



APPLICATION FOR ANNEXATION

Annexation applications will require the adoption of an ordinance which will require a public meeting before the Planning Board and two public hearings before the City Commission.

Application submission shall include the following:

- **TRC** (*Initial Submission): One (1) original and (8) paper copies of the application and support documents and provide one (1) electronic copy of the application packet as described below.
- **Planning Board**: One (1) original and (16) paper copies of the application and support documents and provide one (1) electronic copy of the application packet as described below.
- **City Commission**: One (1) original and (11) paper copies of the application and support documents and provide one (1) electronic copy of the application packet as described below.

In addition to a complete application, packets shall include:

- Warranty Deed
- Current Survey (completed within the last 12 months)

1. Address: 2192 Copenhaver Rd (SE corner of Graham Rd. and Copenhaver Rd.)

2. Legal description of real property for which annexation is being requested:
SEE ATTACHED DEED

Property Tax ID: 2313-432-0000-000-4

3. Size of described property: 17.83 acres

4. Project description: RV Storage Facility (see attached for detailed narrative)

5. Current St. Lucie County Future Land Use Designation: RU – Residential Urban

6. Current St. Lucie County Zoning: RS-2 – Single Family, 2 du/ac

7. Is this a Historic property? no

8. Appraised value: Just/Market Value: \$308,400 (per St. Lucie County Property Appraiser)

9. Name of Owner(s): R V Development, LLC


Signature of Owner(s):  JAMES A WYNNE III, MANAGING PARTNER

Mailing Address: 547 Wash Roberts Lane

City MC Minnville State TN Zip 37110

Phone 954-214-4553 Fax _____

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10. Name of Representative: Macritchie Storage Ventures, LLC, Attention: Ben Lokhorst
Signature of representative: 
Mailing Address: 715 5th Ave., SW, Suite 1700
City) Calgary AB T2P 2X6 State _____ Zip _____
Phone 403-973-4882 Fax _____
E-mail: blokhorst@macritchie.biz

INTAKE MEETINGS ARE REQUIRED FOR ALL SUBMITTALS. CALL (772) 467-3729

OFFICE USE:		
DATE RECEIVED: _____	Signed: _____	
File Number: _____	Check No: _____	Receipt No: _____
TRC Review: _____	Planning Board Review: _____	City Commission: _____
Ordinance No: _____	Date Approved: _____	

PROJECT NARRATIVE

Macritchie intends to develop the property into a secure RV storage facility that would be paved and fenced, with keypad access for customers. Parking spaces would have steel canopies overhead to shield RVs from sun and inclement weather; the canopies are typically 14' clear height and 18-20' tall at their peak. An office would be located on site with washrooms and adequate customer parking. The facility would offer both dump and wash stations for customers.

Joanna E Hurrell
Box 24

JOANNE HOLMAN, CLERK OF THE CIRCUIT COURT -- SAINT LUCIE COUNTY
File Number: 2294957 OR BOOK 1828 PAGE 2810
Recorded: 10/24/03 16:00

Prepared by and return to:
Chester B. Griffin, Esquire
Neill Griffin Fowler Tierney Neill & Marquardt - Chartered
Post Office Box 1270
Fort Pierce, Florida 34954
Courthouse Box #50

* Doc Assump: \$ 0.00
* Doc Tax : \$ 12,250.70
* Int Tax : \$ 0.00

Parcel ID Number: 2324-122-0001-0003 ; 2313-432-0000-030/4
2324-121-0000-000/3 [Space Above for Recording]

WARRANTY DEED

This Warranty Deed made this 24th day of Sept, 2003, by CHESTER B. GRIFFIN and RICHARD V. NEILL, hereinafter called the grantor, to R. V. DEVELOPMENT, LLC, a Florida limited liability corporation, hereinafter called the grantee, whose address is: 2560 SE 12th Street, Pompano Beach, Florida 33062.

Wherever used herein, the terms "grantor" and "grantee" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.

