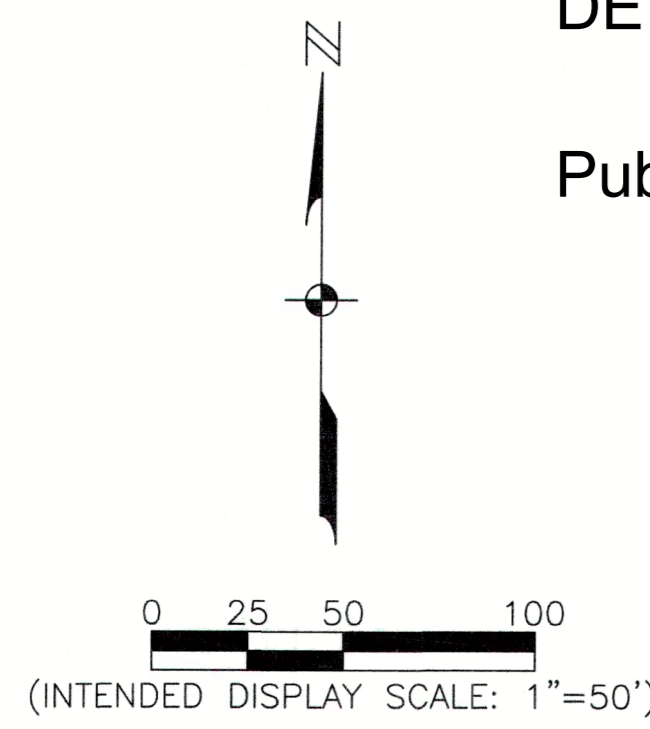
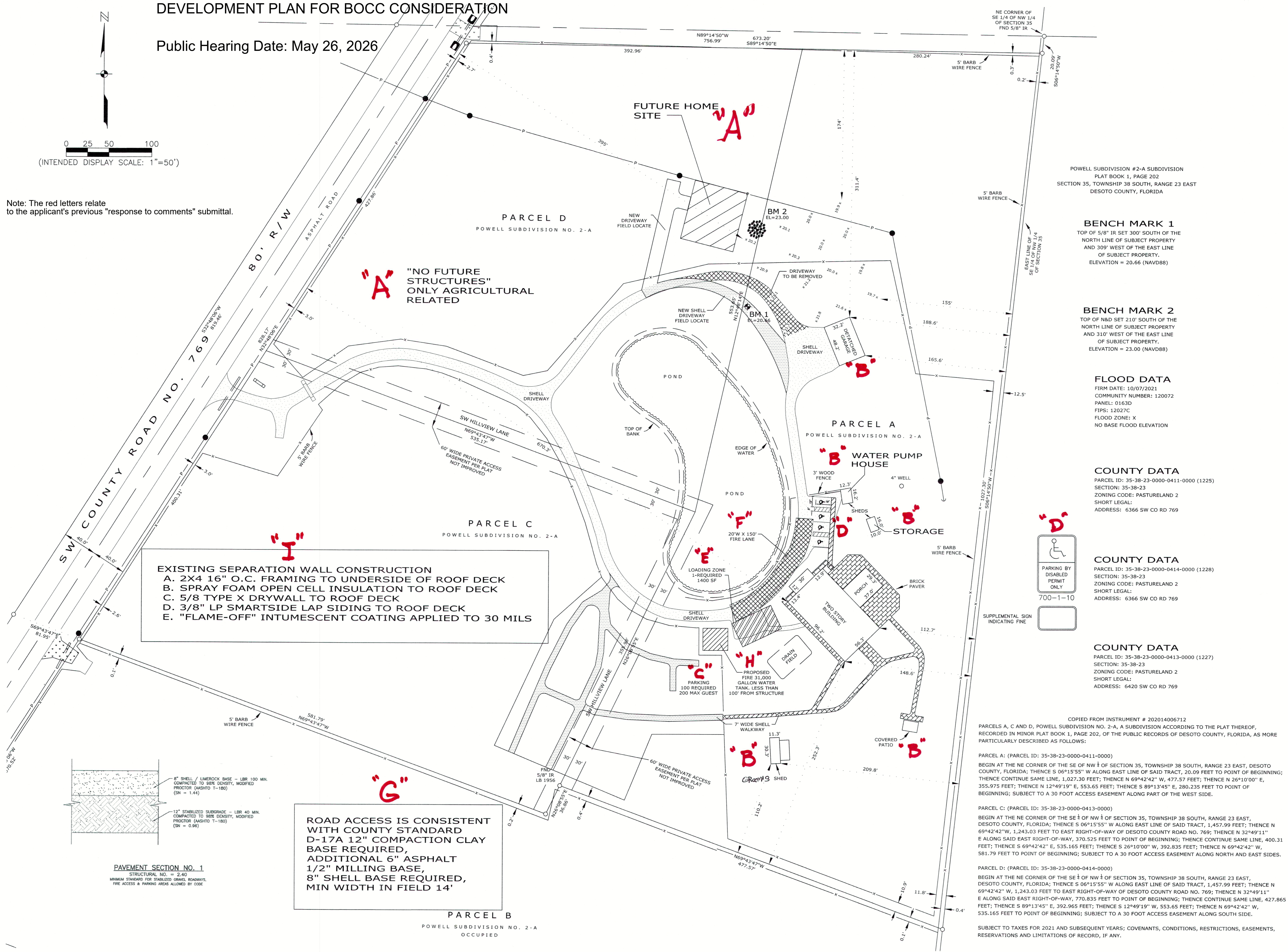


