

ADMINISTRATIVE AMENDMENT (PD) ADD2003-00043

ADMINISTRATIVE AMENDMENT  
LEE COUNTY, FLORIDA

WHEREAS, Grand Bay Plaza, Ltd. filed an application for administrative approval to a Commercial Planned Development on a project known as Grand Bay Plaza to shift the large retail building approximately 100-feet to the south, on property located at 19100 South Tamiami Tr., described more particularly as:

LEGAL DESCRIPTION: In Section 17 & 20, Township 45 South, Range 25 East, Lee County, Florida:

See Exhibit "A"

WHEREAS, the property was originally rezoned in case number 95-01-010.03Z (with subsequent amendments in case numbers ADD2000-00041 & DOS2002-00176); and

WHEREAS, the Lee County Land Development Code provides for certain administrative changes to planned development master concept plans and planned unit development final development plans; and

WHEREAS, the subject application and plans have been reviewed by the Lee County Department of Community Development in accordance with applicable regulations for compliance with all terms of the administrative approval procedures; and

WHEREAS, it is found that the proposed amendment does not increase density or intensity within the development; does not decrease buffers or open space required by the LDC; does not underutilize public resources or infrastructure; does not reduce total open space, buffering, landscaping or preservation areas; and does not otherwise adversely impact on surrounding land uses.


NOW, THEREFORE, IT IS HEREBY DETERMINED that the application for administrative approval for an amendment to Commercial Planned Development is **APPROVED**.

**Approval is subject to the following conditions:**

- 1. Wall mounted security lighting must be fully shielded as not to cast glare on adjacent properties.**
- 2. A parapet wall must be provided along all sides of the Publix building to shield rooftop mechanical equipment from view from adjacent properties.**

3. No trucks shall be permitted to park or stop for loading or unloading purposes along the roadway or parking areas located on the north, south, and west sides of the building labeled Multi-Use Complex on the Master Concept Plan, dated April 8, 2003; stamped received April 9, 2003 between the hours of 11:00pm and 7:00 am and appropriate signage will be installed to so direct.
4. An increased buffer wall must be 8-feet in height from a point 300 feet west of the Publix Store to a point 150-feet east of the store. Enhanced plantings must be placed the entire length of the 8-foot wall. Sabal palms having a clear trunk height of 10-feet to 16-feet, at the time of installation, must be installed on 10-foot centers.
5. Three gallon size, at the time of installation, cocoplum hedge must be planted on 36-inch centers from the beginning of the 8-foot wall west of the store up to the point on the south property line where the property line makes a 90-degree jog to the north, approximately 550 feet east of the store.
6. Plantings along the 8-foot wall will be planted on the residential side of the wall.
7. The Development must be in compliance with the amended Master Concept Plan, dated April 8, 2003; stamped received April 9, 2003. Master Concept Plan for ADD2003-00043 is hereby APPROVED and adopted. A reduced copy is attached hereto.
8. The terms and conditions of the original zoning resolutions remain in full force and effect.
9. Prior to Development Order approval the changes in the buffer and vegetation requirements must be shown on the landscape betterment plan.

DULY SIGNED this 15<sup>th</sup> day of April, A.D., 2003.

BY:   
Pam Houck, Director  
Division of Zoning  
Department of Community Development

# EXHIBIT "A"

**BBLS**

**SURVEYORS & MAPPERS INC.**

1502-A RAILHEAD BLVD.

