

## Andy Nielsen

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**From:** Jakacki, Charles [CJakacki@leegov.com]  
**Sent:** Monday, December 06, 2010 8:04 AM  
**To:** Andy Nielsen  
**Cc:** Lamey, Shawn  
**Subject:** Sun n Fun MHPD ADD2010-00099

Andrew,

I am the Planner responsible for reviewing the legal description for all DCD cases. During the review of the above case the legal description (metes and bounds) along with a sealed sketch was not provided. Please review the Case Activity Listing for Case # PRE2010-00050, which was attached to the submittal, under Notes you will see I approved the waiver for the boundary survey only, provided a metes and bounds legal description ( of the entire perimeter of the property) along with a sealed sketch was provided.

In order to find the case sufficient please provide two original documents of both the legal description (on 8 ½" X 11" paper) and the sealed sketch on no greater than 11 x 17 to the zoning counter on the first floor at the address listed below.

Chick Jakacki - Planner  
Lee County DCD/Zoning  
1500 Monroe St  
Fort Myers, Florida 33902  
239-533-8578

RECEIVED  
DEC 15 2010  
C. J. N.  
COMMUNITY DEVELOPMENT

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Please note: Florida has a very broad public records law. Most written communications to or from County Employees and officials regarding County business are public records available to the public and media upon request. Your email communication may be subject to public disclosure.

Under Florida law, email addresses are public records. If you do not want your email address released in response to a public records request, do not send electronic mail to this entity. Instead, contact this office by phone or in writing.

DESCRIPTION


A tract or parcel of land lying in Sections 34 and 35, Township 43 South, Range 25 East and Sections 2 and 3, Township 44 South, Range 25 East, Lee County, Florida, said tract or parcel being more particularly described as follows:

Commencing at the Northwest corner of said Section 2; thence run along the north line of said Section 2 N 89°27'00" E a distance of 643.43 feet to the West line of the Orange River Hills Subdivision, Unit 1, as recorded in Plat Book 29, Page 34 in the Public Records of Lee County, Florida and the Point of Beginning. From said Point of Beginning run N 00°04'05" W a distance of 445 feet +/- to the waterward face of an existing seawall (exact location unknown) in the waters of Orange River; thence run Northwesterly along the said face of the seawall a distance of 579 feet +/- to an intersection with the Southeasterly right-of-way line of Palm Beach Boulevard (State Road 80, 150.00 feet wide); thence along said Southeasterly right-of-way line S 58°01'10" W a distance of 722 feet +/- to the Northwest corner of lands recorded in Official Records Book 1019, Page 26, in the Public Records of Lee County, Florida; thence departing said Southeasterly right-of-way line S 00°57'25" E, along the West line of said lands, a distance of 400.25 feet to an intersection with the North line of said Section 3 and the North line of an unrecorded plat entitled "Dun-Rollin' Village"; thence along said North line the following two courses: N 88°50'18" E a distance of 109.35 feet; thence departing said North line S 00°44'12" E a distance of 1301.87 feet to the north right-of-way line of Orange River Boulevard; thence along said Orange River Boulevard the following courses: N 88°52'36" E a distance of 247.81 feet to a point of curvature; thence along the arc of a curve to the right having a radius of 1170.92 feet, a delta of 10°42'40", a chord bearing of S 85°45'59" E, a chord length of 218.58 feet, for an arc length of 218.89 feet to a point of tangency; thence S 80°24'44" E a distance of 373.99 feet; thence N 01°03'44" W a distance of 68.05 feet; thence N 88°51'08" E a distance of 1.00 feet; thence S 01°03'44" E a distance of 68.24 feet; thence S 80°24'44" E a distance of 172.06 feet to the southwest corner of said Orange River Hills Subdivision; thence departing said North line N 01°03'44" W along the west line of said subdivision a distance of 1411.05 feet to an intersection with the North line of said Section 2; thence along said North line S 89°27'00" W a distance of 21.67 feet; to the Point of Beginning.

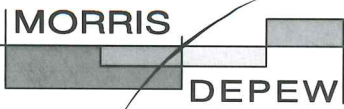
Containing within said bounds 1,984,942 square feet or 45.57 acres, more or less.

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Surveyors Notes:  
The description shown hereon is new.  
No search of the public records was conducted by this office for the existence of easements, reservations, or Rights of Way of record.  
Orientation based on the North line of Section 2, Township 44 South, Range 25 East, as bearing N 89°27'00" E.  
Description was prepared without the benefit of a title search or abstract.  
Unless it bears the signature and original raised seal of a Florida Licensed Surveyor and Mapper and both sheets are included, this map is not valid.  
**THIS IS NOT A SURVEY.**

PREPARED BY:  
  
ROBERT L. CARMELIA, P.S.M.  
PROFESSIONAL SURVEYOR AND MAPPER  
FLORIDA CERTIFICATE NO. 6548  
DATE SIGNED: 12/14/10

|                       |                  |  |  |
|-----------------------|------------------|--|--|
| MDA PROJECT:<br>07117 |                  | DESCRIPTION DRAWING<br>PARCEL OF LAND IN SECTIONS 34 AND 35, TOWNSHIP 43 SOUTH, RANGE 25 EAST &<br>SECTIONS 2 AND 3, TOWNSHIP 44 SOUTH, RANGE 25 EAST<br>LEE COUNTY, FLORIDA |  |
| CHECKED BY:<br>MAH    | DRAWN BY:<br>RLC | SUN-N-FUN MOBILE<br>HOMEOWNERS ASSOCIATION   |  |
| DATE:<br>3-19-10      |                  |  |  |
| SHEET<br>1 OF 2       |                  |  |  |



