



**SITE MAP**  
 NTS

**LEGAL DESCRIPTION**  
 PORTION OF 7.35 AC GOVT LOT 3-LESS THAT PART ASSD IN SURPOSE-UNIT 2 AND LESS A1A R/W AND LESS TO CITY OF FP AS IN OR 227-127 AND LESS THAT PART ASSD IN CATAMARAN 1- AND GOVT LOT 4- LESS A1A R/W- AND GOVT LOT 5 - LESS THAT PART GOVT LOTS 3, 4 AND 5 ASSD IN CAPSTAN 1 AND LESS THAT PART GOVT LOTS 3 AND 4 ASSD IN CORAL 1 AND LESS THAT PART GOVT LOT 5 ASSD AS BEACH CLUBHOUSE SITE AND LESS THAT PART GOVT LOT 4 ASSD IN OCEAN VILAS 1 AND LESS THAT PART GOVT LOTS 4 AND 5 ASSD IN OCEAN VILAS 2 AND LESS THAT PART GOVT LOTS 4 AND 5 ASSD IN OCEAN VILAS 3 AND 4 ASSD IN OCEAN VILAS 4 AND LESS THAT PART GOVT LOT 3 ASSD IN BEACHTREE 1 CLUSTER AND LESS THAT PART GOVT LOTS 3 AND 4 ASSD IN GOV VILAS AND ASSD IN BEACHTREE 2 AND LESS THAT PART GOVT LOT 5 ASSD IN SEASCAPE 1 AND LESS THAT PART GOVT LOT 4 ASSD IN CATAMARAN 2 AND LESS THAT PART GOVT LOT 5 ASSD IN SEASCAPE 2 AND LESS OCEAN HOUSE AS IN OR 692-2012 AND LESS AS IN OR 692-2011 AND LESS THAT PART OF GOVT LOT 1 ASSD IN OCEANHOUSES AT SOUTHPORTE, AS IN OR 1698-205 AND LESS THAT PART GOVT LOT 4 MFD/FROM SW COR OF SEC RUN 5 89 17 30 E ALG S LI OF SEC 75.01 FT TO E R/W LI OF A1A IN N 00 00 00 W ALG E R/W LI 200.00 FT TO POINT N 00 00 00 W ALG E R/W LI 294.45 FT N 89 47 03 E 175.03 FT, N 15 51 52 E 89.55 FT TO CURVE CONC SE R OF 73 FT IN MEY ALG ARI 100.79 FT TO CURVE CONC NEAR OF 51 FT IN MEY ALG ARC 81.89 FT TO CURVE CONC NEAR OF 52 FT IN MEY ALG ARC 31.50 FT TO S R/W LI OF CLIPPER BLVD, N 90 00 00 E ALG S R/W LI 49.71 FT TO CURVE CONC N/R OF 736.04 FT IN BEL ALG AND S R/W LI 10-42 FT, N 15 52 03 W 529.09 FT, N 83 58 20 W 253.63 FT TO POB (40.02 AC) (OR 1925-806, 815)

**PROJECT DESCRIPTION:** OCEAN VILLAGE POA PLANS TO ADD A PICKLEBALL FACILITY TO AN EXISTING AMENITY TRACT, THE WORK WILL CONSIST OF FIVE (5) PICKLEBALL COURTS, FENCING, ACOUSTICAL BLOCKING MATERIAL, LANDSCAPING, SEATING AREAS, BIKE RACKS, AND SHADE SAILS. ACOUSTICAL STUDIES HAVE BEEN PERFORMED IN MULTIPLE LOCATIONS WITHIN THE DEVELOPMENT IN AN EFFORT TO MINIMIZE NOISE IMPACTS TO NON-PLAYING RESIDENTS. THIS SITE HAS BEEN FOUND TO BE THE LEAST IMPACTFUL, AND WILL BE DESIGNED TO BE IN COMPLIANCE WITH ALL CITY OF FORT PIERCE NOISE ORDINANCE REQUIREMENTS. PROPOSED CONSTRUCTION WILL BE TAKING PLACE IN PART, EASTWARD OF THE COASTAL CONSTRUCTION CONTROL LINE.

