

Estero United Methodist Church

**Zoning Amendment
DRB Workshop
June 27, 2016**

Introduction

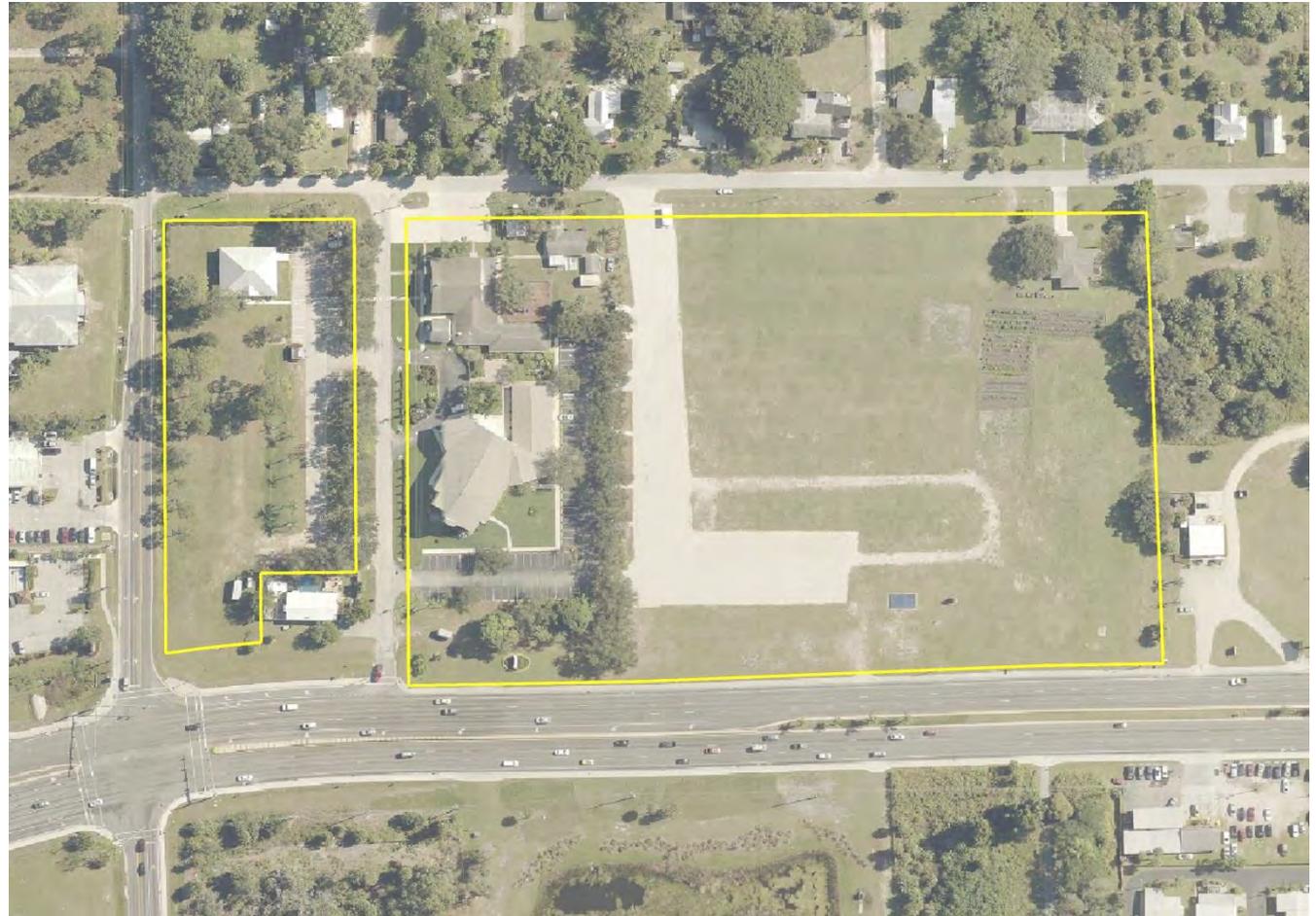
Project Team:

- John T. Wojdak, P.E. *DeLisi Fitzgerald, Inc.*
- Dalas D. Disney, AIA *Disney & Associates, PA*
- Greg Diserio, RLA *David M. Jones & Assoc.*
- Richard Barrow *Estero United Methodist Church*

Project Overview

- Location: SEC US 41 & Broadway
- Size: 13+/- acres
- Zoning: Community Facilities PD
- Request: Zoning Amendment to update MCP
Reduce overall requested SF
No change to previous conditions of approval.
No additional deviations.