WITNESSETH: That the said grantor, for and in consideration of the sum of \$10.00, in hand paid by the said grantee, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the said grantee, and the grantee's heirs and assigns forever, the following described land, situated, lying, and being in St. Lucie County, Florida, to wit:

SEE EXHIBIT "A" ATTACHED HERETO

THE PROPERTY BEING CONVEYED HEREIN DOES NOT CONSTITUTE THE HOMESTEAD PROPERTY OF ANY OF THE GRANTORS.

Subject to restrictions, reservations and easements of record, if any, and taxes subsequent to 2002.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2002; zoning ordinances and rights of way for public roads.

In Witness Whereof, the Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Susan G. Spee
Print Name of Witness: Susan G. Spee
Witness as to Both

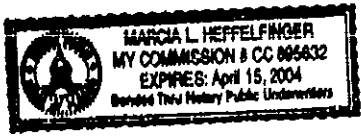
Chester B. Griffin
CHESTER B. GRIFFIN

Marcia L. Heffelfinger
Print Name of Witness: MARCIA L. HEFFELFINGER
Witness as to Both

Richard V. Neill
RICHARD V. NEILL

STATE OF FLORIDA
COUNTY OF ST. LUCIE

The foregoing was acknowledged before me this 24th day of Sept, 2003, by CHESTER B. GRIFFIN and RICHARD V. NEILL, who are personally known to me or who produced their drivers license as identification.



Marcia L. Heffelfinger
Print Name of Notary: MARCIA L. HEFFELFINGER
NOTARY PUBLIC - STATE OF FLORIDA
MY COMMISSION EXPIRES:

Exhibit "A"

That portion of the West 1/2 of the SW 1/4 of the SE 1/4, lying West of the Westerly right of way line of I-95, of Section 13, Township 35 South, Range 39 East, lying and being in St. Lucie County, Florida, less and except road rights of way for I-95; Graham Road; Copenhaver Road and less canal rights of way for NSLRDD Canal No. 37 on South line.

AND

The West 3/4 of the North Half of the Northwest Quarter of the Northeast Quarter, Less road and canal rights of way for I-95; White Road, AND ALSO, the Southwest Quarter of the Northwest Quarter of the Northeast Quarter, Less road rights of way for I-95 and Less the South 125 feet of the West 375 feet thereof, all lying and being in Section 24, Township 35 South, Range 39 East, St. Lucie County, Florida.

SURVEYORS NOTES AND REPORT:

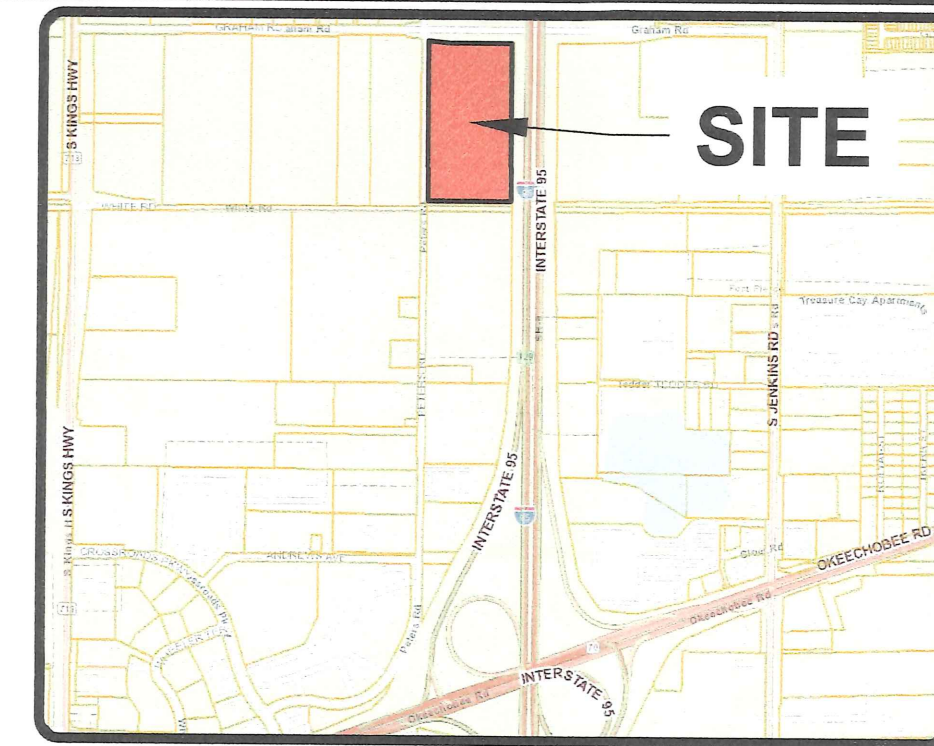
1. REPRODUCTIONS OF THIS MAP ARE NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. THIS SURVEY CANNOT BE TRANSFERRED OR ASSIGNED WITHOUT THE SPECIFIC WRITTEN PERMISSION OF ENGINEERING, DESIGN AND CONSTRUCTION, INC. IT IS A VIOLATION OF CHAPTER 55-17, FLORIDA ADMINISTRATIVE CODE, TO ALTER THIS SURVEY WITHOUT THE EXPRESS PRIOR WRITTEN CONSENT OF THE SURVEYOR. ADDITIONS AND/OR DELETIONS MADE TO THE FACE OF THIS SURVEY WILL MAKE THIS SURVEY INVALID.
2. THE LAST DATE OF FIELD WORK WAS JANUARY 5, 2021.
3. SITE ADDRESS: 2192 COPENHAVER ROAD, FORT PIERCE, FLORIDA.
4. CURRENT DESCRIPTION(S) SHOWN HEREON PROVIDED BY THE CLIENT. ALL MATTERS OF RECORD SHOWN HEREON ARE SHOWN IN REFERENCE TO TITLE COMMITMENT PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NUMBER 2140-2672737, DATED DECEMBER 4, 2020.
5. PARCELS CONTAIN A TOTAL OF 17.45 ACRES ACRES, MORE OR LESS.
6. THE EXPECTED USE OF THE LAND, AS CLASSIFIED IN THE MINIMUM TECHNICAL STANDARDS (61G17-6 F.A.C.), IS "RESIDENTIAL." THE MINIMUM RELATIVE DISTANCE ACCURACY FOR THIS TYPE OF BOUNDARY SURVEY IS 1 FOOT IN 10,000 FEET. THIS SURVEY EXCEEDS THE REQUIRED DISTANCE ACCURACY.
7. ELEVATIONS SHOWN HEREON ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM OF 1989 (NAVD89) AND ARE BASED ON NGS CONTROL MONUMENT DESIGNATED 195 F 14, HAVING A PUBLISHED ELEVATION OF 46.99 FEET. THIS BOUNDARY SURVEY HAS BEEN REFERENCED TO THE FLORIDA STATE PLANE BOUNDARY SYSTEM-EAST ZONE, NAD 83 (1990).
8. SUB-SURFACE IMPROVEMENTS INCLUDING UNDERGROUND UTILITIES, UTILITY SERVICES, WERE NOT LOCATED AS PART OF THIS SURVEY.