**WATER/SEWER:** N/A

**DRAINAGE:** SEE DETAIL GRADING & DRAINAGE PLANS BY CIVIL ENGINEER

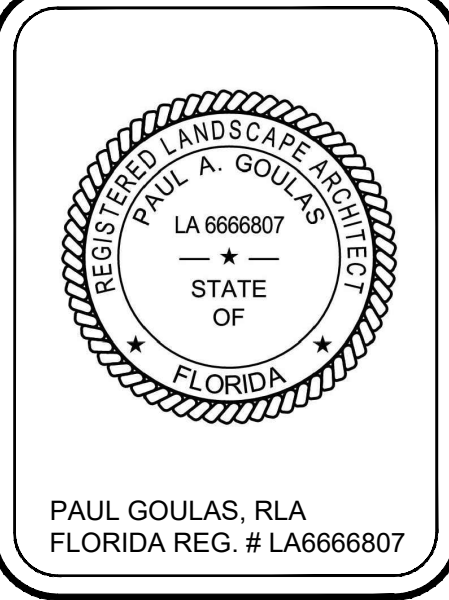
**TRAFFIC:** N/A

**SOLID WASTE:** THREE (3) TRASH RECEPTACLES WILL BE PROVIDED IN THE VIEWING AREA

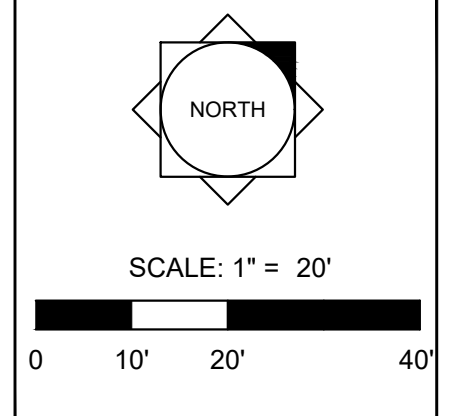
SITE DATA	
OWNER:	Ocean Village POA
OWNER ADDRESS:	2400 Ocean Drive City of Fort Pierce, Florida 34949
SITE ADDRESS:	2400 Ocean Drive City of Fort Pierce, Florida 34949
PARCEL ID:	PARCEL 1 2507-321-0001-000-5
JURISDICTION:	CITY OF FORT PIERCE
SEC/TOWN/RANGE:	7/35S/41E
PANEL NO.:	0813
FLOOD ZONE:	AE
ZONING:	R4-A
FUTURE LANDUSE:	HIR
LOT SIZE:	42,290 SF; .97 AC.

SITE AREA			
AREAS	S.F.	ACERS	PERCENTAGE
TOTAL SITE AREA	42,076 S.F.	.97 AC	100%
IMPERVIOUS AREAS			
PROPOSED ASPHALT COURT AREA	9,990 S.F.	0.23 A.C.	24.00%
PROPOSED PAVER VIEWING AREA	2,485 S.F.	0.06 A.C.	6.00%
PROPOSE PAVR WALKS	192 S.F.	0.004 A.C.	0.50%
EXISTING CONCRETE WALK	676 S.F.	0.015 A.C.	2.00%
TOTAL IMPERVIOUS AREA	13,343 S.F.	0.31 A.C.	32.00%
PERVIOUS AREAS			
LANDSCAPE AREA	28,733 S.F.	0.65 A.C.	68.00%
TOTAL PERVIOUS AREA	28,733 S.F.	0.65 A.C.	68.00%

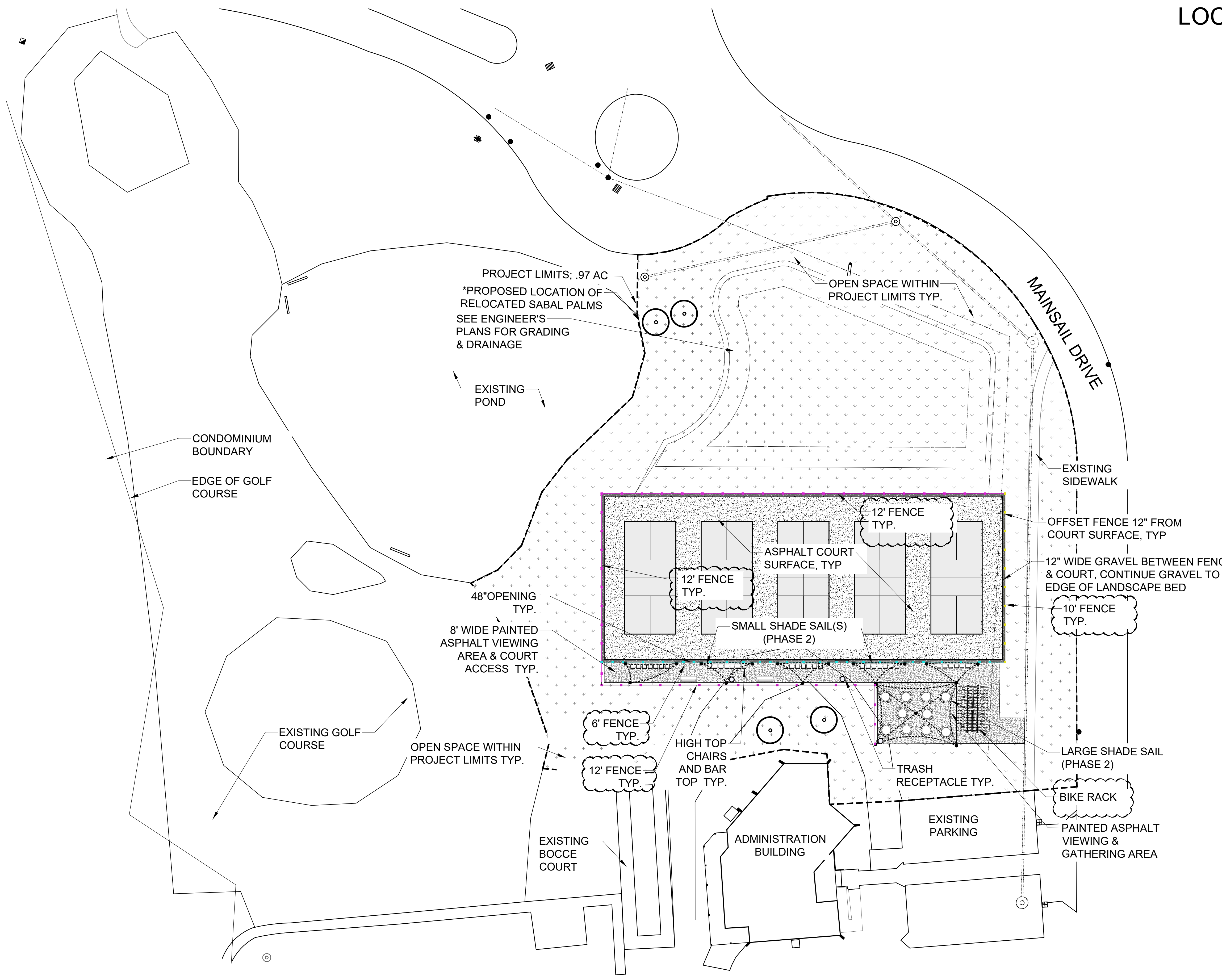
Revisions		
Date	Int.	Description
11.14.23	PG	Site Plan
01.23.24	PG	Per Client Comments
02.14.24	PG	Per Client Comments
02.14.24	PG	Per Client Comments



Drawn By: PG  
 Checked By: PG  
 Municipal Project:  
 Scale:



**SP-1**



**PROJECT LOCATION**