NAPLES, FLORIDA 34110

TELEPHONE: 239-597-1315

FAX: (239) 597-5207

## **LEGAL DESCRIPTION**

### **GRAND BAY PLAZA**

A PORTION OF SECTIONS 17 AND 20, TOWNSHIP 46 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

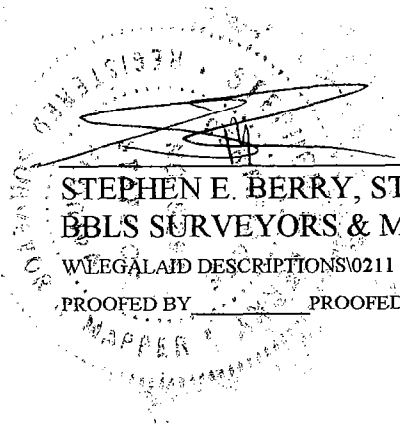
**BEGIN** AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 20, THE SAME BEING THE NORTHWEST CORNER OF LOT 1, SAN CARLOS GROVE TRACT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4 AT PAGE 75 OF THE PUBLIC RECORDS OF SAID LEE COUNTY; THENCE N.87°32'10"E., ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER AND THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 1,608.13 FEET; THENCE N.53°07'22"E., A DISTANCE OF 439.16 FEET TO THE SOUTHWESTERLY RIGHT OF WAY LINE OF U.S. 41 - TAMiami TRAIL (A 200 FOOT WIDE RIGHT OF WAY); THENCE S.36°54'21"E., ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, A DISTANCE OF 367.89 FEET; THENCE S.53°07'22"W., A DISTANCE OF 282.00 FEET; THENCE S.36°53'40"E., A DISTANCE OF 166.13 FEET; THENCE N.87°32'16"E., A DISTANCE OF 95.49 FEET TO THE POINT OF CURVE OF A NON TANGENTIAL CURVE TO THE LEFT, HAVING: A RADIUS OF 170.00 FEET, A CENTRAL ANGLE OF 34°26'19", A CHORD BEARING OF N.70°15'21"E., AND A CHORD LENGTH OF 100.65 FEET; THENCE ALONG THE ARC OF SAID CURVE AN ARC LENGTH OF 102.18 FEET; THENCE N.53°02'09"E., A DISTANCE OF 107.10 FEET TO SAID SOUTHWESTERLY RIGHT OF WAY LINE; THENCE S.36°54'21"E., ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, A DISTANCE OF 315.76 FEET; THENCE S.87°31'48"W., A DISTANCE OF 2,512.52 FEET TO THE WESTERLY LINE OF SAID LOT 1; THENCE N.00°53'43"W., ALONG SAID WESTERLY LINE, A DISTANCE OF 521.92 FEET TO THE **POINT OF BEGINNING**. PARCEL CONTAINS 27.88 ACRES, MORE OR LESS.

BEARINGS SHOWN HEREON REFER TO SAN CARLOS GROVES TRACT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4 AT PAGE 75 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

RECEIVED

APR 09 2003

THIS PROPERTY IS SUBJECT TO EASEMENTS, RESTRICTIONS AND  
RESERVATIONS OF RECORD.



04/07/03

STEPHEN E. BERRY, STATE OF FLORIDA, (L.S. #5296)

BLS SURVEYORS & MAPPERS INC., (L.B. #6753)

W/LEGAL AID DESCRIPTIONS 0211 PUBLIX SAN CARLOS ZONING RES LEGAL LWP

PROOFED BY \_\_\_\_\_ PROOFED BY SEB

Applicant's Legal Checked  
by [Signature] 14 APR 10 03

RECEIVED

APR 09 2003

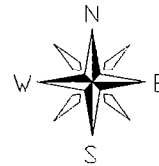
COMMUNITY DEVELOPMENT

(SEE ATTACHED SKETCH - ZONING RES 04 07 03.DWG)

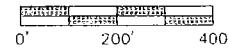
ADD 2003-00043

# LEGEND

O.R. OFFICIAL RECORDS BOOK  
P.G. PAGE  
R/W RIGHT OF WAY



SCALE: 1" = 400'



## CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	CHORD	CHORD BEARING
C1	170.00'	102.18'	34°26'19"	100.65'	N70°15'21"E

## POINT OF BEGINNING

NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 46 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA AND THE NORTHWEST CORNER OF LOT 1, SAN CARLOS GROVE TRACT

18 17  
19 20

N27°53'43"W  
521.92'

A PORTION OF LOT 1,  
SAN CARLOS GROVE TRACT  
PLAT BOOK 4, PAGE 75

N87°32'10"E  
1608.13'