9. REVISIONS SHOWN HEREON DO NOT REPRESENT A "FIELD SURVEY UPDATE" UNLESS OTHERWISE NOTED.
10. BEARINGS SHOWN HEREON ARE BASED UPON THE WEST LINE OF THE NORTHEAST 1/4 OF SECTION 24, ST. LUCIE COUNTY, FLORIDA PER THE LINE LABELED HERON AS (BEARING BASIS) AND ALL OTHER BEARINGS ARE RELATIVE THERETO. DISTANCES ARE IN U.S. SURVEY FEET AND DECIMAL PARTS THEREOF.
11. IN SOME INSTANCES, GRAPHIC REPRESENTATIONS AND SYMBOLS SHOWN HAVE BEEN EXAGGERATED TO MORE CLEARLY ILLUSTRATE THE RELATIONSHIP BETWEEN PHYSICAL IMPROVEMENTS AND/OR LOT LINES. THE DIMENSIONS SHOWN SHALL CONTROL THE LOCATION OF THE IMPROVEMENTS, OVER THE SCALED POSITIONS.
12. THE OWNERSHIP OF PERIMETER FENCES, WALLS, HEDGES AND LANDSCAPING, IF ANY, SHOWN HEREON ARE NOT KNOWN AND ARE NOT LISTED AS ENCROACHMENTS. THEIR RELATIVE LOCATION IS SHOWN IN RELATION TO THE BOUNDARY LINES SHOWN.
13. THE SURVEY MAP SHOWN HEREON DOES NOT NECESSARILY CONTAIN ALL OF THE INFORMATION OBTAINED OR DEVELOPED BY THE UNDERSIGNED SURVEYOR IN HIS FIELD WORK, OFFICE WORK OR RESEARCH.
14. THE PROPERTY WHICH IS THE SUBJECT OF THIS SURVEY APPEARS TO BE SITUATE IN AN AREA OF MINIMAL FLOOD HAZARD AT THIS TIME PURSUANT TO F.E.M.A. FIRM NUMBER 121100167J, HAVING AN EFFECTIVE DATE OF FEBRUARY 16, 2012. FOR APPROXIMATE DELINEATION OF THE FLOOD ZONE LIMITS, REFER TO AFOREMENTIONED FIRM PLANS.
15. AT THE LOCATION SHOWN AS THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF THE SECTION HAS EVIDENCE OF PREVIOUS CONTROL/OCCUPATION. A #5 IRON ROD HAS BEEN RESET IN ITS PLACE.

