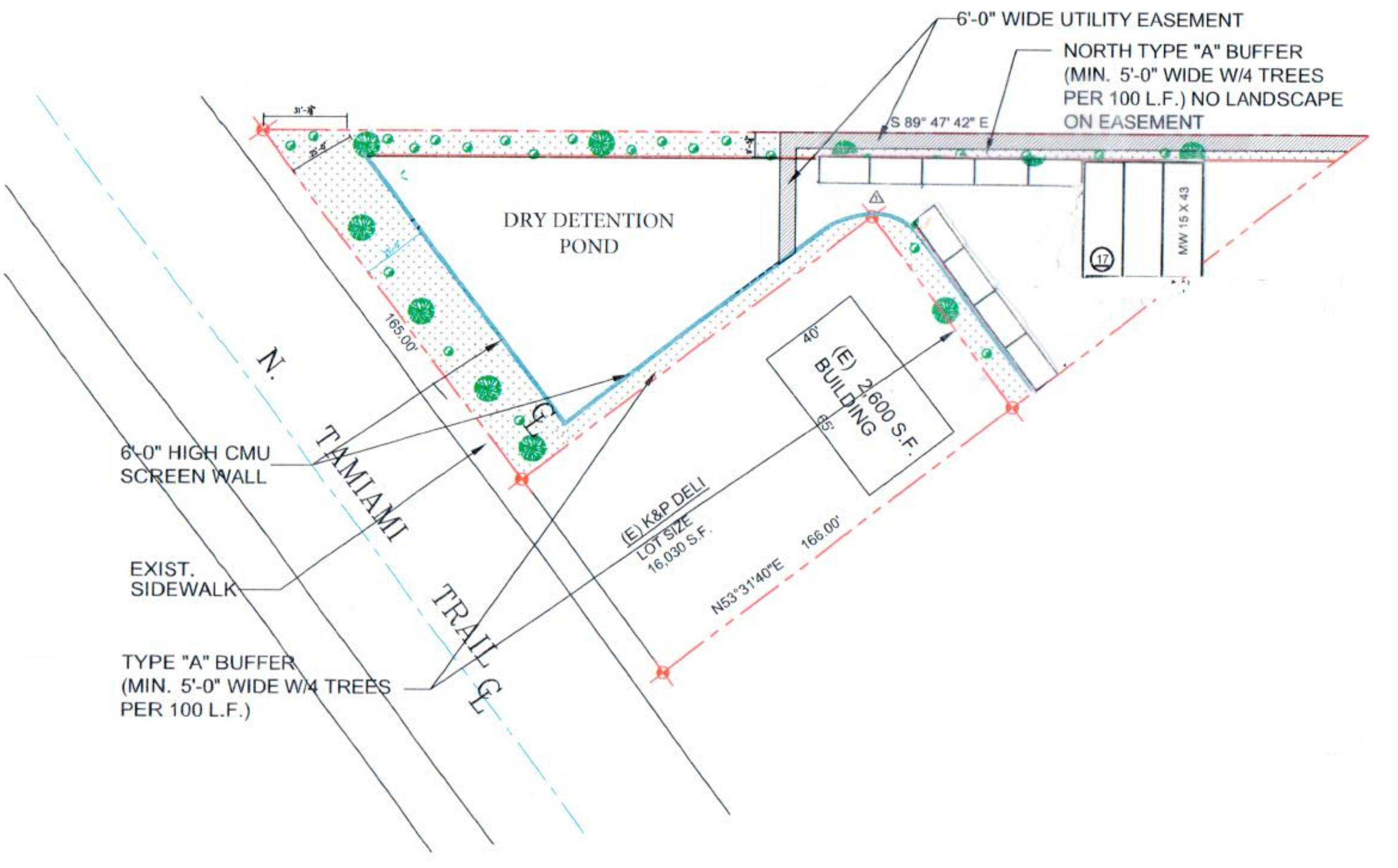
ADD2022-00202 Lee County ePlan

Exhibit D




MASTER CONCEPT PLAN

SCALE : 1" = 40' - 0"  1

## SCHEDULE OF USES

ACCESSORY USES AND STRUCTURES
ADMINISTRATIVE OFFICES
ATM (AUTOMOTIVE TELLER MACHINE)
BANKS AND FINANCIAL ESTABLISHMENTS, GROUPS I AND II
BUSINESS SERVICES, GROUPS I AND II
COMVENIENCE FOOD & BEVERAGE STORE
DRIVE THOUGH FACILITY FOR ANY PERMITTED USE
ESSENTIAL SERVICES
EXCAVTION, WATER RETENTION
FENCES, WALLS
FOOD & BEVERAGE SERVICE, LIMITED
FOOD STORES, GROUPS I AND II
GIFT AND SOUVENIR SHOP
PARKING LOT, ACCESSORY AND TEMPORARY
PERSONAL SERVICES GROUP I
RETAIL AND WHOLESALE SALES, WHEN CLEARLY INCIDENTAL AND SUBORDINATE TO THE PRINCIPAL USE ON THE SAME PERMISES
SELF-SERVICE FUEL PUMPS
SIGNS, IN ACCORDANCE WITH LDC CHAPER 30
TEMPORARY USES
MINI WAREHOUSE
STORAGE OPEN

## LOT COV.

| | |
|---|---|
| TOTAL SQ. FT. : | 43,573 S.F. |
| TOTAL IMPROVEMENTS : | 6,335 S.F. |
| TOTAL PAVED AREA : | 17,135 S.F. |
| TOTAL OPEN SPACE : | 20,103 S.F. |

## PROJECT ADDRESS

2750 N. TAMIAMI TRAIL
NORTH FORK MYERS, FL. 33903

