

Sarasota 2050 Villag	e Cente	er/Neighborhoo	d Pla	n Application
Village (VPD)	Settle	ment Area (SAPD)	X	Hamlet (HPD)

The Village Center Plan and Neighborhood Plan submittal is required by Section 11.3.9. The Village Center and Neighborhood Plans shall be in substantial compliance with the Master Land Use Plan. The County Administrator shall approve or deny the Village Center and Neighborhood Plan based upon the findings of the 2050 review team.

This fully completed application form is to be submitted to *Planning and Development Services* for the review of a Sarasota 2050 Village Center Plan or Neighborhood Plan. The application shall also include the following information (A and B - one paper copy and WORD format on a CD):

- A. Map Series (see Map Series List for Village Center and Neighborhood Plans);
- B. Supporting data and narrative text; and
- C. Processing fee

Please schedule a meeting with Planning Services (941-861-5244 or <a href="mailto:planner@scgov.net">planner@scgov.net</a>) to submit the application.

Subject Property Information:	
Master Land Use Plan Name: Lakepark Estates	Subject Application Type:
Adopting Rezone Petition Number:14-15	Village Center Plan
Adopting Ordinance Number:2014-090	Neighborhood Planx
List Parcel Identification Numbers (PINs); Only include PINs within the <u>Su</u>	ubject Property. (Please note if PIN is partially included with an '*'.)
0541010001 0537010001	
General Street Location:Fruitville Road, +/- 1.5 miles east of Cow	/pen Lane
Project Phase:1 Number of Phases:3 Neighborn	hood Name/Number: Lakepark Estates
Subject Property Size (ac): 1,000 Developed Area (%	): _40 Open Space (%): _60
Land Uses in Subject Property: X Residential Retail	Office Civic X Parks / Recreation
Applicant / Owner Signature and Information:	Representative Firm and Agent Information:
	D. Shawn Leins Digitally signed by D. Shawn Leins DN: c=US, st=Florida,  = Sarasota, o=AM Engineering, LLC, cn=D, Shawn Leins, email=sleins@amengfl.com Date: 2021.10.25 13:12:36-04'00'
James Hepler, Toll Brothers	D. Shawn Leins, PE, AM Engineering, LLC
Name 24201 Walden Center Drive, Suite 204,	Name 8340 Consumer Court
Street Address Bonita Springs FL 34134	Street Address Sarasota FL 34240
City State Zip 239-949-2304 JHEPLER@tollbrothers.com	City State Zip (941) 377-9178 sleins@amengfl.com
Phone Number Email	Phone Number Email

Applicant/owner does hereby state that he/she is the owner of the property which is the subject matter of this application; that he/she is authorized to submit this application; that all the answers to the questions in this application, and all sketches, data, and other supplementary matter attached to and made part of this application, are complete, honest, and true to the best of his/her knowledge and belief. He/she further understands that this application must be complete and accurate before processing, and hereby designates the above identified representative agent to act as his/her representative in any matter regarding this application. He/she hereby authorizes County staff to visit the site as necessary for proper review of this application, and shall make arrangements for any special access conditions that may be present on site.



Civil Engineering | Land Surveying

8340 Consumer Court Sarasota, FL 34240 Phone: (941) 377-9178 | Fax: (941) 378-3786 www.amengfl.com

# LAKEPARK ESTATES NEIGHBORHOOD PLAN MODIFICATION SUMMARY OCTOBER 2021

This submittal constitutes a modification of the Lakepark Estates Neighborhood Plan, deemed compliant on January 25, 2018 (2017 160295 000 00 PA). Modifications to the previously compliant neighborhood plan requires re-submittal for additional compliance review.

The Lakepark Estates project consists of approximately 1,000 acres of which 400 acres will be developed and 600 acres will remain undeveloped. This project will have 400 lots / dwelling units (DU), all of which are Type 1 (Front Loaded Detached Single Family Residential Lots) with two different size offerings. The existing approved lot sizes per phase are shown in Table 1 below.