ALTA/NSPS LAND TITLE SURVEY

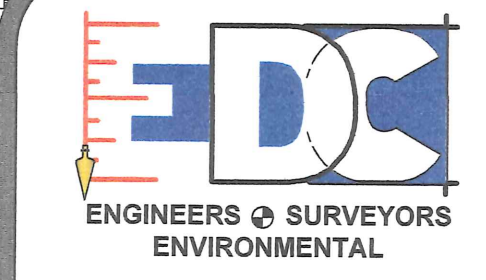
FOR: R.V. DEVELOPMENT, LLC

SYMBOL & ABBREVIATION LEGEND:

AL	AIR RELEASE VALVE	CONC	CONCRETE SIGNAL LIGHT POLE	FIBER	FIBER OPTIC RISER	IP	IRON PIPE	No.	NUMBER	RWV	RECLAIMED WATER VALVE	TOB	TOP OF BANK/BERM
ARC	ARC LENGTH	CMP	CORRUGATED METAL PIPE	F.F.E.	FIELD MEASURED ELEVATION	IR	IRON ROD	O.R.B.	O.R.B. OVER HEAD WIRES	RLS	REGISTERED LAND SURVEYOR	T.O.N.	TOP OF NUT
ASPH	ASPHALT	CP	CURB INLET	F.F.F.	FINISHED FLOOR ELEVATION	IR/C	IRON ROD AND CAP	OWH	OVER HEAD WIRES	X 0.0	X 0.0 TOPOGRAPHIC DATA (SOFT SURFACE)	X 0.0	X 0.0 TOPOGRAPHIC DATA (HARD SURFACE)
BFP	BACK FLOW PREVENTER	DL	DEORATOR LIGHT POST	FDOT	FLORIDA DEPARTMENT OF TRANSPORTATION	L	LENGTH	PCN	PARCEL CONTROL NUMBER	R/W	RIGHT-OF-WAY	R/C	ROAD AND CAP
BM	BENCHMARK (BM)	D	DEED	FPL	FLORIDA POWER AND LIGHT	PK	PK NAIL	PK/D	PKER-KALON NAIL & DISK	R/S	ROAD AND CAP	S	SANITARY MANHOLE
BKE	BKE RACK	D.B.	DEED BOOK	FM	FORCE MAIN	MAG/D	MAG NAIL MAG BRAND NAIL	PK/D	PKER-KALON NAIL & DISK	S	SANITARY VALVE	SV	SANITARY VALVE
CATV	CABLE RISER	D.M.	DRAINAGE MANHOLE	FND	FOUND	MALB	MALBOX	PK/D	PKER-KALON NAIL & DISK	SV	SANITARY VALVE	SEC	SECTION
(C)	CALCULATED	DIP	DUCTILE IRON PIPE	FPL	FPL MANHOLE	M.C.	MARTIN COUNTY	PK/D	PKER-KALON NAIL & DISK	SV	SANITARY VALVE	SEC	SECTION
CB	CATCH BASIN	E	EAST/EASTING	SG	SQUARE FEET	M.H.	MEAN HIGH WATER LINE	P.B.	PLAT BOOK	SV	SANITARY VALVE	SEC	SECTION
CL	CENTERLINE	EDW	EDGE OF WATER RECORD	GAS	GAS VALVE	M.L.W.	MEAN LOWER WATER LINE	P.B.	PLAT BOOK	SV	SANITARY VALVE	SEC	SECTION
CLF	CHAIN LINK FENCE	EM	ELECTRIC METER	GIS	GEOGRAPHIC INFORMATION SYSTEMS	MP	METAL PIPE	P.O.B.	POINT OF BEGINNING	SV	SANITARY VALVE	SEC	SECTION
CO	CHAIN LINK FENCE	EMH	ELECTRIC HAND HOLE	GND	GROUND	MON	MONITORING WELL	P.O.C.	POINT OF COMMENCEMENT	SV	SANITARY VALVE	SEC	SECTION
CO-O	CLEAN OUT	EMV	ELECTRIC VALVE	GR	GROUND LIGHT	MON	MONUMENT	P.O.C.	POINT OF COMMENCEMENT	SV	SANITARY VALVE	SEC	SECTION
COMM	COMMUNICATION RISER	EL/ELEV.	ELEVATION	GUY	GUY WIRE ANCHOR	MON	MONUMENT	P.O.C.	POINT OF COMMENCEMENT	SV	SANITARY VALVE	SEC	SECTION
CONC	CONCRETE	FEMA	FEDERAL EMERGENCY MANAGEMENT AGENCY	HANDICAP	HANDICAP	NOV29	NON RADIAL	P.O.C.	POINT OF COMMENCEMENT	SV	SANITARY VALVE	SEC	SECTION
CONC	CONCRETE	F.O.	FIBER OPTIC	HDPE	HIGH DENSITY POLYETHYLENE PIPE	N/D	NON RADIAL	P.O.C.	POINT OF COMMENCEMENT	SV	SANITARY VALVE	SEC	SECTION
CONC	CONCRETE	F.O.H	FIBER OPTIC HAND HOLE	HWF	HOG WIRE FENCE	N.R.	NON RADIAL	P.O.C.	POINT OF COMMENCEMENT	SV	SANITARY VALVE	SEC	SECTION
CONC	CONCRETE	F.O.H	FIBER OPTIC HAND HOLE	HYDRANT	HYDRANT	NAV88	NORTH AMERICAN VERTICAL DATUM OF 1988	P.O.C.	POINT OF COMMENCEMENT	SV	SANITARY VALVE	SEC	SECTION
CONC	CONCRETE	F.O.H	FIBER OPTIC HAND HOLE	IN	INCH	NAV88	NORTH AMERICAN VERTICAL DATUM OF 1988	P.O.C.	POINT OF COMMENCEMENT	SV	SANITARY VALVE	SEC	SECTION
CONC	CONCRETE	F.O.H	FIBER OPTIC HAND HOLE	INV	INVERT	N	NORTH OR NORTHING	P.O.C.	POINT OF COMMENCEMENT	SV	SANITARY VALVE	SEC	SECTION



ST. LUCIE COUNTY, FLORIDA
VICINITY MAP
NO SCALE



10250 VILLAGE PARKWAY
UNIT 201
PORT ST. LUCIE, FL 34987
772-462-2455
www.edc-inc.com

F.B.P.E. CERTIFICATE OF AUTHORIZATION 9935
L.B. CERTIFICATE OF AUTHORIZATION 6098

DATE	2021
DRAWN BY	Michael T. Owen
CHECKED BY	Michael T. Owen
FIELD CREW	Michael T. Owen
FILE NAME	20-028 ALTA.dwg
LAYOUT	AS SHOWN
SCALE	AS SHOWN
DATE	December 23, 2020

