

**Boundary Survey and Proposed Site Plan of:**  
**5145 Joewood Drive**  
**Lot 25, Gulf Ridge**  
 (Plat Book 33, Page 66)  
 Section 18, Township 46 South, Range 22 East  
 City of Sanibel, Lee County, Florida

**Existing Coverage Calculations for 5145 Joewood Drive**

The parcel is in the Ecological Zone "E-1" (Blind Pass) which allows for an impervious coverage area of 25% and a Developed coverage area of 30% of the parcel

Total Square Footage of Parcel	= 43300 Sq. Ft.
	= 0.99 Acres
Total Impervious Allowed	= 10825.0 Sq. Ft.
Total Impervious Used	= 10615.0 Sq. Ft.
Impervious Remainder	= 210.0 Sq. Ft.
Total Developed Allowed	= 12990.0 Sq. Ft.
Total Developed Used (Imp. & Dev.)	= 11551.0 Sq. Ft.
Developed Remainder	= 1439.0 Sq. Ft.

**Calculations of Improvements**

Impervious Area	= 10615.0 Sq. Ft.
House, Pool, and Driveway	= 10615.0 Sq. Ft.
Total Impervious	
Developed Area	= 936.0 Sq. Ft.
Raised Bocce Court	= 11551.0 Sq. Ft.
Total Developed and Impervious	

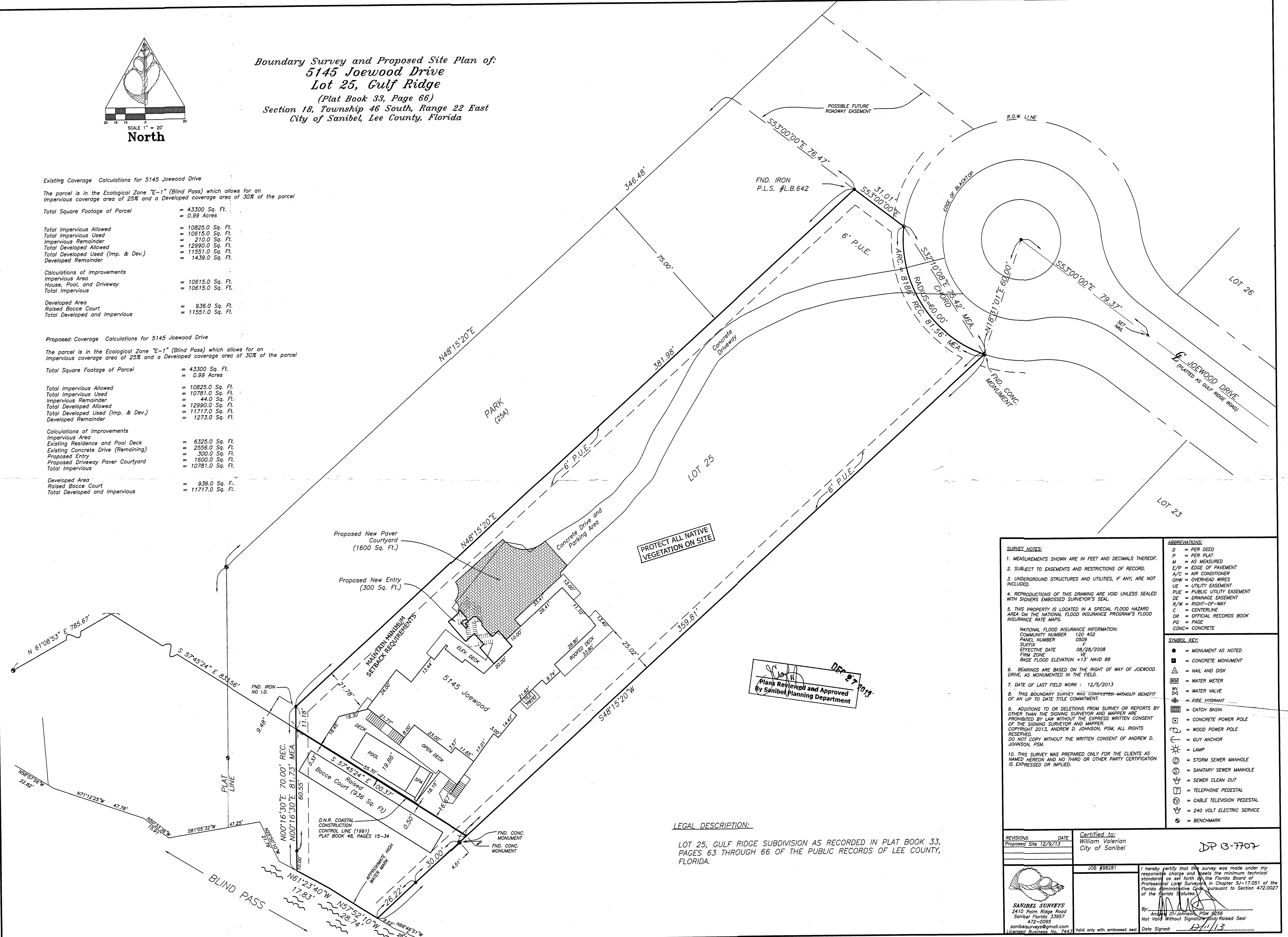
**Proposed Coverage Calculations for 5145 Joewood Drive**

The parcel is in the Ecological Zone "E-1" (Blind Pass) which allows for an impervious coverage area of 25% and a Developed coverage area of 30% of the parcel

Total Square Footage of Parcel	= 43300 Sq. Ft.
	= 0.99 Acres
Total Impervious Allowed	= 10825.0 Sq. Ft.
Total Impervious Used	= 10781.0 Sq. Ft.
Impervious Remainder	= 44.0 Sq. Ft.
Total Developed Allowed	= 12990.0 Sq. Ft.
Total Developed Used (Imp. & Dev.)	= 11717.0 Sq. Ft.
Developed Remainder	= 1273.0 Sq. Ft.

