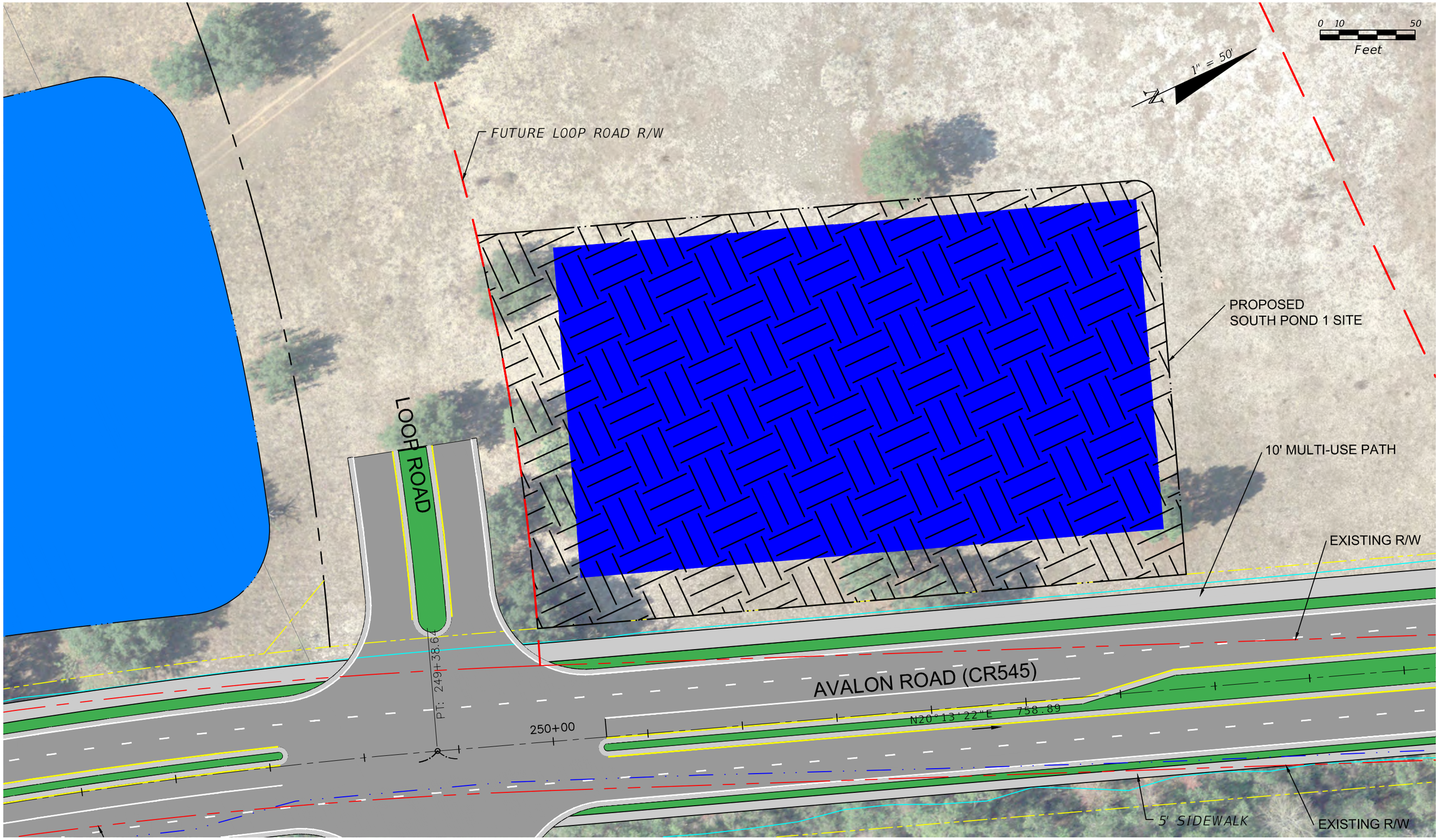
THIS PARCEL IS LOCATED WITHIN VILLAGE I AND MAY BE REQUIRED TO BE CONVEYED AS RIGHT-OF-WAY BY THE FUTURE VILLAGE I GLOBAL ROADWAY AGREEMENT. THIS PARCEL IS SHOWN FOR INFORMATION PURPOSES ONLY.

REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT
AVALON ROAD (CR545) P.D. STUDY
ORANGE COUNTY, FL

SHEET NO.
5



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

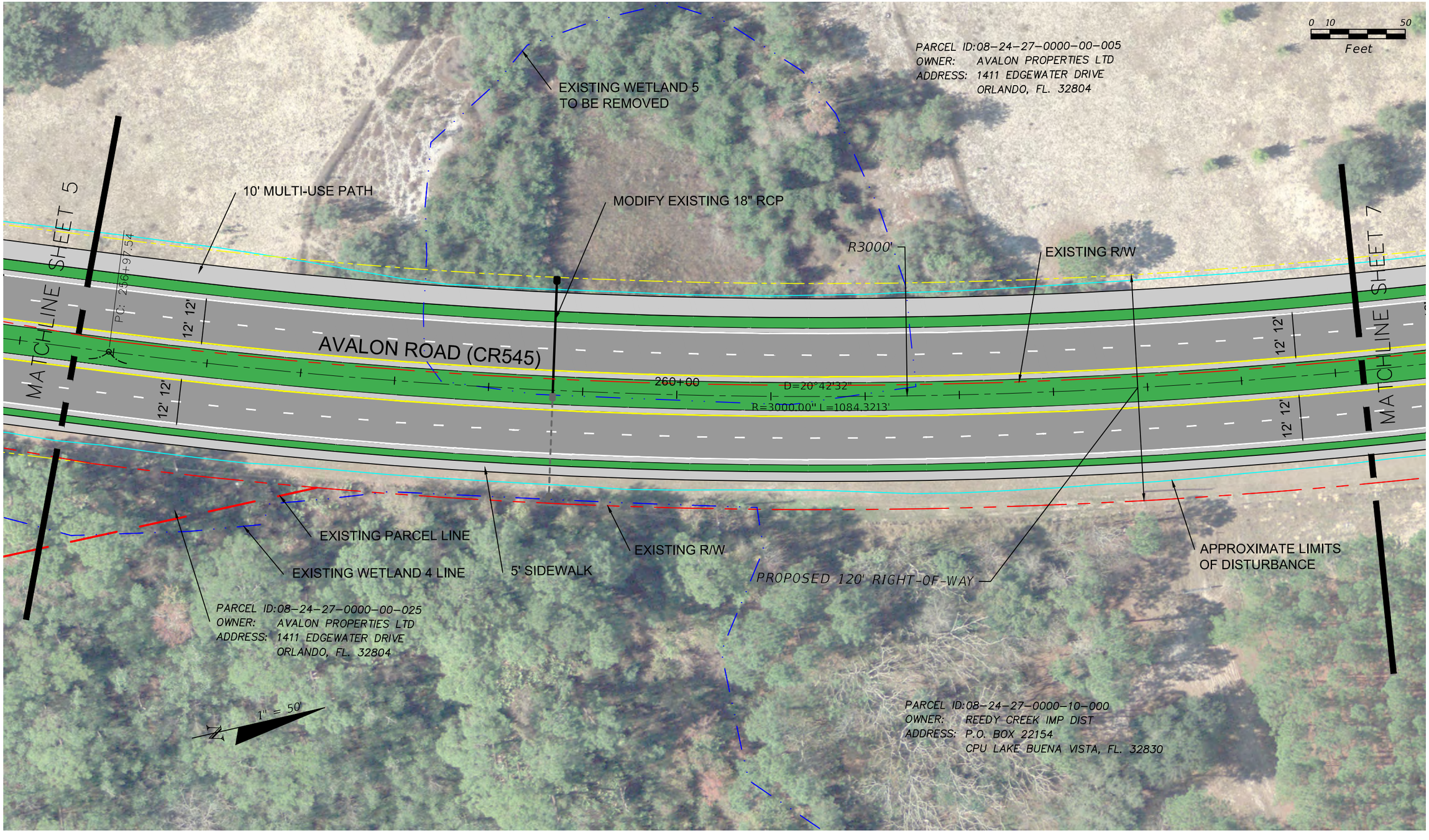
CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

5A



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

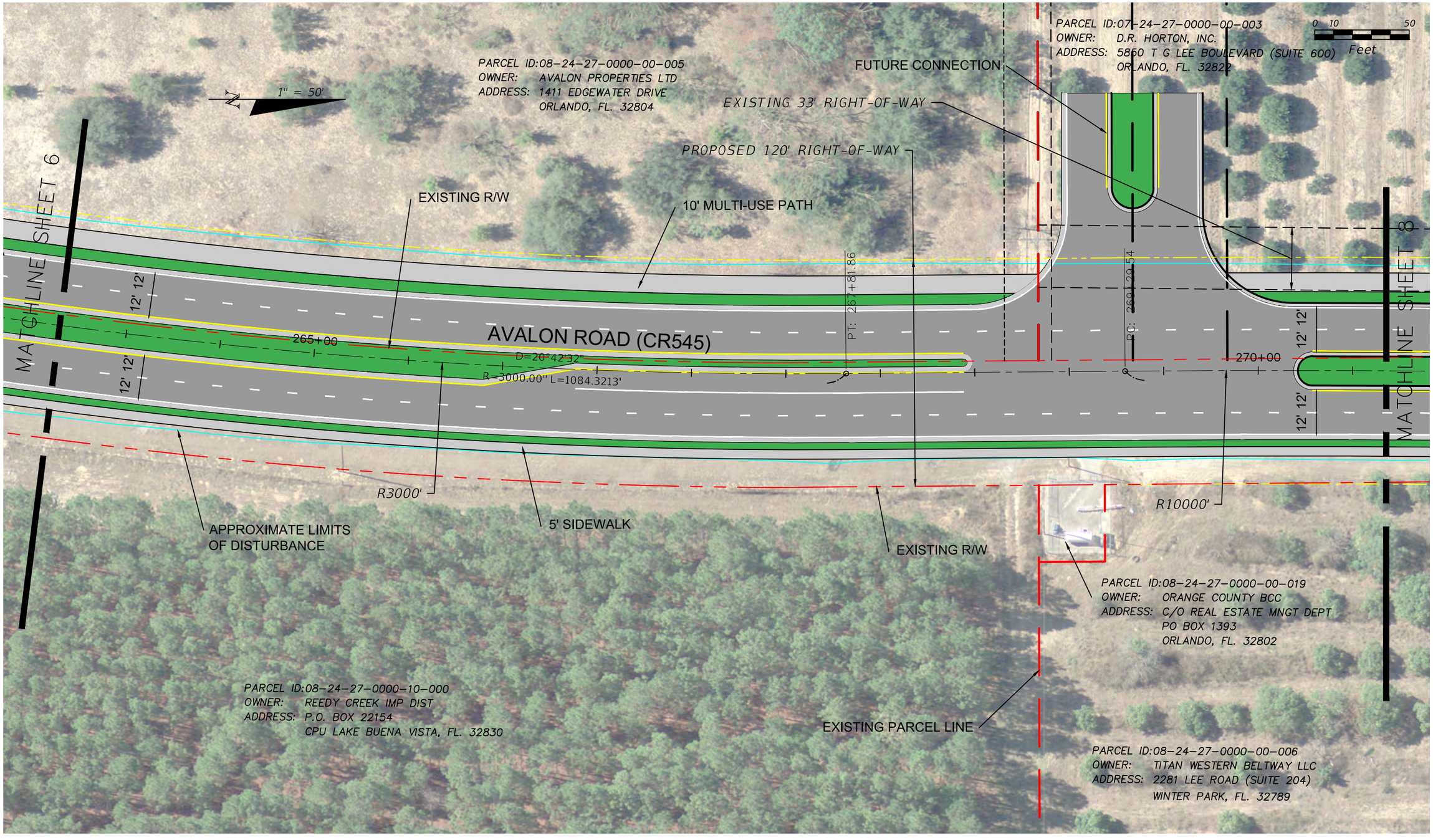
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 6



