

ADMINISTRATIVE AMENDMENT (PD) ADD2009-00032

ADMINISTRATIVE AMENDMENT  
LEE COUNTY, FLORIDA

WHEREAS, Extra Space Storage filed an application for administrative approval to a Mixed Use Planned Development known Coconut Point MPD for three deviations from Land Development Code Sections 33-56 (definitions, Monument sign area measurement), 30-153(3)(a)(1) and 30-153(3)(e) (Side and front setbacks for monument signs) for a monument sign for a project located at 8420 Murano Del Lago Drive, in Estero, described more particularly as:

LEGAL DESCRIPTION: In Section 09, Township 47 South, Range 25 East, Lee County, Florida:

See Exhibit "A".

WHEREAS, the property was originally rezoned in case number DRI2000-00015/DCI2001-00005 (with subsequent amendments in case numbers ADD2004-00060(C), ADD2004-00187(A), ADD2005-00080(A), DCI2006-00080/DRI2006-00009 (Z-07-040) and ADD2007-00207); and

WHEREAS, the subject property is located in the Urban Community Future Land Use Category as designated by the Lee Plan; 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 applicant wishes to install a monument sign at the entrance to the parcel developed with a storage complex; and

WHEREAS, the storage business for security reasons contains a perimeter wall on all sides; and

WHEREAS, wall signs are not permitted in commercial and industrial districts; and

WHEREAS, placing a monument sign, in compliance with all the requirements of the Land Development Code will place the sign behind the perimeter wall and not visible from the outside; and

WHEREAS, the applicant has requested the following three deviations in order to place a monument sign at the entrance to the site. These deviations are requested because of the fact that the monument sign will also function as a part of the perimeter wall:

1. A deviation from Land Development Code Section 33-56, Definitions, which states that the face of sign area for a monument sign is measured as a rectangle enclosing the entire width and height of the sign structure, to allow for measurement of sign area to be calculated based on the outside edges of the lettering or sign frame.
2. A deviation from Land Development Code Section 30-153(3)(a)(1) that requires a monument sign to be no closer than 5 feet to any side property line to allow for a 2 feet setback.
3. A deviation from Land development Code Section 30-153(3)(e) that requires a minimum setback of 15 feet from any right-of-way or easement, to allow for a setback of 10 feet from the right-of-way of Murano Del Lago and for a setback of 0 feet from the existing surrounding drainage and public utility easements.

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; and

WHEREAS, the Estero Development Review Committee reviewed and approved a request for a sign packet with nine (9) signs for this site on January 14, 2009, which included the monument sign subject of this Administrative Amendment.

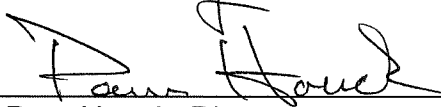
NOW, THEREFORE, IT IS HEREBY DETERMINED that the application for administrative approval to add the three deviations noted above amending the Mixed Use Planned Development are **APPROVED subject to the following conditions:**

1. **The terms and conditions of the original zoning resolutions remain in full force and effect.**

2. These three deviations are only applicable to Tract 3C-2 of Coconut Point MPD as depicted on the attached plan marked as Attachment "A", labeled as "Coconut Point - Area 3, Tract 3C-2-Extra space Storage Master Development Plan."
3. This amendment is only applicable to one monument sign, as depicted on Attachment "B", entitled Project Sign (by US Signs). All other signs must be in full compliance with the requirements of the Lee County Land Development Code.

DULY SIGNED this 20<sup>th</sup> day of May, A.D., 2009.

BY: \_\_\_\_\_

  
Pam Houck, Director  
Division of Zoning  
Department of Community Development

## **Legal Description**

Tract 3C-2, Coconut Point – Area 3- Tract 3C and a portion of Tract 3B Replat, a subdivision, Located in Section 09, Township 47 South, Range 25 East, according to the plat thereof on file and recorded in Instrument Number 2008000157280, of the Public Records of Lee County, Florida.