**Calculations of Improvements**

Impervious Area	
Existing Residence and Pool Deck	= 6325.0 Sq. Ft.
Existing Concrete Drive (Remaining)	= 2556.0 Sq. Ft.
Proposed Entry	= 300.0 Sq. Ft.
Proposed Driveway Paver Courtyard	= 1600.0 Sq. Ft.
Total Impervious	= 10781.0 Sq. Ft.
Developed Area	
Raised Bocce Court	= 936.0 Sq. Ft.
Total Developed and Impervious	= 11717.0 Sq. Ft.



*William Valerian*  
 Plans Reviewed and Approved  
 By Sanibel Planning Department  
 DEC 27 2013

**LEGAL DESCRIPTION:**  
 LOT 25, GULF RIDGE SUBDIVISION AS RECORDED IN PLAT BOOK 33, PAGES 63 THROUGH 66 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

SURVEY NOTES:		ABBREVIATIONS:	
1. MEASUREMENTS SHOWN ARE IN FEET AND DECIMALS THEREOF.		D = PER DEED	
2. SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.		P = PER PLAT	
3. UNDERGROUND STRUCTURES AND UTILITIES, IF ANY, ARE NOT INCLUDED.		M = AS MEASURED	
4. REPRODUCTIONS OF THIS DRAWING ARE VOID UNLESS SEALED WITH SIGNERS EMBOSSED SURVEYOR'S SEAL.		E/P = EDGE OF PAVEMENT	
5. THIS PROPERTY IS LOCATED IN A SPECIAL FLOOD HAZARD AREA ON THE NATIONAL FLOOD INSURANCE PROGRAM'S FLOOD INSURANCE RATE MAPS.		A/C = AIR CONDITIONER	
		OHW = OVERHEAD WIRES	
		UE = UTILITY EASEMENT	
		PUE = PUBLIC UTILITY EASEMENT	
		DE = DRAINAGE EASEMENT	
		R/W = RIGHT-OF-WAY	
		C = CENTERLINE	
		OR = OFFICIAL RECORDS BOOK	
		PG = PAGE	
		CONC = CONCRETE	
NATIONAL FLOOD INSURANCE INFORMATION: COMMUNITY NUMBER 120 402 PANEL NUMBER 0509 SUFFIX EFFECTIVE DATE 08/28/2008 FIRM ZONE VE BASE FLOOD ELEVATION +13' NAVD 88		<b>SYMBOL KEY:</b>	
6. BEARINGS ARE BASED ON THE RIGHT OF WAY OF JOEWOOD DRIVE, AS MONUMENTED IN THE FIELD.		● = MONUMENT AS NOTED	
7. DATE OF LAST FIELD WORK : 12/5/2013		■ = CONCRETE MONUMENT	
8. THIS BOUNDARY SURVEY WAS COMPLETED WITHOUT BENEFIT OF AN UP TO DATE TITLE COMMITMENT.		△ = NAIL AND DISK	
9. ADDITIONS TO OR DELETIONS FROM SURVEY OR REPORTS BY OTHER THAN THE SIGNING SURVEYOR AND MAPPER ARE PROHIBITED BY LAW WITHOUT THE EXPRESS WRITTEN CONSENT OF THE SIGNING SURVEYOR AND MAPPER. COPYRIGHT 2013, ANDREW D. JOHNSON, PSM, ALL RIGHTS RESERVED. DO NOT COPY WITHOUT THE WRITTEN CONSENT OF ANDREW D. JOHNSON, PSM.		⊠ = WATER METER	
10. THIS SURVEY WAS PREPARED ONLY FOR THE CLIENTS AS NAMED HEREON AND NO THIRD OR OTHER PARTY CERTIFICATION IS EXPRESSED OR IMPLIED.		⊞ = WATER VALVE	
		⊕ = FIRE HYDRANT	
		⊞ = CATCH BASIN	
		⊞ = CONCRETE POWER POLE	
		⊞ = WOOD POWER POLE	
		⊞ = GUY ANCHOR	
		⊞ = LAMP	
		⊞ = STORM SEWER MANHOLE	
		⊞ = SANITARY SEWER MANHOLE	
		⊞ = SEWER CLEAN OUT	
		⊞ = TELEPHONE PEDESTAL	
		⊞ = CABLE TELEVISION PEDESTAL	
		⊞ = 240 VOLT ELECTRIC SERVICE	
		⊞ = BENCHMARK	

REVISIONS Proposed Site 12/9/13	DATE 12/9/13	Certified to: William Valerian City of Sanibel	JOB #98281 Date Signed: 12/11/13
SANIBEL SURVEYS 2410 Palm Ridge Road Sanibel Florida 33957 472-0095 sanibelsurveys@gmail.com Licensed Business No. 7443		I hereby certify that the survey was made under my responsible charge and meets the minimum technical standards as set forth by the Florida Board of Professional Land Surveyors in Chapter 51-17.051 of the Florida Administrative Code, pursuant to Section 472.0027 of the Florida Statutes. By: Andrew D. Johnson, PSM #255 Not Valid Without Signature and Raised Seal	