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CELEBRATING 25 YEARS IN BUSINESS 1992 - 2017

Professional Engineers, Planners & Land Surveyors

LETTER OF TRANSMITTAL

TO: Ms. Jessica K. Leatherman, Planner
Lee County Community Development
Zoning Counter
1500 Monroe St.
Fort Myers, FL

DATE: April 10, 2017

PHONE: 239-533-8319

FAX:

REFERENCE: SEZ2017-00003 - Olde Hickory Golf & Country Club **JOB NO:** 8150P

COPIES	DESCRIPTION
2	Outdoor COP Special Exception Plan

REASON:

_____ Your Comments
_____ Your Approval
X Your Information
_____ Your Review
_____ Per Your Request

SENT VIA:

_____ Regular Mail
_____ FedEx / UPS
X Courier
_____ Pick-up
_____ E-mail

RECEIVED
APR 10 2017
COMMUNITY DEVELOPMENT

COMMENTS:

Attached, pursuant to our discussion.

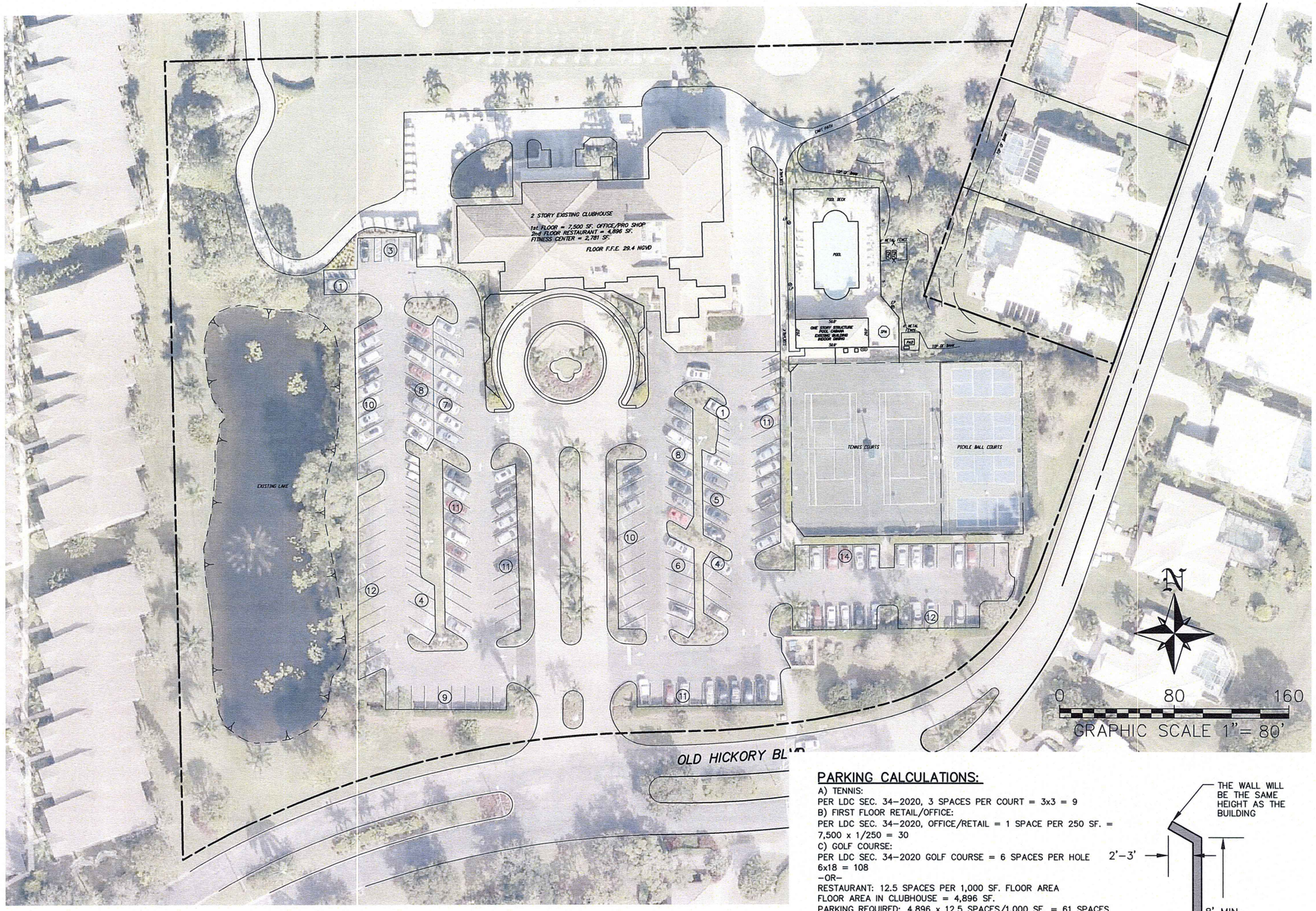
Stacy Hewitt MLB

Stacy Ellis Hewitt, AICP (239) 770-2527
Director of Planning

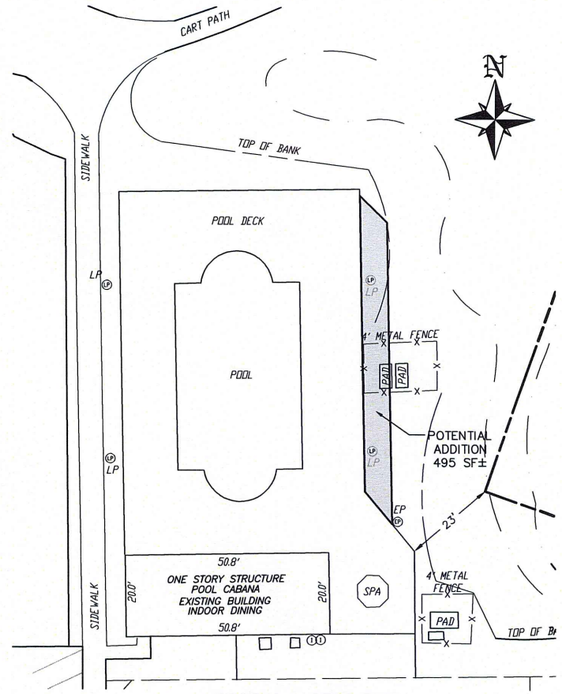
SEZ2017-00003

cc: Joseph M. Madden, Jr., Esq. (email only)

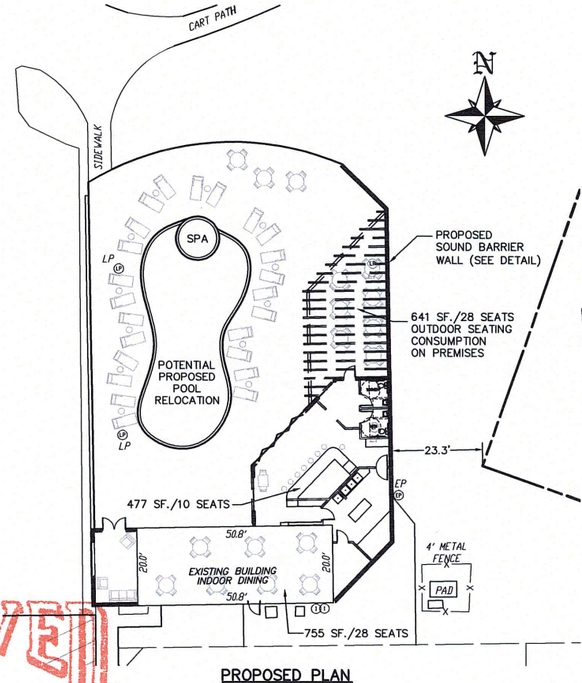
