

FLORIDA CERTIFICATES OF AUTHORIZATION
ENGINEERING 7995 - SURVEYING LB-6940

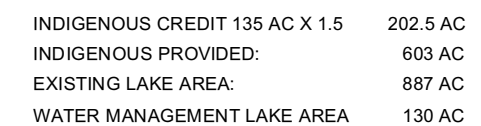
STOCK
DEVELOPMENT

PHONE (239) 592-7344
FAX (239) 592-7541

WildBlue

BASEPLAN = 23473-Z00.DWG

23473 1 OF 4



NOTES:

1.

PROPOSED IS A REZONING FROM PRFPD & AG-2 TO MIXED USE PLANNED DEVELOPMENT TO PERMIT 1,096 DWELLING UNITS.
2.

FUTURE LAND USE DESIGNATIONS

DENSITY REDUCTION / GROUNDWATER RESOURCE (DR/GR)

1,982 ACRES

WETLANDS

978 ACRES
3.

THE PROJECT WILL CONNECT TO LEE COUNTY UTILITIES WATER & SEWER SERVICE. A COMPANION COMPREHENSIVE PLAN AMENDMENT PROPOSES AN AMENDMENT TO LEE PLAN MAPS 6 & 7 TO EXTEND THE FRANCHISE BOUNDARY FROM PROPERTY'S WEST BOUNDARY TO THE EAST BOUNDARY, INCORPORATING THE SUBJECT PROPERTY.
4.

THE PROPERTY IS NOT LOCATED ON A PUBLIC TRANSIT (LEE TRAN) ROUTE. ROUTE 60 SERVICES MIROMAR OUTLETS, APPROXIMATELY 3 MILES TO THE WEST.