## LEGAL DESCRIPTION

A PORTION OF SECTION 27, TOWNSHIP 43 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE INTERSECTION OF THE SOUTH LINE OF THE NORTH ½ OF THE SOUTH ½ OF THE SOUTH ½ OF THE NORTHEAST ¼ OF SAID SECTION 27 WITH THE EASTERLY RIGHT-OF-WAY LINE OF TAMIAMI TRAIL; THENCE RUN NORTH 36 DEGREES 43 MINUTES 45 SECONDS WEST ALONG SAID EASTETLY RIGHT-OF-WAY LINE FOR A DISTANCE NORTH 36 DEGREES 43 MINUTES 45 SECONDS WEST ALONG SAID EASTERLY RIGHT-OF-WAY LINE FOR A DISTANCE OF 255.00 FEET TO A POINT; THENCE RUN NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 423.40 FEET TO A POINT THENCE RUN SOUTH 53 DEGREES 16 MINUTES 15 SECONDS WEST FOR A DISTANCE OF 341.75 FEET TO THE POINT OF BEGINNING.
(CONTAINING: 43,573 SQUARE FEET)

## SCHEDULE OF DEVINATION

△1 A DEVIATION FROM LDC 33-1581 (B) TO ALLOW A TAPERED BUFFER AT THE NORTHWEST CORNER OF THE PORTION LABELED CIRCLE K TO ALLOW THE BUFFER TO TAPER WHILE MANITAING TREE REQUIREMENTS OF 4 TREES PER 100 L.F.

## VICINITY MAP

STAMP :

OLFATI DESIGN GROUP
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PROJECT :
TAMIAMI R.V.
2750 N. TAMIAMI TRAIL
NORTH FORT MYERS, FL. 33903

22-10

SHEET TITLE :
MASTER CONCEPT PLAN

CLIENT :

| | |
|---|---|
| DRAWN BY : | JB |
| CHK BY : | A.O. |
| SCALE : | AS SHOWN |
| DATE : | 12/2/2022 |
| △ REVISION : | |

SHEET NO.
A-1