DEVELOPMENT PLAN FOR BOCC CONSIDERATION

Public Hearing Date: May 26, 2026

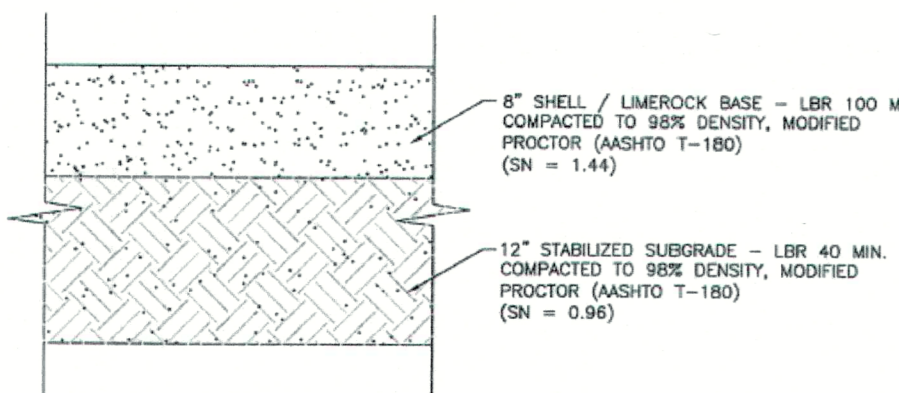


Note: The red letters relate to the applicant's previous "response to comments" submittal.



EXISTING SEPARATION WALL CONSTRUCTION
 A. 2X4 16" O.C. FRAMING TO UNDERSIDE OF ROOF DECK
 B. SPRAY FOAM OPEN CELL INSULATION TO ROOF DECK
 C. 5/8 TYPE X DRYWALL TO ROOF DECK
 D. 3/8" LP SMARTSIDE LAP SIDING TO ROOF DECK
 E. "FLAME-OFF" INTUMESCENT COATING APPLIED TO 30 MILS

ROAD ACCESS IS CONSISTENT WITH COUNTY STANDARD D-17A 12" COMPACTION CLAY BASE REQUIRED, ADDITIONAL 6" ASPHALT 1/2" MILLING BASE, 8" SHELL BASE REQUIRED, MIN WIDTH IN FIELD 14'



PAVEMENT SECTION NO. 1
 STRUCTURAL NO. = 2.40
 MINIMUM STANDARD FOR STABILIZED GRAVEL ROADWAYS,
 FIRE ACCESS & PARKING AREAS ALLOWED BY CODE

POWELL SUBDIVISION #2-A SUBDIVISION
 PLAT BOOK 1, PAGE 202
 SECTION 35, TOWNSHIP 38 SOUTH, RANGE 23 EAST
 DESOTO COUNTY, FLORIDA

BENCH MARK 1
 TOP OF 5/8" IR SET 300' SOUTH OF THE
 NORTH LINE OF SUBJECT PROPERTY
 AND 309' WEST OF THE EAST LINE
 OF SUBJECT PROPERTY.
 ELEVATION = 20.66 (NAVD88)

BENCH MARK 2
 TOP OF N&D SET 210' SOUTH OF THE
 NORTH LINE OF SUBJECT PROPERTY
 AND 310' WEST OF THE EAST LINE
 OF SUBJECT PROPERTY.
 ELEVATION = 23.00 (NAVD88)

FLOOD DATA
 FIRM DATE: 10/07/2021
 COMMUNITY NUMBER: 120072
 PANEL: 0163D
 FIPS: 12027C
 FLOOD ZONE: X
 NO BASE FLOOD ELEVATION

COUNTY DATA
 PARCEL ID: 35-38-23-0000-0411-0000 (1225)
 SECTION: 35-38-23
 ZONING CODE: PASTURELAND 2
 SHORT LEGAL:
 ADDRESS: 6366 SW CO RD 769

