

ADMINISTRATIVE APPROVAL (ASV) ADD2012-00058

ADMINISTRATIVE APPROVAL
LEE COUNTY, FLORIDA

WHEREAS, Lee Designs, LLC, in reference to New Entry Sign for Palm Island Phase 2 Association, filed an application for administrative approval for administrative setback variance for development of property located at Right of Way for Entry of Palm Island Subdivision, corner of Hancock Bridge Parkway and Royal Palm Run, described more particularly as:

LEGAL DESCRIPTION: In Section 09, Township 44 South, Range 24 East, Lee County, Florida:

See Exhibit A

WHEREAS, the applicant has indicated the property's current STRAP number is 09-44-24-45-0000E.00CE; and

WHEREAS, the subject property is located in the Suburban Future Land Use Category as designated by the Lee Plan; and

WHEREAS, the property is zoned Residential Planned Development (RPD); and

WHEREAS, an application for approval of an administrative setback variance has been filed pursuant to the Lee County Land Development Code Section 34-268; and

WHEREAS, the Lee County Land Development Code provides for administrative approval from the Zoning Regulations for matters involving setbacks in LDC Sections 34-651 through 34-1041 and 34-1744; and

WHEREAS, administrative approval is requested in the RPD zoning district, as provided by the Lee County Land Development Code, Chapter 34, from the Lee County Zoning Regulations contained in LDC Section 30-152, from the minimum required 15 foot setback from the right-of-way and five feet from the edge of the pavement of the entrance and exit lanes, to allow an internal subdivision sign three (3) feet from the entrance lane; and

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; and

WHEREAS, staff finds the proposed location of the sign will not adversely impact the traveling public and will maintain sufficient line of sight at the intersecting roads.

WHEREAS the following findings of fact are offered:

1. There are no apparent deleterious effects upon the adjoining property owners;
2. The modifications will not have an adverse impact on the public health, safety and welfare; and
3. The modifications will be the minimum required.

NOW, THEREFORE, IT IS HEREBY DETERMINED that the application for Administrative Approval for relief in the RPD zoning district from the Lee County Land Development Code (LDC) Section 30-152(2)c.1. to allow a three (3) foot setback from the edge of pavement from the entrance lane **is APPROVED, limited to the attached reduced site plan and drawings received on June 13, 2012, and subject to the following condition:**

1. **The existing internal subdivision signs located on the entrance and exit gates to Palm Island must be removed.**

DULY PASSED AND ADOPTED this 26th day of June,
A.D., 2012.

BY: Alvin Block FOR
Pam Houck, Director
Division of Zoning
Department of Community Development