S87°31'48"W  
2512.52'

N53°07'22"E  
439.16'

S86°54'21"E  
367.08'

US 41 - TAMAMI TRAIL  
(200' R/W)

S53°07'22"W  
282.00'

S86°54'40"E  
1082.12'

N53°07'06"E  
107.10'

N87°32'16"E  
95.49'

S86°54'21"E  
323.76'

## NOTES:

- 1.) BEARINGS SHOWN HEREON REFER TO SAN CARLOS GROVE TRACT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4 AT PAGE 75 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
- 2.) THIS PROPERTY IS SUBJECT TO EASEMENTS, RESERVATIONS OR RESTRICTIONS OF RECORD.
- 3.) DIMENSIONS SHOWN HEREON ARE IN FEET AND DECIMALS THEREOF.

RECEIVED

APR 09 2003

COMMUNITY DEVELOPMENT

SHEET 3 OF 3

THIS IS NOT A SURVEY

## SKETCH TO ACCOMPANY LEGAL DESCRIPTION

GRANDE BAY PLAZA  
A PORTION OF SECTIONS 17 & 20  
TOWNSHIP 46 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA

BBL SURVEYORS & MAPPERS INC.

1502-A RAIL HEAD BLVD.

NAPLES, FLORIDA 34110 (239) 597-1315

DATE: 04/07/03

FIELD BOOK:

PAGE: N/A

DRAWN BY: MAC

APPROVED: SEB

SCALE: 1" = 400'

ADD 2003-00043

# SITE SUMMARY

PHASE 1 (INCLUDING POSSIBLE OUTPARCELS)	
DESCRIPTION	ACREAGE ±
IMPERVIOUS	9.6
PERVIOUS	4.8
(INCLUDES 0.5 AC ± WETLAND PRESERVE)	
TOTAL	14.4

PHASE 2	
DESCRIPTION	ACREAGE ±
IMPERVIOUS	3.7
PERVIOUS	9.8
(INCLUDES WETLAND & UPLAND PRESERVE)	
TOTAL	13.5

OPEN SPACE CALCULATIONS	
PHASE 1 (INCLUDING POSSIBLE OUTPARCELS)	
DESCRIPTION	ACREAGE ±
TOTAL	14.4
OPEN SPACE PROVIDED	4.8
PERCENTAGE OPEN SPACE PROVIDED	33.3%

PHASE 2	
DESCRIPTION	ACREAGE ±
TOTAL AREA	13.5
OPEN SPACE PROVIDED	10
PERCENTAGE OPEN SPACE PROVIDED	74%
TOTAL PROJECT OPEN SPACE	14.8 (53%)

INDIGENOUS OPEN SPACE CALCULATIONS	
50% OF TOTAL OPEN SPACE REQUIRED	
DESCRIPTION	ACREAGE ±
TOTAL AREA	14.4
INDIGENOUS AREA (PRESERVED)	0.5 - SEE NOTE BELOW

PHASE 1 (INCLUDING POSSIBLE OUTPARCELS)	
DESCRIPTION	ACREAGE ±
TOTAL AREA	14.4
INDIGENOUS AREA (PRESERVED)	0.5 - SEE NOTE BELOW