**Table 1: Existing Lot Breakdown** 

<b>Dwelling Unit</b>	Phase 1A	Phase 1B	Phase 2	Phase 3	Total	%
Type 2 (66'x +/-150')	0	0	107	13	120	30
Type 1 (76'x +/-150')	100	9	4	167	280	70
Total	100	9	111	180	400	100

### Notes:

- 1. Type 1 A single family residential detached unit provided on a residential lot less than 1 acre in size but greater than or equal to 10,000 square feet in size that has vehicular access from the front street by a driveway.
- 2. Type 2 A single family residential detached unit provided on a residential lot less than 10,000 square feet in size that has vehicular access from the front street by a driveway.

This modification is to change the lot breakdown per Table 2 below.

**Table 2: Proposed Lot Breakdown** 

<b>Dwelling Unit</b>	Phase 1A	Phase 1B	Phase 2	Phase 3	Total	%
Type 2 (66'x +/-150')	32	10	73	38	153	38
Type 1 (76'x +/-150')	71	0	34	142	247	62
Total	100	9	111	180	400	100

	Neigh	borhoo	d Plan C	hecklist			
Information to be depicted on Map/Plan or in Narrative	Map/Plan Illustration	Data (size, quantity)	Narrative	Regulatory Section	Provided	Not Required	Deficient
Title Block / Basic Info				11.3.9.			
Project Name	х				х		
Name & contact info for developer	х				х		
Name & contact info for plan preparer	х				х		
Scale	х				х		
North Arrow	х				×		
Date of last revision	х				х		
Legend for all plan symbols	х				Х		
Neighborhood Information				HPD-11.2.2.c. VPO-11.2.3.c, & e. SAPD-11.2.4.c. & e.			
Number of acres	х	х			х		
Number of Dwelling Units (DUs)	х	х			×		
Dwelling Unit derivation calculations	×	х			х		
Non-Residential Uses	х	х	×		х		
Open Space Area percentage & acreage	х	х			х		
Developed Area percentage & acreage	х	х			х		
Focal Point (HPD) Neighborhood Center (VPD & SAPD)				MPD-11.2.2.c.3.iii. VPD-11.23.e.4. & 11.2.7. SAPD-11.2.4.e.4. & 11.2.7.			
Mix of Uses	x	X			Х		
Location	x				х		
Commercial square footage	х	×			×		
Walking distance (1/4 mile radius or 1/2 mile walking distance)	х				х		
Block Layout (VPD & SAPD)	X					×	
Recreational Space / Parks				11.2.10. <u>e</u> ,			
Park facilities	×	×			х		
Parking	x				x		
Maintenance funding mechanism			x		x		
Housing Types				HPD-11.2.2.c.5. VPD-11.2.3.c.4.iv. SAPD-11.2.4.c.4.v.			
Housing Type by Code Reference	×	×			x		
Housing Type Mix	х	×		- 341	×		
Housing Type Description (Lot size, etc.)	х	×			×		
		- X-2					-