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

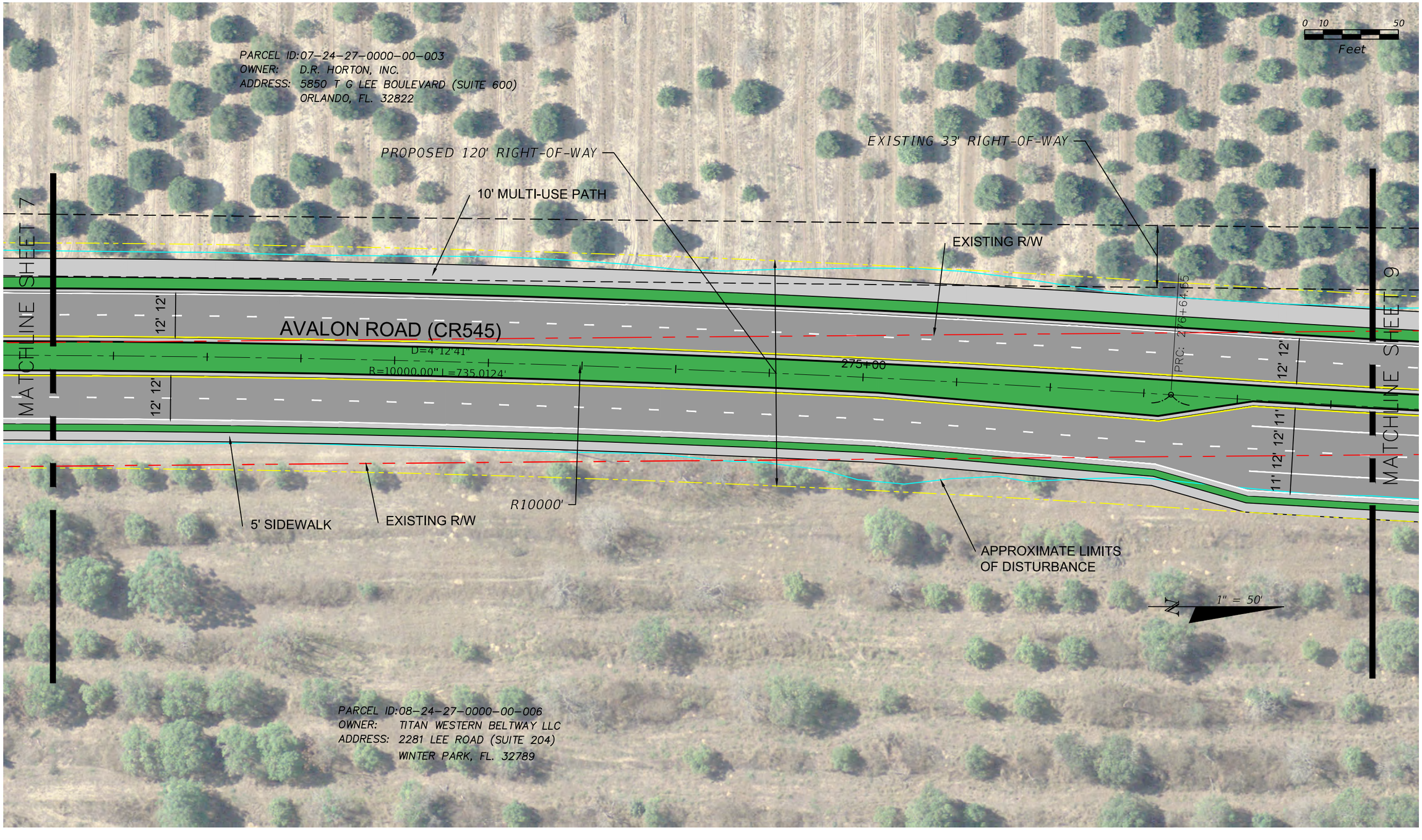
CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

7



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

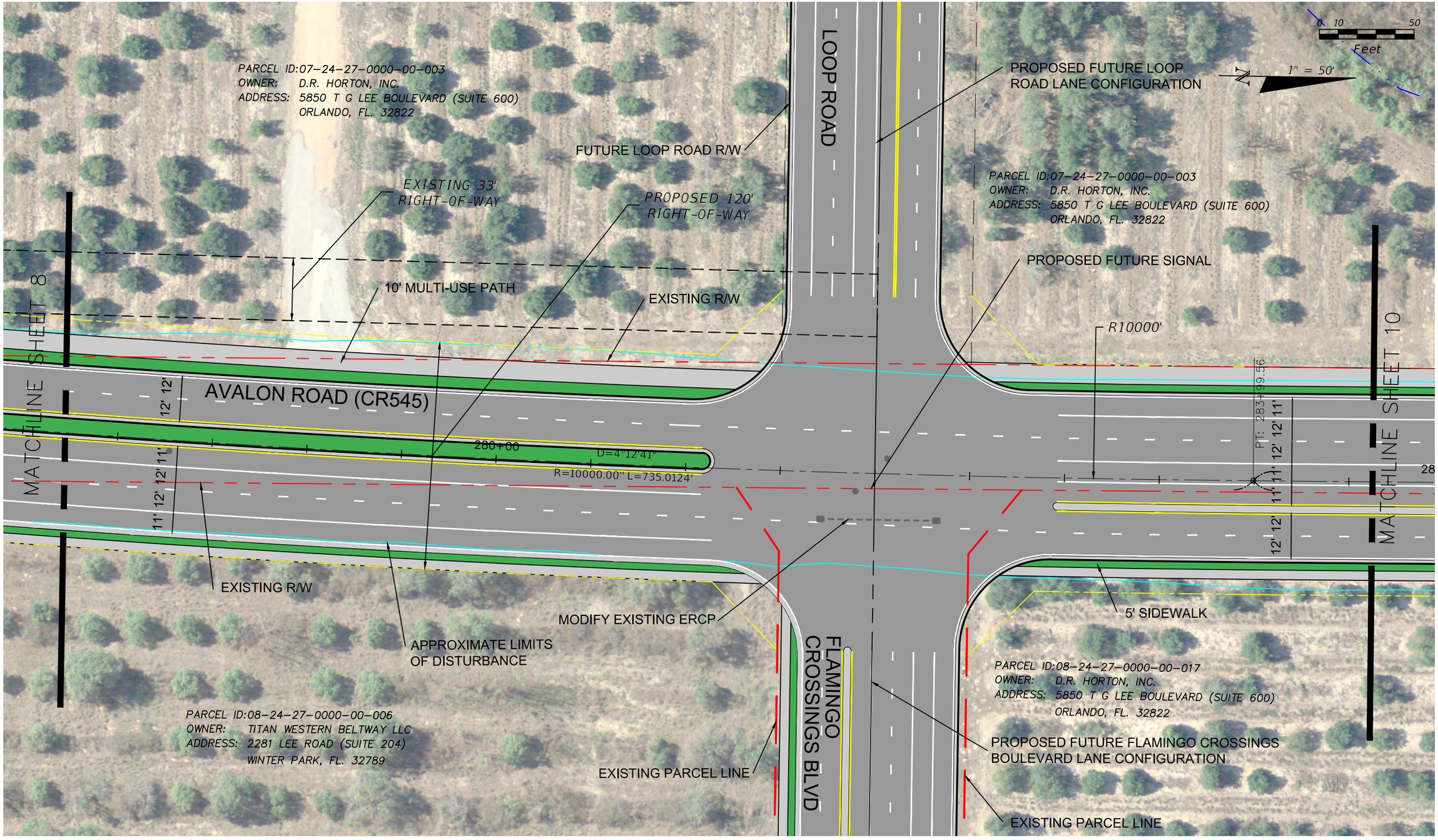
CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

8



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

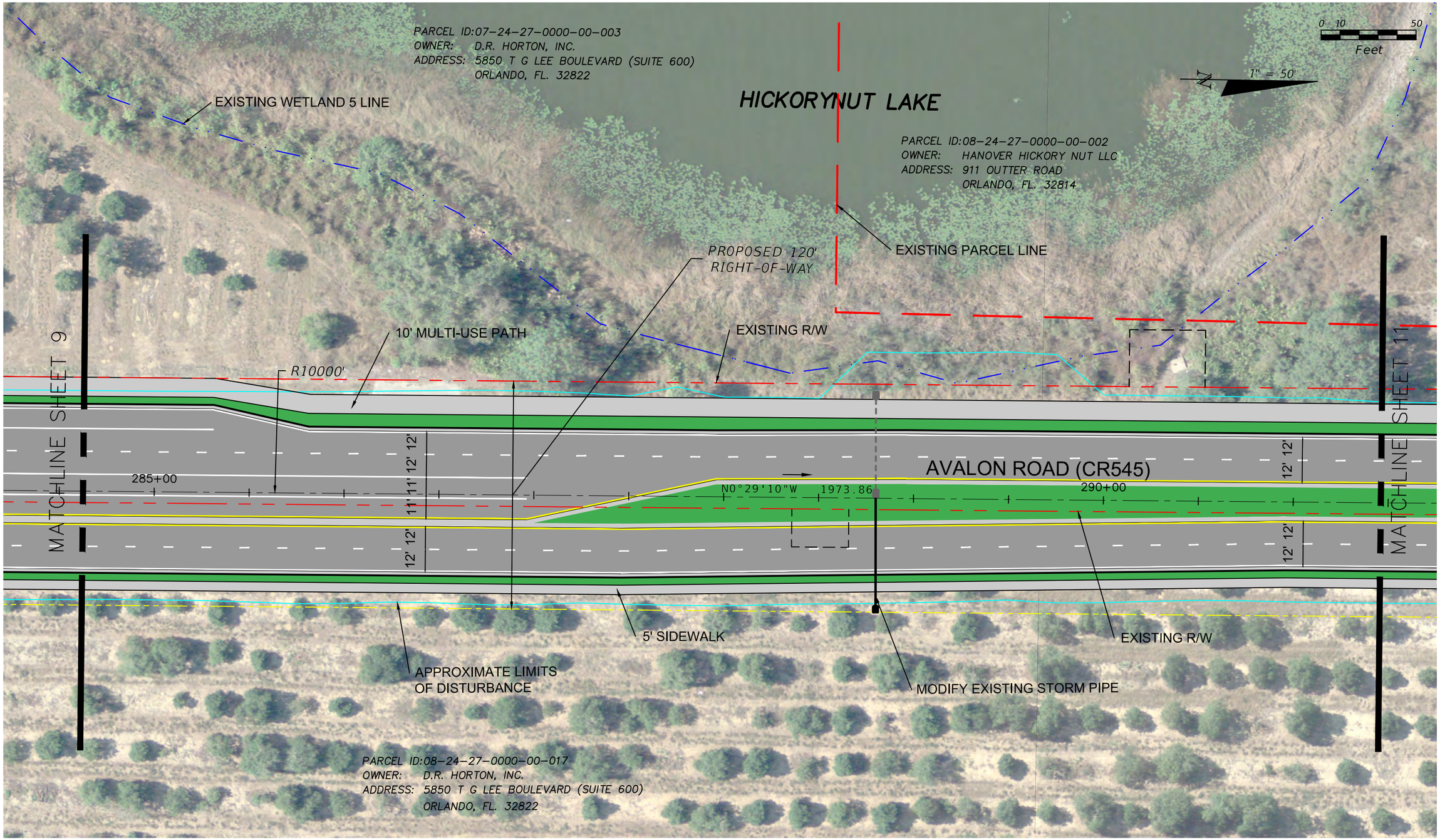
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 9



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

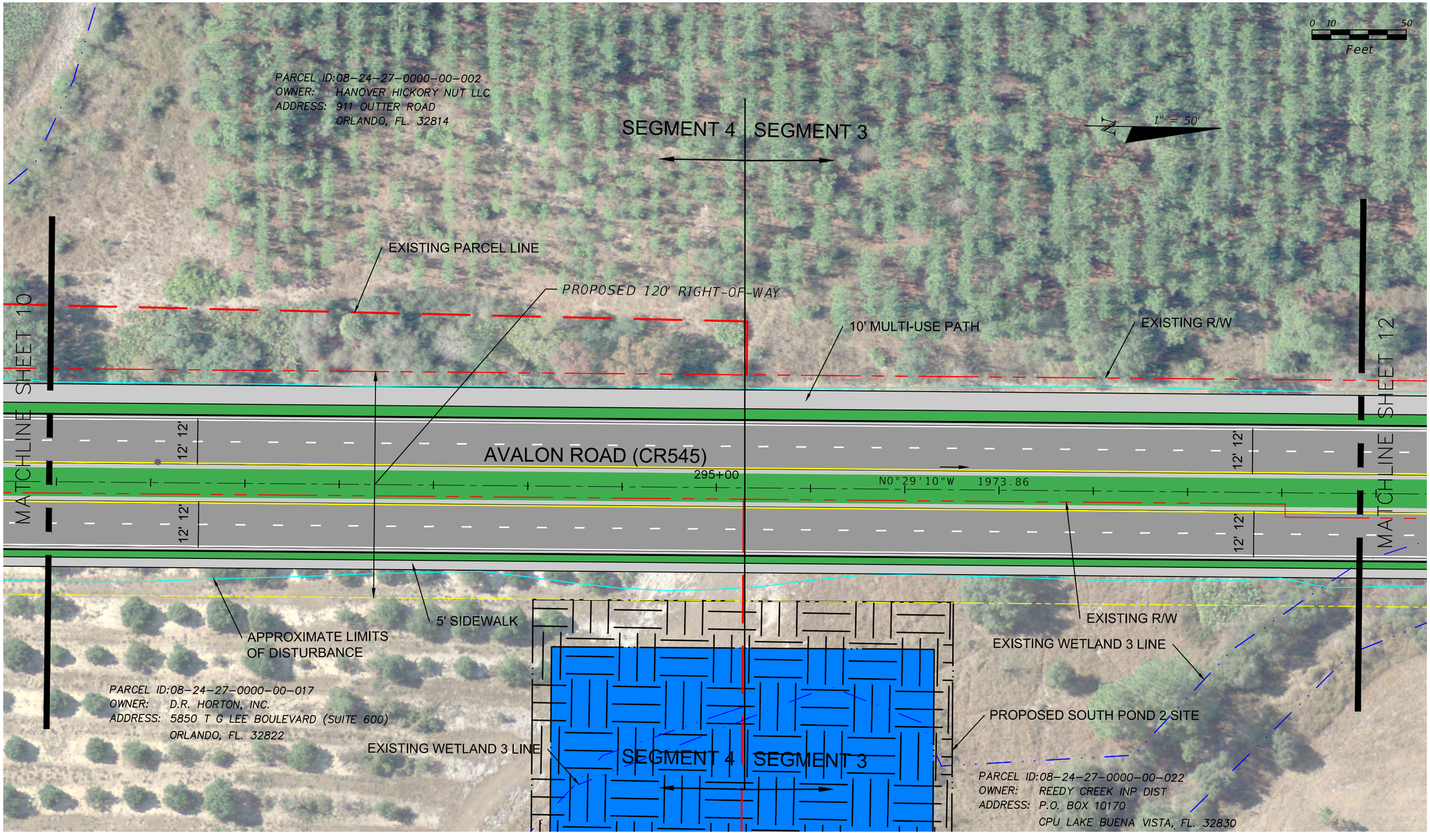
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 10