PHASE 2	
DESCRIPTION	ACREAGE ±
TOTAL AREA	13.5
WETLAND	3.3 - SEE NOTE BELOW
WETLAND	3.0
WETLAND	3.0

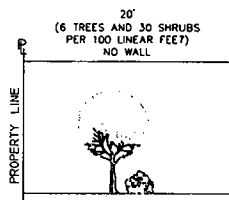
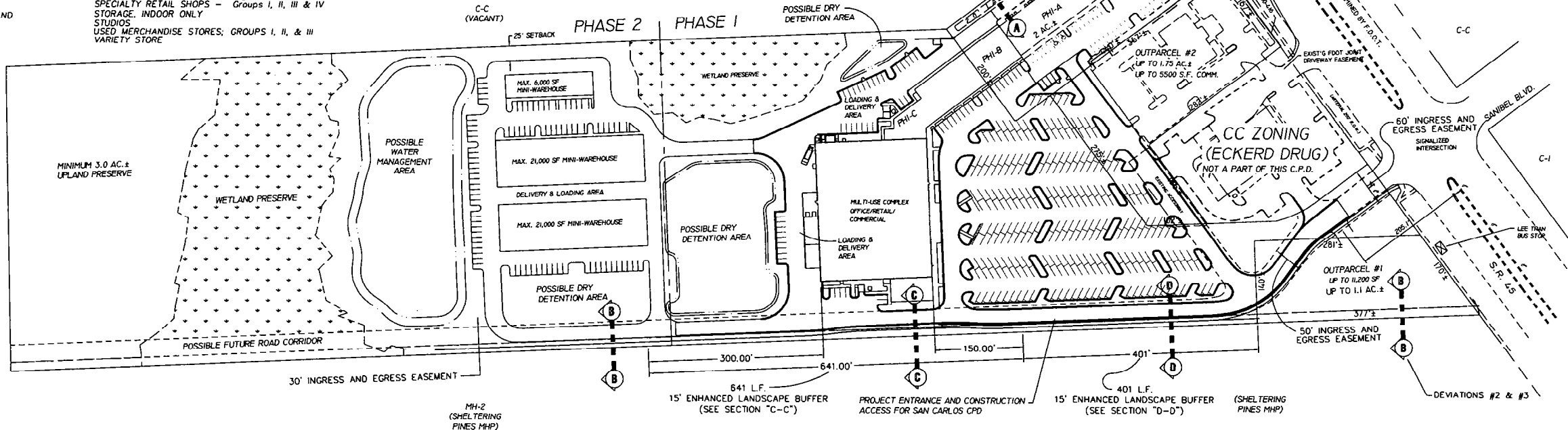
TOTAL INDIGENOUS AREA (PRESERVED)	6.8
TOTAL OPEN SPACE REQUIRED	8.4
TOTAL INDIGENOUS OPEN SPACE PROVIDED	81%

NOTE: WETLAND PRESERVE AREAS, LIMITS OF WETLAND LINES, AND WETLAND BUFFERS SHOWN MAY BE SUBJECT TO CHANGE BY OTHER GOVERNMENTAL AGENCIES HAVING JURISDICTION AT TIME OF LOCAL DEVELOPMENT ORDER.

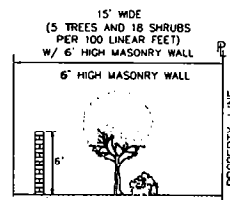
## SCHEDULE OF PERMITTED USES:

ADMINISTRATIVE OFFICES  
ANIMAL CLINIC  
AUTO PARTS STORE, NO INSTALLATION  
ATM  
AUTOMOBILE SERVICE STATION  
AUTO REPAIR AND SERVICES (EXCLUDING BODY SHOP)  
BUILDING MATERIAL SALES  
BUSINESS SERVICES - ALL GROUPS  
CAR WASH  
CLOTHING STORES, GENERAL  
CONSUMPTION ON PREMISES  
CONVENIENCE FOOD & BEVERAGE STORE  
DEPARTMENT STORE  
DRIVE-THRU FACILITY ACCESSORY TO ANY PERMITTED USE  
DRUGSTORE  
ENTRANCE GATES AND GATE HOUSES, in compliance with LDC Section 34-1772 (2) & (3) and only as specified on the MCP  
ESSENTIAL SERVICE FACILITIES - GROUP I  
EXCAVATION: WATER RETENTION ONLY  
FOOD STORE - GROUPS I & II  
FREIGHT AND CARGO HANDLING ESTABLISHMENTS  
HARDWARE STORE  
HOBBY, TOY AND GAME SHOPS  
HOUSEHOLD AND OFFICE FURNISHINGS, ALL GROUPS  
INSURANCE COMPANIES  
LAUNDRY OR DRY CLEANING, GROUP I  
LAWN AND GARDEN SUPPLY STORES  
MEDICAL OFFICES  
MINI-WAREHOUSE  
MUSIC STORE  
NON-STORE RETAILERS - ALL GROUPS  
PACKAGE STORE  
PAINT, GLASS AND WALLPAPER STORE  
PERSONAL SERVICES, GROUP I  
PET SERVICES  
PET SHOP  
PHARMACY  
PRINTING AND PUBLISHING  
REAL ESTATE SALES OFFICE  
RECREATION FACILITIES, COMMERCIAL GROUP II ONLY  
RESTAURANT, FAST FOOD  
RESTAURANTS, ALL GROUPS  
SELF-SERVICE FUEL PUMPS (ANCILLARY TO A PERMITTED USE)  
SIGNS, in compliance with all regulations  
SPECIALTY RETAIL SHOPS - Groups I, II, III & IV  
STORAGE, INDOOR ONLY  
STUDIOS  
USED MERCHANDISE STORES, GROUPS I, II, & III  
VARIETY STORE