Information to be depicted on   Map/Plan or in Narrative   Map/Plan or in Narrative   Map/Plan or in Narrative   Map/Plan or in Narrative   Narative   Narrative   Narrative   Narrative   Narrative   Narrative	
Percentage of AH units to total DUs	Deficient
Ratio of AH units to market rate units	SW(E)
Number of AH units per neighborhood	
Number of AH units per phase	
Income eligibility verification process	
X	
All management agency identified	
Annual implementation spreadsheet	
Annual implementation spreadsheet    X   X   11.2.3.c.4.v.(f)   X	
Parking	
Parking	
Din-restricted Access	
Street Network Connectivity	
Street Network Standards	
Pedestrian & Bike Network	
Sidewalk & Other Pedestrian Walkways   X	
Intersection design	
Transit Facilities	
Traffic calming x 11.2.8.c.3.xi. x 11.3.9.c. x 11.3.9.	
Street Cross Sections  x  11.3.9.c.  x  Public Utility Facilities  Water Supply System  x  Sanitary Sewer System  x  x  Stormwater Management System  x  x  x  x  Irregation System (Water Reclaimation)  x  x  Underground Utilities (HPD)  x  x  11.2.6.d.2.  x  ILandscaping/Buffering Requirments  Right-of-way Landscaping  x  x  x  11.2.10  It 2.10.a.1.  x  It 2.10.a.1.  x  It 2.10.b.  X  Market Study / Phasing  x  x  x  It 2.10.c and Table 5  X  WPD-11.2.3.c.4.iii.(b) SAPD-11.2.4.c.4.iv.  X	
Public Utility Facilities  Water Supply System  X  X  Sanitary Sewer System  X  X  Stormwater Management System  X  X  Irregation System (Water Reclaimation)  X  Underground Utilities (HPD)  X  X  Landscaping/Buffering Requirments  Right-of-way Landscaping  X  X  X  11.2.10  Right-of-way Landscaping  X  X  11.2.10.a.1.  X  Creenbelt Implementation  X  X  11.2.10.b.  X  A  Other Required Elements  Outdoor lighting  X  X  VPD-11.2.3.c.4.iii.(b)  SAPD-11.2.4.c.4.iv.  X  X  X  X  X  X  X  X  X  X  X  X  X	
Water Supply System	
Sanitary Sewer System x x x	
Stormwater Management System x x x x x x x x x x x x x x x x x x x	
Irregation System (Water Reclaimation)  x x x 11.2.5.d.2.  X  Landscaping/Buffering Requirments  Right-of-way Landscaping  x x x 11.2.10  Index aping/Buffering Requirments  x x x x x x x x x x x x x x x x x x	
Underground Utilities (HPD)  x  x  x  x  x  x  x  x  x  x  x  x  x	
Landscaping/Buffering Requirments  Right-of-way Landscaping  X  X  11.2.10  X  11.2.8.c.3.vi.  X  Greenbelt Implementation  X  X  11.2.10.a.1.  X  Landscaping for Neighborhood Center  X  X  11.2.10.b.  X  Other Required Elements  Outdoor lighting  X  X  VPD-11.2.3.c.4.iii.(b)  SAPD-11.2.4.c.4.iv.  X	
Right-of-way Landscaping x x x 11.2.8.c.3.vi. x  Greenbelt Implementation x x x 11.2.10.a.1. x  Landscaping for Neighborhood Center x x x 11.2.10.b. x  Other Required Elements  Outdoor lighting x x x 11.2.10.c and Table 5 x  Market Study / Phasing x x x VPD-11.2.3.c.4.iii.(b)  SAPD-11.2.4.c.4.iv. x	
Greenbelt Implementation x x x 11.2.10.a.1. x  Landscaping for Neighborhood Center x x x 11.2.10.b. x  Other Required Elements  Outdoor lighting x x x 11.2.10.c and Table 5 x  Market Study / Phasing x x x VPD-11.2.3.c.4.iii.(b) SAPD-11.2.4.c.4.iv. x	
Contact Study / Phasing  Landscaping for Neighborhood Center x x x 11.2.10.b. x x x 11.2.10.b. x x x x 11.2.10.c and Table 5 x x x x x x x x x x x x x x x x x x	
Other Required Elements  Outdoor lighting  x x x 11.2.10.c and Table 5 x  Market Study / Phasing  x x x VPD-11.2.3.c.4.iii.(b) SAPD-11.2.4.c.4.iv. x	
Outdoor lighting         x         x         11.2.10.c and Table 5         X           Market Study / Phasing         x         x         VPD-11.2.3.c.4.iii.(b) SAPD-11.2.4.c.4.iv.         x	
Market Study / Phasing x x VPD-11.2.3.c.4.iii.(b) SAPD-11.2.4.c.4.iv. x	la constant
Market Study / Phasing X X SAPD-11.2.4.c.4.iv. X	
Signage Type & Compatable Design x x 11.2.12 x	

Note: Each map in a map series must be labeled as 'Binding' or 'Non-binding'

## Lake Park 2050VillageCenterNeighborhood Application

Final Audit Report 2021-10-19

Created:

2021-10-18

By:

Larry Franks (!franks@tollbrothers.com)

Status:

Signed

Transaction ID:

CBJCHBCAABAAN4HJB0LRUvgRYFVN6HKw352WJHjFemC

## "Lake Park 2050VillageCenterNeighborhood Application" History

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  Signature Date: 2021-10-19 4:34:00 PM GMT Time Source; server- IP address: 174.58.103.89
- Agreement completed. 2021-10-19 - 4:34:00 PM GMT

#### GENERAL NOTES:

1. REZONE STIPULATIONS: ORDINANCE NO. 2014-090, REZONE PETITION NO. 14-15

THE RESOURCE MANAGEMENT PLAN FOR THE PROJECT, OR 2) SPECIFIC WRITTEN APPROVAL OF HAND MANAL OF NUSANCE OR EXOTIC VEGETARION. MINOR IMPACTS TO ORISIT WETLANDS RESULTING FOR MANAGEMENT PROPERTIES AND RESOURCE PROFILE RESOURCE PROJECT PROPERTY AND ADDRESS AND A

- E. THE MASTER SURFACE WATER MANAGEMENT PLAN SHALL BE CONSISTENT WITH THE UPPER MYAKKA RIVER AND COWPEN SLOUGH BASIN MASTER PLANS.