REVISIONS

DATE	DESCRIPTION	DATE	DESCRIPTION

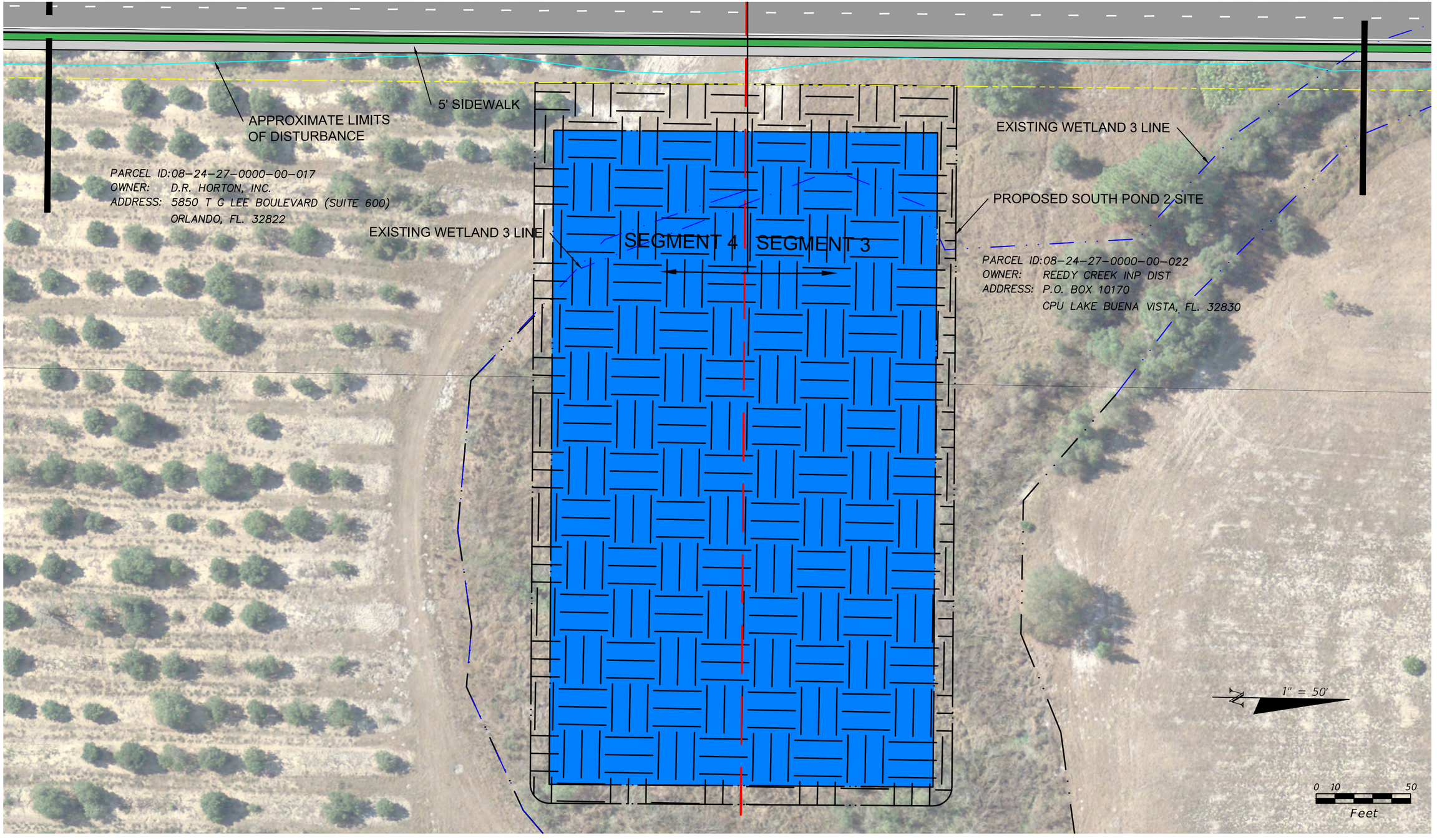
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 11



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

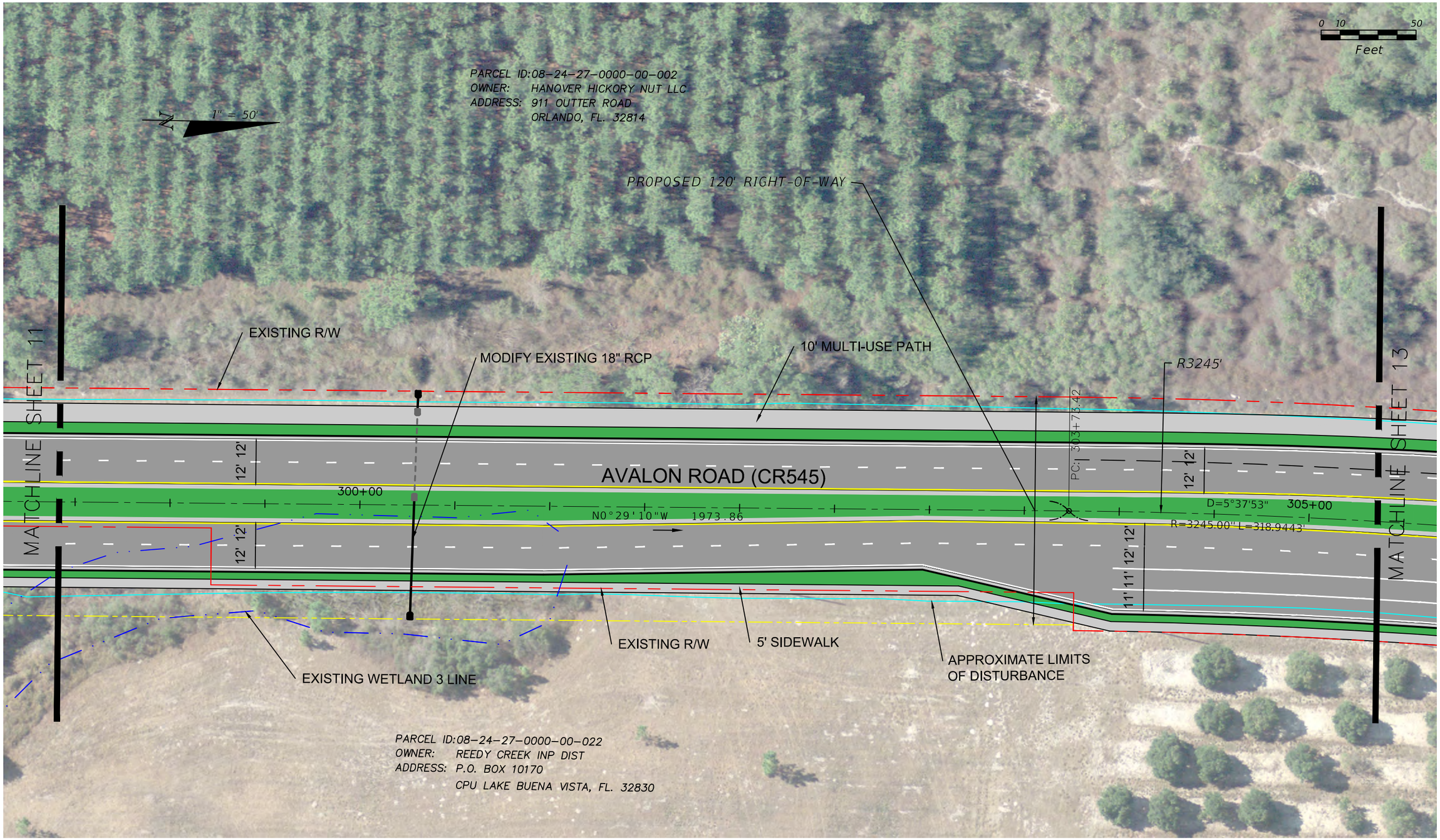
CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

11A



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

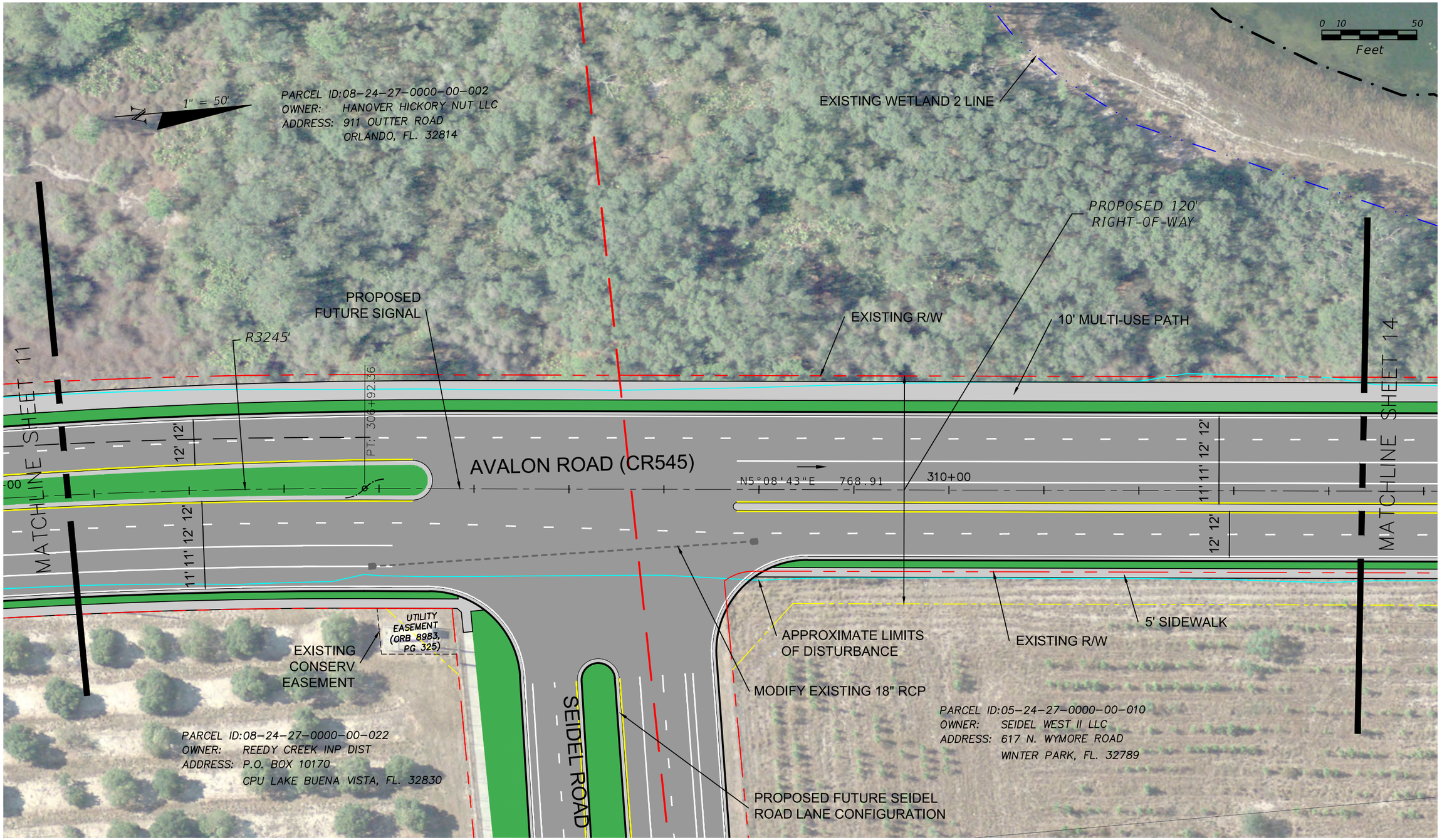
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 12



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

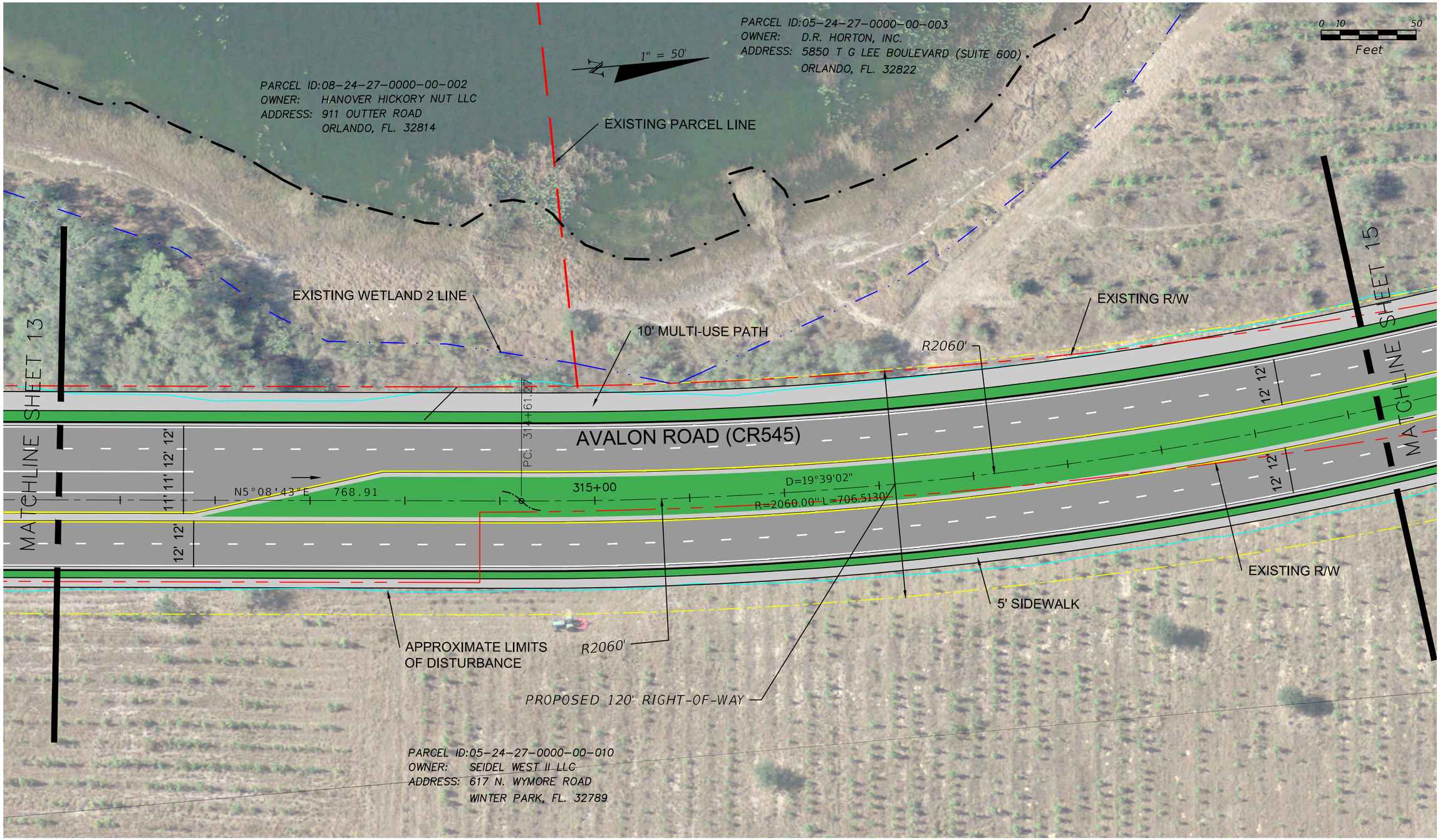
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 13



