

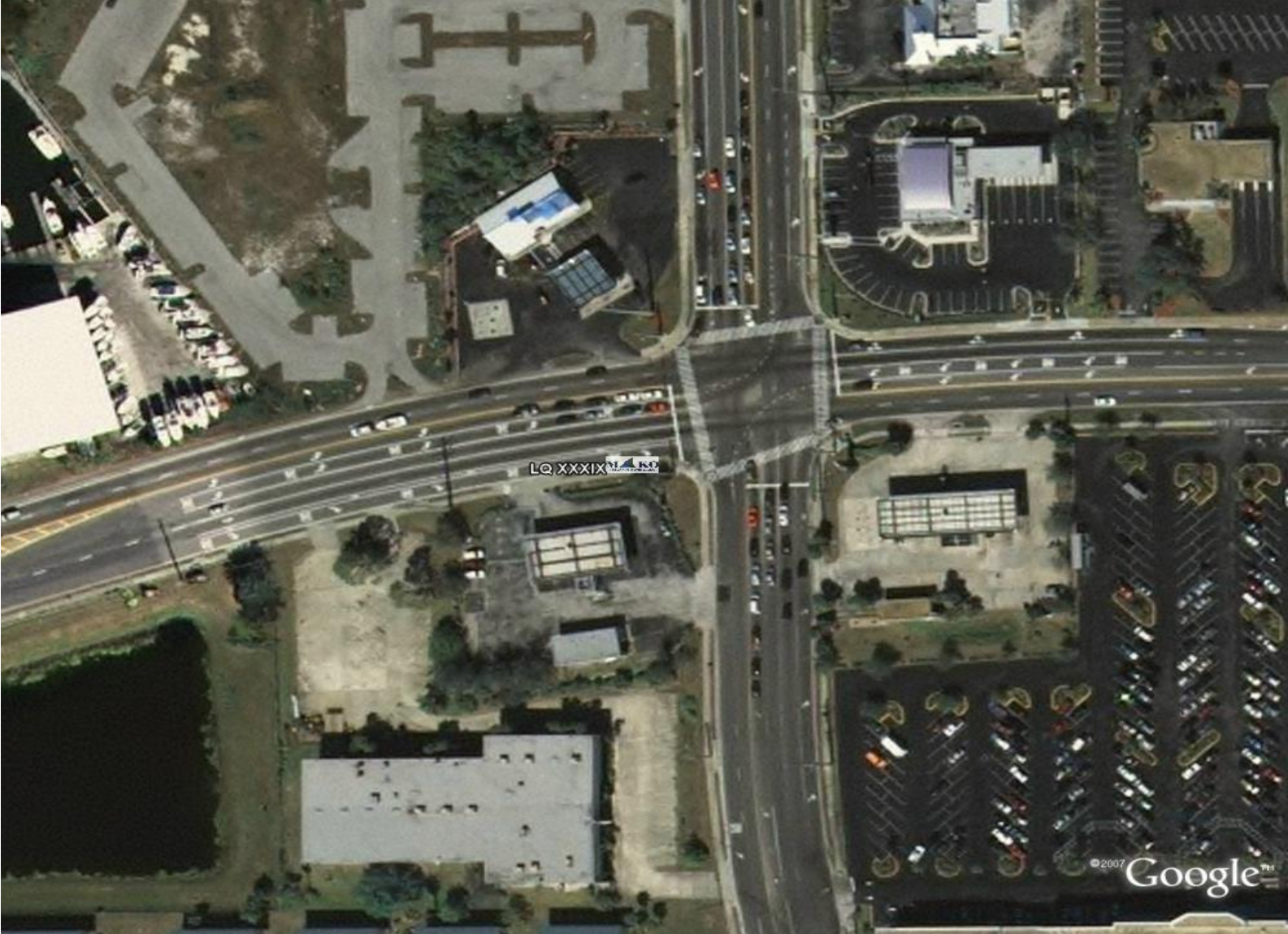
191 Eau Galle, Melbourne, FL.

Development Details:

Ground Lease

Tenant: AM South

To be completed December 2007



LQ XXXIX

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3601 AMB STREET, SUITE 101
 ORLANDO, FLORIDA 32811
 PHONE: 407-401-1400 FAX: 407-401-1401
 WWW.AMSOUTH.COM

STATE ROAD 518
 (EAU GALLIE BOULEVARD)

AMSOUTH
 3,820 S.F.
 F.F.E. 5.75

N. RIVERSIDE DRIVE
 (SOUTH PATRICK DRIVE PER DESCRIPTION)

TRIP COUNT CALCULATIONS

EXISTING AND PROPOSED TRIP ENDS ARE DETERMINED THROUGH THE ITE TRIP GENERATION (TRIP ENDS) UNDER LAND USE #112, OFFICE-BANK FOR THE PROPOSED SITE, BASED ON THE SQUARE FOOTAGE (ENERGY) FOR THE PROPOSED BANK FACILITY AND UNDER LAND USE #112, BANK BRANCH/SERVICE CENTER WITH CONVENIENCE MARKET AND CAR WASH FOR THE EXISTING SITE, BASED ON VEHICLE FUELING POSITIONS (ENR) FOR THE EXISTING SITE.