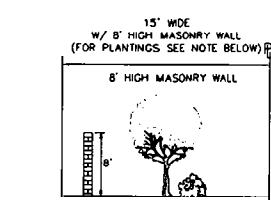
TITF STATE OF FLORIDA  
RPD  
(CURRENTLY VACANT)



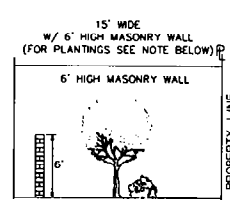
SECTION A-A  
NORTH 20' LANDSCAPE BUFFER  
(ADJACENT TO RM-2)



SECTION B-B  
SOUTH 15' LANDSCAPE BUFFER  
(ADJACENT TO MH-2)



SECTION C-C  
SOUTH 15' ENHANCED LANDSCAPE BUFFER  
(ADJACENT TO MH-2)



SECTION D-D  
SOUTH 15' ENHANCED LANDSCAPE BUFFER  
(ADJACENT TO MH-2)

NOTE: PLANTINGS FOR SECTIONS C-C AND D-D SHALL CONSIST OF SABAL PALMS HAVING A CLEAR TRUNK HEIGHT OF 10 TO 16 FEET ON 10 FOOT CENTERS WITH A 3 GALLON SIZE COCCOPLUM HEDGE ON 36 INCH CENTERS

## LEGAL DESCRIPTION

A PORTION OF SECTIONS 17 AND 20, TOWNSHIP 46 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 20, THE SAME BEING THE NORTHWEST CORNER OF LOT 1, SAN CARLOS GROVE TRACT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4 AT PAGE 75 OF THE PUBLIC RECORDS OF SAID LEE COUNTY; THENCE N.87°32'10"E., ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER AND THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 1,608.13 FEET; THENCE N.53°07'22"E., A DISTANCE OF 439.16 FEET TO THE SOUTHWESTERLY RIGHT OF WAY LINE OF U.S. 41 - TAMiami TRAIL (A 200 FOOT WIDE RIGHT OF WAY); THENCE S.36°54'21"E., ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, A DISTANCE OF 367.89 FEET; THENCE S.53°07'22"W., A DISTANCE OF 282.00 FEET; THENCE S.36°53'40"E., A DISTANCE OF 166.13 FEET; THENCE N.87°32'16"E., A DISTANCE OF 95.49 FEET TO THE POINT OF CURVE OF A NON TANGENTIAL CURVE TO THE LEFT, HAVING: A RADIUS OF 170.00 FEET, A CENTRAL ANGLE OF 34°26'19", A CHORD BEARING OF N.70°15'21"E., AND A CHORD LENGTH OF 100.65 FEET; THENCE ALONG THE ARC OF SAID CURVE AN ARC LENGTH OF 102.18 FEET; THENCE N.53°02'09"E., A DISTANCE OF 107.10 FEET TO SAID SOUTHWESTERLY RIGHT OF WAY LINE; THENCE S.36°54'21"E., ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, A DISTANCE OF 315.76 FEET; THENCE S.87°31'48"W., A DISTANCE OF 2,512.52 FEET TO THE WESTERLY LINE OF SAID LOT 1; THENCE N.00°53'43"W., ALONG SAID WESTERLY LINE, A DISTANCE OF 521.92 FEET TO THE POINT OF BEGINNING. PARCEL CONTAINS 27.88 ACRES, MORE OR LESS.