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

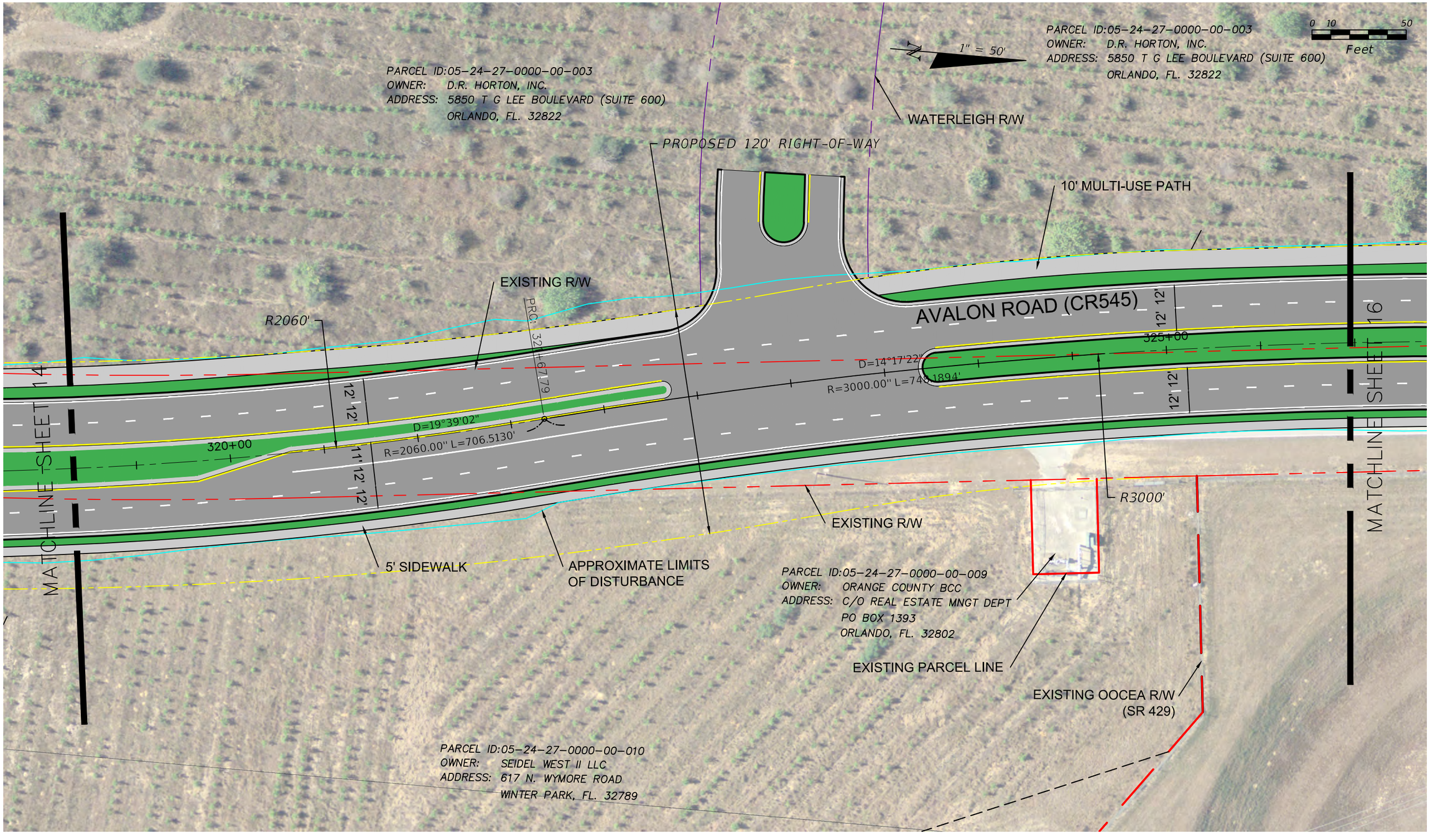
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 14



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

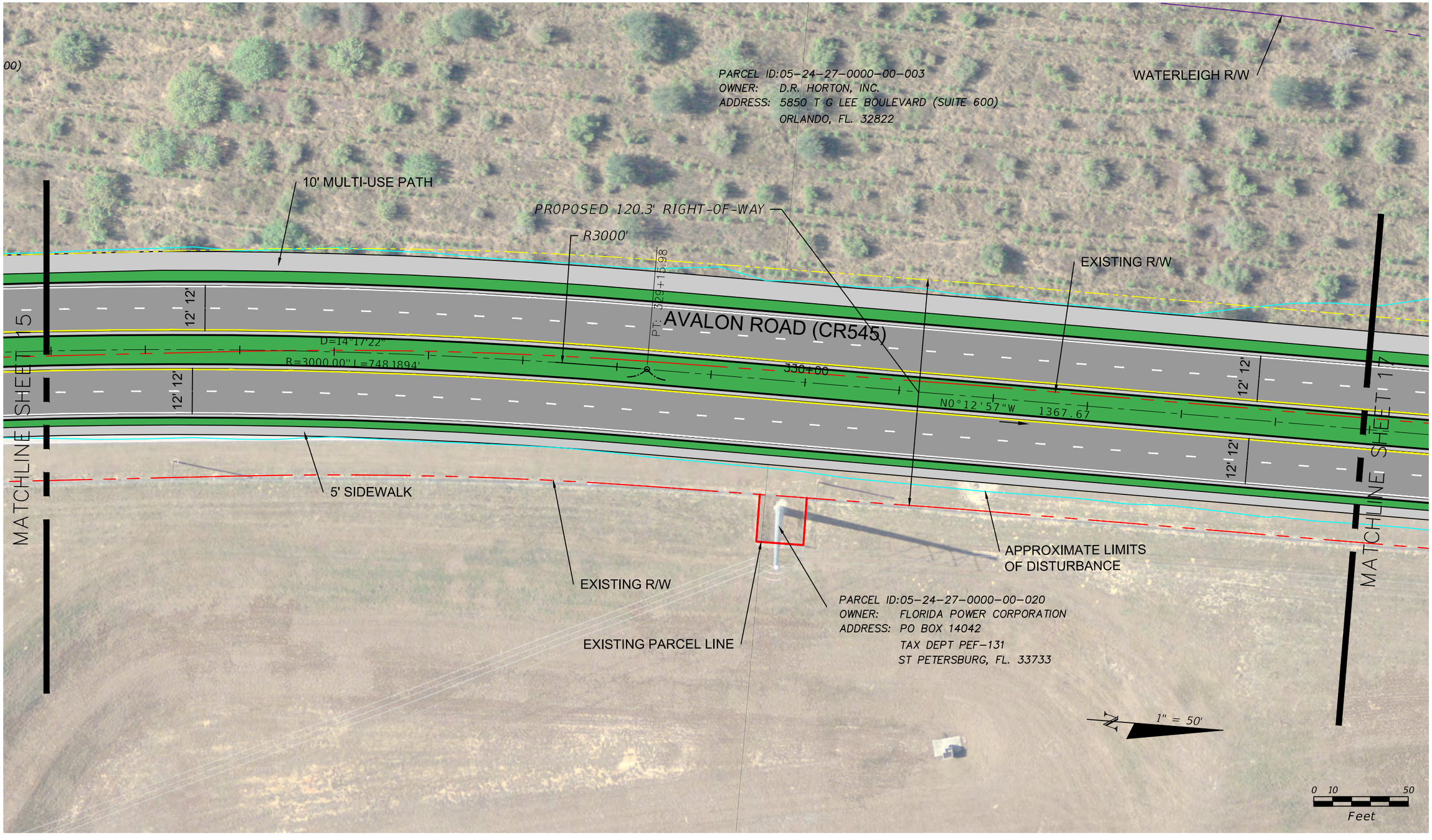
CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

15



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

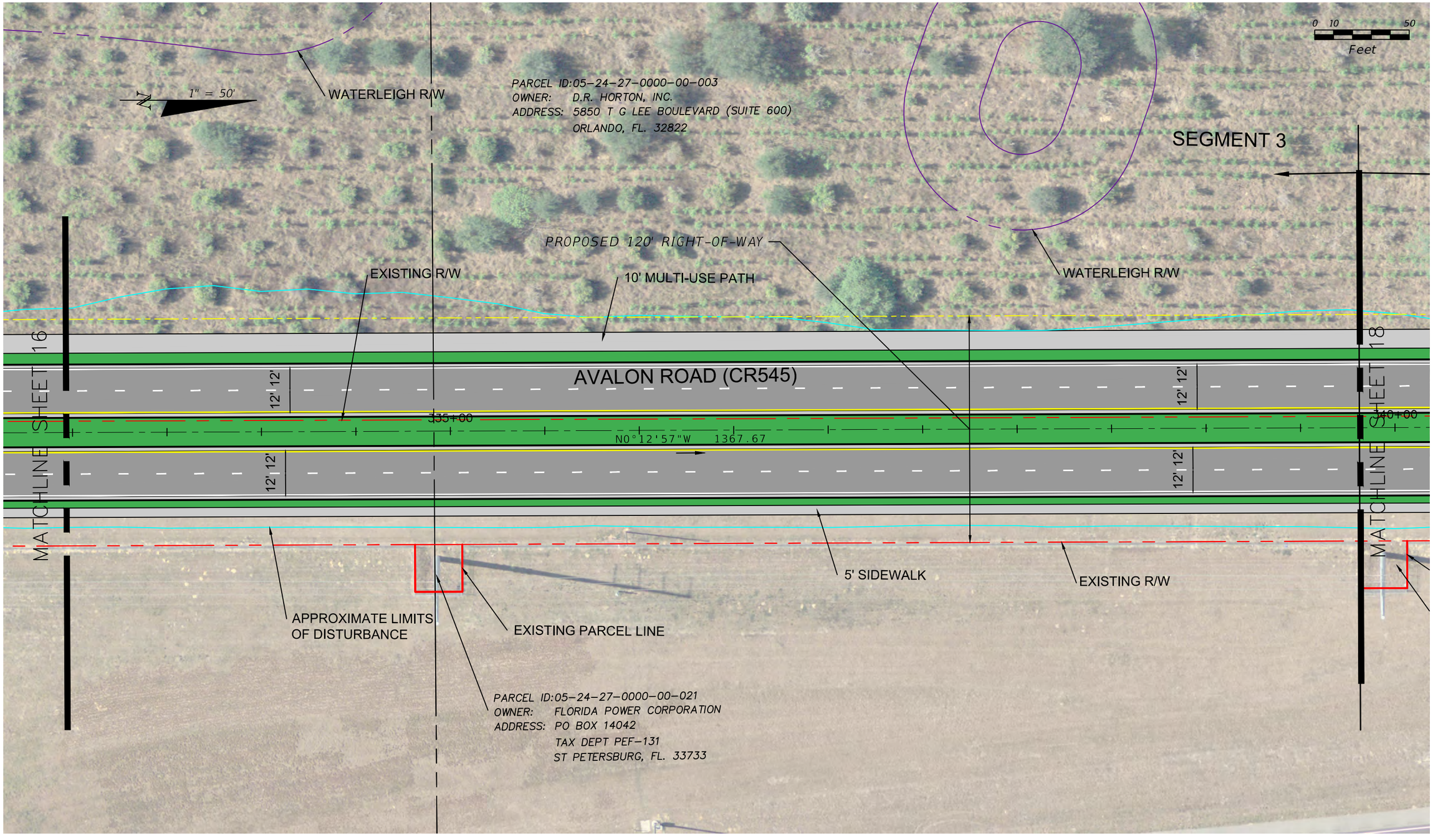
CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