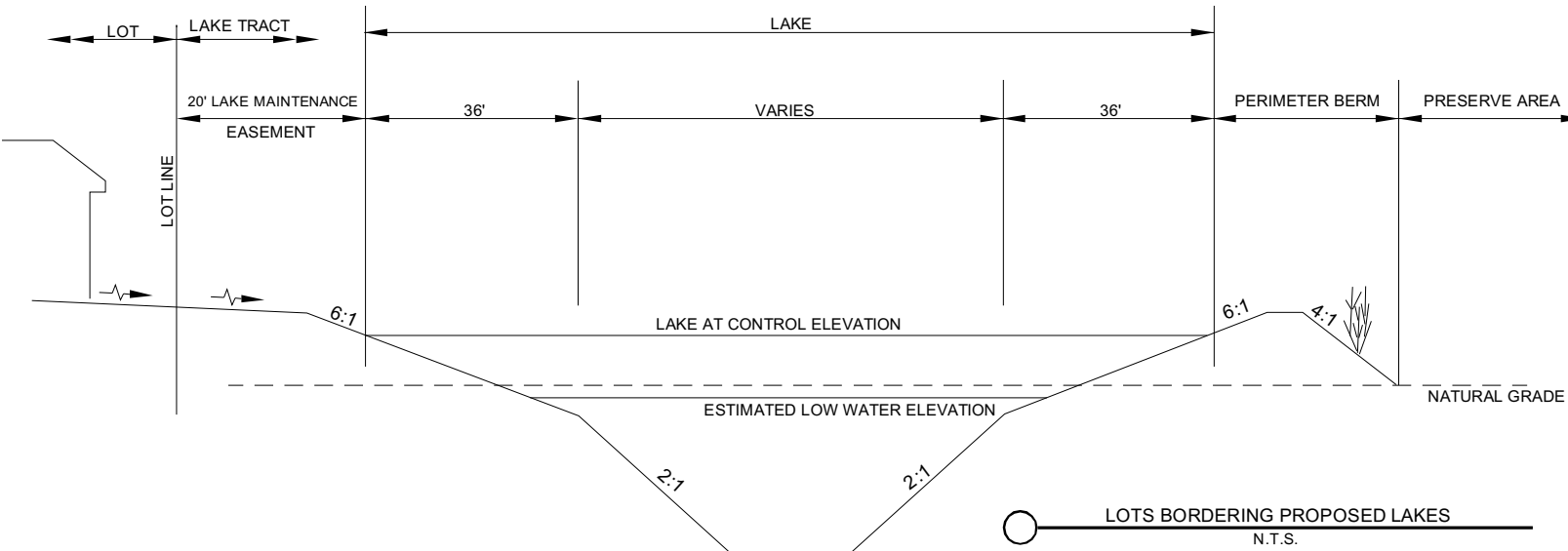
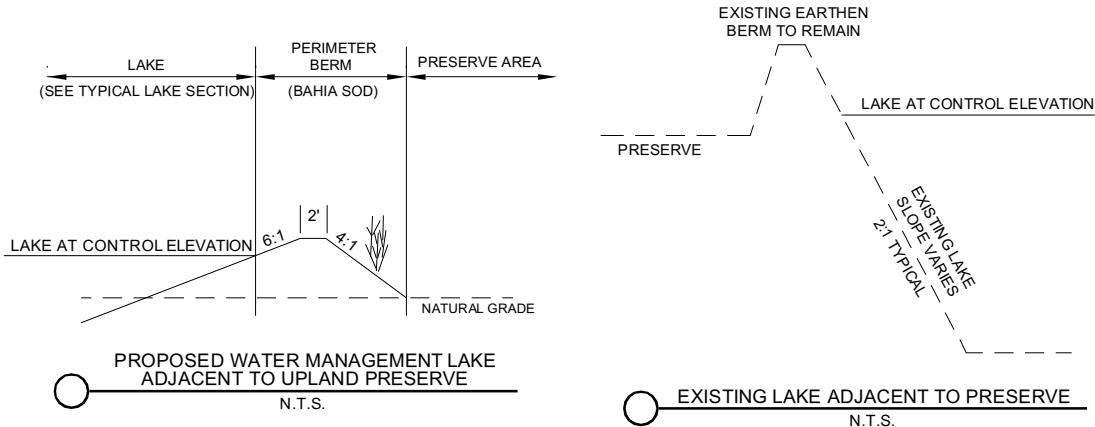
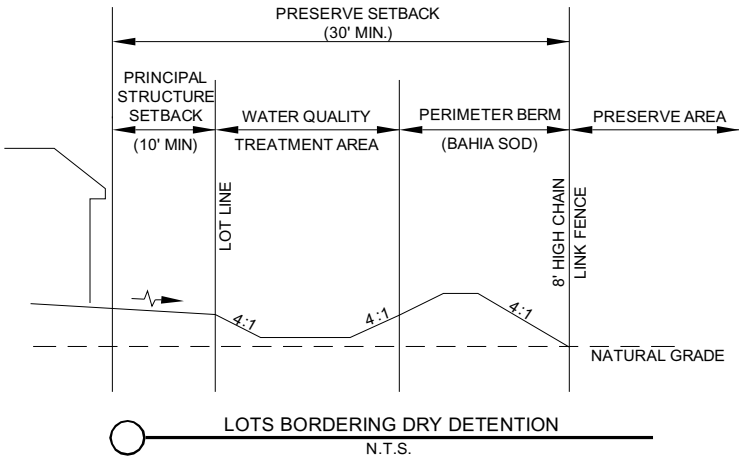
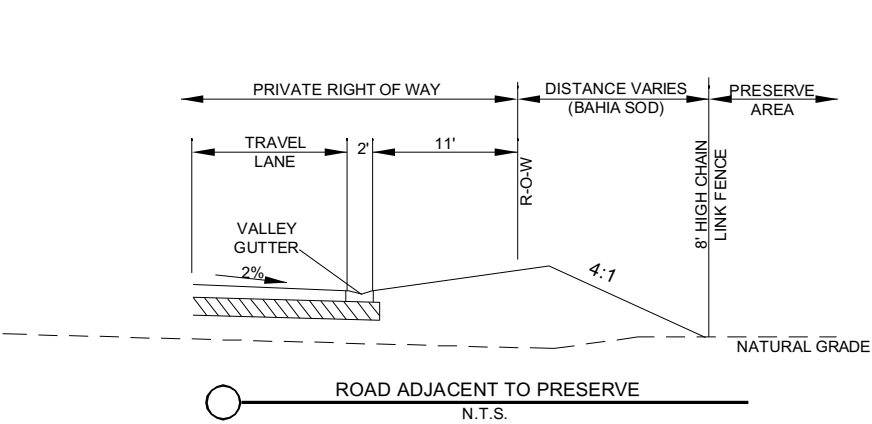
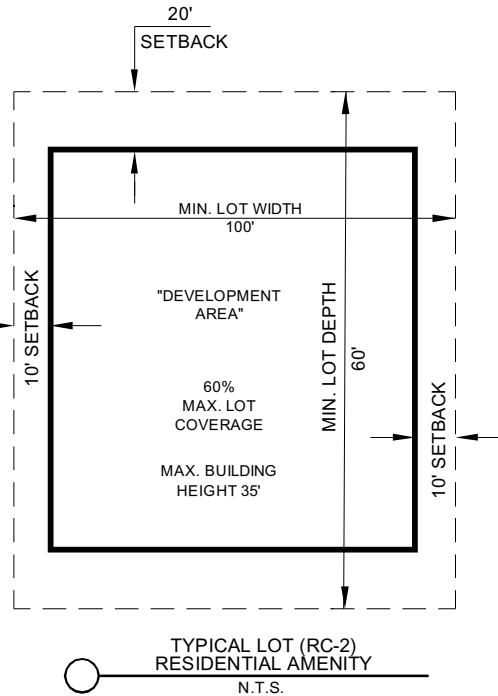
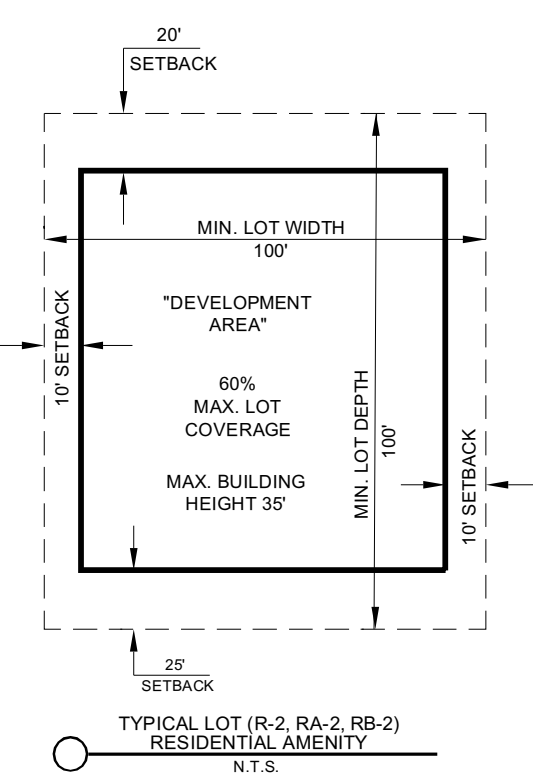
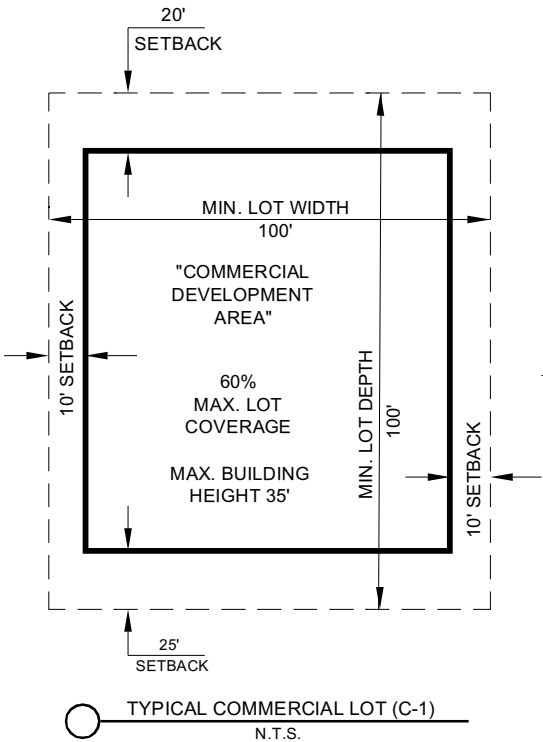
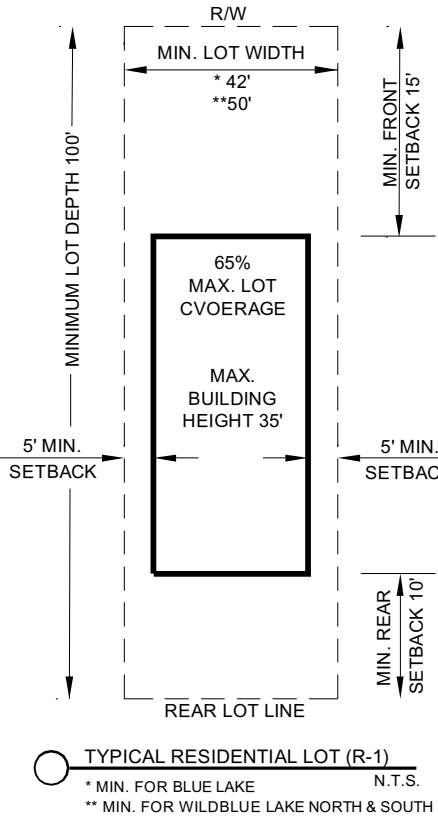
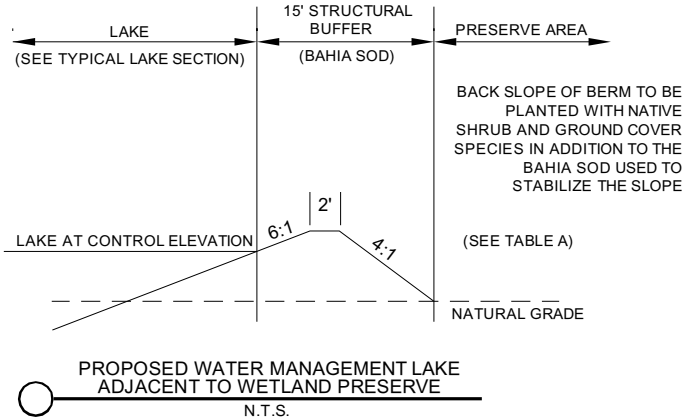


TABLE A				
COMMON NAME	SCIENTIFIC NAME	MINIMUM HEIGHT	MINIMUM CONTAINER SIZE	PLANTING INSTRUCTIONS
SHRUB PLANTINGS				
MYRSINE	MYRSINE CUBANA	3 FT	1 GAL	8 FT ON CENTER
WAX MYRTLE	MYRICA CERIFERA	3 FT	1 GAL	8 FT ON CENTER
GROUND COVER PLANTINGS				
CORDGRASS	SPARTINA BAKERI	12 IN	4 IN	3 FT ON CENTER
FAKAHATCHEE GRASS	TRIPSACUM DACTYLOIDES	12 IN	4 IN	3 FT ON CENTER



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PREPARED FOR

STOCK
DEVELOPMENT

2647 PROFESSIONAL CIRCLE
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NAPLES, FL 34119

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PROJECT DESCRIPTION

WildBlue

LEE COUNTY, FLORIDA

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FILE NAME: 23473-202.DWG

LOCATION: J:\23473\DWG\ZONING\2019ADD-DAT\

PLOT DATE: TUE. 4-23-2019 - 3:28 PM

PLOT BY: ANGELICA HARDY

CROSS REFERENCED DRAWINGS

PLAN REVISIONS

4/1/2019 INTERNAL GATE

PLAN STATUS

**MASTER CONCEPT
PLAN
TYPICAL SECTIONS**

PROJECT / FILE NO.

SHEET NUMBER

23473

2 OF 4

DEVIATIONS:

- 1

SECTION 10-329(d)(4) TO ALLOW NO MODIFICATIONS TO THE EXISTING LAKE SHORE IN ONE LOCATION ON WILDBLUE LAKE NORTH AND SOUTH.
- 2

SECTION 30-152(2)d.2., TO ALLOW A DEVELOPMENT OF MORE THAN 25 UNITS, A SINGLE FACE UP TO 210 SQUARE FEET IN AREA.
- 3

SECTION 10-329(d)(4) TO ALLOW EXISTING LAKE BANKS ADJACENT TO RESIDENTIAL TO REMAIN AS IS.
- 4

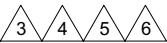
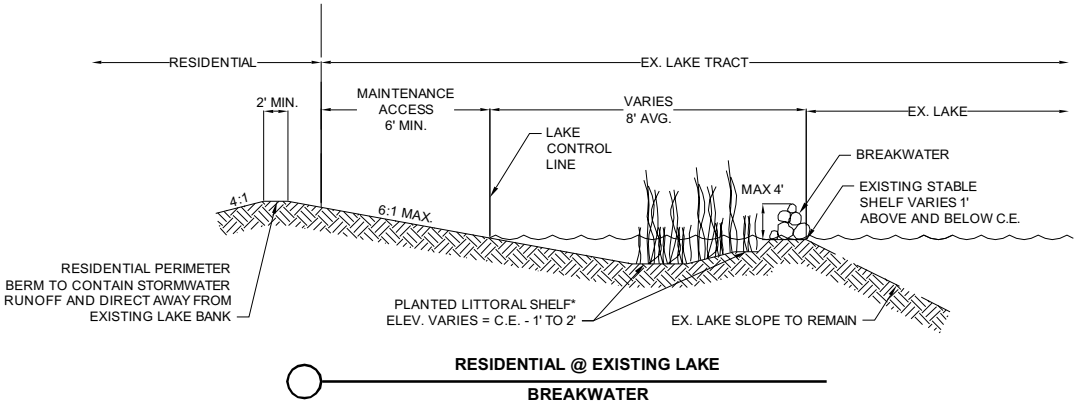
SECTION 10-418(3) TO ALLOW 100% HARDENED SHORELINE ADJACENT TO DEVELOPMENT.
- 5

SECTION 10-418(2)(c) TO ALLOW A LITTORAL SHELF 4' TO 18' + IN WIDTH.
- 6

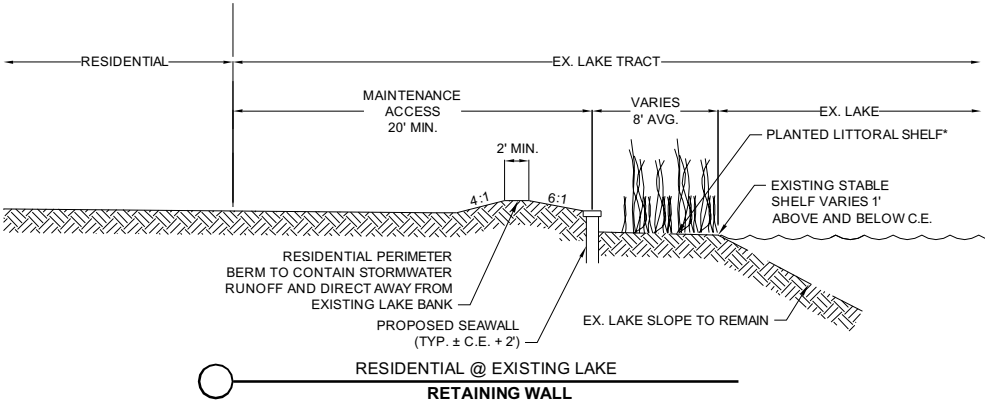
SECTION 10-328(a) TO ALLOW A MINIMUM LAKE MAINTENANCE EASEMENT ACCESS WIDTH OF 6'.
- 7

SECTION 10-329(d)(3) TO ALLOW MAXIMUM DEPTH OF 45 FEET AND ELIMINATE REQUIREMENTS FOR A DEEP LAKE MANAGEMENT PLAN AND POST-CONSTRUCTION BATHYMETRIC SURVEY.
- 8

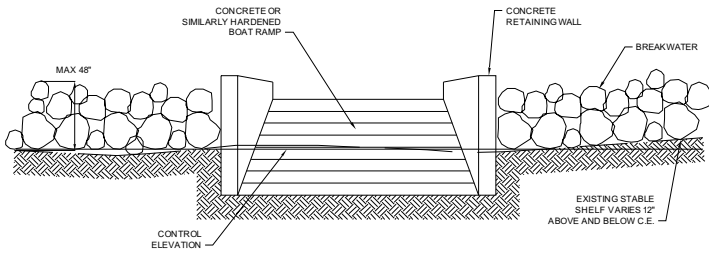
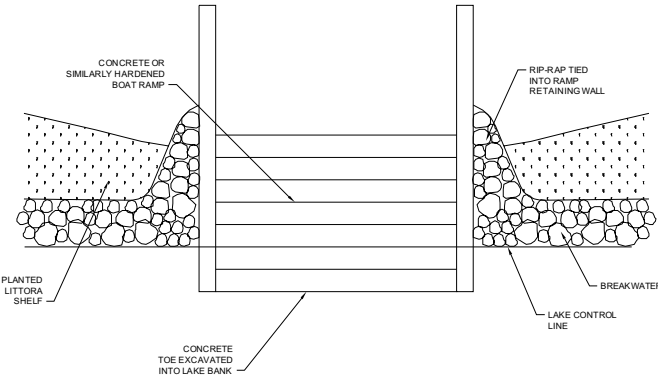
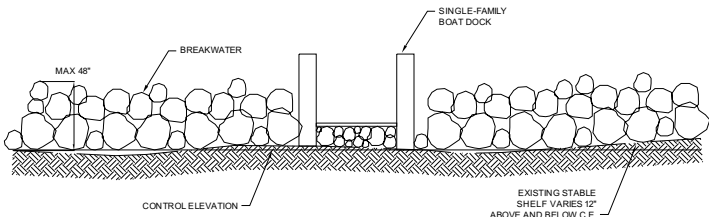
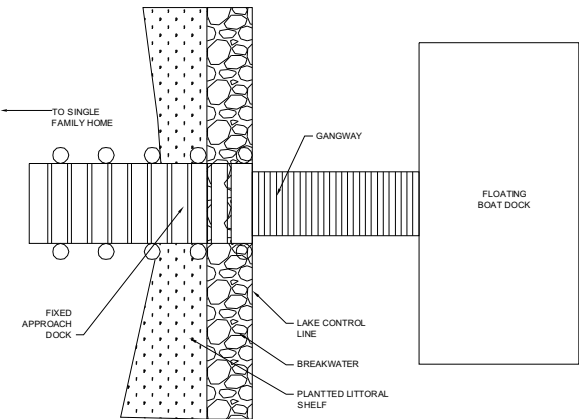
SECTION 32-625(d)(4)(a) TO ALLOW A 25' FREE STANDING LUMINAIRE HEIGHT ALONG THE SPINE ROADS AND ON C-1 COMMERCIAL PARCEL.



- *NOTE:
- AS FIELD CONDITIONS ALLOW, A LITTORAL SHELF 1' BELOW CONTROL ELEVATION SHALL BE CONSTRUCTED TO A WIDTH OF 4'. AS FIELD CONDITIONS FURTHER ALLOW, A LITTORAL SHELF 2' BELOW CONTROL SHALL BE CONSTRUCTED TO A WIDTH OF 4'. ALL ADDITIONAL AVAILABLE WIDTH SHALL BE EQUALLY DISTRIBUTED TO EACH SHELF DEPTH. BOTH LITTORAL SHELVES TOGETHER WITH THE 6:1 SLOPE SHALL PROVIDE ADEQUATE AREA TO ACHIEVE A TOTAL LITTORAL PLANT COUNT CONSISTENT WITH THE LAND DEVELOPMENT CODE.
 - FINAL DESIGN MAY BE ALTERED IN ACCORDANCE WITH LAND DEVELOPMENT CODE CRITERIA.
 - LITTORAL ZONES, WITH TYPICAL SUBMERGENCE DEPTHS DEFINED BELOW, SHALL BE PLANTED WITH LITTORAL SPECIES LISTED ON SHEET 4 OF MASTER CONCEPT PLAN.
- | | |
|---------|---------|
| ZONE 1: | 0-3" |
| ZONE 2: | 3-12" |
| ZONE 3: | 12-24" |
| ZONE 4: | 24"-36" |



- *NOTE:
- FINAL DESIGN MAY BE ALTERED IN ACCORDANCE WITH LAND DEVELOPMENT CODE CRITERIA.
 - TOTAL LITTORAL PLANT COUNT SHALL BE CONSISTENT WITH THE LAND DEVELOPMENT CODE AND SHALL CONSIST OF A COMBINATION OF EXISTING LITTORAL VEGETATION AND NEWLY PLANTED LITTORALS.
 - OPTIONAL RETAINING WALL LOCATIONS ARE SHOWN ON THE MCP. IN THE EVENT FIELD CONDITIONS WARRANT INSTALLATION OF RIP-RAP BREAKWATER SECTION INSTEAD OF PROPOSED RETAINING WALL, THE BREAKWATER LENGTH SHALL NOT BE LESS THAN 3 CONTIGUOUS LOTS.
 - LITTORAL ZONES, WITH TYPICAL SUBMERGENCE DEPTHS DEFINED BELOW, SHALL BE PLANTED WITH LITTORAL SPECIES LISTED ON SHEET 4 OF MASTER CONCEPT PLAN.
- | | |
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| ZONE 1: | 0-3" |
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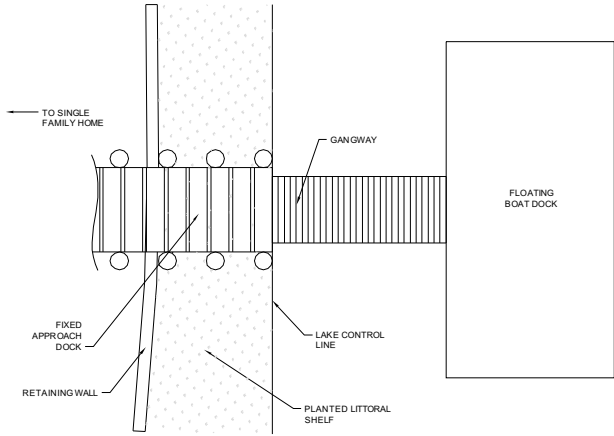


4/1/2019	INTERNAL GATE

LITTORAL PLANTING SPECIES LIST¹

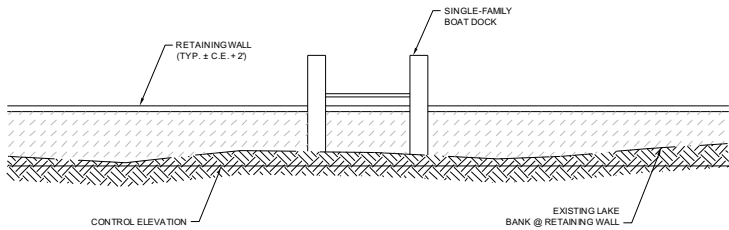
Common Name	Scientific Name	Minimum Container Size	Planting Density (On Center)
Zone 1 – Tree Plantings ²			
Bald cypress	<i>Taxodium distichum</i>	7 gal.	15 ft.
Dahoon holly	<i>Ilex cassine</i>	7 gal.	15 ft.
Laurel oak	<i>Quercus laurifolia</i>	7 gal.	15 ft.
Live oak	<i>Quercus virginiana</i>	7 gal.	15 ft.
Pond apple	<i>Annona glabra</i>	7 gal.	15 ft.
Pop ash	<i>Fraxinus caroliniana</i>	7 gal.	15 ft.
Red maple	<i>Acer rubrum</i>	7 gal.	15 ft.
South Florida slash pine	<i>Pinus elliotii</i> var. <i>densa</i>	7 gal.	15 ft.
Swamp bay	<i>Persea palustris</i>	7 gal.	15 ft.
Sweet bay magnolia	<i>Magnolia virginiana</i>	7 gal.	15 ft.
Sweetgum	<i>Liquidambar styraciflua</i>	7 gal.	15 ft.
Zone 1 – Herbaceous Plantings			
Blue Maidencane	<i>Amphicarpum muhlenbergianum</i>	BR	2 ft.
Cordgrass	<i>Spartina bakeri</i>	BR	2 ft.
Golden canna	<i>Canna flaccida</i>	BR	2 ft.
Gulf dune Paspalum	<i>Paspalum monostachyum</i>	2 in.	2 ft.
Maidencane	<i>Panicum hemitomon</i>	BR	2 ft.
Muhly grass	<i>Muhlenbergia capillaris</i>	2 in.	2 ft.
Sawgrass	<i>Cladium jamaicense</i>	2 in.	2 ft.
Soft rush	<i>Juncus effusus</i>	BR	2 ft.
Swamp lily	<i>Crinum americanum</i>	BR	2 ft.
Water hyssop	<i>Bacopa</i> spp.	BR	2 ft.
Zone 2 – Herbaceous Plantings			
Arrowhead	<i>Sagittaria lancifolia</i>	BR	2 ft.
Blue flag iris	<i>Iris virginicus</i>	BR	2 ft.
Bulrush	<i>Scirpus</i> spp.	BR	2 ft.
Cordgrass	<i>Spartina bakeri</i>	BR	2 ft.
Golden canna	<i>Canna flaccida</i>	BR	2 ft.
Maidencane	<i>Panicum hemitomon</i>	BR	2 ft.
Pickersweed	<i>Pontederia cordata</i>	BR	2 ft.
Sawgrass	<i>Cladium jamaicense</i>	2 in.	2 ft.
Soft rush	<i>Juncus effusus</i>	BR	2 ft.
Spikerush	<i>Eleocharis</i> spp.	BR	2 ft.
Water hyssop	<i>Bacopa</i> spp.	BR	2 ft.
Zone 3 – Herbaceous Plantings			
Arrowhead	<i>Sagittaria lancifolia</i>	BR	2 ft.
Bulrush	<i>Scirpus</i> spp.	BR	2 ft.
Fireflag	<i>Thalia geniculata</i>	BR	2 ft.
Pickersweed	<i>Pontederia cordata</i>	BR	2 ft.
Soft rush	<i>Juncus effusus</i>	BR	2 ft.
Spikerush	<i>Eleocharis</i> spp.	BR	2 ft.
Zone 4 – Herbaceous Plantings			
Fireflag	<i>Thalia geniculata</i>	BR	2 ft.
Floating hearts	<i>Nymphaeodes aquatica</i>	BR	2 ft.
Spatter-Dock	<i>Nyphar luteum</i>	BR	2 ft.
Waterlily	<i>Nymphaea odorata</i>	BR	2 ft.

¹Littoral plantings must include a minimum of four different native herbaceous plant species. Additional native species may be included in the planting list prior to DO approval.
²Native wetland trees may be substituted for up to 25 percent of the total number of herbaceous plants required. One tree (minimum 10-foot height, 2-inch caliper, 4-foot spread) may be substituted for 100 herbaceous plants.
BR – bare root



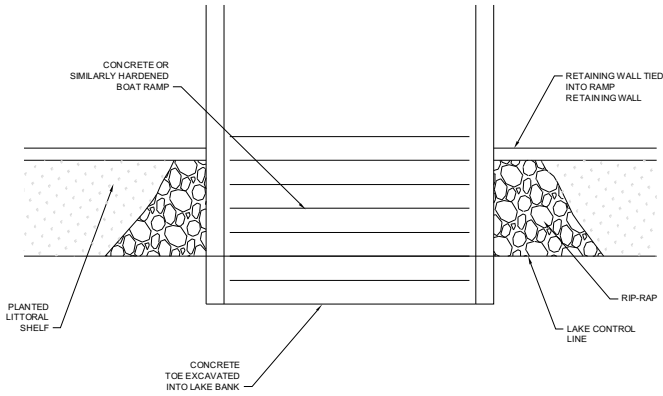
TYPICAL SINGLE-FAMILY DOCK @ RETAINING WALL
(PLAN VIEW)

N.T.S.



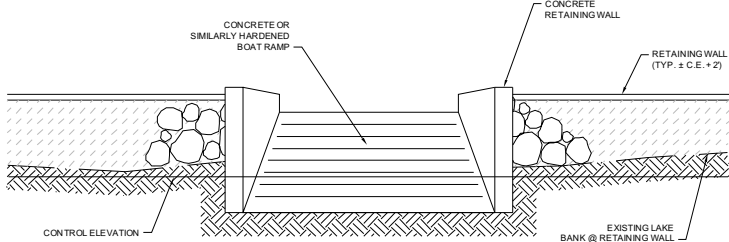
TYPICAL SINGLE-FAMILY DOCK @ RETAINING WALL
(PROFILE VIEW)

N.T.S.