LEGAL DESCRIPTION:

THAT PORTION OF THE WEST 1/2 OF THE SW 1/4 OF THE SE 1/4, LYING WEST OF THE WESTERLY RIGHT OF WAY LINE OF I-95, OF SECTION 13, TOWNSHIP 35 SOUTH, RANGE 39 EAST, LYING AND BEING IN ST. LUCIE COUNTY, FLORIDA, LESS AND EXCEPT ROAD RIGHTS OF WAY FOR I-95; GRAHAM ROAD; COPENHAVER ROAD AND LESS CANAL RIGHTS OF WAY FOR NSLRDD CANAL NO. 37 ON SOUTH LINE.
CONTAINING 17.45 ACRES ACRES, MORE OR LESS.

SCHEDULE B-II ITEMS

TITLE COMMITMENT PREPARED BY
FIRST AMERICAN TITLE INSURANCE COMPANY
COMMITMENT # 2140-2672737
COMMITMENT DATE: DECEMBER 4, 2020, AT 8:00 AM

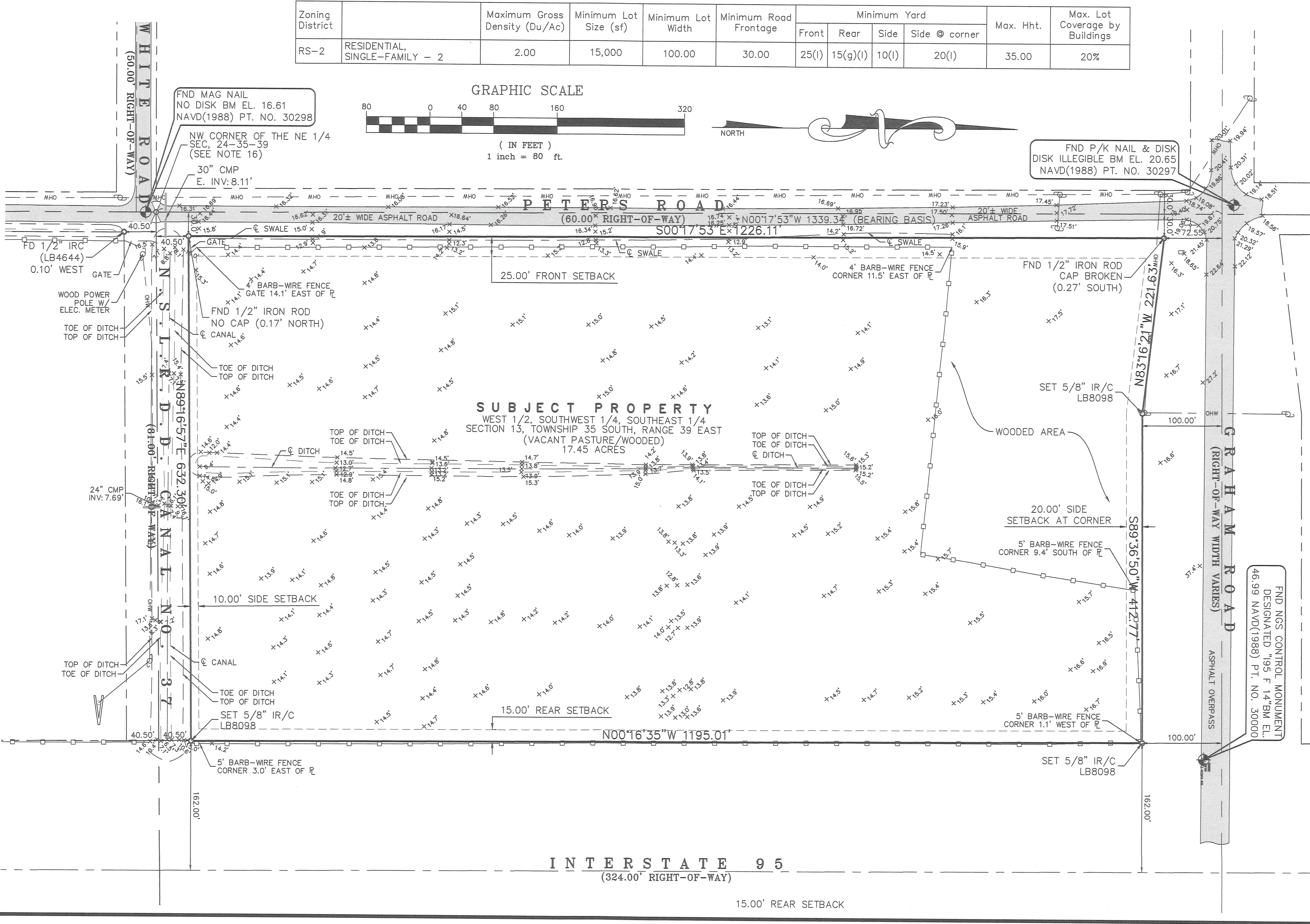
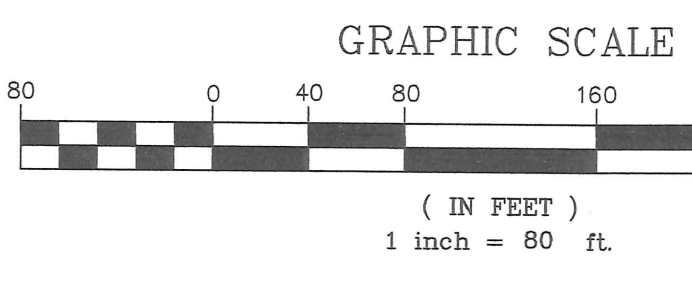
1. DEFECTS, LIENS, ENCUMBRANCES, ADVERSE CLAIMS OR OTHER MATTERS, IF ANY, CREATED, FIRST APPEARING IN THE PUBLIC RECORDS OR ATTACHING SUBSEQUENT TO THE EFFECTIVE DATE BUT PRIOR TO THE DATE THE PROPOSED INSURED ACQUIRES FOR VALUE OF RECORD THE ESTATE OR INTEREST OR MORTGAGE THEREON COVERED BY THIS COMMITMENT.
AFFECTS SUBJECT PROPERTY; NOT A SURVEY MATTER.
2. ANY RIGHTS, INTERESTS, OR CLAIMS OF PARTIES IN POSSESSION OF THE LAND NOT SHOWN BY THE PUBLIC RECORDS.
AFFECTS SUBJECT PROPERTY; NOT A SURVEY MATTER.
3. ANY ENCROACHMENT, ENCUMBRANCE, VIOLATION OR ADVERSE CIRCUMSTANCE AFFECTING THE TITLE THAT WOULD BE DISCLOSED BY AN ACCURATE AND COMPLETE LAND SURVEY OF THE LAND.
SHOWN HEREON.
AFFECTS SUBJECT PROPERTY; NOT A SURVEY MATTER.
4. ANY LIEN, FOR SERVICES, LABOR, OR MATERIALS IN CONNECTION WITH IMPROVEMENTS, REPAIRS OR RENOVATIONS PROVIDED BEFORE, ON, OR AFTER DATE OF POLICY, NOT SHOWN BY THE PUBLIC RECORDS.
AFFECTS SUBJECT PROPERTY; NOT A SURVEY MATTER.