16



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

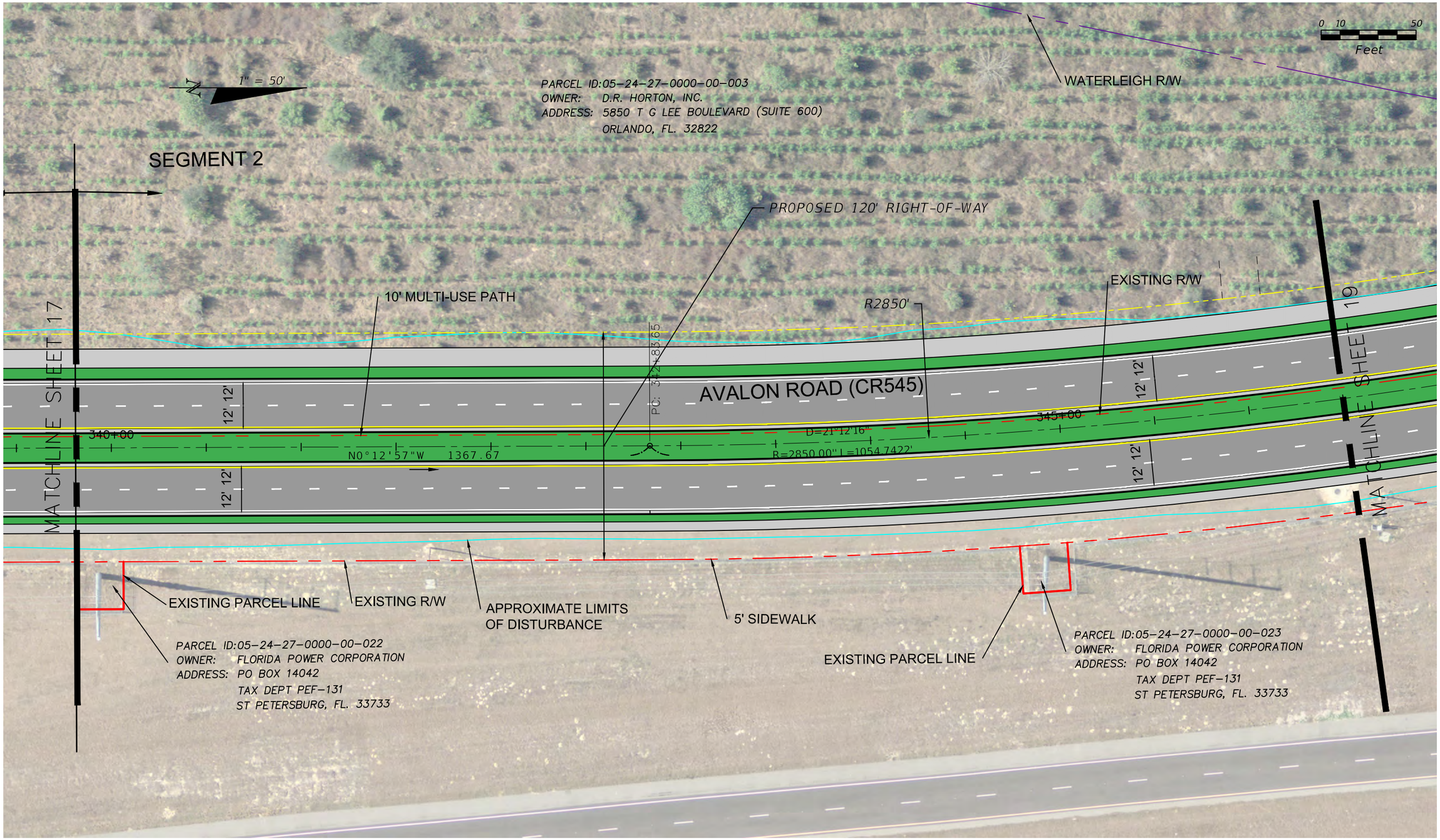
CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

17



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

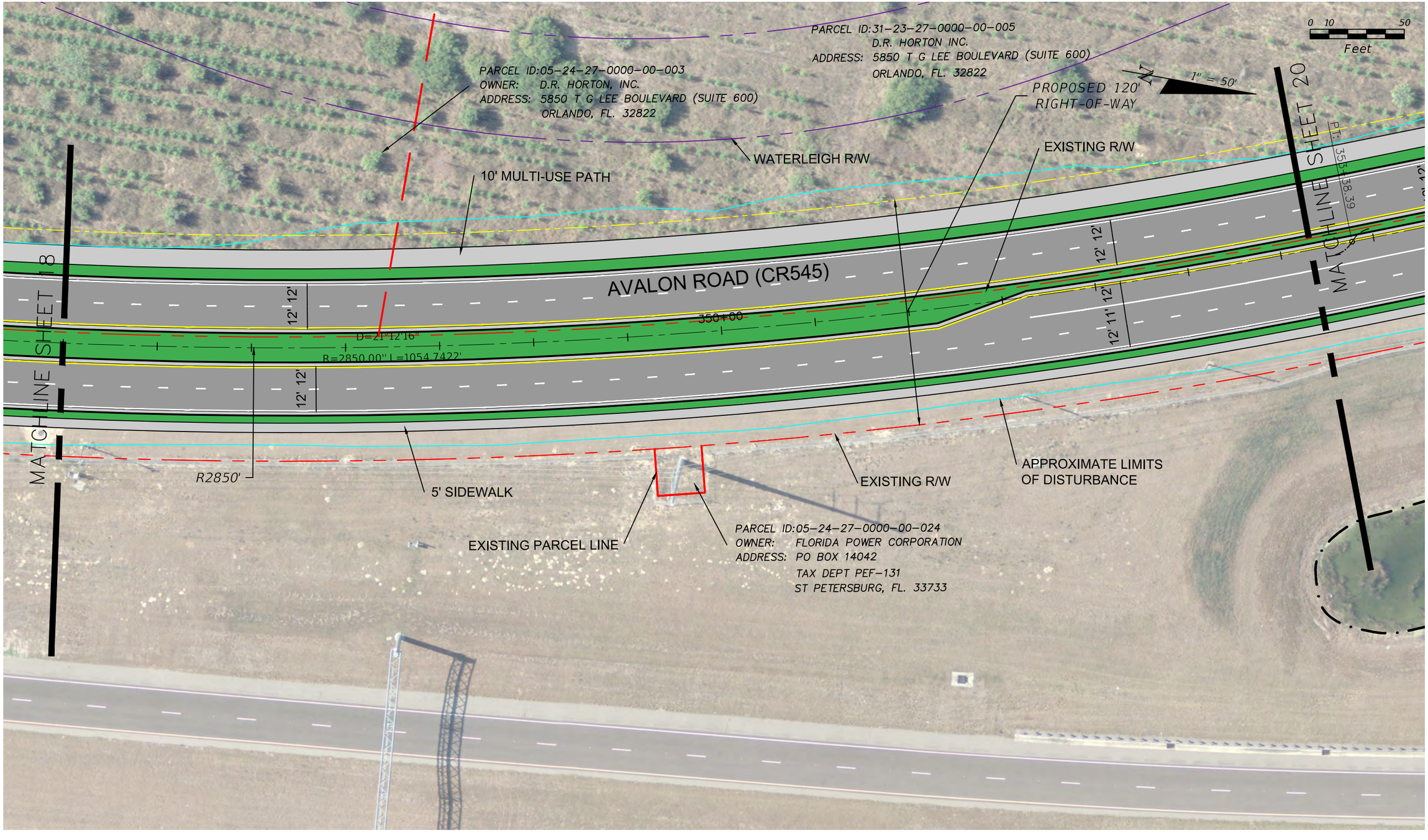
CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

18



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 19

1" = 50'

0 10 50
Feet

PARCEL ID:31-23-27-0000-00-005
OWNER: D.R. HORTON INC.
ADDRESS: 5850 T G LEE BOULEVARD (SUITE 600)
ORLANDO, FL. 32822

WATERLEIGH R/W

EXISTING R/W

PROPOSED 120' RIGHT-OF-WAY

10' MULTI-USE PATH

R920'

PT: 353+38.39

PC: 359+03.34

AVALON ROAD (CR545)

12' 12'

12' 11' 12'

355+00

N21°25'13"W 564.95

360+00

MATCHLINE SHEET 19

MATCHLINE SHEET 21

5' SIDEWALK

APPROXIMATE LIMITS OF DISTURBANCE

EXISTING R/W

PARCEL ID:05-24-27-0000-00-025
OWNER: FLORIDA POWER CORPORATION
ADDRESS: PO BOX 14042
TAX DEPT PEF-131
ST PETERSBURG, FL. 33733

EXISTING PARCEL LINE

EXISTING PARCEL LINE

PARCEL ID:05-24-27-0000-00-026
OWNER: FLORIDA POWER CORPORATION
ADDRESS: PO BOX 14042
TAX DEPT PEF-131
ST PETERSBURG, FL. 33733

REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

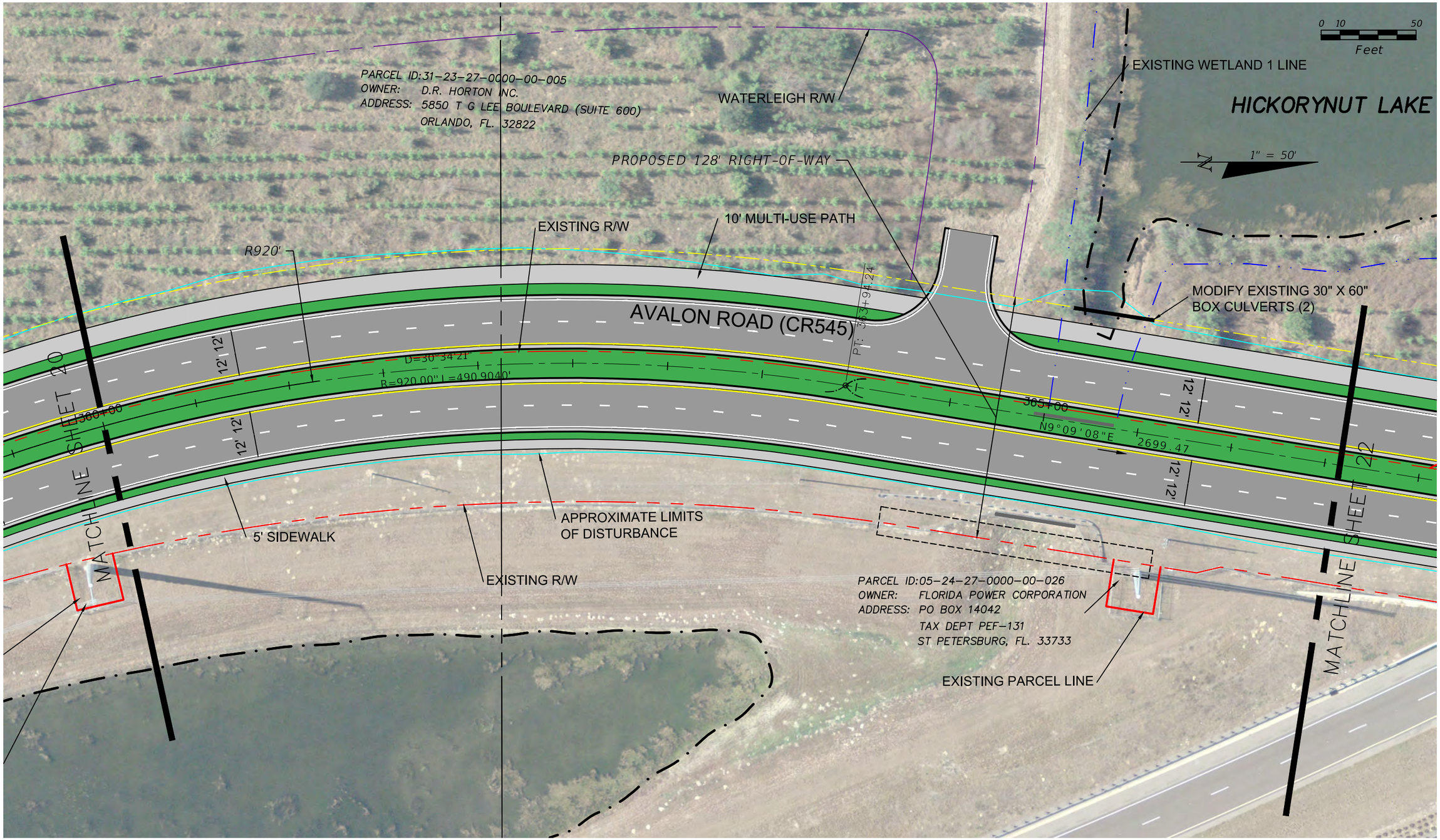
CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

20



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

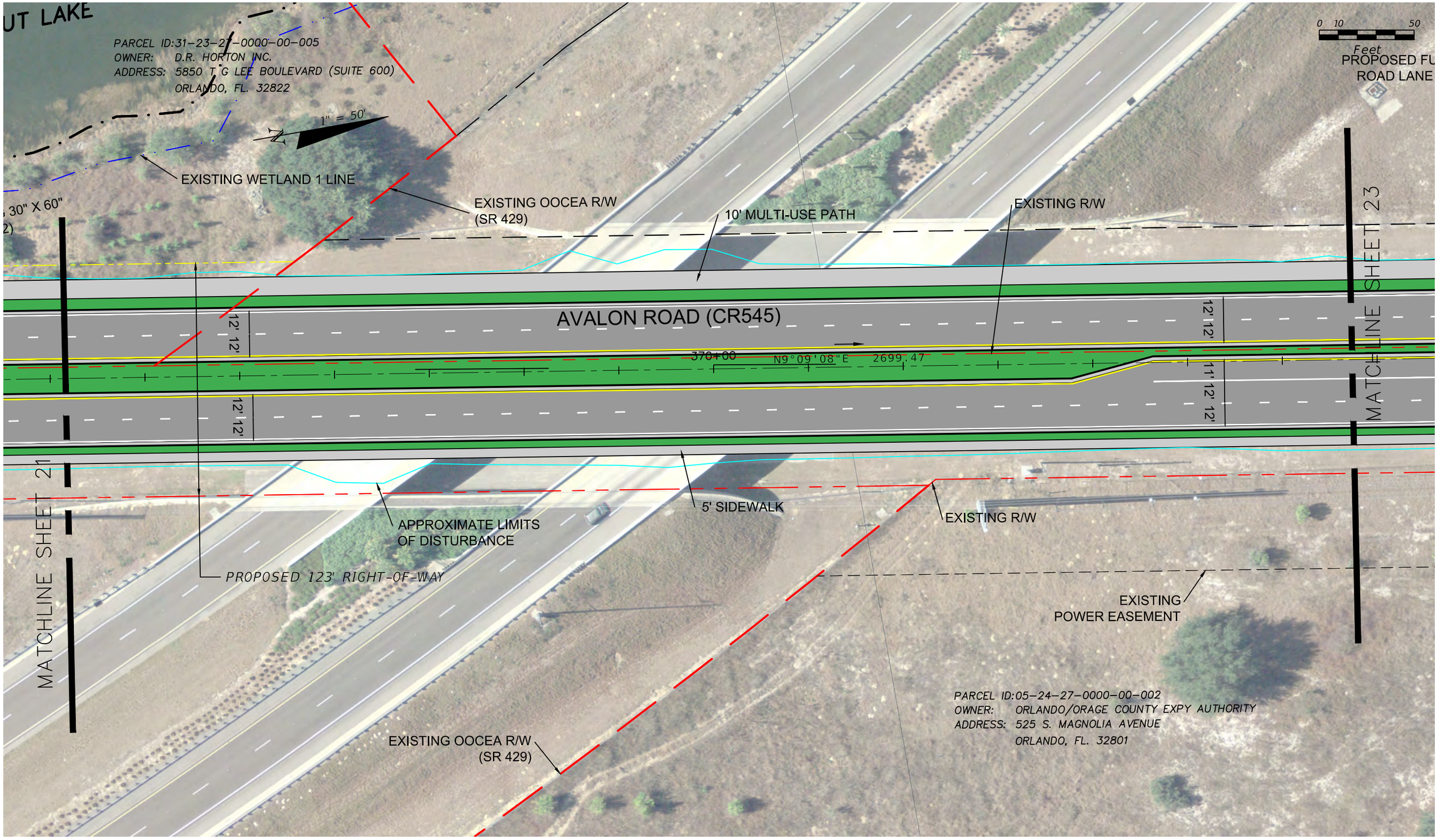
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 21