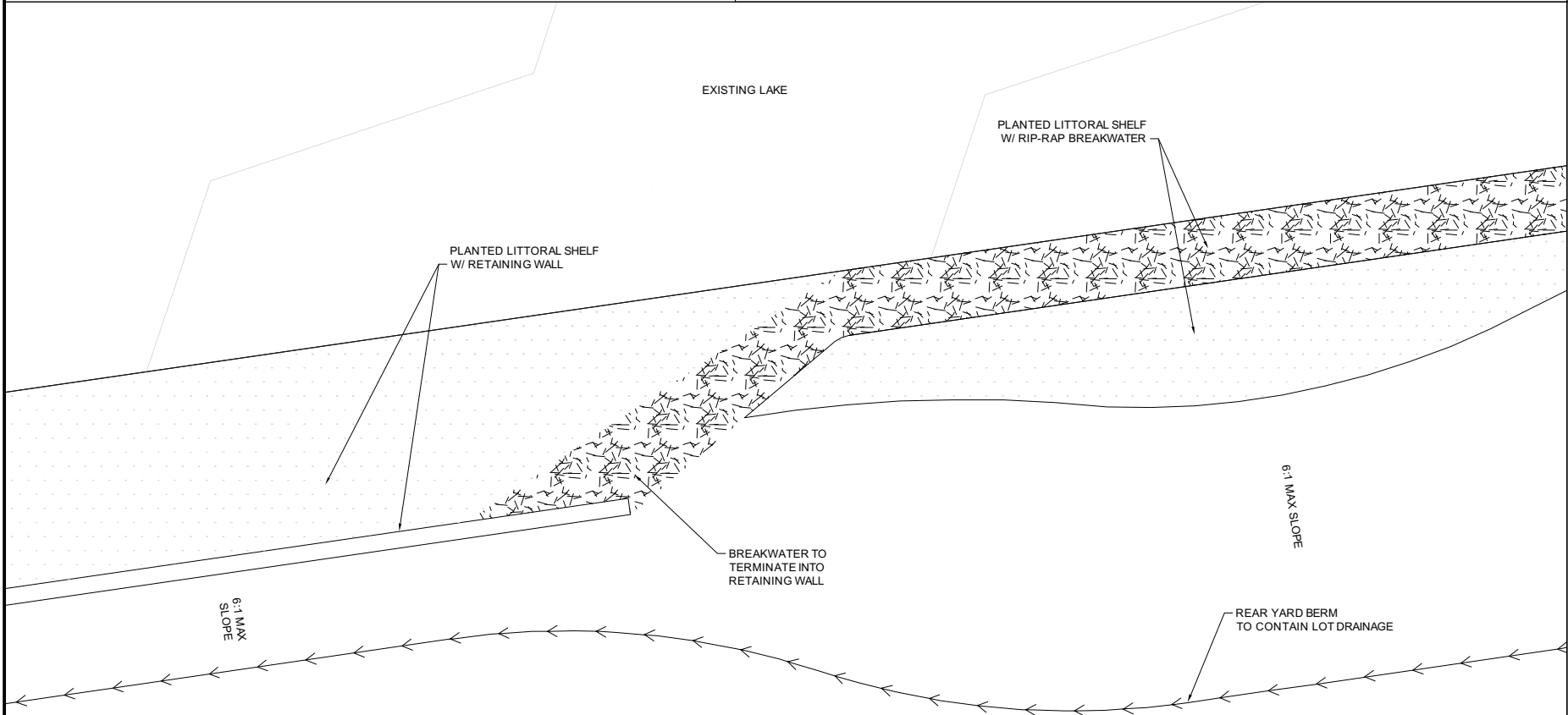
TYPICAL BOAT RAMP @ RETAINING WALL
(PLAN VIEW)

N.T.S.



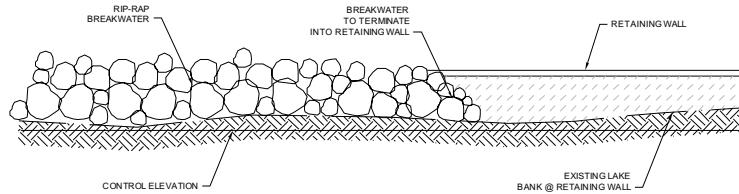
TYPICAL BOAT RAMP @ RETAINING WALL
(PROFILE VIEW)

N.T.S.



BREAKWATER TO RETAINING WALL TRANSITION
(PLAN VIEW)

N.T.S.



BREAKWATER TO RETAINING WALL TRANSITION
(PROFILE VIEW)

N.T.S.

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PLOT DATE: TUE. 4-23-2019 - 3:29 PM

PLOT BY: ANGELICA HARDY

CROSS REFERENCED DRAWINGS

PLAN REVISIONS

4/1/2019 INTERNAL GATE

PLAN STATUS

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4 OF 4