

DESCRIPTION OF THE SITE

The location of a property can have a substantial positive or negative impact upon the performance, safety and appeal of the project. The site description discusses the physical features of the site, as well as the layout, access issues, and traffic flow.



The site description will discuss the physical features of the site, as well as the layout, access issues, traffic flow, etc.

Size:	The Subject site is approximately 141,720 square feet, or 3.25 acres.
Shape:	The Subject parcel is square in shape.
Frontage:	The Subject has frontage along N Ridgewood Avenue and 3 rd Avenue.
Topography:	The site is generally level.

Site Description**BRENTWOOD ALTKEY 6855404**

Location: The north side of Brentwood Dr east of Derbyshire Rd and north of Mason Ave

Current Use of the Property: Vacant

Site Size: Total: 6.50 acres; 283,140 square feet

Frontage/Access: The subject property has access with frontage as follows:

- Brentwood Dr: 700 feet

The site has an average depth of 440 feet. It is a mid-block lot.

Utilities:

Electricity:	FPL
Sewer:	City of Daytona Beach
Water:	City of Daytona Beach
Underground Utilities:	No
Adequacy:	All Available

Site Improvements: None

Flood Zone: The subject is located in an area mapped by the Federal Emergency Management Agency (FEMA), identified as flood zone X.

Environmental Issues: The subject is located in a flood plain: No
None known; none assumed

Encumbrance / Easements: Survey not provided

Traffic Count: 4,300 Vehicles Per Day On Brentwood Dr

Topography: Level, Some Cleared



Housing Authority of the City of Daytona Beach

729 Loomis



<u>altkey</u>	<u>situs</u>	<u>land sqft</u>	<u>land acres</u>
3510828	729 LOOMIS AVE	397267	9.12

Daytona Beach Housing Authority

Live Oak



<u>altkey</u>	<u>situs</u>	<u>land sqft</u>	<u>land acres</u>
3519817	LIVE OAK AVE	5936	0.1363

Daytona Beach Housing Authority

School Street



<u>altkey</u>	<u>situs</u>	<u>land sqft</u>	<u>land acres</u>
3528727	SCHOOL ST	5000	0.1148

Daytona Beach Housing Authority
Whitehall



<u>altkey</u>	<u>situs</u>	<u>land sqft</u>	<u>land acres</u>
3523849	WHITEHALL ST	11600	0.2663

Housing Authority of the City of Daytona Beach

Vernon Street Vacant Lots



<u>altkey</u>	<u>situs</u>	<u>land sqft</u>	<u>land acres</u>
3510798	SOUTH ST	2800	0.0643
6930171	705 VERNON ST	18755	0.4306
6930163	709 VERNON ST	10472	0.2404
6930155	713 VERNON ST	9946	0.2283
6930147	717 VERNON ST	8596	0.1973
6930139	721 VERNON ST	8715	0.2007
6930121	720 VERNON ST	17224	0.3954

The Housing Authority of the City of Daytona Beach

Progress & Oak



<u>altkey</u>	<u>situs</u>	<u>land sqft</u>	<u>land acres</u>
6894701	OAK ST	5500	0.1263
6894809	PROGRESS RD	6400	0.1469
6894663	OAK ST	5500	0.1263
6894655	OAK ST	5500	0.1263
6894795	PROGRESS RD	6400	0.1469
6894736	OAK ST	6750	0.155
6894710	OAK ST	5500	0.1263
6894752	PROGRESS RD	6400	0.1469
6894817	PROGRESS RD	6400	0.1469
6894841	OAK ST	6300	0.1446
6894728	OAK ST	5500	0.1263
6894744	PROGRESS RD	6660	0.1529
6894647	OAK ST	7000	0.1607
6894761	PROGRESS RD	6400	0.1469
6894787	PROGRESS RD	6400	0.1469

6894671	OAK ST	5500	0.1263
6894833	OAK ST	6570	0.1508
6894825	PROGRESS RD	6750	0.155
6894680	OAK ST	6000	0.1377
6894698	OAK ST	5800	0.1331
6894779	PROGRESS RD	6400	0.1469