BEARINGS SHOWN HEREON REFER TO SAN CARLOS GROVES TRACT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4 AT PAGE 75 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

THIS PROPERTY IS SUBJECT TO EASEMENTS, RESTRICTIONS AND RESERVATIONS OF RECORD.

PREVIOUSLY APPROVED DEVIATIONS (Res. #99-015)  
DEVIATION (1) SEEKS RELIEF FROM THE LDC SECTION 10-416(D) REQUIREMENT TO PROVIDE A TYPE (C) OR (F) BUFFER FOR COMMERCIAL DEVELOPMENTS ADJUTING PROPERTY WITH SINGLE-FAMILY RESIDENTIAL ZONING, TO PERMIT A 20-FOOT-WIDE STRIP OF LAND PLANTED WITH SIX TREES AND 30 SHRUBS PER 100 LINEAR FEET (NO WALL), APPROXIMATELY 440 FEET ALONG A PORTION OF THE NORTHERN PROPERTY LINE. THIS DEVIATION IS APPROVED WITH THE CONDITION THAT THE BUFFER TYPE MUST BE IN COMPLIANCE WITH CROSSSECTION A-A ON THE MCP. ALL OTHER PORTIONS OF THE NORTHERLY PROPERTY LINE MUST PROVIDE THE BUFFER IN COMPLIANCE WITH THE REGULATIONS IN EFFECT WHEN A DEVELOPMENT ORDER IS SOUGHT.

DEVIATION (2) SEEKS RELIEF FROM THE LDC SECTION 10-416(D) REQUIREMENT TO PROVIDE A TYPE (C) OR (F) BUFFER FOR COMMERCIAL DEVELOPMENTS ADJUTING PROPERTY WITH SINGLE-FAMILY RESIDENTIAL ZONING, TO PERMIT THE SOUTHERLY PROPERTY LINE BUFFER TO CONSIST OF 15-FOOT-WIDE STRIP OF LAND PLANTED WITH FIVE TREES AND 18 SHRUBS PER 100 LINEAR FEET WITH A 6-FOOT-HIGH MASONRY WALL (WITH ALL PLANTINGS ON THE RESIDENTIAL SIDE OF THE WALL) WHERE THE ADJUTING ZONING IS MH-2 (APPROXIMATELY 2,500 FEET IN LENGTH, LESS ANY WETLAND AREAS). THIS DEVIATION IS PARTIALLY APPROVED AS INDICATED BELOW:

IF AN AUTOMOBILE SERVICE STATION, AUTOMOBILE REPAIR AND SERVICES, CAR WASH, CONVENIENCE FOOD AND BEVERAGE STORE, OR RESTAURANTS-FAST FOOD, IS DEVELOPED ON OUTPARCEL #1, THEN THAT PORTION OF THE SOUTHERLY BUFFER (ALONG OUTPARCEL #1) MUST BE INCREASED TO A 30-FOOT-WIDE STRIP OF LAND PLANTED WITH SIX TREES AND 30 SHRUBS (WITH ALL PLANTINGS ON THE RESIDENTIAL SIDE OF THE WALL) PER 100 LINEAR FEET WITH A BERM OR A MASONRY WALL EIGHT FEET IN HEIGHT OR A COMBINATION OF A BERM AND WALL NO LESS THAN EIGHT FEET HIGH. THE CONSTRUCTION OF THIS BUFFER MUST BE AS FOLLOWS:

A. IF CONSTRUCTION IS BEGUN ON THE MULTI-USE COMPLEX, THE BUFFER MUST BE CONSTRUCTED AND IN PLACE PRIOR TO THE ISSUANCE OF A CERTIFICATE OF COMPLIANCE FOR THE COMPLEX. THE BUFFER FOR THE COMPLEX MUST EXTEND 25 FEET WEST OF THE WESTERN MOST BOUNDARY OF ANY LANDS INCLUDED IN A DEVELOPMENT ORDER FOR THE MULTI-USE COMPLEX. THIS CONDITION HELPS OFFSET THE PERIPHERAL EFFECT OF THE DEVELOPMENT; AND

B. THE BUFFER/WALL/BERM MUST BE IN PLACE PRIOR TO THE USE OF THE ESTERO RIVER BAY RPD CONSTRUCTION/ENTRANCE ROAD; AND

C. COMPLIANCE WITH CROSS-SECTION B-B IS REQUIRED, EXCEPT THAT A BERM OR A WALL EIGHT FEET IN HEIGHT OR A COMBINATION BERM AND WALL NOT LESS THAN EIGHT FEET IN HEIGHT IS REQUIRED PRIOR TO THE USE OF THE ESTERO RIVER BAY CONSTRUCTION/ENTRANCE ROAD.

DEVIATION (3) SEEKS RELIEF FROM THE LDC SECTION 10-416(D) REQUIREMENT TO PROVIDE AN 8-FOOT HIGH WALL WHEN A ROAD IS LOCATED LESS THAN 125 FEET FROM EXISTING RESIDENTIAL LOTS, TO ALLOW A 6-FOOT-HIGH WALL. THIS DEVIATION IS APPROVED WITH THE CONDITION THAT AN EIGHT FOOT WALL IS REQUIRED PRIOR TO THE USE OF THE ROAD AS THE ESTERO RIVER BAY CONSTRUCTION/ENTRANCE ROAD.

## BUILDING SUMMARY

(SINGLE STORY BUILDINGS, MAX. HGT. 45')

PHASE 1 TOTAL COMMERCIAL S.F.	94,800 S.F.
OUT PARCEL #1	11,200 S.F.
OUT PARCEL #2	5,500 S.F.
PHASE 2 TOTAL S.F.	
MINI-WAREHOUSE USES:	48,000 S.F.

## PROJECT SUMMARY

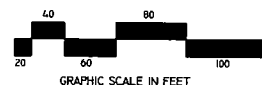
TOTAL S.F. LEASABLE AREA:	162,800 S.F.
MAXIMUM OFFICE/RETAIL USES:	94,800 S.F.
MINI-WAREHOUSE USES:	48,000 S.F.

## NOTE:

MAXIMUM OF 94,800 LEASABLE SQ. FT. ALLOTTED FOR RETAIL OR OFFICE (MEDICAL OR NON-MEDICAL) USES. AREA FOR OFFICE INCLUDED IN MAXIMUM RETAIL AREA.

**APPROVED**  
Amendment to  
Master Concept Plan  
Subject to Case # **ADD 2003-00043**  
Date **4/15/03**  
COMMUNITY DEVELOPMENT

**ADD 2003-00043**



**CPD MASTER CONCEPT PLAN**  
ADMINISTRATIVE AMENDMENT #3

PROJECT NO.	80439	ACAD NO.	80439-MCP
PROJECT TITLE	Administrative Amendment #3 San Carlos Park Center Master Concept Plan		
PROJECT LOCATION	LEE COUNTY, FLORIDA SECTIONS 17 & 20, TOWNSHIP 46, RANGE 25		
PREPARED FOR	Grand Bay Plaza, Ltd. 26811 South Bay Drive, Ste. 350 Bonita Springs, FL 34134		
DESIGNED BY	Vanasse Daylor		
CHECKED BY	JAW		
DATE	04-08-03		
APPROVED BY	JAW		
DATE	04-08-03		
SCALE	1" = 100'		
NOTES	<p>The information shown on these plans is subject to change. It is the responsibility of the user to verify all information prior to commencement of planning, engineering and/or construction.</p>		