5. ANY DISPUTE AS TO THE BOUNDARIES CAUSED BY A CHANGE IN THE LOCATION OF ANY WATER BODY WITHIN OR ADJACENT TO THE LAND PRIOR TO DATE OF POLICY, AND ANY ADVERSE CLAIM TO ALL OR PART OF THE LAND THAT IS, AT DATE OF POLICY, OR WAS PREVIOUSLY UNDER WATER.
AFFECTS SUBJECT PROPERTY; NOT A SURVEY MATTER.
6. TAXES OR SPECIAL ASSESSMENTS NOT SHOWN AS LIENS IN THE PUBLIC RECORDS OR IN THE RECORDS OF THE LOCAL TAX COLLECTING AUTHORITY, AT DATE OF POLICY.
AFFECTS SUBJECT PROPERTY; NOT A SURVEY MATTER.
7. ANY MINERALS OR MINERAL RIGHTS LEASED, GRANTED OR RETAINED BY CURRENT OR PRIOR OWNERS.
AFFECTS SUBJECT PROPERTY; NOT A SURVEY MATTER.
8. TAXES AND ASSESSMENTS FOR THE YEAR 2021 AND SUBSEQUENT YEARS, WHICH ARE NOT YET DUE AND PAYABLE.
AFFECTS SUBJECT PROPERTY; NOT A SURVEY MATTER.
9. EASEMENT GRANTED TO FLORIDA POWER & LIGHT COMPANY RECORDED IN BOOK 452, PAGE 1600 AND IN BOOK 680, PAGE 1696.
EASEMENTS DO NOT AFFECT SUBJECT PROPERTY.
10. NOTICE OF CONSENT ORDER RECORDED IN BOOK 3738, PAGE 2484.
AFFECTS SUBJECT PROPERTY; NOT A SURVEY MATTER.
11. TERMS AND CONDITIONS OF ANY EXISTING UNRECORDED LEASE(S), AND ALL RIGHTS OF LESSEE(S) AND ANY PARTIES CLAIMING THROUGH THE LESSEE(S) UNDER THE LEASE(S).
AFFECTS SUBJECT PROPERTY; NOT A SURVEY MATTER.
12. ANY MAP OR DIAGRAM NOW OR PREVIOUSLY PROVIDED IS FOR REFERENCE AND INFORMATIONAL PURPOSES ONLY. THE COMPANY AND ITS AGENTS EXPRESSLY DISCLAIM ANY LIABILITY FOR ALLEGED LOSS OR DAMAGE WHICH MAY RESULT FROM RELIANCE UPON SUCH MAP(S) OR DIAGRAM(S). THE FOREGOING DOES NOT LIMIT ANY EXPRESS COVERAGES PROVIDED BY THE TERMS AND PROVISIONS OF ANY TITLE INSURANCE POLICY FOR MATTERS WHICH MIGHT BE REVEALED BY A SURVEY PREPARED AND CERTIFIED IN ACCORD WITH FLORIDA STATUTES SECTION 472.027.
NOT A SURVEY MATTER.