- WHEN RECLAIMED OR REUSE WATER BECOMES AVAILABLE, EXISTING DEVELOPMENT SHALL BE REQUIRED TO CONNECT TO THESE ALTERNATIVE SUPPLIES WITHIN 385 DAYS OF COUNTY NOTIFICATION.
- PRICE TO CONSTRUCTION PLAN APPROVAL A CONSERVATION DESEMBIT SHALL BE RECORDED IN A FORM THAT IS ACCEPTABLE TO THE COLINY ATTORNEY TOR HE PURPOSE OF ELIMINATION ANY INTUITIES DESERT RESIS ON LANDS DESIGNATED OPEN SPACE AND THOSE LANDS EDIFFRATING TRANSFER OF DEVELOPMENT RIGHTS (1996) WITH THE HAMLET MISTER LAND USE PLAN.
- M. STREET LIGHT FIXTURES SHALL BE SHIELDED IN ORDER TO DIRECT LIGHT DOWNWARD.

### LAKEPARK ESTATES **NEIGHBORHOOD PLAN**

DATED: OCTOBER 13, 2021

A 400 LOT SINGLE FAMILY SUBDIVISION W/PRIVATE ROADS SECTION 17, TOWNSHIP 36 SOUTH, RANGE 20 EAST SECTION 20, TOWNSHIP 36 SOUTH, RANGE 20 EAST

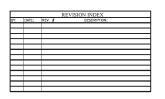
> **DEVELOPER: TOLL BROTHERS** 9950 PRINCESS PALM AVE., SUITE 330 TAMPA, FL 33619

ENGINEER: AM ENGINEERING, LLC. 8340 CONSUMER COURT SARASOTA, FLORIDA 34240 (941) 377-9178 CERTIFICATE OF AUTHORIZATION NO. 33105 LICENSED BUSINESS NO. 4334

### **INDEX TO SHEETS**

SHEET NO.	DESCRIPTION
1	COVER
2	GENERAL NOTES
3	EXISTING CONDITIONS PLAN
4	CONSTRUCTION SEQUENCING PLAN
5	NEIGHBORHOOD PLAN
5A	NEIGHBORHOOD PLAN (WITH AERIAL)