EXISTING SITE		
TYPE OF BUSINESS	EXPECTED DAILY TRIPS	EXPECTED TRIPS DURING PM PEAK HOUR
ONE STATION WITH CONVENIENCE MARKET AND CAR WASH (PER 1 VEHICLE FUELING POSITIONS)	1528	138
SMS ENERGY / SMS CMT		88 / 89
PROG-UP TRIPS	718	32 / 33
SMS ENERGY / SMS CMT		64
NEW NET TRIPS	810	22 / 37
SMS ENERGY / SMS CMT		17 / 37

PROPOSED SITE		
TYPE OF BUSINESS	EXPECTED DAILY TRIPS	EXPECTED TRIPS DURING PM PEAK HOUR
OFFICE, IN BANK (PER 1000 SF)	942	175
SMS ENERGY / SMS CMT		87 / 87
PROG-UP TRIPS	443	82
SMS ENERGY / SMS CMT		41 / 41
NEW NET TRIPS	499	93
SMS ENERGY / SMS CMT		47 / 47

SITE DIMENSION PLAN

1" = 20'
 NORTH

REFER TO SHEET C0 FOR GENERAL NOTES, SPECIFICATIONS, AND LEGENDS, IN ADDITION TO SITE-SPECIFIC NOTES AND REQUIREMENTS.

TRAFFIC CONTROL & SIGNAGE

- 1 WINDSTOP PARKING AND STOPPING (1/ C4)
- 2 WINDSTOP SIGN (1 PLAC) (2/ C4)
- 3 PAVEMENT MARKINGS (3/ C4)
- 4 ORNAMENTAL STRIPING (STRT INDEX 12345)
- 5 4" WHITE (PAINT)
- 6 24" WHITE STOP BAR (PAINT)
- 7 36" 200P SIGN (20-1) (8/ C4)
- 8 700 NOT ENTRY SIGN (20-1)
- 9 4" DOUBLE YELLOW
- 10 TRAFFIC YELLOW PAINT ON FACE OF MONOLITHIC SIDEWALK CURB AND FIRST 4" ON TOP OF SIDEWALK

ALL TRAFFIC CONTROL SIGNAGE SHALL CONFORM TO "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" BY THE U.S. DEPARTMENT OF TRANSPORTATION, FEDERAL HIGHWAY ADMINISTRATION.

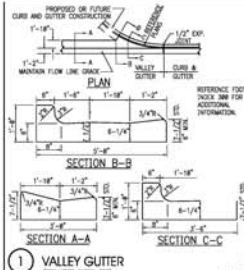
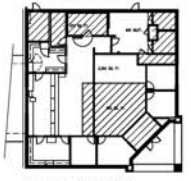
SITE NOTES

- 11 WINDSTOP SIDEWALK MARK (4/ C4)
- 12 CORNER MARK (5/ C4)
- 13 FUTURE DAMPER ENCLOSURE LOCATION
- 14 4" CURB (6/ C4)
- 15 MONOLITHIC CURB AND SIDEWALK (8/ C4)
- 16 CONCRETE WALK (9/ C4)
- 17 CONCRETE WALK EXPANSION JOINTS AND SCORE MARKS (9/ C4)
- 18 ASPHALT PAVEMENT (11/ C4)
- 19 BOLLARD (SEE ARCHITECTURAL PLANS FOR PLACEMENT)
- 20 CONCRETE PAVEMENT (SEE ARCHITECTURAL PLANS) (12/ C4)
- 21 "AMSOUTH BANK" MONUMENT SIGN
- 22 2 FT. WIDE CONCRETE FLEM (18/ C4)
- 23 GUE CUT AND REMOVE EXISTING CURBING AND SIDEWALK FOR INSTALLATION OF NEW SIDEWALK
- 24 METAL DETECTABLE WARNING SURFACE IN THIS AREA, EXTEND TO LIMITS SHOWN (13/ C4)
- 25 VALLEY GUTTER (1/ C1)
- 26 CURB AND GUTTER (7/ C4)
- 27 EXISTING SIDEWALK TO REMAIN
- 28 LIGHT POLE (19P)
- 29 4" CONCRETE BLOCK RETAINING WALL

NOTE: APPLICANT WILL CONTRACT WITH PRIVATE COMPANY FOR DAILY TRASH COLLECTION/REMOVAL OF BAGGED TRASH STORED IN MONUMENT ENCLOSURE.

NET OFFICE CALCULATIONS

BUILDING AREA PER PERSONAL SPACES
 2,378 SF x 642 SF = 3,228



INTERPLAN

ARCHITECTURE
 ENGINEERING
 INTERIOR DESIGN
 PROJECT MANAGEMENT

AA 004335
 CA 8660

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 ORLANDO, FLORIDA 32813
 PH: 407.401.8000
 FX: 407.420.9134

SHEET: 22502004L.P.E.
 PL. REC. #58702

REVISIONS:
 NO. DATE REVISION
 1 10-13-09 PRC

AMSOUTH

AMSOUTH BANK
 191 EAST EAU GALLIE BLVD.
 MELBOURNE, FLORIDA

PROJECT NO. 2006L0002
 DATE: 09-18-09

C1

DATE: 09-18-09