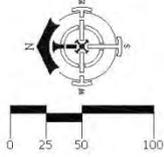
Overview Aerial



LEGEND	
	GRASS PARKING
	PAVED DRIVE ASLES & PARKING
	CONCRETE SIDEWALK
	UNPAVED PATH
	DEVIATION LOCATION

LAND USE SUMMARY		
CATEGORY	AREA (AC.)	PERCENTAGE
BUILDING	1.79	13.8%
EXISTING (TO REMAIN)	0.64	4.9%
PROPOSED	1.15	8.9%
PAVEMENT / SIDEWALK	3.62	27.4%
OPEN SPACE	4.51	34.6%
MISC. PERVIOUS	3.15	24.3%
SUBTOTAL	12.87	100.0%

- DEVIATIONS:**
- LDC SECTION 11-1169 REQUIREMENT TO PROVIDE ALL DRY DETENTION BASINS BE PLANTED WITH WETLAND TYPE PLANT SPECIES, TO ALLOW THE SOUTHERNMOST DRY DETENTION AREA TO BE LEFT UNPLANTED.
 - LDC SECTIONS 33-351 AND 34-219(2)(B) REQUIREMENT TO PROVIDE A MINIMUM 20-FOOT-WIDE TYPE "D" BUFFER AND MINIMUM 25-FOOT STREET SETBACK, TO ALLOW THE EXISTING YOUTH HOUSE BUILDING (#12) TO HAVE A MINIMUM 145 FOOT STREET SETBACK FROM HIGHLANDS AVENUE AND TO ENCRoACH 0 FEET INTO THE REQUIRED BUFFER WIDTH, AND TO ALLOW A 45 SQUARE FOOT CONCRETE PAD AND A 4-FOOT-WIDE SIDEWALK THAT EXTENDS FROM THE YOUTH HOUSE TO HIGHLANDS AVENUE TO ENCRoACH INTO THE REQUIRED BUFFER WIDTH.
 - LDC SECTION 10-385 REQUIREMENT TO PROVIDE A 102-FOOT SEPARATION DISTANCE BETWEEN ROAD AND NON-RESIDENTIAL DRIVEWAY INTERSECTIONS, TO ALLOW A 116-FOOT SEPARATION DISTANCE (MEASURED EDGE TO EDGE) FROM MOCKINGBIRD LANE TO THE EXISTING NORTHERNMOST DRIVEWAY ON HIGHLAND AVENUE.
 - LDC SECTION 33-351 REQUIREMENT TO PROVIDE A MINIMUM 20-FOOT-WIDE TYPE "D" BUFFER ALONG LORDS WAY, TO ALLOW A 15-FOOT-WIDE TYPE "D" BUFFER ADJACENT TO BOTH SIDES OF LORDS WAY.
- NOTE: DEVIATIONS PREVIOUSLY APPROVED WITH RESOLUTION Z-12-010.



PARKING CALCULATIONS

REQUIRED: 1,000 SEAT SANCTUARY @ 1 SPACE PER 3 SEATS = 334 SPACES
 50% OF REQUIRED SPACES MUST BE PAVED = 167
 REMAINING SPACES ARE GRASS

NOTE: THERE ARE NO OTHER ANCILLARY USES DURING THE PRIMARY WORSHIP SERVICE. THIS REPRESENTS MAXIMUM PARKING REQUIREMENTS FOR THE PROPERTY.