<b>DRC</b>	11/18/2021	21-17173

нім анніоли	GENERAL NOTES: 1. TOTAL INDICES: A LATE A.			
DESCRIPTION: NORTH 100 FT. WIDE INCRESS/EGRESS EASEMENT	2 ZUNIUS	SARASOTA CIGILIATI SPREED		
DOMNERCING AT THE SOUTHWEST CORNER OF SECTION 8, TOWNSHIP 38 SOUTH, RANGE 20 EXCELLENDED GROWN BY A NOTABLE OF SAID SECTION BY A NOTABLE OF		AVALABLE AT SITE		
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DISTANCE OF 222.08 TEET, THENCE N 0729'40. E. A DISTANCE OF 311.20 FEET, THENCE	Committee and a second of the	RONDS AND SIDEWALK:	25 AD	
FEET, THENCE N D132/06" W. A DISTANCE OF 199-66 FEET, THENCE N 3455/06" W. A NOTATION OF A DISTANCE		LOTS 80% IMPERMOUS:	130 AC	
USINGOL UF 48177 FEET THEADER IN 35.35 OUT E, A USINGOL UF 341.37 FEET THEADER IN 22.38'00" W, A DISTANCE OF 824,02 FEET, THEADE IN 0845'00" W, A DISTANCE OF 823.74	5	SUBTOTAL -	155 AC (15.5%)	
FEET TO THE POINT OF CURVATURE OF A CURVE TO THE NORTH HANNO A INJUST OF 426,00 FEET, THENCE ROTHERLY ALONG THE ARC OF SAID CLRVE TO THE RIGHT, A DISTINCTE OF	A. $(11.2.2.c.1.i)$ 0.28 DU/AC OF DEMELOPED AREA 0.29 x $400 = 0.29$ x $400 = 0.29$	10. STORMWIER MAMOEMENT:		
411.88 FEET THROUGH A CENTRAL ANGLE OF 55'50'00" TO THE POINT OF TARGEROYY. THENCE IN 46'45'00" E, A DISTANCE OF 197.17 FEET TO THE POINT OF CURRATURE OF A	B. GREENWAY TRANSFER OF DEVELOPMENT PICHTS (TABLE TDR-1)	ISOLATED WETLANDS MAY BE ATTENHATION ENGINEERING	USED FOR STORMWATER TREATMENT AND WILL BE DROWNED BRICE TO INSCHABEL BITO	
CURVE TO THE LEFT HAWING A PAIXUS OF 175,00 FEET, THENCE NORTHERLY ALONG THE FAC OF SAID CURVE TO THE LEFT, A DISTANCE OF 123,24 FEET THROUGH A CENTRAL ARROLE OF	TOTAL GREENMAY APEA = 114.74 AC	WELLANDS, STORNWATER NAS VARANTA COURTY AND SAME	MELLADOS TO DESCRIPCIONES MEL DE PROVIDED PRIOR LO DOSCIPIOLE MO MELLADOS STORMWATER MANAGEMENT WILL COMPLY WITH ALL APPLICADLE SARZASTIA COUNTY, AND SARVAMO REPUBLICADA	
4-21 ON TO HER ZONN UP FANGENCY THEORY IN VOCAGO. FEET: THEORY IN 1012YOUT W, A DISTANCE IN 852-94. THE HORN-LINE OF SECTION M, A DISTANCE OF 343.39 FEET; THEORY IN 852-94.	EXISTING LOW INTERISITY ABRICULTURE: $54.57 \text{ DU}$	11. THERE ARE NO GRAND TREE	11. THERE ARE NO GRAND TREES LOCATED ON THE SUBJECT PROPERTY.	í
FEET TO THE NORTHEAST CORRER OF SAID SECTION BY THENCE S OF 32'DB" E ALONG THE EXIST LIFE OF SAID SECTION BY A DARWACE OF SAID STANDS E SOLVEN THOUSE SOLVEN TO THE FORM A DARWACE OF SAID SET THOSE TO THE POWER OF SAID SET TO THE FORM THE POWER OF SAID SET TO T		12 FINAL ALCONOMINATION FILENCE	R BOADS AND CONFIGURATION OF STORMWATER	Î
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TWAREAUT, THEIRES A 48-45'00" W. A DISTABLE OF 197.17 FEET TO THE POINT OF CURWATURE OF A CURME TO THE LETT HAMING A RADIUS OF 325.00 FEET, THEIRE SOUTHERLY	5.00 AC × 1.8 DU/AC = 9.16 DU	13, THE AMENITY AREA MAY INCI-	THE AMENITY AREA MAY INCLUDE: POOL, CLUBHOUSE, PARKING, LANDSCAPE, MATERIAL AREA CARGO BY DAYLORDER COLORS OF AMERICA.	Wil
ALONG THE ARC OF SALD CURNET TO THE LEFT, A DISTANCE OF 31481 FEET THROUGH A CENTRAL, ANGLE OF 55-000 TO THE PORTION OF THROUGH THENCE S 084500", E.A. DISTANCE OF 61.155 FIST THENCE S 232500", M.	STREAMS $/$ ESTLARES: 2.88 AC x 1.65 DU/AC = 4.75 DU	OTHER MENINES.		è