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EXISTING CONDITIONS PLAN



EXISTING & DEMO PLAN



PROPOSED PLAN

PARKING CALCULATIONS:

A) TENNIS:
PER LDC SEC. 34-2020, 3 SPACES PER COURT = 3x3 = 9
B) FIRST FLOOR RETAIL/OFFICE:
PER LDC SEC. 34-2020, OFFICE/RETAIL = 1 SPACE PER 250 SF. = 7,500 x 1/250 = 30
C) GOLF COURSE:
PER LDC SEC. 34-2020 GOLF COURSE = 6 SPACES PER HOLE 6x18 = 108
-OR-
RESTAURANT: 12.5 SPACES PER 1,000 SF. FLOOR AREA
FLOOR AREA IN CLUBHOUSE = 4,896 SF.
PARKING REQUIRED: 4.896 x 12.5 SPACES/1,000 SF. = 61 SPACES
FLOOR AREA POOLSIDE: 2,486 SF.
PARKING REQUIRED: 2,486 SF. x 12.5 SPACES/1,000 SF. = 31
TOTAL RESTAURANT PARKING REQUIRED: 92 SPACES
SPACES REQUIRED EQUALS GREATER OF GOLF OR RESTAURANT = 108 SPACES
D) CLUBHOUSE FITNESS CENTER:
PER LDC SEC. 34-2020 RECREATION = 4 SPACES PER 1,000 SF.
2,781 x 4/1,000 = 11 SPACES
TOTAL SPACES REQUIRED: 9+30+108+11 = 158
CAR SPACES PROVIDED: EXIST. 158
GOLF CART SPACES PROVIDED: 21
TOTAL SPACES PROVIDED = 179, 113.3% OF REQUIRED.