BUILDING SCHEDULE - EXISTING				
NUMBER	DESCRIPTION	AREA (SF)	HEIGHT	USE
2A	EXISTING SANCTUARY	13,092	<45	CONTINUED USE - SANCTUARY
7	COMMUNITY OUTREACH CENTER	3,050	<35	CONTINUED USE - THRIFT STORE
8	PART OF CHILDREN'S BUILDING	590	<20	CONTINUED USE - ACTIVITY ROOMS
9	FELLOWSHIP HALL	4,480	<20	CONTINUED USE - MEET/IND ROOMS
10	CHILDREN'S BUILDING	2,810	<20	CONTINUED USE - ACTIVITY ROOMS
11	GARAGE	470	<20	TO BE REMOVED
12	YOUTH HOUSE	1,120	<20	CONTINUED USE - STORAGE
13	STORAGE SHED	249	<20	CONTINUED USE - STORAGE
14	STORAGE SHED	237	<20	CONTINUED USE - STORAGE
18	CARETAKER COTTAGE	2,170	<20	CONTINUED USE - CARETAKER COTTAGE

BUILDING SCHEDULE - PROPOSED					
NUMBER	DESCRIPTION	AREA (SF)	HEIGHT	PHASING	USE
1A	COMMUNITY OUTREACH CENTER ANNEX 'A'	3,100	35'	PHASE 2	THRIFT STORE
1B	COMMUNITY OUTREACH CENTER ANNEX 'B'	4,500	35'	PHASE 2	THRIFT STORE
2	EX. SANCTUARY EXPANSON	10,100	35'	PHASE 1	ASSEMBLY, CLASSROOM
3	SANCTUARY / MULTI PURPOSE BUILDING	12,000	45'	PHASE 2	ASSEMBLY, PLACE OF WORSHIP
6	MAINTENANCE BUILDING	5,000	35'	PHASE 2	STORAGE (INDOOR)
7	MULTI PURPOSE BUILDING	15,400	35'	PHASE 2	MULTI PURPOSE



BUILDING AREAS	
EXISTING AREAS:	SQUARE FEET
FIRST FLOOR:	12480
MEZZANINE:	3025
TOTAL EXISTING:	16005
PROPOSED AREAS:	SQUARE FEET
NARTHEX:	922
CLASSROOMS & OFFICES:	4046
TOTAL INTERIOR AREAS:	10218
COVERED ENTRY:	446
PORTE COCHERE:	2101
TOTAL COVERED AREAS:	2532
TOTAL PROPOSED AREAS:	12844
TOTAL EXISTING AREAS:	16005
TOTAL BUILDING AREA:	28849

1 PROPOSED PLAN
 SCALE: 3/32" = 1'-0"
 2

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NOTES:

PROJECT:
Estero United Methodist Church
 8088 Lord's Way
 Estero, Florida

REV	DESCRIPTION	BY	DATE

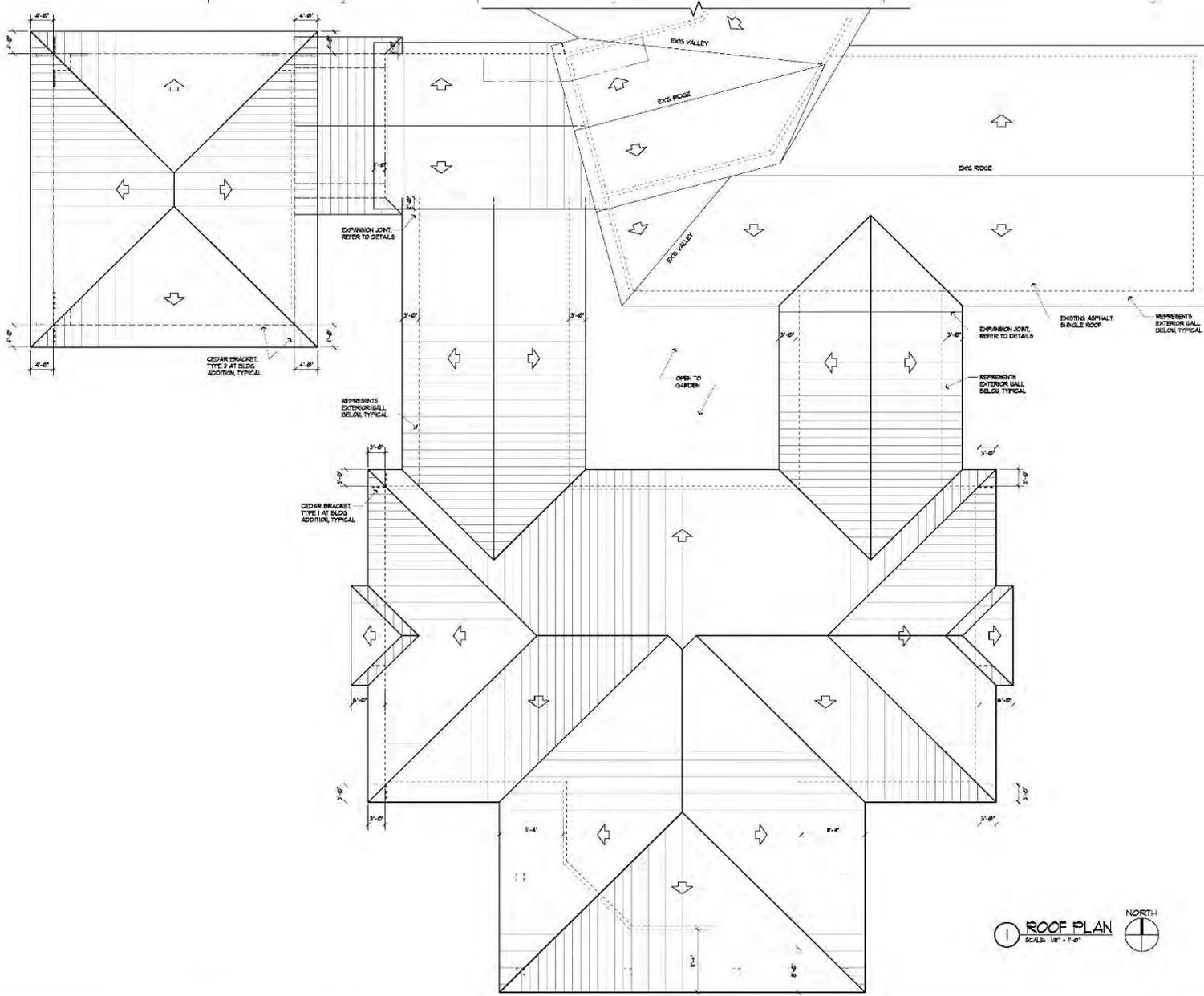
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 PROJECT NO: 15-571
 CAD DWG FILE: Z:
 DRAWN BY: TT
 CHECK BY: DD

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SHEET TITLE:
Overall Building Plan

A-1



1 ROOF PLAN
SCALE: 1/8" = 1'-0"



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REV.	DESCRIPTION	BY	DATE

DATE: 04-19-16
 PROJECT NO: 15-071
 CAD AND FILE: ZJ
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 CHECK BY: DD

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SHEET TITLE:
 Roof Plan

A-2



① EAST ELEVATION
SCALE: 3/32" = 1'-0"

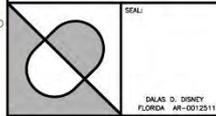


② SOUTH ELEVATION
SCALE: 3/32" = 1'-0"



③ WEST ELEVATION
SCALE: 3/32" = 1'-0"