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

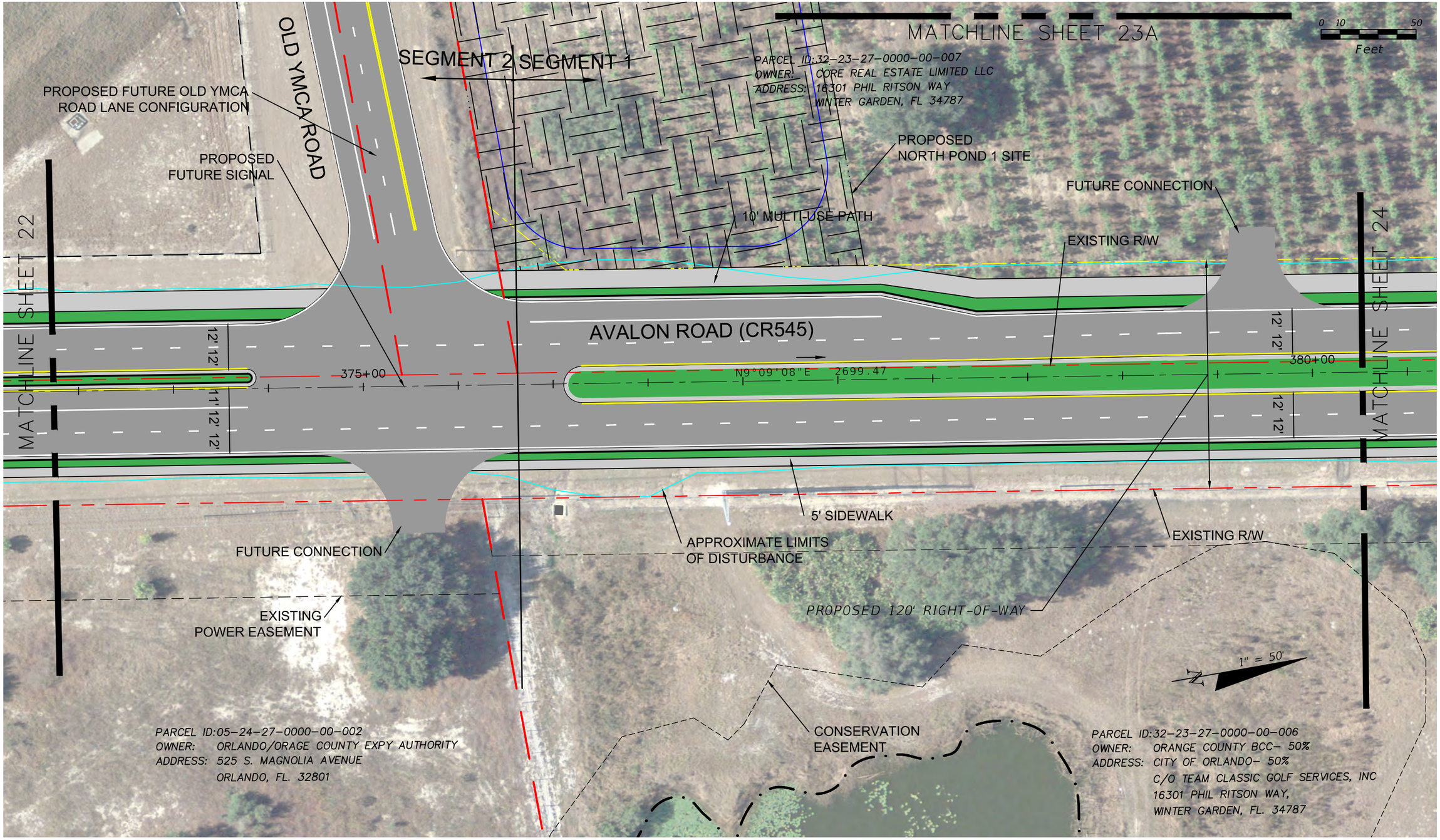
CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

22



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 23

EXISTING PARCEL LINE

0 10 50
Feet

1" = 50'

MATCHLINE SHEET 23

OLD YMCA ROAD

SEGMENT 2 SEGMENT 1

PARCEL ID: 32-23-27-0000-00-007
OWNER: CORE REAL ESTATE LIMITED LLC
ADDRESS: 16301 PHIL RITSON WAY
WINTER GARDEN, FL 34787

PROPOSED FUTURE OLD YMCA ROAD LANE CONFIGURATION

PROPOSED FUTURE SIGNAL

PROPOSED NORTH POND 1 SITE

FUTURE CONNECTION

10' MULTI-USE PATH

EXISTING R/W

MATCHLINE SHEET 22

MATCHLINE SHEET 24

AVALON ROAD (CR545)

12' 12'

12' 12'

375+00

380+00

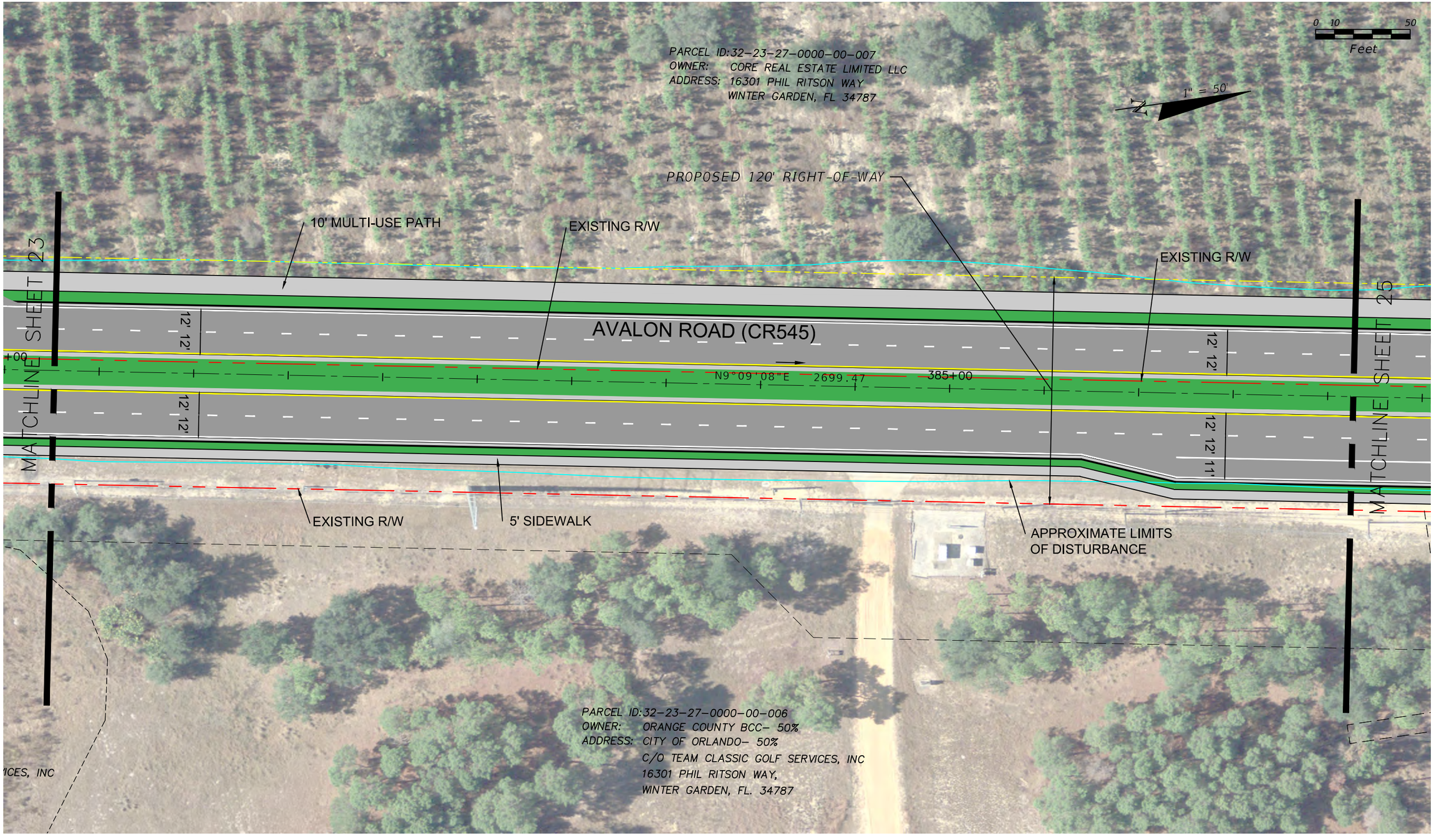
N9°09'08"E 2699.47

REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN- PREFERRED ALIGNMENT
AVALON ROAD (CR545) P.D. STUDY
ORANGE COUNTY, FL

SHEET NO.
23A



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

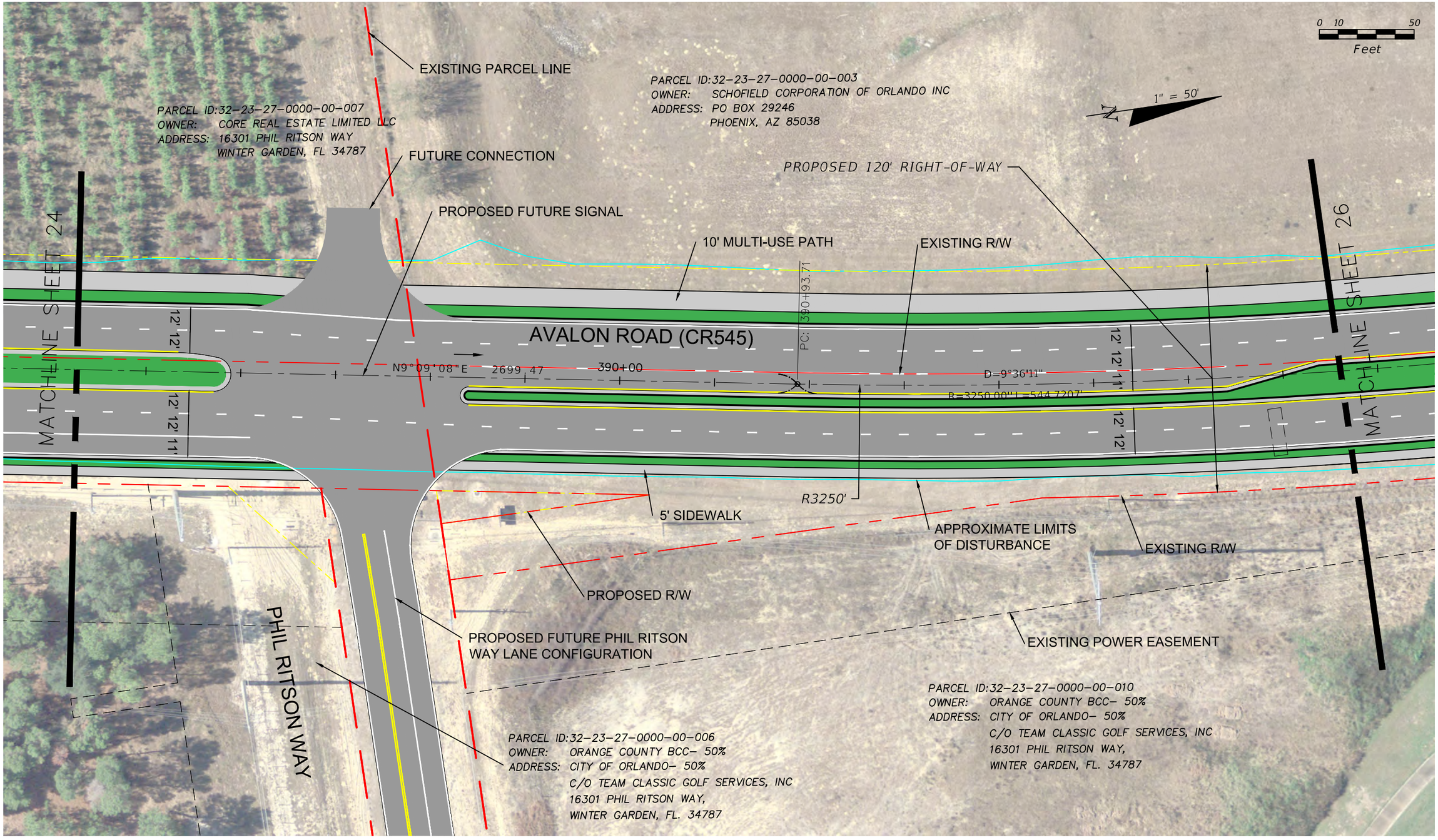
CONCEPT PLAN- PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