A DISTANCE OF 226.81 FEIT, THENCE S 35'55'00" E, A DISTANCE OF 42.80 FEET, THENCE S 01'32'00" E, A DISTANCE OF 45.80 FEET, THENCE S 01'32'00" E, A DISTANCE OF 35.29 FEET, THENCE S 30'25'00" W, A DISTANCE OF 35.741	FRESHWATER WETLAND: 16.58 AC x 1.65 DU/AC = 27.36 DU	CENTRAL PARKING: 1 SPA	SE PER 250 SF OF BUILDING APPA.	
FEET, THENCE S 19740'00" E, A DISTANCE OF 392.58 FEET, THENCE S CO29'40" W, A DISTANCE OF 306.07 FEET, THENCE S 2612'00" E, A DISTANCE OF 222.60 FEET, THENCE		OFF STREET LONDING ARE	OFF STREET LONDING AREAS: 5,000 SF TO 25,000 SF REQUIRES 1 LOADING SPACE.	SPACE
S 00'29'40" W, A DISTANCE OF 3912.17 FEET, THENGE IS 35'15'00" E, A DISTANCE OF 354.36 FEET, THENGE IN BOTH ACKNO THE SOUTH LINE OF SAID SECTION B, A DISTANCE OF 154 AB EXCET TO THE EXAMPLE OF DEPARTMENT OF THE CONTRACT OF THE SAID SECTION B. A DISTANCE OF	C. PRESERVE GREENMAY (11.2.13.a.1); (10% CREDIT)	14: SETBADICS:		
INDIA AND REPORT IN SECTIONS 6 6 7 AND A TOWNSHIP 36 COURT BANGE 20 EAST SABASOTA	OD GI   I O W O W O W O W O W O W O W O W O W O		1	
CURTY, FLORBA.			OCIUMES	
CONTAINING 25.42 ACRES.	E. GREENMAY EXPAUSION TRANSFER OF DEVELOPMENT RIGHTS (TABLE TDR-1)	REAR: 10 TD PRINCIPLE ACCESS	10" TO PRINCIPLE STRUCTURE, 3" TO SMIMINIS POOL AND NOME TO ACCESSORY STRUCTURES EXCEPT 6" FOR REAR LOT LINES THAT ABUT A CINC LOT LINE	S THAT ABUT A
SUBJECT TO:	TOTAL GREENMAY EXPANSION AREA = 22.23 AC	O TOTAL ON THE BEST OF THE PERSON	TOOL OWN TON THE ATTRIBUTE OF SECURITY OF SECURITY AND SECURITY AND SECURITY AND SECURITY OF SECURITY AND SEC	
DESCRIPTION: SOUTH 100 FT, WIDE NORESS/EDRESS EASEMENT	EXISTING LDW RTENSITY AGRICULTURE: 2.09 AC $\times$ 1 DU/AC = 2.09 DU	13: INCRE WILL BE NO LENSAND	SPACE ASSOCIATED WITH THIS PROJECT.	
COMMENCING AT THE NORTHWEST CORNER OF SECTION 17, TOWNISHIP 36 SOUTH, RANGE 20 FART ALSO PRINC THE SOUTHWEST CORNER OF SECTION A TOWNISHIP 74 FOURTH BANDS 20	FRESHWATER WEITAND:	3	ODIFICATION	
EAST: THENCE RAILS BROIL OF BEGINNING, THENCE S 88'01'40" E CONTRUING ALCHG		1. MODIFICATION FROM 0.11 EDGE WITH CLOSED DRAI	MODIFICATION FROM A:11.2.8.4.2. AND TABLE 4, VOS=20, ROAD EDGE TREATMENT, DPEN DRAINASE, TO PERMIT RC EDGE WITH GLOSED DRAINAGE.	THENT, OPEN DRAINAGE, TO PERMIT RO
SAU MORTH LINE A DISTANCE OF 125,58 FEET; THENCE SOUTH 3515'00" E, A DISTANCE OF 223,08 PEET; THENCE & OF18'03" M, A DISTANCE OF 744,57 PEET TO THE POINT OF MORATIDE OF A VIOLAT TO THE POINT OF A DAVING OF FORM THENCE SOUTHERN.	to the party and the party and the state of	2. MODIFICATION FROM 6.11 DISTANCE FOR MAJORITY	MODFICATION FROM 6,11,226,381(g), REQUENIG FORM, POINT TO BE LOCATED WITHIN IS, MLE PADIUS OR WALDIN DISTANCE, FOR MAJORITY OF RESIDENCES, TO PERMIT 236 (595) UNITS TO BE LOCATED CUTSIDE SAID PADIUS.	TED WITHIN A MILE PADJUS OR WALKIN BE LOCATED OUTSIDE SAID RADJUS.
ALDAS THE ARC DI SAD CHIEF TO THE RIGHT, A DISTANCE OF SEGSB FEET THROUGH A	Ž.	3. MODFICATION FROM s.11.	2.8 r. 2.li.(a)(3), CUL-DE-SACS PROHIBITED EXCEL	T WHEN NEDESSARY NEXT TO
