

FAQ

0 Altamont Ln. Odessa, Fl. 33556

1. How many acres is the lot?

- a. The lot is 4.41 acres.

2. What is the current zoning for the lot?

- a. This 4.41 acre parcel is zoned AR, Agricultural-Residential. I have provided a link to the AR zoning regulations below.

https://library.municode.com/fl/pasco_county/codes/land_development_code?nodeId=CH500ZOST_S505AGSIDI

3. Is there a survey on the lot?

- a. Yes, there is a survey on the lot. Please contact the listing agent for more information.

4. What is the Future Land Use of this vacant lot?

- a. The Future Land Use (FLU) is RES-3 du/ga (Residential-3 Du/ga). Current FLU allows for up to 3 dwelling unit per gross acre.
- b. RES-3 (RESIDENTIAL - 3 DU/GA). Intent: To recognize those areas suited for single-family detached residential development at a maximum of 3.0 dwelling units/developable residential acre. Attached residential development at a maximum of 3.0 dwelling units/developable residential acre may be permitted within an MPUD Master Planned Unit Development. Projects which were developed or rezoned prior to the original adoption of this Comprehensive Plan, June 15, 1989, may exceed the density limits of this classification provided, however, that the maximum gross density shall not exceed 4.5 dwelling units/gross acre, and the project shall comply with all other applicable policies and standards of this Comprehensive Plan. General Range of Potential Uses: Residential uses; agriculture and agriculturally related uses; recreation facilities; neighborhood-scale public and semipublic uses, such as central utility systems. Density Restrictions: 3.00 Maximum Dwelling Units/Developable Residential Acre.

5. Is the lot located in a flood zone?

- a. The lot is AE flood zone.
- b. AE flood zones are areas that present a 1% annual chance of flooding and a 26% chance over the life of a 30-year mortgage, according to FEMA. These regions are clearly defined in Flood Insurance Rate Maps and are paired with detailed information about base flood elevations. Most AE flood zones are located in close proximity to floodplains, rivers and lakes, though low-lying regions without large bodies of water may also be classified under this designation.

6. Are there any water features available on the property?

- a. Water has not been connected.

7. Is the vacant land accessible?

- a. Yes! The vacant land is accessible through a public road, Altamont Ln.

8. Is there an elevation certificate on the property?

- a. Unfortunately, there is no elevation certificate.