



TRACT 'C' BOUNDARY

EXIST. MARINA FACILITIES-1,800 S.F.  
(RETAIL)

RE-DEVELOPMENT AREA  
(18.28± AC.)

LIMITS OF MARINA

EXIST. PORTO BELLO'S RESTAURANT  
AND TIKI HUT-10,300 S.F. (RETAIL)

EXIST. RETAIL/BANK-5,200 S.F.

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EXIST. YACHTING VACATIONS/  
YACHT SALES-700 S.F.  
(RETAIL)

3.70± AC.

EXIST. CONDO  
(NOT INCLUDED)

EXISTING BOAT STORAGE

EXISTING BUILDING

PROPOSED BUILDING

PORTION OF ADDITIONAL  
AREA PARCEL INCLUDED IN  
RE-DEVELOPMENT AREA

RE-DEVELOPMENT AREA  
(18.28± AC.) EXCLUDES  
EXIST. CONDO 1.37 AC.

PORTION OF ADDITIONAL  
AREA PARCEL INCLUDED  
IN RE-DEVELOPMENT  
AREA (4.95± AC.)

ADDITIONAL AREA (8.65± AC.)

EXIST. CONDO EXCLUDED FROM  
RE-DEVELOPMENT AREA (1.37± AC.)

EXIST. ADMINISTRATION OFFICE  
BUILDING-15,000 S.F.

MATECUMBE KEY RD.

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TOTAL REDEVELOPMENT AREA = 18.28± AC.  
4.95± AC. (ADDITIONAL AREA PORTION)  
13.33± AC. (SECTION 22 TRACT 'C' PORTION)