24



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

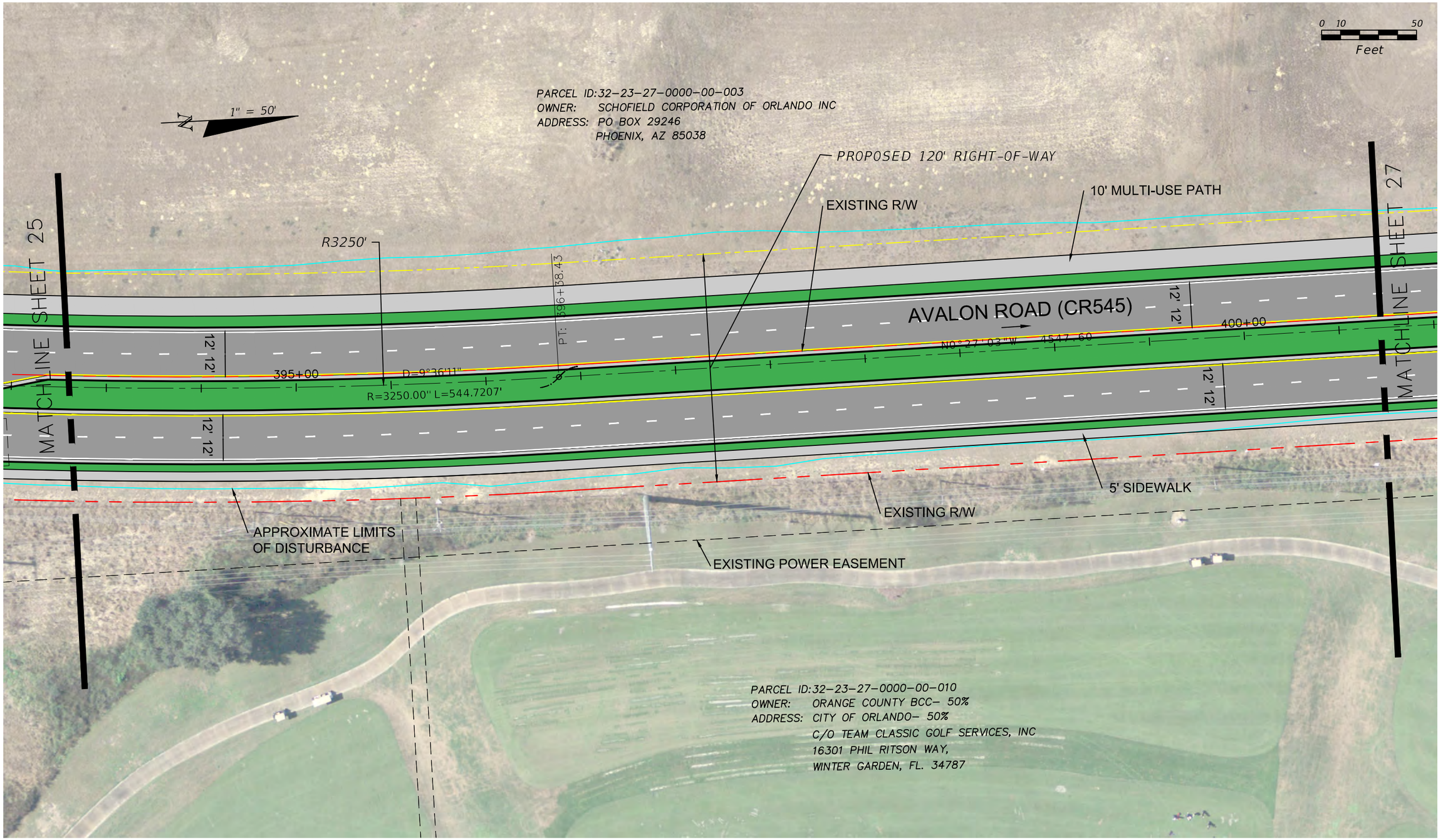
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN-PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 25



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

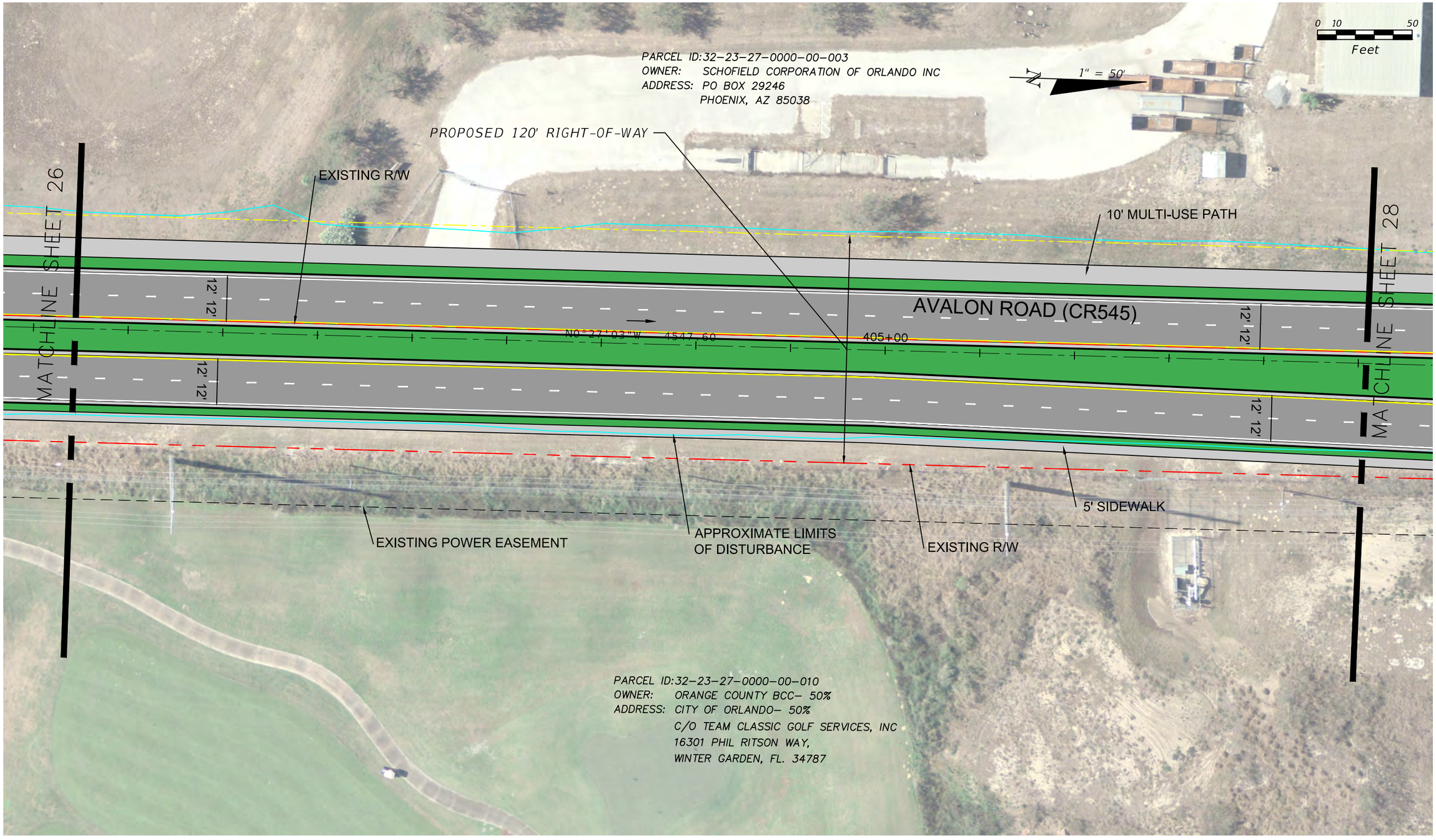
CONCEPT PLAN-PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

26



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

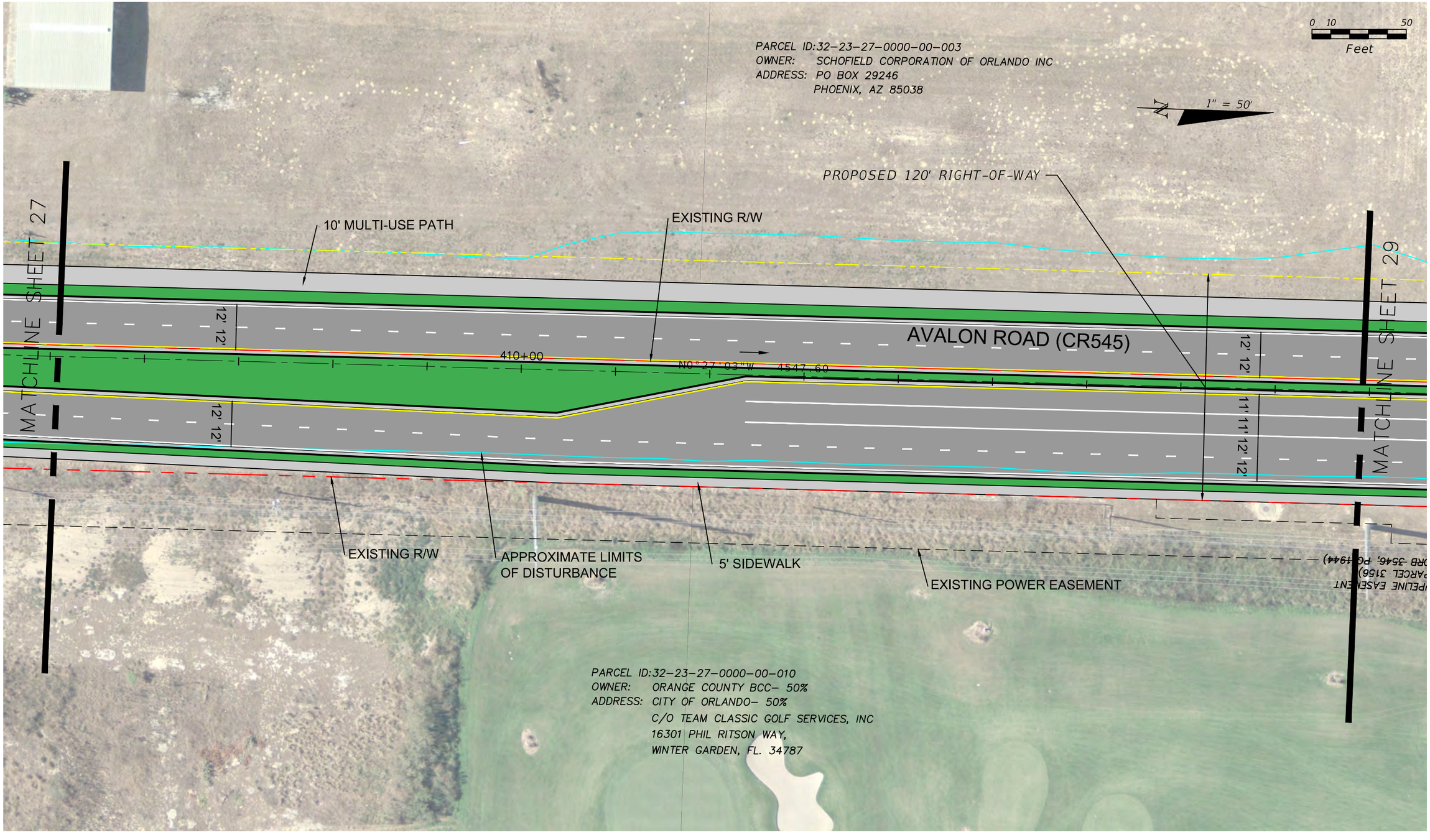
CONCEPT PLAN-PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

27



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

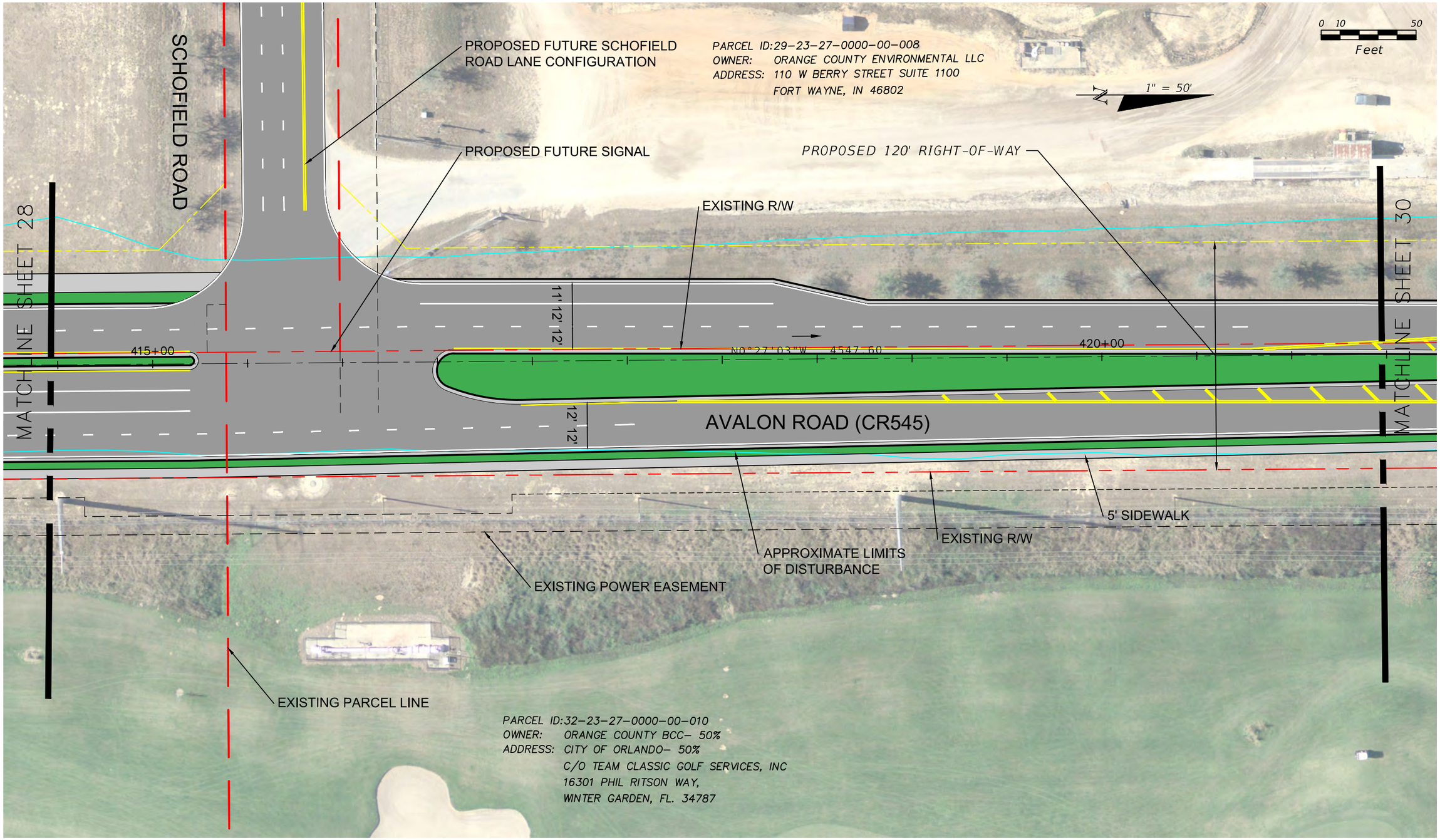
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN-PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 28



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

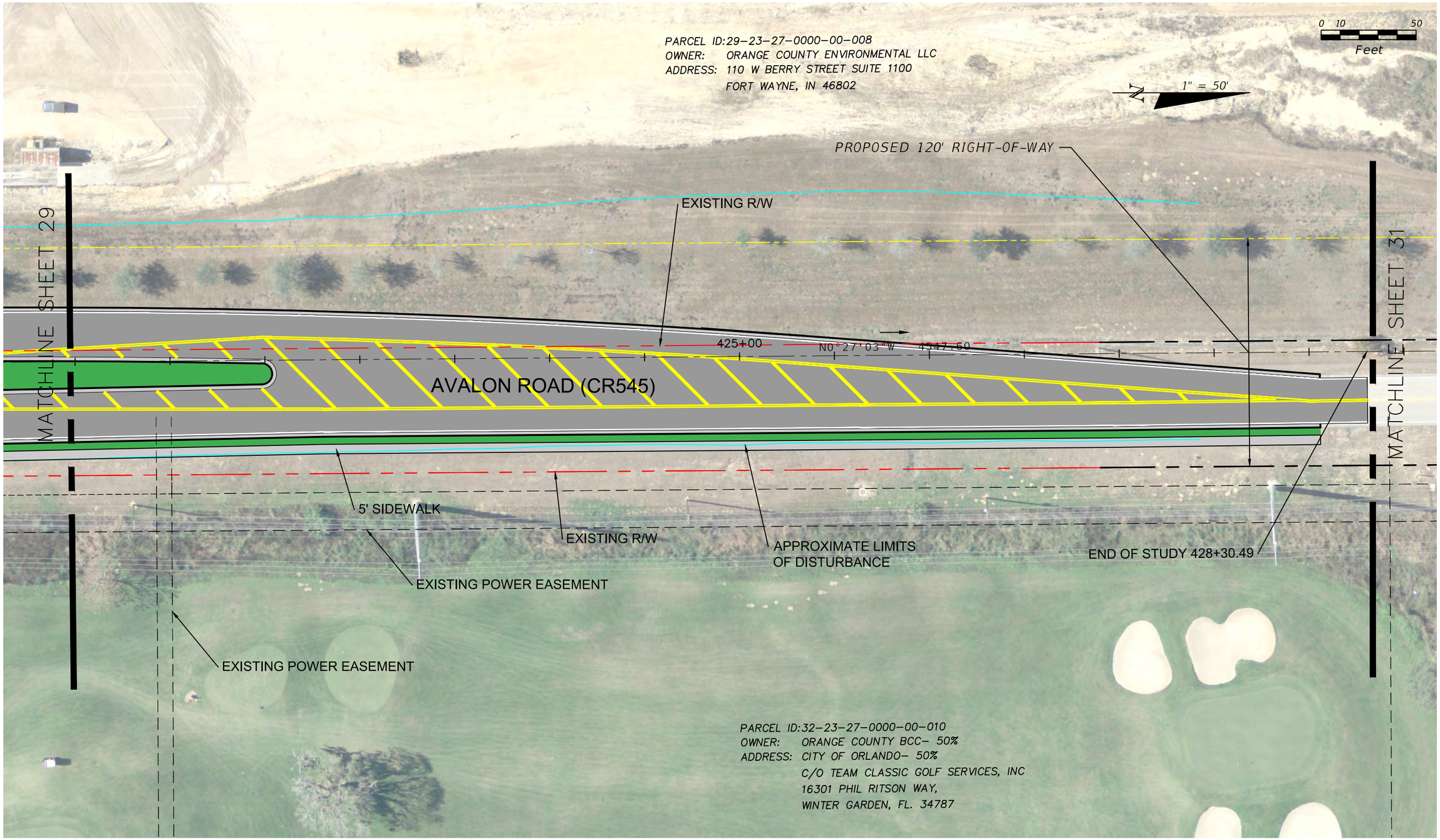
CONCEPT PLAN-PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

29



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

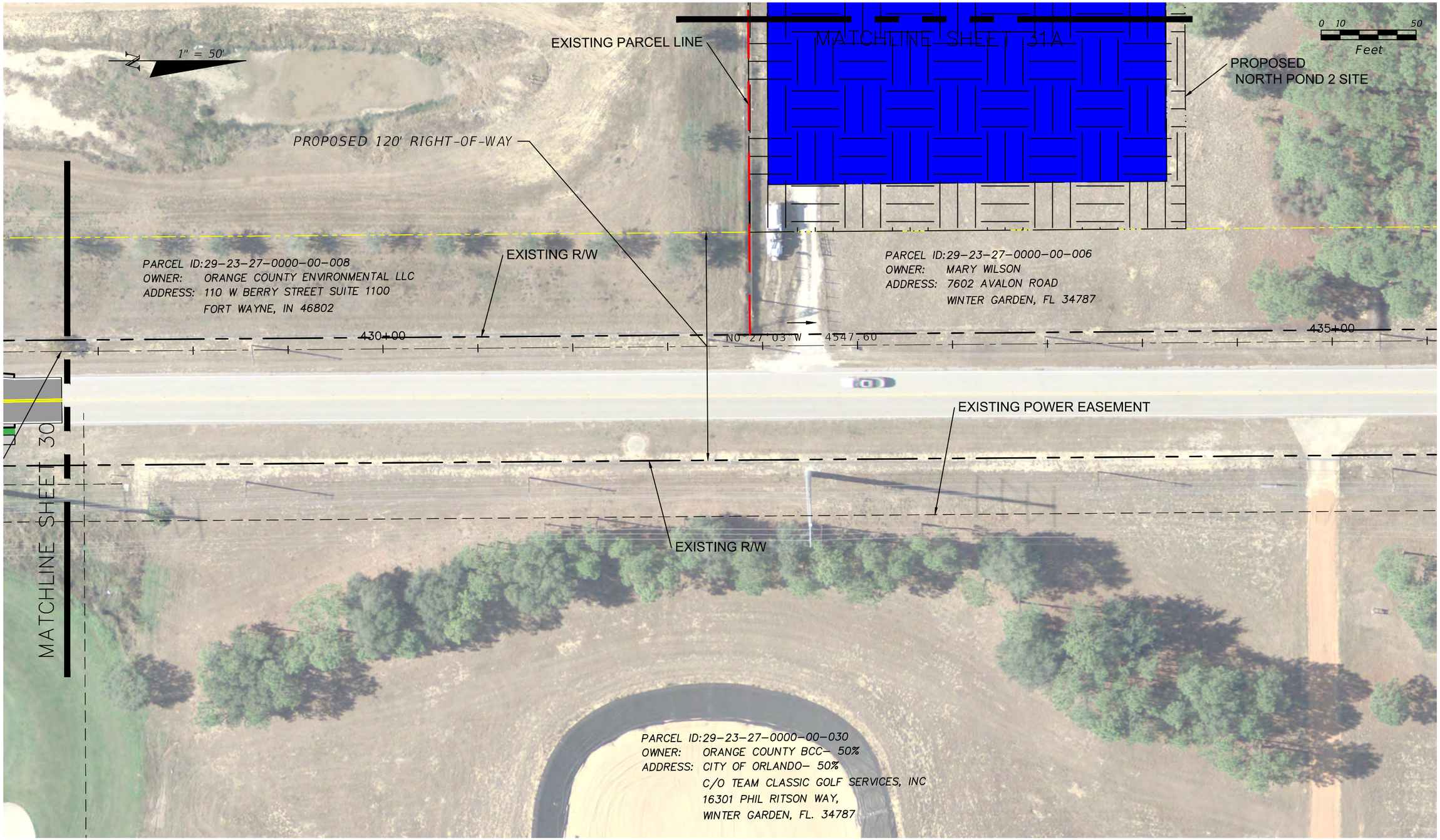
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN-PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 30



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

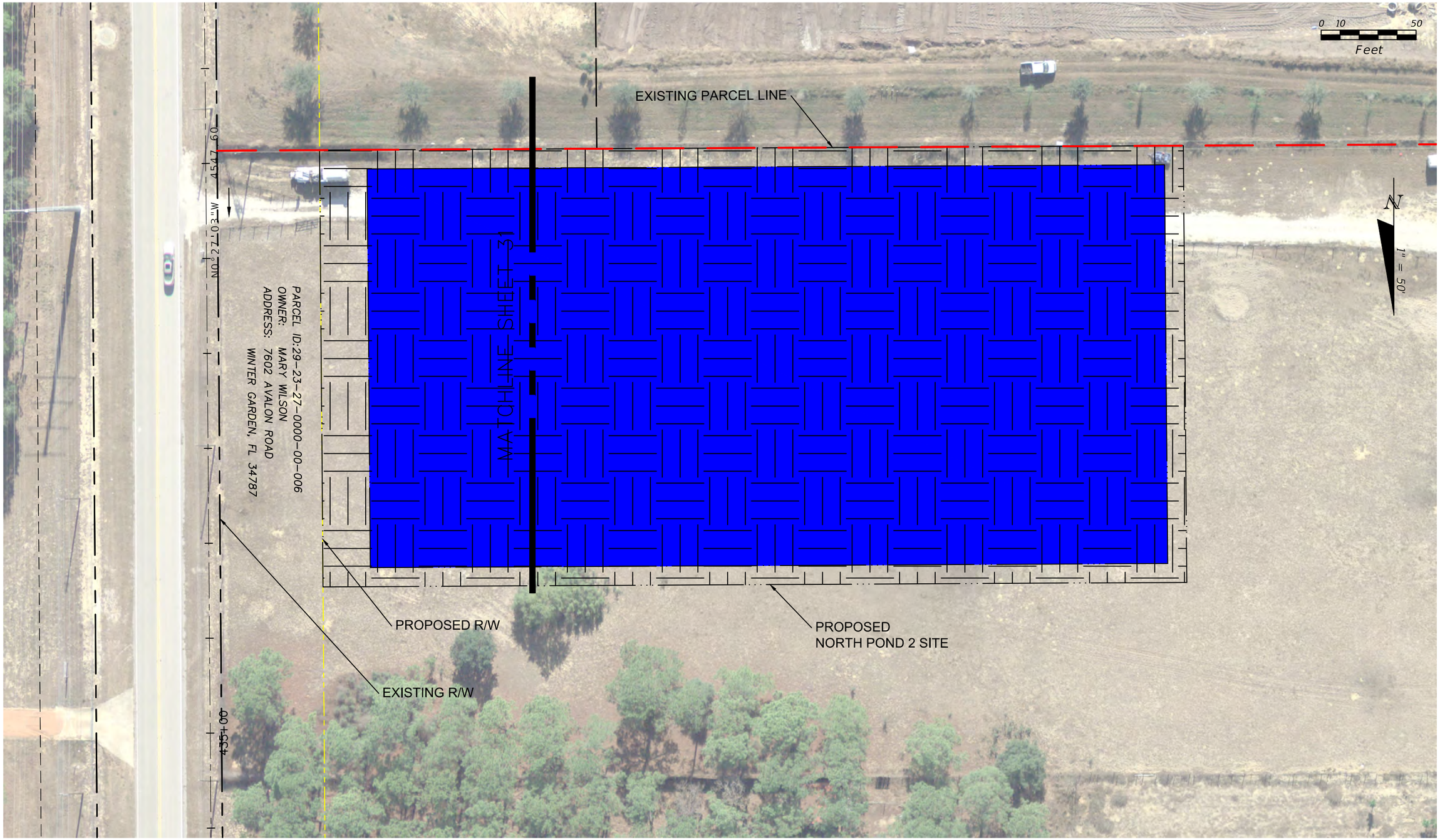
VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN-PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO. 31



REVISIONS			
DATE	DESCRIPTION	DATE	DESCRIPTION

VHB
Vanasse Hangen Brustlin, Inc.
225 E. Robinson Street, Suite 300
Orlando, Florida 32801
407.839.4006

CONCEPT PLAN-PREFERRED ALIGNMENT

AVALON ROAD (CR545) P.D. STUDY

ORANGE COUNTY, FL

SHEET NO.

31A