EXHIBIT A

Description

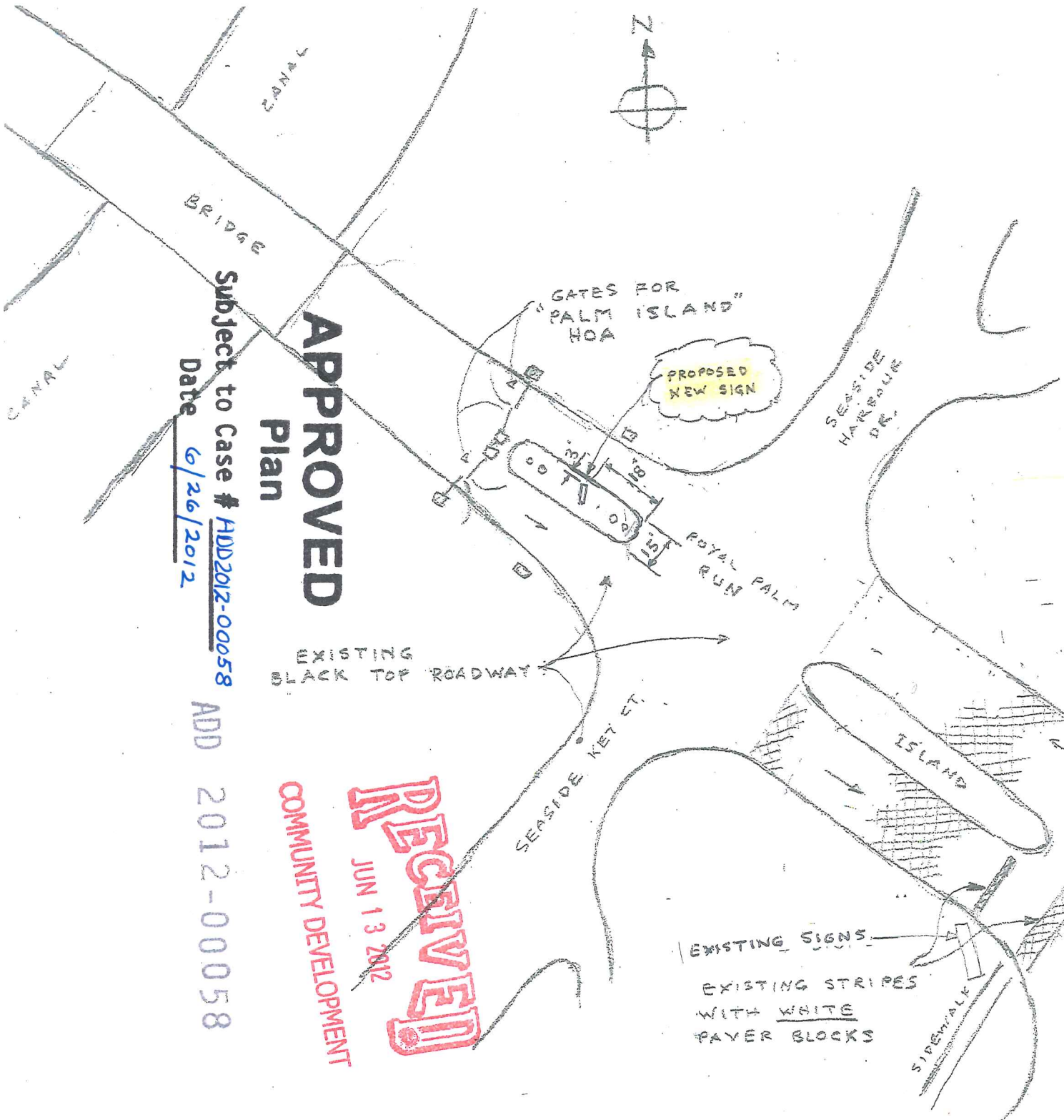
All of Tract 'E', Moody River Estates Unit 6, according to a map or plat thereof, recorded as Instrument Number 2006000198148 in the Public Records of Lee County, Florida, lying in Section 9, Township 44 South, Range 24 East.

ADD2012-00058

6.14.12
APPROVED
LEGAL
MA

50 FT.
SCALE

EXHIBIT A-2, A.1
AND
EXHIBIT A-2, A.2



APPROVED
Plan

Subject to Case # ADD2012-00058
Date 6/26/2012

ADD 2012-00058

COMMUNITY DEVELOPMENT

RECEIVED
JUN 13 2012

PLAN VIEW
ENTRANCE TO PALM
ISLAND SUBDIVISION.

EXHIBIT
A-2.C

APPROVED
Plan

Subject to Case # ADD2012-00058

Date 6/26/2012

04/02/2012

ADD 2012-00058

RECEIVED

JUN 13 2012

COMMUNITY DEVELOPMENT

EXHIBIT
A-2.C



**APPROVED
Plan**

Subject to Case #ADD2012-00058

Date 6/26/2012

COMMUNITY DEVELOPMENT

RECEIVED
JUN 13 2012

ADD 2012-00058

04/02/2012

Palm Island - Monument Sign Design Option X

30.75 square feet of signage

15.4' square footage of copy area

Aluminum tube frame and panel construction

Stucco finish applied, exact paint colors 280

Raised lettering and applied concrete log square

APPROVED

Plan

Subject to Case # ADD2012-00058

ADD 2012-00058

RECEIVED
JUN 13 2012

COMMUNITY DEVELOPMENT

COLORS:

SHERWIN WILLIAMS.