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REV.	DESCRIPTION	BY	DATE

DATE: 04-19-16
PROJECT NO.: 15-571
CAD DWG FILE: Z:
DRAWN BY: TT
CHECKED BY: DD

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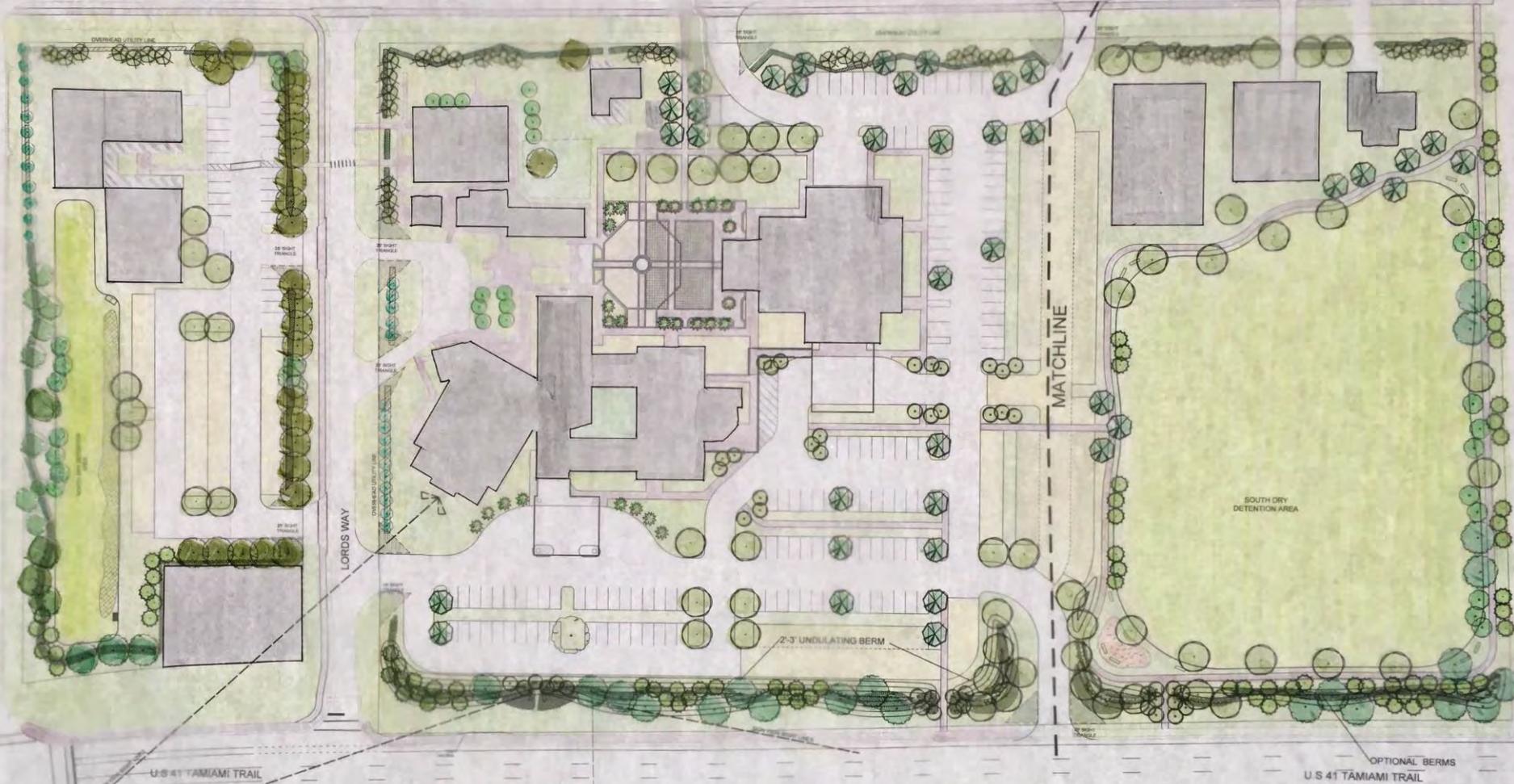
SHEET TITLE:
Color Elevations

A-3

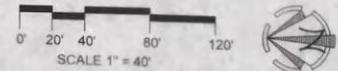


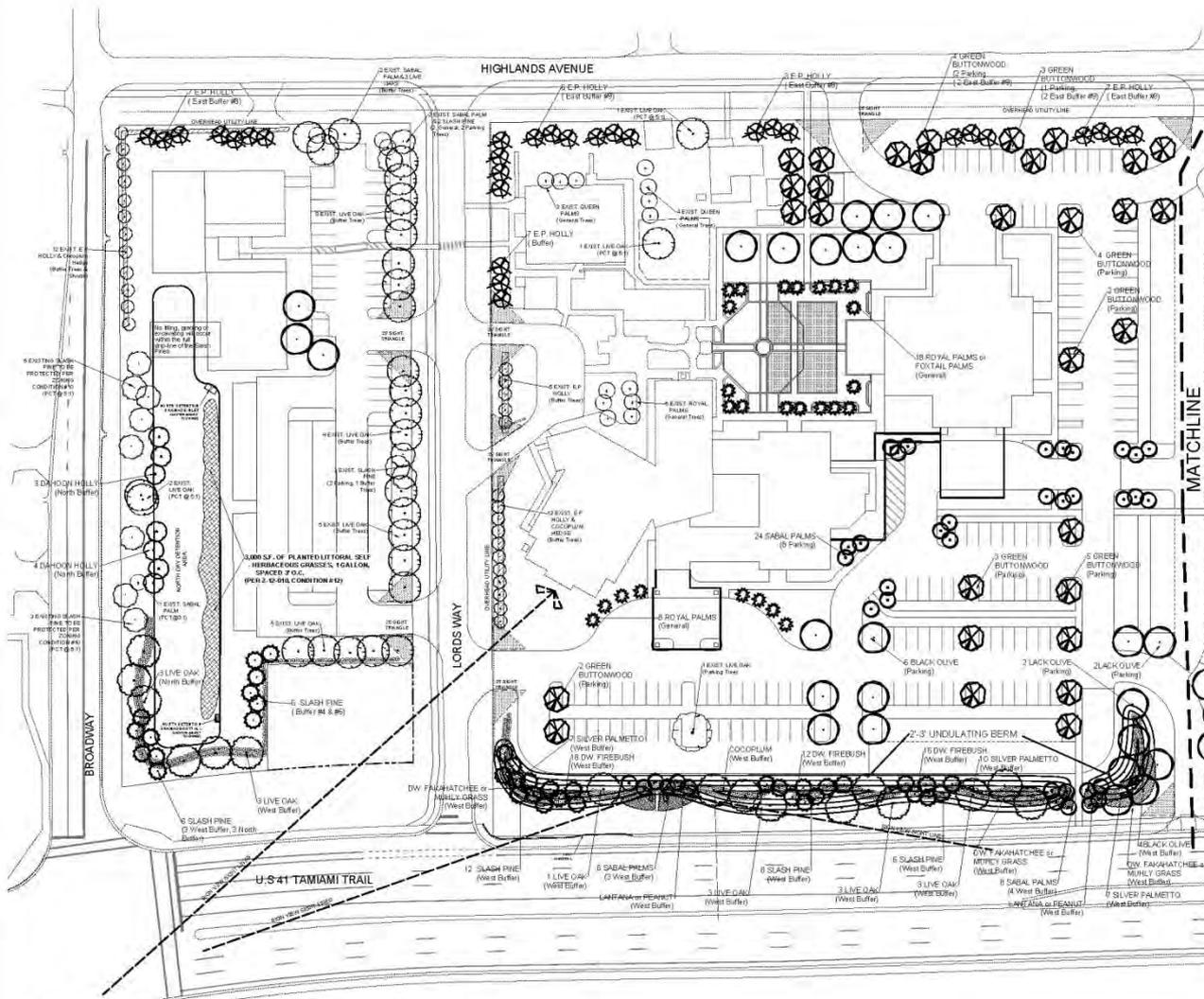
HIGHLANDS AVENUE

HIGHLANDS AVENUE



ILLUSTRATIVE MASTER PLAN





GENERAL LANDSCAPE NOTES

1. THE QUALITY OF ALL PLANT MATERIAL WILL MEET THE STANDARDS FOR FLORIDA GRADE NO. 1 (or #4B9), AS GOVERNED IN "GRADES AND STANDARDS FOR NURSERY PLANTS"
2. ALL PLANTED TREES AND PALMS WILL HAVE A 3" DEEP SAUCE CONSTRUCTED FROM THE TRUNK OF THE TREE OR PALM MINIMUM OF 4" DIAMETER
3. ALL PLANTING BEDS SHALL BE COVERED WITH A 3" MINIMUM DEPTH OF MULCH AND SHALL BE WEED FREE. MULCH SHALL BE GRADE OR BETTER. CONTRACTOR SHALL REMOVE ANY VEGETATIVE GROWTH AND APPLY A PRE-EMERGENT WEED KILLER PER SPECIFICATIONS PRIOR TO MULCHING.
4. NO CODE REQUIRED PLANTINGS SHALL BE INSTALLED IN EASEMENTS
5. ANY AND ALL EXOTIC VEGETATION INCLUDING: EARLEAF ACACIA, WOMAN'S TONGUE, BISHOPWOOD, AUSTRALIAN FINE, CARROTWOOD, ROSEWOOD, AIR POTATO, MURRAY REED GUM, WEEPING FIG, CUBAN LAUREL FIG, JAPANESE CLIMBING FERN, OLD WORD CLIMBING FERN, MELALEUCA, DOWNY ROSE MYRTLE, CHINESE TALLOW BRAZILIAN PEPPER, FLORIDA HOLLY, TROPICAL SODA APPLE, JAVIA PLUM, ROSE APPLE, COKE TREE AND WEDDIEA, ON THE PROPERTY SHALL BE COMPLETELY REMOVED AND DISPOSED OFF SITE BY THE CONTRACTOR. THE SITE SHALL BE MAINTAINED FREE OF INVASIVE EXOTIC VEGETATION IN PERPETUITY.
6. TREES SHALL BE A MINIMUM OF 10" IN HEIGHT WITH A 2" CALIPER MEASURED AT 1' ABOVE GROUND LEVEL WITH A FOUR FOOT CANOPY UNLESS SPECIFIED AS 14" TALL TREES PER PLAN AND PLANT LIST.
7. REFER TO ENGINEERING'S PLANS FOR ADDITIONAL SPECIFICATIONS
8. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR FAMILIARIZING THEMSELVES WITH THE LOCATIONS OF ALL UTILITIES AND ALL SITE CONDITIONS PRIOR TO THE START OF LANDSCAPE INSTALLATION.
9. FERTILIZER SHALL BE IN ACCORDANCE WITH SPECIFICATIONS AND LEE COUNTY ORDINANCES.
10. IT SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR TO FINE GRADE ALL PLANTING AND SOODING AREAS PRIOR TO PLANT OR SOOD INSTALLATION. CONTRACTOR SHALL OBTAIN OWNER APPROVAL OF FINAL GRADES.
11. CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLETE TAKEOFFS. PLANT LIST IS PROVIDED FOR REFERENCE ONLY.
12. CONTRACTOR SHALL BE RESPONSIBLE FOR LANDSCAPE MAINTENANCE UNTIL FINAL ACCEPTANCE AND IN COMPLIANCE WITH SPECIFICATIONS.
13. CONTRACTOR SHALL REMOVE ALL TAGS, TAFE AND SUPPORTS (EXCEPT STAKING GUY'S) FROM ALL PLANTINGS PRIOR TO FINAL ACCEPTANCE. NURSERY CENTER POLE SUPPORTS SHALL BE REMOVED PRIOR TO PLANTING.
14. ALL AREAS OF THE SITE NOT PLANTED SHALL BE SEEDED OR SEEDED IN ACCORDANCE WITH PLANS.
15. THE REQUIRED PLANTINGS SHALL BE IRRIGATED IN ACCORDANCE WITH LDC REQUIREMENTS.
16. THE PARKING LOTS SHALL BE SLEEDED FOR IRRIGATION BY THE LANDSCAPE CONTRACTOR. COORDINATE WITH CIVIL ENGINEERING PLANS.
17. ALL BASE ROCK SHALL BE REMOVED FROM LANDSCAPE PARKING ISLANDS.
18. THE HEIGHT OF ALL TREES SHALL BE MEASURED FROM FINISHED GRADE AT LOCATION OF PLANTINGS. SHRUBS INTENDED FOR BUFFERING SHALL BE MEASURED FROM THE HEIGHT OF THE ADJACENT PARKING GRADE IF PARKING IS ADJACENT TO THE BUFFER.
19. PRIOR TO ANY SITE WORK A VEGETATION REMOVAL PERMIT IS REQUIRED.



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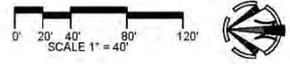
CONSULTANT:
 DESIGN PROFESSIONAL

PROJECT NO: 218010
 PROJECT NAME: GREENBERG
 FILE NAME: Estero Methodist L3
 DESIGNER: GJD
 SAC TECH: GJD
 CHECKED BY: GJD
 DESIGN FOR: ZONING & DEVELOPMENT REVIEW
 ISSUED DATE: APRIL 23, 2016
 REVISIONS:

SHEET TITLE:
ZONING LANDSCAPE PLAN

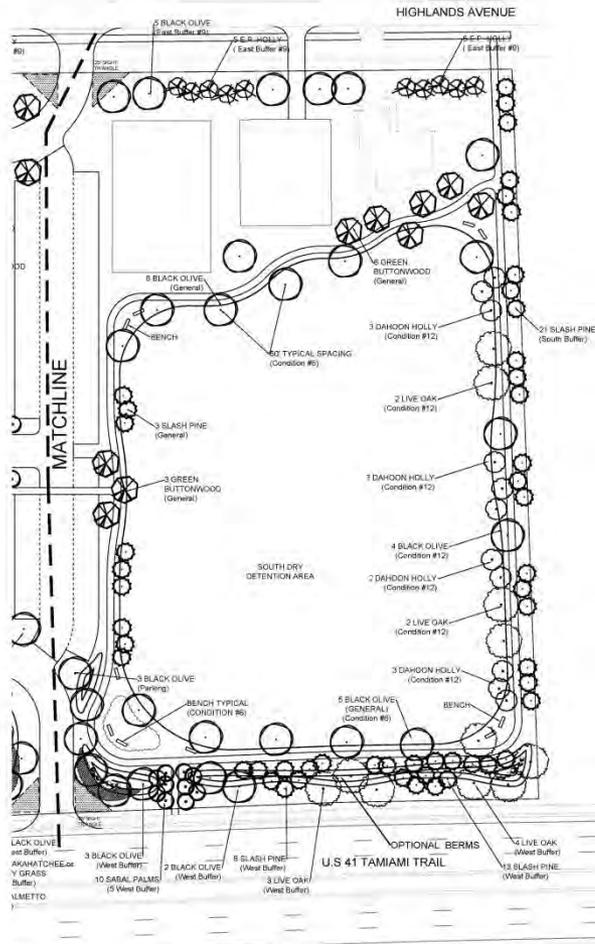
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L-2

ZONING LANDSCAPE PLANTING PLAN

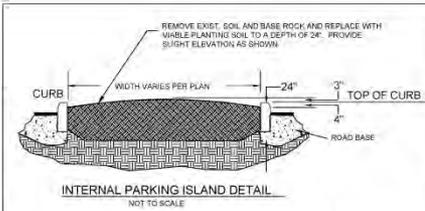
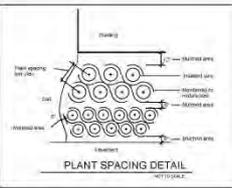
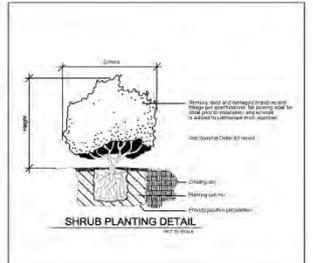
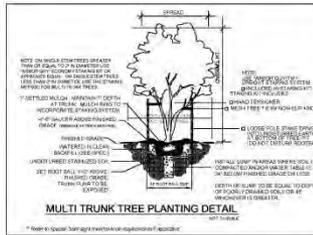
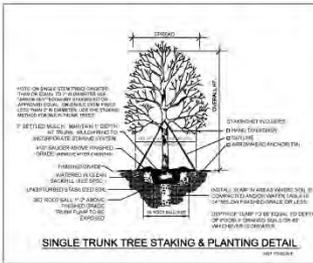
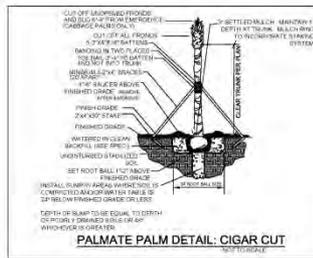
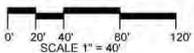


TYPICAL EASEMENT AREA
 REFER TO ENGINEERING PLANS FOR
 SPECIFIC EASEMENT INFORMATION





ZONING LANDSCAPE PLANTING PLAN



TYPICAL EASEMENT AREA REFER TO ENGINEERING PLANS FOR SPECIFIC EASEMENT INFORMATION



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DESIGNER:

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CAD REVISION:

DMJ

CHECKED BY:

DMJ

ISSUED FOR:

ZONING & DEVELOPMENT REVIEW

ISSUED DATE:

APRIL 22, 2016

REVISIONS:

SHEET TITLE:

ZONING LANDSCAPE PLAN

SHEET NUMBER:

L-3

Questions?