## **Strap Number**

09-47-25-47-003C2.0000

**ADD2009-00032**

**APPLICANT'S LEGAL CHECKED**

By CSJ 4-23-09

**EXHIBIT A**



Exh. AA-3.C.1  
Legal Description

6200 Whiskey Creek Drive • Fort Myers, Florida 33919 • Phone: 239.985.1200 • Fax: 239.985.1259

RECEIVED

HM PROJECT #1997079

1/17/01

REF. DWG. #A-994-3

PAGE 1 OF 3

OVERALL

LEGAL DESCRIPTION

ADD

APR 20 2001

0009 00032

A PORTION OF SECTION 9, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SECTION 9, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA; THENCE RUN S.88°56'17"W., ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 9, FOR A DISTANCE OF 5.89 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF THE SEABOARD COASTLINE RAILROAD, A 130.00 FOOT RIGHT-OF-WAY, AND THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE CONTINUE S.88°56'17"W., ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 9, FOR A DISTANCE OF 1,733.04 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF U.S. HWY. NO. 41 (FLORIDA STATE ROAD NO. 45), A 200.00 FOOT RIGHT-OF-WAY; THENCE RUN N.10°32'05"W., ALONG SAID EASTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 971.33 FEET TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE, CONCAVE EASTERLY; THENCE RUN NORTHERLY, ALONG SAID EASTERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 5,605.39 FEET, THROUGH A CENTRAL ANGLE OF 04°03'11", SUBTENDED BY A CHORD OF 396.43 FEET AT A BEARING OF N.08°30'30"W., FOR A DISTANCE OF 396.52 FEET TO THE END OF SAID CURVE; THENCE RUN N.88°07'51"E. FOR A DISTANCE OF 747.22 FEET TO A POINT ON A CIRCULAR CURVE, CONCAVE EASTERLY, WHOSE RADIUS POINT BEARS N.82°31'42"E., A DISTANCE OF 3,909.60 FEET THEREFROM; THENCE RUN NORTHERLY, ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 3,909.60 FEET, THROUGH A CENTRAL ANGLE OF 08°29'31", SUBTENDED BY A CHORD OF 578.92 FEET AT A BEARING OF N.03°13'32"W., FOR A DISTANCE OF 579.45 FEET TO THE END OF SAID CURVE; THENCE RUN N.00°15'56"W., FOR A DISTANCE OF 583.09 FEET; THENCE RUN N.00°15'56"W., FOR A DISTANCE OF 47.04 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF COCONUT ROAD, A 150.00 FOOT RIGHT-OF-WAY, THE SAME BEING A POINT ON A CIRCULAR CURVE, CONCAVE NORTHERLY, WHOSE RADIUS POINT BEARS N.10°26'58"W., A DISTANCE OF 2,025.00 FEET THEREFROM; THENCE RUN EASTERLY, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 2,025.00 FEET, THROUGH A CENTRAL ANGLE OF 09°12'27", SUBTENDED BY A CHORD OF 325.07 FEET AT A BEARING OF N.74°56'48"E., FOR A DISTANCE OF 325.42 FEET TO THE END OF SAID CURVE; THENCE RUN N.70°20'35"E., ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE FOR A DISTANCE OF 200.00 FEET TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE, CONCAVE SOUTHERLY; THENCE RUN EASTERLY, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 3,025.00 FEET, THROUGH A CENTRAL ANGLE OF 09°15'04", SUBTENDED BY A CHORD OF 487.89 FEET AT A BEARING OF N.74°58'07"E., FOR A DISTANCE OF 488.42 FEET TO THE END OF SAID CURVE; THENCE RUN N.79°35'39"E., ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 238.23 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF THE SEABOARD COASTLINE RAILROAD, A 130.00 FOOT RIGHT-OF-WAY; THENCE RUN S.00°59'47"E., ALONG SAID WESTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 2,869.10 FEET TO THE POINT OF BEGINNING; CONTAINING 95.885 ACRES, MORE OR LESS.

AND

Applicant's Legal Checked  
by BJ 4-23-01

A PORTION OF SECTIONS 3, 4, 9, AND 10, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SECTION 9, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA; THENCE RUN S.88°56'17"W., ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 9, FOR A DISTANCE OF 5.89 FEET TO A POINT ON THE