CATHAL MIGHE OF 28'D) OCT 10 THE POINT OF TRADERITY, THENCE S SCHOOL M, A DISTANCE OF 188.70 FEET TO THE POINT OF CURRANTEE OF A CURRE TO THE LEFT HANNS A RANNING FOR PART OF THE CHARLES OF THE POINT			CECURAPHOL ESTURES OF AT EDG OF DEVELOPMENT, AND NOT EXCEDING 1,000°, TO PERMIT 2 CIL.—DE—SM 1 EXCEDING 1,000°, (1,440°).	ING 1,000', TO PERMIT 2 CLL-DE-SM
DISTANCE OF 468-88 FEET THROUGH A CENTRAL ARCHE OF 28-51'00" TO THE POINT OF TANGEN OF	FIRST MC x 1.85 DU/AC = 68.69 DU			
A DISTANCE OF SOLZY FEET TO THE POINT OF CURMINDE OF A CURVE TO THE LEFT HANNING A RADIUS OF 171,00 FEET, THENCE SOLTHERILY ALONG THE ARC OF SAID CURVE TO THE LEFT, A	LAKES MAD REGIGNAL STORMANTER FACILITIES: 52.52 D.J. 10.187 AC. v. 0.57 TRIVAC = 52.52 D.J.	LIGHTING STANDARDS:		
DISTANCE OF 120.66 FEET THROUGH A CENTRAL MAGLE OF 4025'40" TO A POINT OF REVERSE CURVATURE WITH A CURVE TO THE RIGHT HAVING A RACIUS OF 282.00 FEET, THENCE	SUBTOTAL =	IN ACCORDANCE WITH 8.11.2.10.	IN ACCORDANCE WITH 8.11.2.10.c, TABLE 5, THE FOLLOWING LIGHTING STANDARDS SHALL APPLY WITHIN THE HAMLETS.	SHALL APPLY WITHIN THE HAMLETS
SOUTHER PAINT HE AND DE SAID CLOVE TO THE MACH. A USERAND OF SALED THROUGH A CENTRAL AND CONTRAL AND OF THROUGH A CENTRAL AND CO TO THE POINT OF TANGENCY THROUGH A THROUGH AND THROUGH AN	Manager of the Control of the Contro	2012	S STATE OF CHICAGO III CONTEN IO DIRECTI DOL	COMMUNIC.
FEET THENCE S GOZZÁZAT W. A DISTANCE OF 1234,95 FEET THENCE S 8944'04" W ALONG	V. IOINL DWELLING ORIS =	MAXIMI	MAXIMUM OUIDDON LIGHTING STANDARDS (LUMENS PER NET ACNE)	NS PER NEI ACRE.)
THE RUBILLAND HIGH UP WAY LINE OF PRUINGLE ROAD PER U.R. BOOK 3014, PAGE 34.4 A DISTANCE OF 100.01 FEET, THENCE IN 00'24/24" E ALONG THE WEST LINE OF SECTION 20,		HPD ZONING DISTRICT	SINGLE-FAMILY AND DUPLEX AREAS	D DUPLEX AREAS
CORNER OF SAID SECTION 20: THENCE IN COTTS/18" E ALONG THE WEST LIVE OF SECTION 17,	6. FOCK, POINT / RECREATION AREA :		UNSHIELDED FIXTURES ONLY	UNSHIELDED, LPS + NON-LPS
TOWNSHIP 36 SOUTH, RANGE 20 EAST, A DISTANCE OF 2198,23 FEET, THENCE N 36'30'00" E, A DISTANCE OF 111.87 FEET TO THE POINT OF CURVAINE OF A CURVE TO THE LEFT HAVING A	REQUIRED 1 AC/47 DV $\times$ 400 DV =	HPD-RES (RESIDENTML)	1,080 LM	10,000 LM
RADIUS OF 162.00 FEET, THENCE NORTHERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, A DISTANCE OF 213.05 FEET THROUGH A CENTRAL MAGE OF 75521'00" TO THE POINT OF	PROPOSED 2 x 5.0 AC 10.04 (1.00%)	HPD-FP (FDDAL POINT)	1,000 LM	10,000 LM
REVENSE CURNATURE WITH A CLRNE TO THE RIGHT HAMING A PAGINGS OF 271.00 FEET, THENCE MORTHERLY ALLOW THE APPL OF SHOULD USE FOR THE RIGHT, OF ADDITIONS OF THE PROPERTY OF ADDITIONS OF THE PROPERTY OF THE PRO	(5± PARKING SPACES TO BE PROVIDED FOR EACH)	HPD-OS (OPEN SPACE)	1,000 LM	10,000 LM
IN GOTB'THE TE ALGNIS, THE SALD WEST LIBE OF SECTION 1-7. A DISTANCE OF 48-40 FEET, THEREOLE IN COTSTON'S I EXPINATION SALD SALD WEST LIBE, A DISTANCE OF BEAT-OF THE TO A POINT OF COMMANIENT OF A CAMPE, TO THE RIBBIT HANNIG A REQUISE OF LODGEOF PEET, THEREE	7. SPANAGIA COUNTY WATER. TO BE EXTENDED TO SITE			
Integrated Acquirement and Control of Reference of Technology (C. A. A. Scholar) (A. A. A				
LYNAG AND BEING IN SECTIONS 17 AND 20, TOWNSHIP 36 SOUTH, RANGE 20 EAST, SARASOTA				