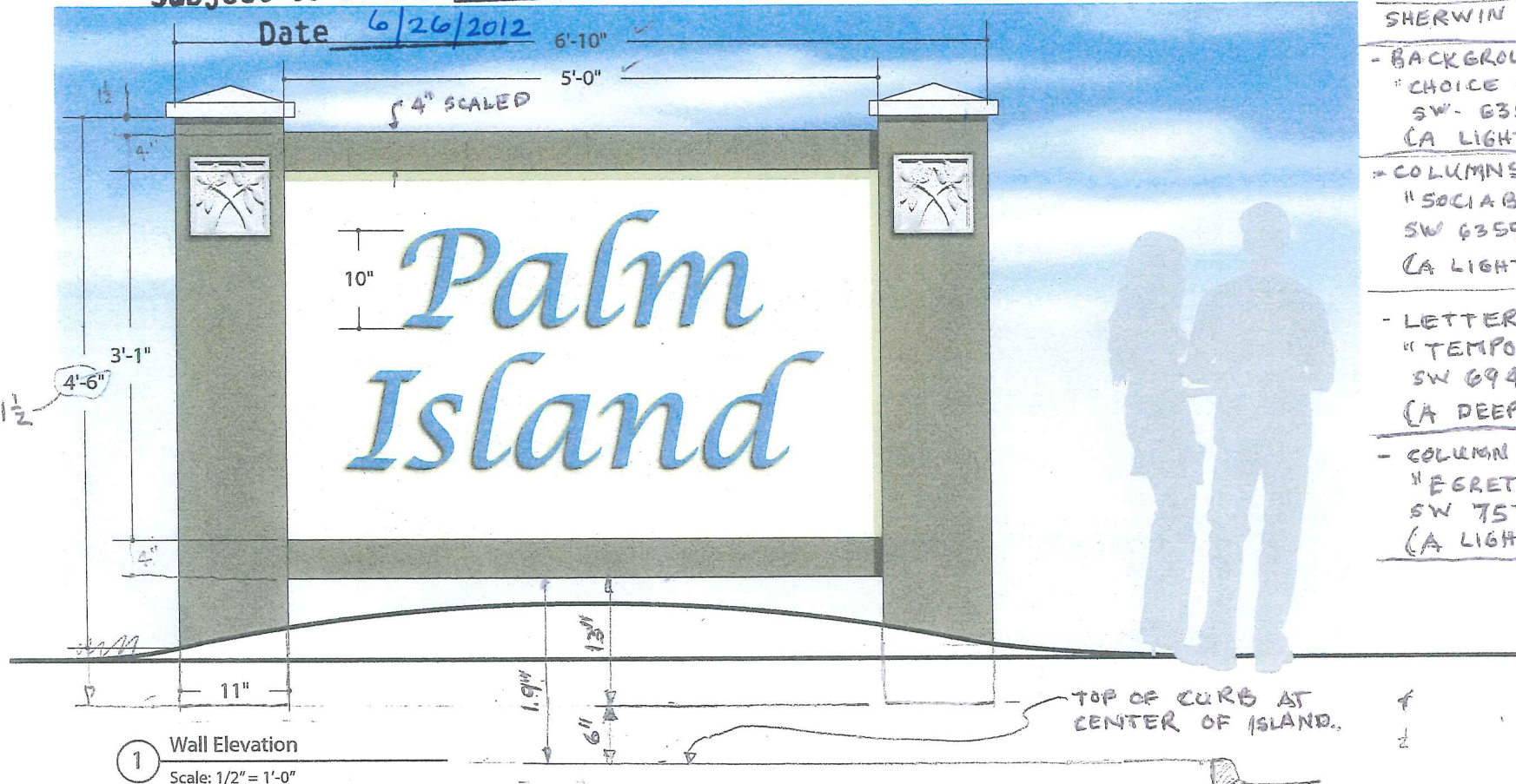
- BACKGROUND
"CHOICE CREAM"
SW- 6357 ON CHIP # 52
(A LIGHT CREAM)

- COLUMNS + BEAMS
"SOCIALE"
SW 6359 ON CHIP # 52
(A LIGHT BROWN)

- LETTERING
"TEMPO TEAL"
SW 6947 ON CHIP # 15
(A DEEP TEAL)

- COLUMN CAPS + LOGO
"EGRET WHITE"
SW 7570
(A LIGHT CONCRETE)

1 1/2
4
3'-1
4
1'-7
4'-11 1/2



1 Wall Elevation
Scale: 1/2" = 1'-0"



THIS SIGN INCLUDING BUT NOT LIMITED TO ALL PLASTIC OR SIMILAR COMPONENTS THEREOF, HAS BEEN DESIGNED IN COMPLIANCE WITH THE 2007W/2009 AMENDMENTS EDITION FLORIDA BUILDING CODE INCLUDING SE. 1609 WIND LOADS AND SEC 3107 SIGNS
THIS DESIGN IS THE EXCLUSIVE PROPERTY OF LEE DESIGNS LLC AND IS NOT TO BE USED IN WHOLE OR PART BY ANY OTHER PARTIES WITHOUT WRITTEN PERMISSION BY LEE DESIGNS LLC DIMENSIONS AND COLORS MAY VARY SLIGHTLY DUE TO LIMITATIONS WITH FABRICATION MATERIALS

A: 3300 Palm Ave.
Fort Myers, FL 33901
P: 239.278.4245
F: 239.278.3912

Designer: Matt
Salesperson: Bill

Client: Palm Island Development
Location: Cape Coral, FL
Filepath: \\Fs1\grfx\IP\PALM ISLAND\Palm Island Monument 2

Drawings Dates
Initial: 12/20/11
Revisions: