

LEGEND

C1	COMMERCIAL 1
CS	COMMERCIAL SOUTH
MU	MIXED USE
R	RESIDENTIAL
GC	GOLF COURSE
R 2	RESIDENTIAL 2
L	CONCEPTUAL LAKE LOCATION
CO	CONSERVATION AREA
#	DEVIATION
	CONCEPTUAL CLUB LOCATION
*COP	CONSUMPTION ON PREMISES
—	CONCEPTUAL GOLF TRAIL OR
	BHG PKWY ACCESS

LAND USE SUMMARY

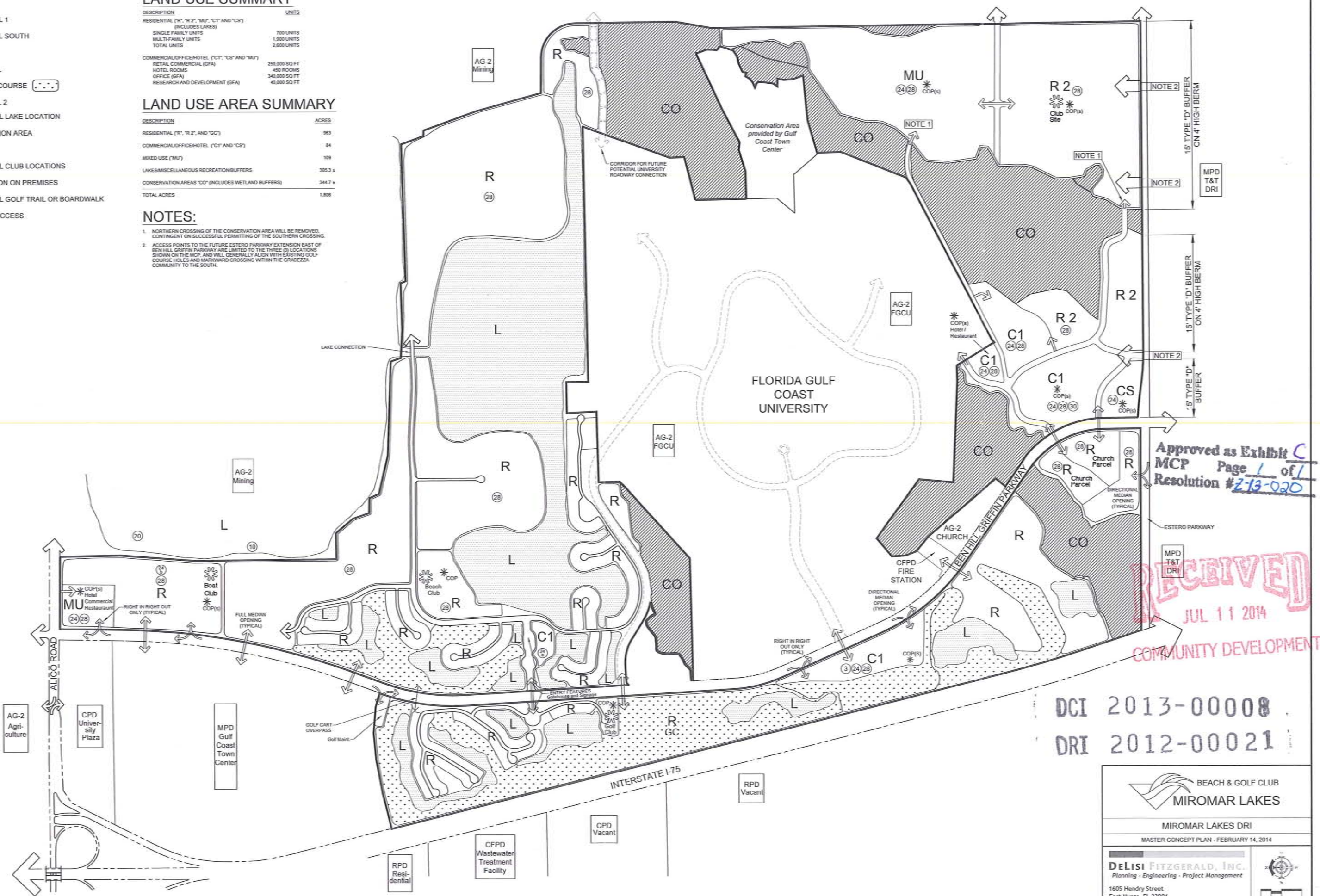
DESCRIPTION	UNITS
RESIDENTIAL ("R," "R.Z," "MU," "CI" and "CS") (INCLUDES LAKES)	
SINGLE FAMILY UNITS	700 UNITS
MULTI-FAMILY UNITS	1,960 UNITS
TOTAL UNITS	2,660 UNITS
COMMERCIAL/OFFICE/HOTEL ("CI," "CS" and "MU")	
RETAIL COMMERCIAL (GFA)	258,000 SQ FT
HOTEL ROOMS	450 ROOMS
OFFICE (GFA)	340,000 SQ FT
RESEARCH AND DEVELOPMENT (GFA)	40,000 SQ FT

LAND USE AREA SUMMARY

DESCRIPTION	ACRES
RESIDENTIAL ("R", "R 2", AND "OC")	963
COMMERCIAL/OFFICE/HOTEL ("C" AND "CS")	84
MIXED USE ("MU")	109
LAKE/SMISCELLANEOUS RECREATION/BUFFERS	305.3
CONSERVATION AREAS "CO" (INCLUDES WETLAND BUFFERS)	344.7
TOTAL ACRES	1,806

NOTES:

1. NORTHERN CROSSING OF THE CONSERVATION AREA WILL BE REMOVED, CONTINGENT ON SUCCESSFUL PERMITTING OF THE SOUTHERN CROSSING.
2. ACCESS POINTS TO THE FUTURE ESTERO PARKWAY EXTENSION EAST OF BEN HILL CREEK TO PARKWAY ARE LIMITED TO THE THREE LOCATIONS SHOWN ON THE MCP, AND WILL GENERALLY ALIGN WITH EXISTING GOLF COURSE HOLES AND MARKWARD CROSSING WITHIN THE GRACIEZZA COMMUNITY TO THE SOUTH.



Approved as Exhibit C
MCP Page 1 of 1
Resolution # 2-13-020

MPD
T&T
DRI

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JUL 11 2014

COMMUNITY DEVELOPMENT

DCI 2013-00008
DRI 2012-00021



BEACH & GOLF CLUB
MIROMAR LAKES

MIROMAR LAKES DRI

MASTER CONCEPT PLAN - FEBRUARY 14, 2014

DeLISI FITZGERALD, INC.
Planning - Engineering - Project Management

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