рийсе. н The H 1/2 of the HW 1/4 Aud The B 1/2 of the HE 1/4 of section 19, томночно 36 S, parioe, 20 E, samasota Colump, Pladeba. PARTEL I THE N 1/2 OF THE RE 1/4 OF SECTION 24, LYING R OF WARRA ROAD, IN TOWNSHIP 36 S, RAIGE 19 E, SMRSOTA COLUMY, FLORIDA.

PAREZ. F PROPERTY IN SECTION 2D, TOWNSHIP 3S, RAMEE 2D E, SHANGIA ODJUTY, FLORIN, NESTHERIN GD, RECHN 2PS, PARE 558, PUBLIC RECIDENTS OF SHANSTIA GOUTH? FLORIDA.

PARCE, E
PART CF TRE W 1/2 OF SECTION 20, TOWNSHIP 34 S, PAUSE 20 E, SURAGOTA
COUNT, TUDION, AS MORE TALL'D ESCENEED IN D.R. BECK 739, PAUS 577,
NABLO RECKNO'S OF SANGOTA COUNTY, FUGRICA.

ALL OF SECTION 17, TOWISHIP 36 S, RANCE 20 E, SARASOIA COUNTY, PLORICA PARCEL D
THE N 1/2 OF SECTION 20, LYING N OF FRUINLE-AIWACH HARD RIDGO,
THE N 1/2 OF SECTION 20, LYING IN O'CHINT', FICRION, LESS IARIDS
DESCHARED IN G.R. BROCK NS.S. PAGE DIT AND G.R. BOOK 2014, PAGE 5-43,
PABIC RECORDS OF SARROSON, COMINT', FICRION,

EGAL DESCRIPTION:

Contractions of the state of country of country of the state of the st

LYNG AND BEING IN SECTION: CONTANING 53.42 ACRES

PARCEL.
TOCTHER WITH A PORTION OF OLD PRUTVILLE-MYAKYA 1980 ROAD DESCRIBED IN OLR. BODY, 2014, PAGE 540, PUBLIC RESORGS OF SARASOTA COUNTY, FLORIDA.

PRODUCTION OF THE COT LINE OF STORY OF THE COT

UNSHIELDED FIXTURES ONLY HPD ZONING DISTRICT 

LYNKG AND BEING IN SECTIONS 17 AND 20, TOWNSHIP COUNTY, PLORIDA.

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	30,	9, 800	-DROP CURB (TrP)	
E CONST 60 16 17 18 18 18 18 18 18 18 18 18 18 18 18 18		12' TRANEL LANE	Less Material	ROADWAY TYPICAL SECTION
.09		12' TRAVEL LANE	Sub-ease Material	ROADWAY TYP
	30,	9, SDD 6,	FRICTION COUNSE.	
NA DIVE	د۔،	2° 5° SOB DOWG SALK		