ALTA CERTIFICATION:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 3, 4, 8, 11, 13, 14, 15, 16, & 19 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON JANUARY 5, 2021.

Michael T. Owen
MICHAEL T. OWEN PROFESSIONAL SURVEYOR AND MAPPER
STATE OF FLORIDA
FLORIDA REGISTRATION #5556
8-2021
SIGNATURE DATE:

Zoning District	Maximum Gross Density (Du/Ac)	Minimum Lot Size (sf)	Minimum Lot Width	Minimum Road Frontage	Minimum Yard				Max. Hht.	Max. Lot Coverage by Buildings	
					Front	Rear	Side	Side @ corner			
RS-2	RESIDENTIAL SINGLE-FAMILY - 2	2.00	15,000	100.00	30.00	25(1)	15(g)(1)	10(1)	20(1)	35.00	20%



ALTA/NSPS LAND TITLE SURVEY
FOR: R.V. DEVELOPMENT
THE W. 1/2 OF THE S.E. 1/4 OF THE S.W. 1/4 OF SEC. 13, TOWNSHIP 35 SOUTH, RGE. 39 EAST ST. LUCIE COUNTY, FLORIDA

10250 VILLAGE PARKWAY
UNIT 201
PORT ST. LUCIE, FL 34987
772-462-2455

20-426

1 OF 1

Z:\EDC\2020\20-028 - MacRivette - 2192 CopenhaVER Road, Fort Pierce, FL.dwg, 10/20/21 9:25 AM
THIS DOCUMENT IS THE PROPERTY OF EDC, INC. AND IS NOT TO BE REPRODUCED, COPIED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, WITHOUT THE WRITTEN PERMISSION OF EDC, INC. ANY UNAUTHORIZED REPRODUCTION OR TRANSMISSION OF THIS DOCUMENT IS STRICTLY PROHIBITED AND WILL BE PUNISHED TO THE FULL EXTENT OF THE LAW.