COUNTY DATA
 PARCEL ID: 35-38-23-0000-0414-0000 (1228)
 SECTION: 35-38-23
 ZONING CODE: PASTURELAND 2
 SHORT LEGAL:
 ADDRESS: 6366 SW CO RD 769

COUNTY DATA
 PARCEL ID: 35-38-23-0000-0413-0000 (1227)
 SECTION: 35-38-23
 ZONING CODE: PASTURELAND 2
 SHORT LEGAL:
 ADDRESS: 6420 SW CO RD 769

COPIED FROM INSTRUMENT # 202014006712
 PARCELS A, C AND D, POWELL SUBDIVISION NO. 2-A, A SUBDIVISION ACCORDING TO THE PLAT THEREOF,
 RECORDED IN MINOR PLAT BOOK 1, PAGE 202, OF THE PUBLIC RECORDS OF DESOTO COUNTY, FLORIDA, AS MORE
 PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL A: (PARCEL ID: 35-38-23-0000-0411-0000)
 BEGIN AT THE NE CORNER OF THE SE 1/4 OF NW 1/4 OF SECTION 35, TOWNSHIP 38 SOUTH, RANGE 23 EAST, DESOTO
 COUNTY, FLORIDA; THENCE S 06°15'55" W ALONG EAST LINE OF SAID TRACT, 20.09 FEET TO POINT OF BEGINNING;
 THENCE CONTINUE SAME LINE, 1,027.30 FEET; THENCE N 69°42'42" W, 477.57 FEET; THENCE N 26°10'00" E,
 355.975 FEET; THENCE N 12°49'19" E, 553.65 FEET; THENCE S 89°13'45" E, 280.235 FEET TO POINT OF
 BEGINNING; SUBJECT TO A 30 FOOT ACCESS EASEMENT ALONG PART OF THE WEST SIDE.

PARCEL C: (PARCEL ID: 35-38-23-0000-0413-0000)
 BEGIN AT THE NE CORNER OF THE SE 1/4 OF NW 1/4 OF SECTION 35, TOWNSHIP 38 SOUTH, RANGE 23 EAST,
 DESOTO COUNTY, FLORIDA; THENCE S 06°15'55" W ALONG EAST LINE OF SAID TRACT, 1,457.99 FEET; THENCE N
 69°42'42" W, 1,243.03 FEET TO EAST RIGHT-OF-WAY OF DESOTO COUNTY ROAD NO. 769; THENCE N 32°49'11"
 E ALONG SAID EAST RIGHT-OF-WAY, 370.525 FEET TO POINT OF BEGINNING; THENCE CONTINUE SAME LINE, 400.31
 FEET; THENCE S 69°42'42" E, 535.165 FEET; THENCE S 26°10'00" W, 392.835 FEET; THENCE N 69°42'42" W,
 581.79 FEET TO POINT OF BEGINNING; SUBJECT TO A 30 FOOT ACCESS EASEMENT ALONG NORTH AND EAST SIDES.

PARCEL D: (PARCEL ID: 35-38-23-0000-0414-0000)
 BEGIN AT THE NE CORNER OF THE SE 1/4 OF NW 1/4 OF SECTION 35, TOWNSHIP 38 SOUTH, RANGE 23 EAST,
 DESOTO COUNTY, FLORIDA; THENCE S 06°15'55" W ALONG EAST LINE OF SAID TRACT, 1,457.99 FEET; THENCE N
 69°42'42" W, 1,243.03 FEET TO EAST RIGHT-OF-WAY OF DESOTO COUNTY ROAD NO. 769; THENCE N 32°49'11"
 E ALONG SAID EAST RIGHT-OF-WAY, 770.835 FEET TO POINT OF BEGINNING; THENCE CONTINUE SAME LINE, 427.865
 FEET; THENCE S 89°13'45" E, 392.965 FEET; THENCE S 12°49'19" W, 553.65 FEET; THENCE N 69°42'42" W,
 535.165 FEET TO POINT OF BEGINNING; SUBJECT TO A 30 FOOT ACCESS EASEMENT ALONG SOUTH SIDE.

SUBJECT TO TAXES FOR 2021 AND SUBSEQUENT YEARS; COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS,
 RESERVATIONS AND LIMITATIONS OF RECORD, IF ANY.



6366 SE CO RD 769

KINGS CROSSING

NO.	REVISIONS DESCRIPTION	DATE

DATE: JUNE 13, 2025
 PROJECT NO.
 FILE NO. #####-####-####
 SCALE: SEE PLAN

SITE PLAN

SHEET NUMBER