**MORRIS**  
**DEPEU**

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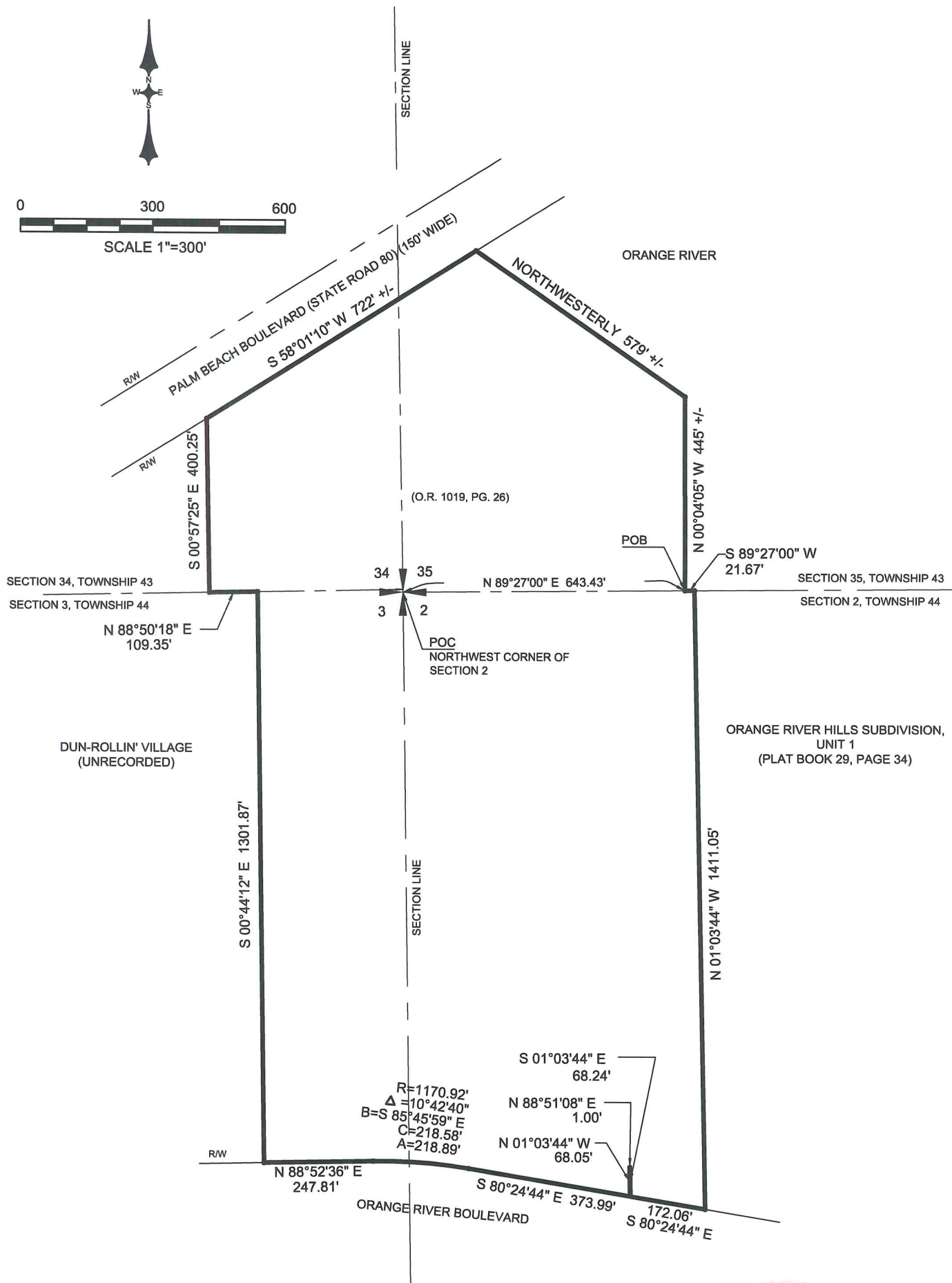
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• Fort Myers  
• Tallahassee  
• Gainesville

2914 Cleveland Avenue  
Fort Myers, Florida 33901  
(239) 337-3993  
Fax: (239) 337-3994  
Toll free: 866-337-7341



SCALE 1"=300'



### LEGEND:

P.G. = PAGE

O.R. = OFFICIAL RECORDS

POB = POINT OF BEGINNING

POC = POINT OF COMMENCEMENT

34 35



=SECTION CORNER

3 2

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MDA PROJECT:  
07117

CHECKED BY:  
MAH

DRAWN BY:  
RLC

DATE:  
3-19-10

SHEET  
2 OF 2

### DESCRIPTION DRAWING

PARCEL OF LAND IN SECTIONS 34 AND 35, TOWNSHIP 43 SOUTH, RANGE 25 EAST &  
SECTIONS 2 AND 3, TOWNSHIP 44 SOUTH, RANGE 25 EAST  
LEE COUNTY, FLORIDA

SUN-N-FUN MOBILE  
HOMEOWNERS ASSOCIATION

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