Housing Authority of the City of Daytona Beach

Rose Avenue Vacant Lots



<u>altkey</u>	<u>situs</u>	<u>land sqft</u>	<u>land acres</u>
3493541	353 ROSE AVE	3750	0.0861
3493630	ROSE AVE	3750	0.0861
3495021	ROSE AVE	7500	0.1722
3495004	ROSE AVE	7500	0.1722
3494997	ROSE AVE	3750	0.0861
3494989	ROSE AVE	3750	0.0861

NOTE: LOT AT THE CORNER OF ROSE AVE AND DR BETHUNE IS NO LONGER OWNED BY THE HOUSING AUTHORITY

Housing Authority of the City of Daytona Beach

Pine Haven Single Family Home Lots



<u>altkey</u>	<u>situs</u>	<u>land sqft</u>	<u>land acres</u>
6982791	335 N KEECH ST	6050	0.1389
6982881	368 LAURA ST	6050	0.1389
6982805	333 N KEECH ST	7700	0.1768
6982911	380 LAURA ST	6555	0.1505
6982899	372 LAURA ST	6050	0.1389
6982945	392 LAURA ST	9955	0.2285
6982775	339 N KEECH ST	6050	0.1389

6982732	347 N KEECH ST	6050	0.1389
6982821	344 LAURA ST	6050	0.1389
6982783	337 N KEECH ST	6050	0.1389
6982929	384 LAURA ST	0	0
6982830	348 LAURA ST	6050	0.1389
6982953	396 LAURA ST	13604	0.3123
6982902	376 LAURA ST	6050	0.1389
6982741	345 N KEECH ST	6050	0.1389
6982694	357 N KEECH ST	12100	0.2778
6982724	349 N KEECH ST	6050	0.1389
6982856	356 LAURA ST	6050	0.1389
6982678	361 N KEECH ST	7700	0.1768
6982848	352 LAURA ST	6050	0.1389
6982872	364 LAURA ST	6050	0.1389
6982813	340 LAURA ST	7500	0.1722
6982716	351 N KEECH ST	6050	0.1389
6982767	341 N KEECH ST	6050	0.1389
6982937	388 LAURA ST	9381	0.2154
6982759	343 N KEECH ST	6050	0.1389
6982686	359 N KEECH ST	6050	0.1389
6982708	353 N KEECH ST	6050	0.1389
6982864	360 LAURA ST	6050	0.1389
6982988	389 LAURA ST	4392	0.1008
6983135	872 PINEHAVEN DR	5500	0.1263
6983054	361 LAURA ST	6600	0.1515
6983178	354 ROSE AVE	6050	0.1389
6983208	360 ROSE AVE	6050	0.1389
6983038	369 LAURA ST	6600	0.1515
6983071	353 LAURA ST	6960	0.1598
6983046	365 LAURA ST	8880	0.2039
6983101	884 PINEHAVEN DR	5500	0.1263
6983216	362 ROSE AVE	7810	0.1793
6982996	385 LAURA ST	6655	0.1528
6983020	373 LAURA ST	6600	0.1515
6983003	381 LAURA ST	10406	0.2389
6982961	397 LAURA ST	8436	0.1937
6983089	349 LAURA ST	6600	0.1515
6983119	880 PINEHAVEN DR	5500	0.1263
6983160	860 PINEHAVEN DR	5700	0.1309
6983062	357 LAURA ST	6840	0.157
6982970	393 LAURA ST	6655	0.1528

6983186	356 ROSE AVE	6050	0.1389
6983127	876 PINEHAVEN DR	5800	0.1331
6983143	868 PINEHAVEN DR	5500	0.1263
6983151	864 PINEHAVEN DR	5500	0.1263
6983194	358 ROSE AVE	6050	0.1389
6983011	377 LAURA ST	6160	0.1414
6983097	888 PINEHAVEN DR	9180	0.2107
6982651	GEORGE W ENGRAM BLVD*	0	0

*DO NOT MOW, DO NOT ENTER ENCLOSURE

Daytona Beach Housing Authority

Business Park



<u>altkey</u>	<u>situs</u>	<u>land sqft</u>	<u>land acres</u>
4753575	BUSINESS PARK BLVD*	122839	2.82
4753591	BUSINESS PARK BLVD*	87556	2.01

*WOODED AREA, DO NOT MOW