SOUND BARRIER WALL SECTION
N.T.S.

	SERVING AREA	SEATS
EXISTING CLUBHOUSE RESTAURANT	4,896 SF.	209
PROPOSED POOLSIDE INDOOR	1,845 SF.	38
PROPOSED POOLSIDE OUTDOOR	641 SF.	28
TOTAL	**7,382 SF.**	**275**

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COMMUNITY DEVELOPMENT

SEZ2017-00003

PREPARED FOR:
OLDE HICKORY GOLF & COUNTRY CLUB MASTER ASSN. INC.
14670 OLD HICKORY BLVD.
FORT MYERS FL. 33912

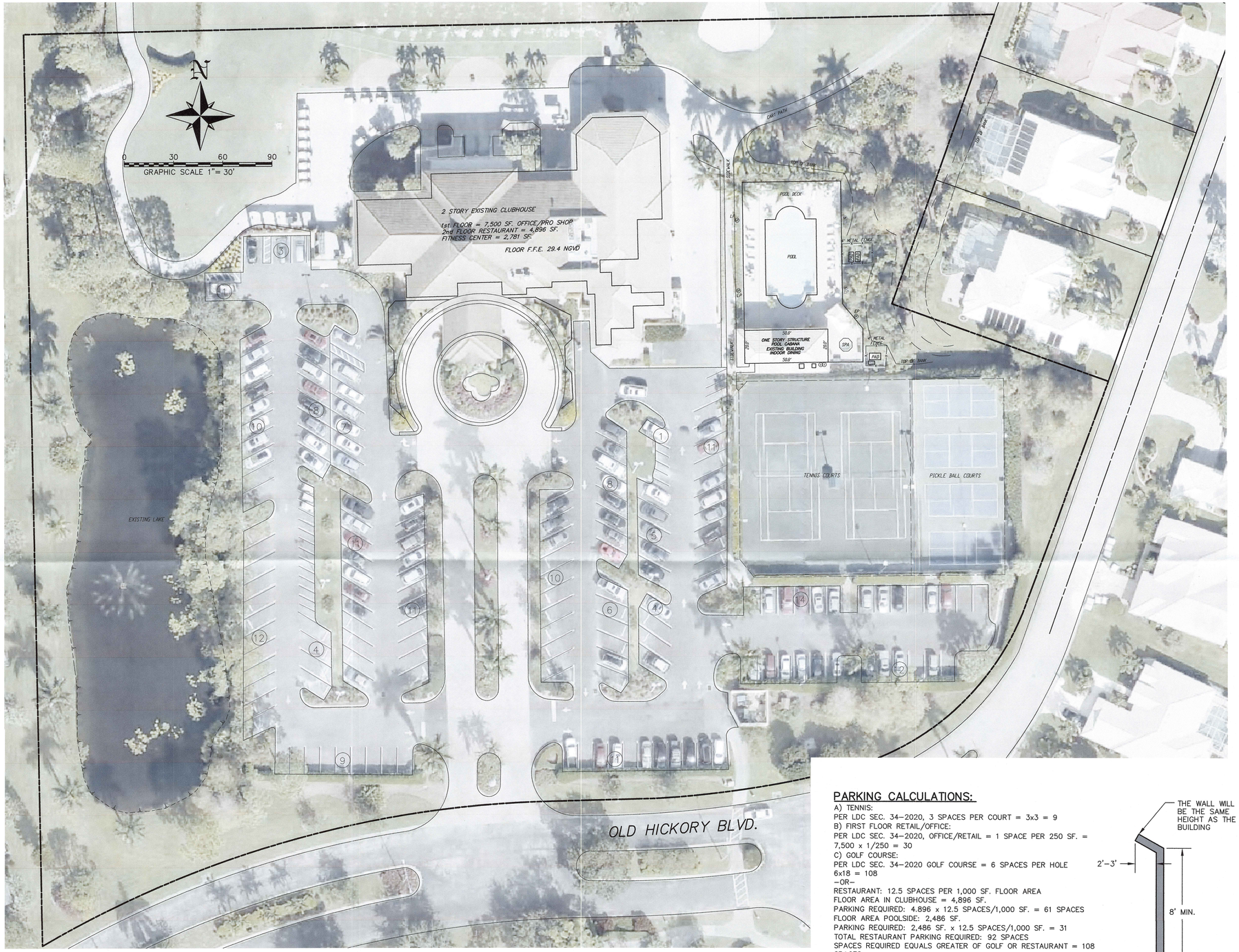
NO.	DATE	REVISION DESCRIPTION	BY
2	4/7/2017	UPDATED SEATING	SEH
1	2/14/2017	1ST SUFFICIENCY RESPONSE	SEH