WESTERLY RIGHT-OF-WAY LINE OF THE SEABOARD COASTLINE RAILROAD, A 130.00 FOOT RIGHT-OF-WAY; THENCE RUN N.00°59'47"W., ALONG SAID WESTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 3,021.15 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE RUN N.00°59'47"W., ALONG SAID WESTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 2,320.56 FEET TO A POINT ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 47 SOUTH, RANGE 25 EAST; THENCE RUN N.00°59'47"W., ALONG SAID WESTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 2,692.32 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 47 SOUTH, RANGE 25 EAST; THENCE RUN N.00°56'59"W., ALONG SAID WESTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 1,590.78 FEET TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE, CONCAVE WESTERLY; THENCE RUN NORTHERLY, ALONG SAID WESTERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 5,641.38 FEET, THROUGH A CENTRAL ANGLE OF 09°31'27", SUBTENDED BY A CHORD OF 936.68 FEET AT A BEARING OF N.05°42'42"W., FOR A DISTANCE OF 937.76 FEET TO THE END OF SAID CURVE; THENCE RUN N.10°28'26"W., ALONG SAID WESTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 98.54 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF WILLIAMS ROAD, A 100.00 FOOT RIGHT-OF-WAY; THENCE RUN S.88°20'53"W., ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 1,029.70 FEET TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE, CONCAVE NORTHERLY; THENCE RUN WESTERLY, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 7,050.00 FEET, THROUGH A CENTRAL ANGLE OF 03°00'00", SUBTENDED BY A CHORD OF 369.09 FEET AT A BEARING OF S.89°50'53"W., FOR A DISTANCE OF 369.14 FEET TO THE END OF SAID CURVE; THENCE RUN N.88°39'07"W., ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 674.92 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF U.S. HWY. NO. 41 (FLORIDA STATE ROAD NO. 45), A 200.00 FOOT RIGHT-OF-WAY; THENCE RUN S.04°52'41"W., ALONG SAID EASTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 1,901.57 FEET TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE, CONCAVE EASTERLY; THENCE RUN SOUTHERLY, ALONG SAID EASTERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 2,725.19 FEET, THROUGH A CENTRAL ANGLE OF 11°32'50", SUBTENDED BY A CHORD OF 548.30 FEET AT A BEARING OF S.00°53'44"E., FOR A DISTANCE OF 549.23 FEET TO THE END OF SAID CURVE; THENCE RUN S.06°40'09"E., ALONG SAID EASTERLY RIGHT-OF-WAY LINE FOR A DISTANCE OF 225.81 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 4; THENCE CONTINUE S.06°40'09"E., ALONG SAID EASTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 2,710.61 FEET TO A POINT ON THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 4; THENCE CONTINUE S.06°40'09"E., ALONG SAID EASTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 626.03 FEET TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE, CONCAVE WESTERLY; THENCE RUN SOUTHERLY, ALONG SAID EASTERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 11,584.73 FEET, THROUGH A CENTRAL ANGLE OF 06°24'13", SUBTENDED BY A CHORD OF 1,294.08 FEET AT A BEARING OF S.03°28'03"E., FOR A DISTANCE OF 1,294.76 FEET TO THE END OF SAID CURVE; THENCE RUN S.00°15'56"E., ALONG SAID EASTERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 274.74 FEET; THENCE RUN S.46°02'16"E., FOR A DISTANCE OF 577.44 FEET; THENCE RUN S.01°57'26"E. FOR A DISTANCE OF 25.19 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF COCONUT ROAD, A 150.00 FOOT RIGHT-OF-WAY; THENCE RUN N.88°02'34"E., ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 32.80 FEET TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE, CONCAVE NORTHERLY; THENCE RUN EASTERLY, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 1,875.00 FEET, THROUGH A CENTRAL ANGLE OF 17°41'59", SUBTENDED BY A CHORD OF 576.92 FEET AT A BEARING OF N.79°11'34"E., FOR A DISTANCE OF 579.22 FEET TO THE END OF SAID CURVE; THENCE RUN N.70°20'35"E., ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 200.00 FEET TO THE BEGINNING OF A TANGENTIAL CIRCULAR CURVE, CONCAVE

HM PROJECT #1997079

1/17/01

REF. DWG. #A-994-3

PAGE 3 OF 3

SOUTHERLY; THENCE RUN EASTERLY, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE AND ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 3,175.00 FEET, THROUGH A CENTRAL ANGLE OF 09°15'04", SUBTENDED BY A CHORD OF 512.09 FEET AT A BEARING OF N.74°58'07"E., FOR A DISTANCE OF 512.65 FEET TO THE END OF SAID CURVE; THENCE RUN N.79°35'39"E., ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, FOR A DISTANCE OF 263.08 FEET TO THE POINT OF BEGINNING; CONTAINING 386.536 ACRES, MORE OR LESS.

NOTES:

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

TOTAL PROPERTY AREA: 482.421 ACRES, MORE OR LESS.

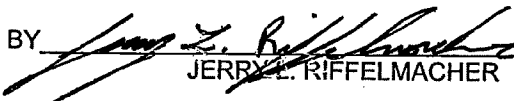
INFORMATION RELATING TO BOUNDARY DATA OF SECTIONS 3, 4, 9 AND 10, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, TOGETHER WITH THE LOCATION OF THE US HIGHWAY #41 RIGHT-OF-WAY, WAS OBTAINED FROM A SURVEY OF THE SWEETWATER RANCH PREPARED BY DENI ASSOCIATES HAVING ORDER NUMBER 8409031, DATED 9/14/84. INFORMATION RELATING TO THE LOCATION OF COCONUT ROAD AND ADJOINING EXCEPTED PARCELS WAS OBTAINED FROM PROPERTY DESCRIPTIONS PROVIDED BY CLIENT.

BEARINGS REFER TO THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, AS BEING S.88°56'17"W.

HOLE MONTES, INC.

CERTIFICATE OF AUTHORIZATION LB #1772

BY

  
JERRY L. RIFFELMACHER

P.S.M. #6130

STATE OF FLORIDA

**RECEIVED**  
APR 20 2009

COMMUNITY DEVELOPMENT

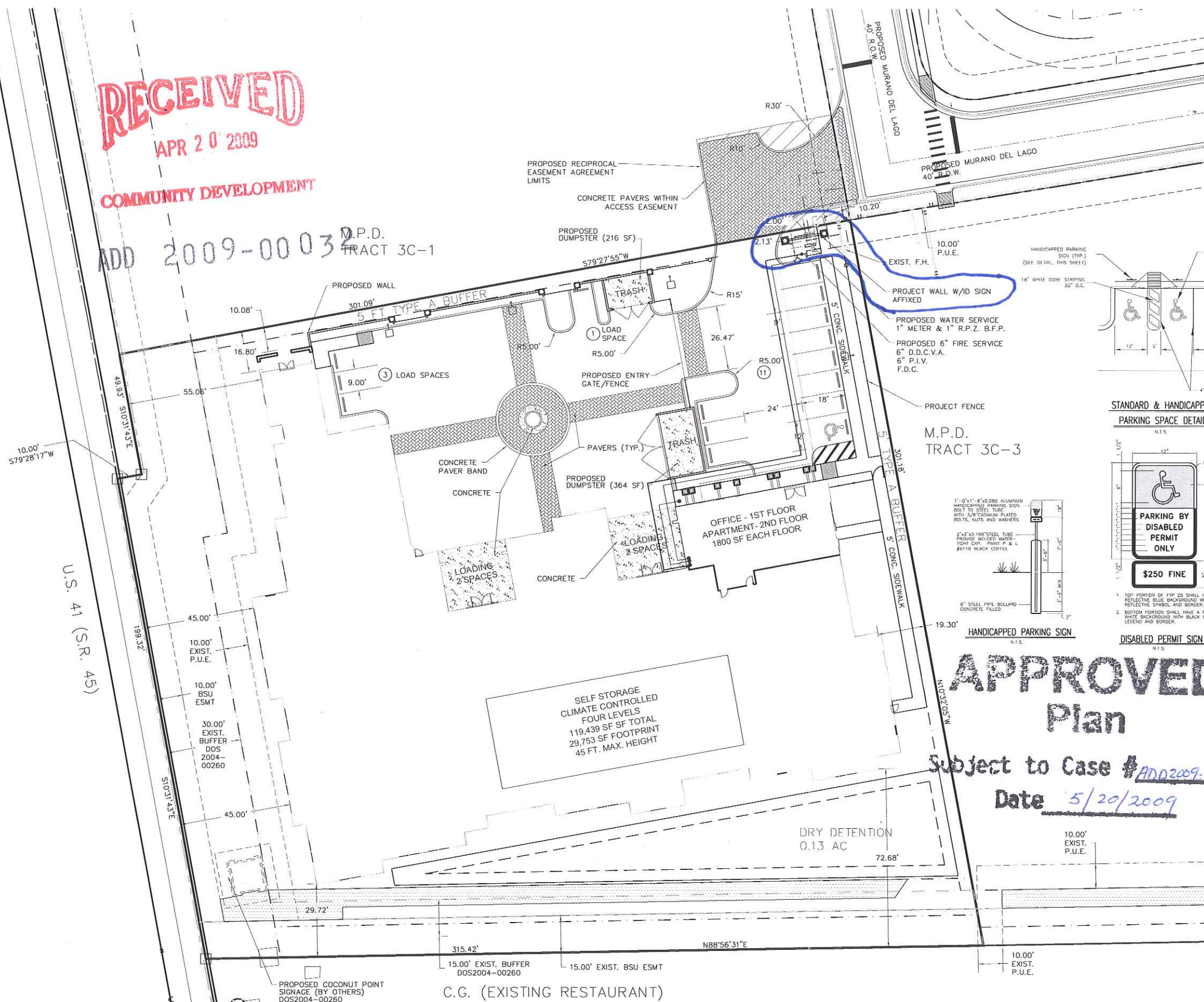
ADD 2009-00032



RECEIVED  
APR 20 2009

COMMUNITY DEVELOPMENT

ADD 2009-00032 M.P.D.  
TRACT 3C-1



PROJECT SUMMARY:  
EXISTING LAND USAGE:

SUBJECT PARCEL	USE	ZONING
NORTH	TRACT 3C-1	MFD
EAST	EXISTING RESTAURANT	US-41 (200' R/W)
SOUTH	TRACT 3C-3	CG
WEST		MFD

LAND USE BREAKDOWN:

	SF	Ac.	%Total
Buildings	29,753	0.68	14.9
Site/Curb	2,206	0.05	7.6
Access/Parking	17,446	0.40	20.5
Existing Buffers	14,355	0.33	16.8
Dry Detention Area	7,162	0.16	8.2
Green Area/Open Space	14,289	0.33	16.9
TOTAL PROJECT AREA	85,121	1.95	100

GENERAL NOTES:

- CURRENT ZONING IS MFD.
- PROJECT PHASING WILL CONSIST OF ONE PHASE, TABULATED AS FOLLOWS:  
Phase 1:
  - WALK PARKING AREAS, ACCESS, INFRASTRUCTURE - 1.85 AC.
  - BUILDING COVERAGE:
    - Buildings: 85,475 Net SF (863 Storage Units, Office, 2nd Story Apt) - [4 Stories]
- STORAGE / RECYCLABLE COLLECTION AREAS SHALL BE PROVIDED WITH ENCLOSURE ON THREE SIDES WITH GATE.
- ALL BUILDINGS SHALL BE TYPE IV CONSTRUCTION.
- ALL BUILDINGS SHALL BE PROVIDED WITH FIRE SPRINKLER SYSTEMS DESIGNED IN ACCORDANCE WITH NFPA 13, METRIC LOC 10-385 REQUIREMENTS.
- ALL PAVEMENT STRIPING ON SITE SHALL BE PAINTED.

PARKING CALCULATIONS:

TOTAL PARKING REQ'D: PER COCONUT POINT ZONING RESOLUTION Z-02-009 (002005-002008)  
Self Storage:  
8 Spaces for Insecure Area (Office/Apartment) & 8 Loading/Parking Spaces within secure fenced area (Storage).  
TOTAL SPACES PROVIDED:  
TOTAL PARKING PROVIDED: = 11 (incl. 1 H.C. space) - Unsecured Area  
8 Parking/Loading within secure area

DEVELOPMENT REGULATIONS:

- TRACT 3C (PER ZONING RESOLUTION Z-02-009)
- Minimum Lot Size:
    - Lot Area - 20,000 sq ft
    - Min. width - 100 ft
    - Min. depth - 100 ft
  - Minimum Setbacks:
    - U.S. 41 - 25 ft
    - Front (Street) - 25 ft
    - Side - 10 ft
    - Rear - 25 ft (5 ft for Accessory Structure)
    - Waterbody - 25 ft (25 ft for Accessory Structure)
  - Maximum Height:
    - Maximum Height - 45 ft (4 Stories)
  - Maximum Lot Coverage:
    - Max percent of total area - 40%
  - Maximum Building Separation:
    - One-half the sum of building heights (not less than 20')

REFUSE/SOLID WASTE REQUIREMENTS:

BLDG. I.D.	COMM. AREA	REQ'D CONTAINER SPACE AREA, SF	PROVD CONTAINER SPACE AREA, SF	NOTES
OFFICE/STORAGE	121,239 SF	168 + 410 = 578 SF	580 SF	DUMPSTER W/ ENCLOSURE

(COMM.) REQUIRED REFUSE AREA = [25,000SF + SF] 168 + 4.26/1000 OVER 75,000 SF

COCONUT POINT - AREA 3 TRACT DEVELOPMENT INTENSITY

Project	D.O. App. #	Coconut Point - Area 3 - Tract Development Intensity (Z-02-009)					
		Tract 3A-1 thru 3A-3	Tract 3B	Tract 3C	Tract 3D	Tract 3E	Tract 3F
Tract 3A-1	?	Retail	Office	Hotel	M.F. Res.	Retail	Office
Tract 3A-2	?						
Tract 3A-3	?						
Tract 3A-3 1	?						
Tract 3A-3 2	?						
Tract 3A-3 3	DOS2006-00277	25,000					
Murano	DOS2007-00053		150				
Tract 3C-1 (1)	?					1,800	
Tract 3D	DOS2005-00145						224
Totals		25,000	0	0	150	0	1,800
Max Allowable		60,000	130,000	150	250	40,000	30,000

Notes:  
(1) Tract 3C-2 Includes 863 Storage Spaces, 1800 sf of Office and 1 Caretakers Residence

LEGEND:

- (1) PARKING SPACE COUNT

ATTACHMENT A

Exh. H-3.B  
Approved MCP

COCONUT POINT - AREA 3  
TRACT 3C-2 - EXTRA SPACE STORAGE

DESIGNED BY:  
T.W.M.  
DATE: 5/07  
DRAWN BY:  
T.W.M.  
DATE: 5/07  
CHECKED BY:  
T.W.M.  
DATE: 5/07  
VERTICAL SCALE:  
NONE  
HORIZONTAL SCALE:  
AS NOTED

**H.M.**  
HOLE MONTES  
ENGINEERS-PLANNERS-SURVEYORS  
LANDSCAPE ARCHITECTURE

6200 Whiskey Creek Drive  
Fort Myers, FL 33919  
Phone : (239) 985-1200  
Florida Certificate of Authorization No.1772  
Naples - Fort Myers - Venice - Englewood

MASTER DEVELOPMENT PLAN

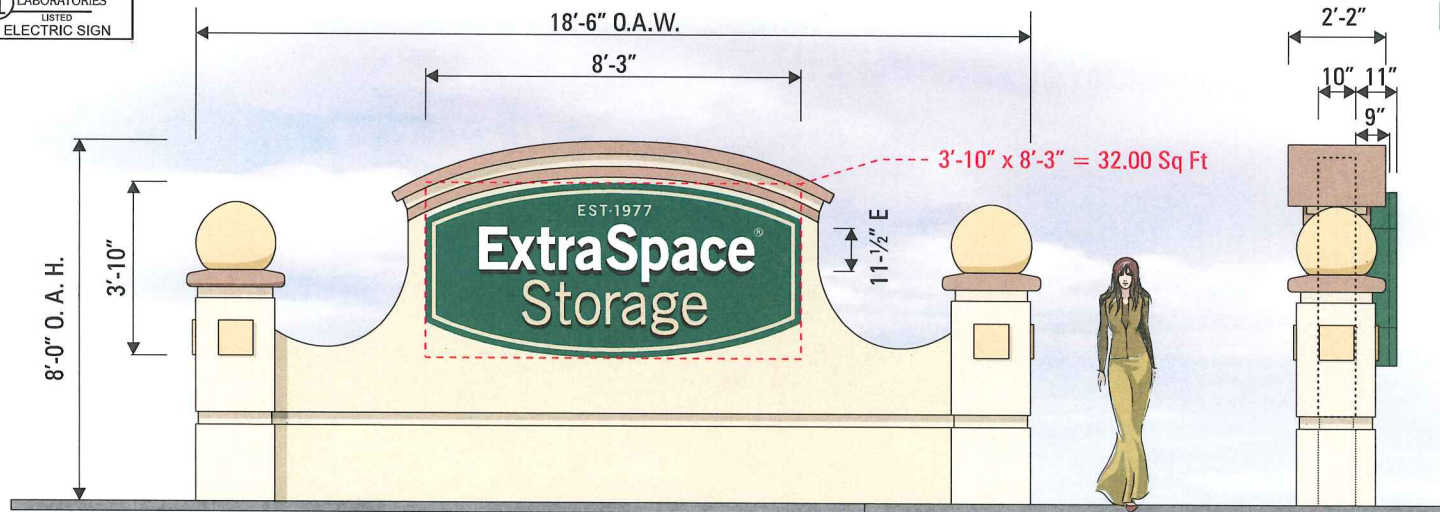
THESE DRAWINGS ARE NOT  
APPROVED UNLESS SIGNED  
AND SEALED BELOW:  
JOSEPH J. JURKOWICZ, P.E.  
FL P.E. #65625  
DATE:

REFERENCE NO.  
07038DMDP  
PROJECT NO.  
07.38-D

DRAWING NO.  
1156-05  
SHEET NO.  
5 OF 15



# PROJECT SIGN



FRONT ELEVATION - Scale: 1/4" = 1'-0"

PROJECT WALL  
SIDE FACING AWAY FROM  
THE BUILDING

SIDE ELEVATION  
Scale: 1/4" = 1'-0"

SIGN 8

## GENERAL SPECIFICATIONS

### PROJECT SIGN

PROJECT WALL BY OTHERS.

SQUARE FEET CALCULATIONS		
Allowable	Existing	Proposed
		32.00

TOTAL ALLOWABLE FOR ALL SIGNS IS 300.0 SQ. FT

VINYL & PAINT COLOR SCHEME	
	TAN CALON#2500-05
	GREEN PMS#349C & CALON#2500-26
	WHITE
	OPAQUE BLACK CALON#2100-03

### SINGLE FACE ILLUMINATED WALL SIGN.

\*\*\* ALUMINUM CABINETS CONSTRUCTION.

\*\*\* INTERNALLY ILLUMINATED WITH H.O.  
FLUORESCENT LAMPS.

\*\*\* MOUNTED TO BUILDING WALL WITH  
FASTENERS AS REQUIRED.

### MAIN I.D. CABINET:

\*\*\* FLEXIBLE SIGN FACE WITH VINYL GRAPHICS  
APPLIED 1ST SURFACE

\*\*\* 2" W X 2" D RETAINERS.

\*\*\* PAINT ALUMINUM RETURNS & RETAINERS  
TO MATCH "GREEN" PMS#349C.

### BACKGROUND:

"GREEN" CALON#2500-26 OVER "IVORY"  
CALON#2500-05

"WHITE" SHOW-THRU COPY;

"IVORY" CALON#2500-05 INSIDE BORDER.

### "EXTRA SPACE" & "STORAGE":

"WHITE" WITH BLACK CALON#2100-03 DROP  
SHADOW.

"EST. 1977":

"IVORY" CALON#2500-05

### PHONE CAPSULE:

\*\*\* POLYCARBONATE FACE WITH VINYL GRAPHICS  
APPLIED 1ST SURFACE.

\*\*\* 1" W X 2" D RETAINERS

### CABINET:

PTM "DARK BLUE" PMS#7463C.

### BACKGROUND:

"DARK BLUE" CALON#2500-036 WITH WHITE  
SHOW-THRU COPY.

### RETURNS/RETAINERS:

PTM "DARK BLUE" PMS#7463C.



Houston • Dallas  
Buffalo • Austin

Austin Regional Office  
326 Canyon Circle Dr.  
Canyon Lake, Texas 78133  
830-935-4168  
FAX: 830-935-4175

Houston Corporate Office  
1800 Bering Drive  
Houston, TX 77057  
713-977-7900  
Fax 713-977-7903



ESTERO, FL

Address:

8420 MURANO DEL  
LARGO DR.

City: ESTERO

State: FL, 34134

Account Rep: KEVIN B.

Sales Rep:

APPROVALS

CLIENT

DESIGN

PROD.

Designer: EIT

Design No. 71772-R18

DATE 09-11-08

Rev. Date: 04-08-09

DESCRIPTION  
PROJECT SIGN

11.11

The purchaser agrees to hold the seller harmless  
against any cause for action for damage which may  
occur as a result of drilling for piers and foundations,  
including but not limited to sewer, gas lines or any  
underground obstacles which the purchaser or  
others may deem valuable.

THIS DESIGN AND ENGINEERING IS SUBMITTED AS OUR PROPOSAL, AND THE RIGHT TO USE OR EXHIBIT IN ANY FORM, IS NOT AUTHORIZED WITHOUT WRITTEN PERMISSION BY US SIGNS.

ATTACHMENT B