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ENGINEERING LICENSE # EB 6469
SURVEY LICENSE # LB 6690
WWW.BANKSENG.COM

OUTDOOR COP SPECIAL EXCEPTION PLAN
OLDE HICKORY GOLF & COUNTRY CLUB
LEE COUNTY, FLORIDA

DATE	PROJECT	DRAWING	DESIGN	DRAWN	CHECKED	SCALE	SHEET
12/22/2016	8150P	EXIST. COND.		JLS	SEH	AS SHOWN	1

S:\JOBS\81XX\8150\ZONING\OLDE HICKORY GOLF & COUNTRY CLUB-POOL AREA 2-10-2017.DWG 4/10/2017 9:22 AM JORGE SANCHEZ



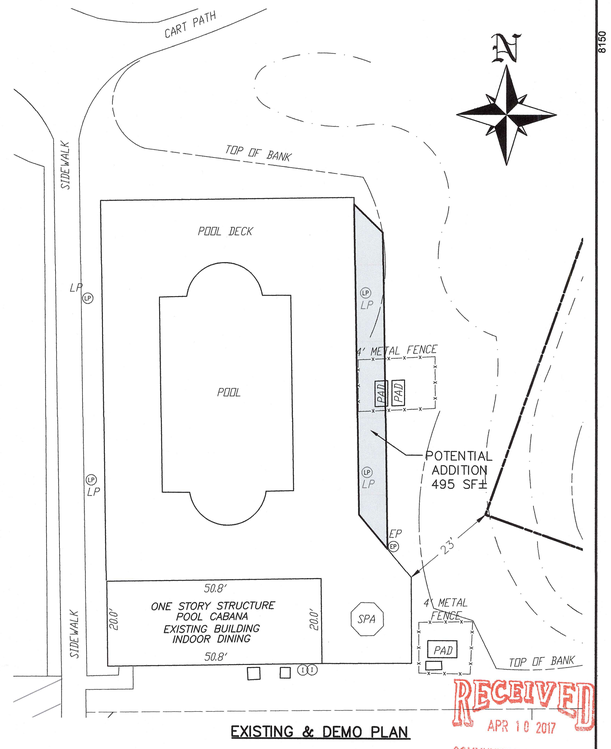
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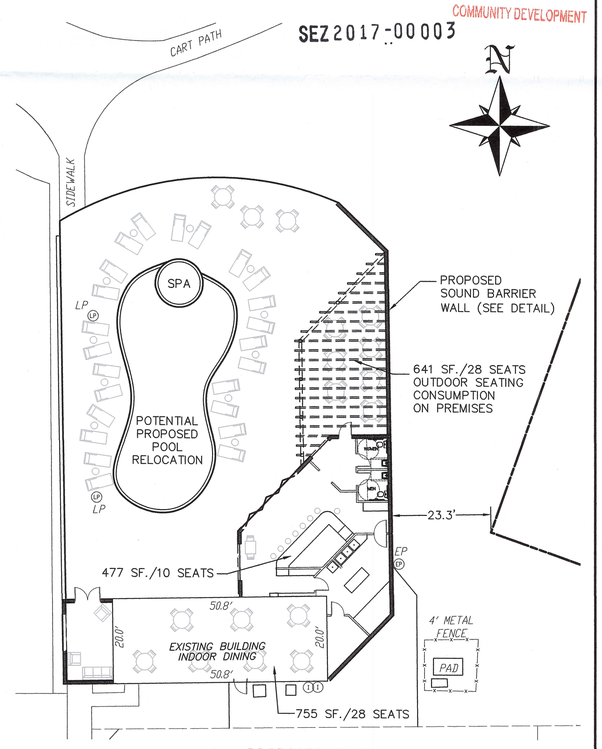
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