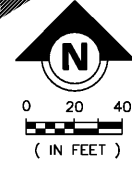
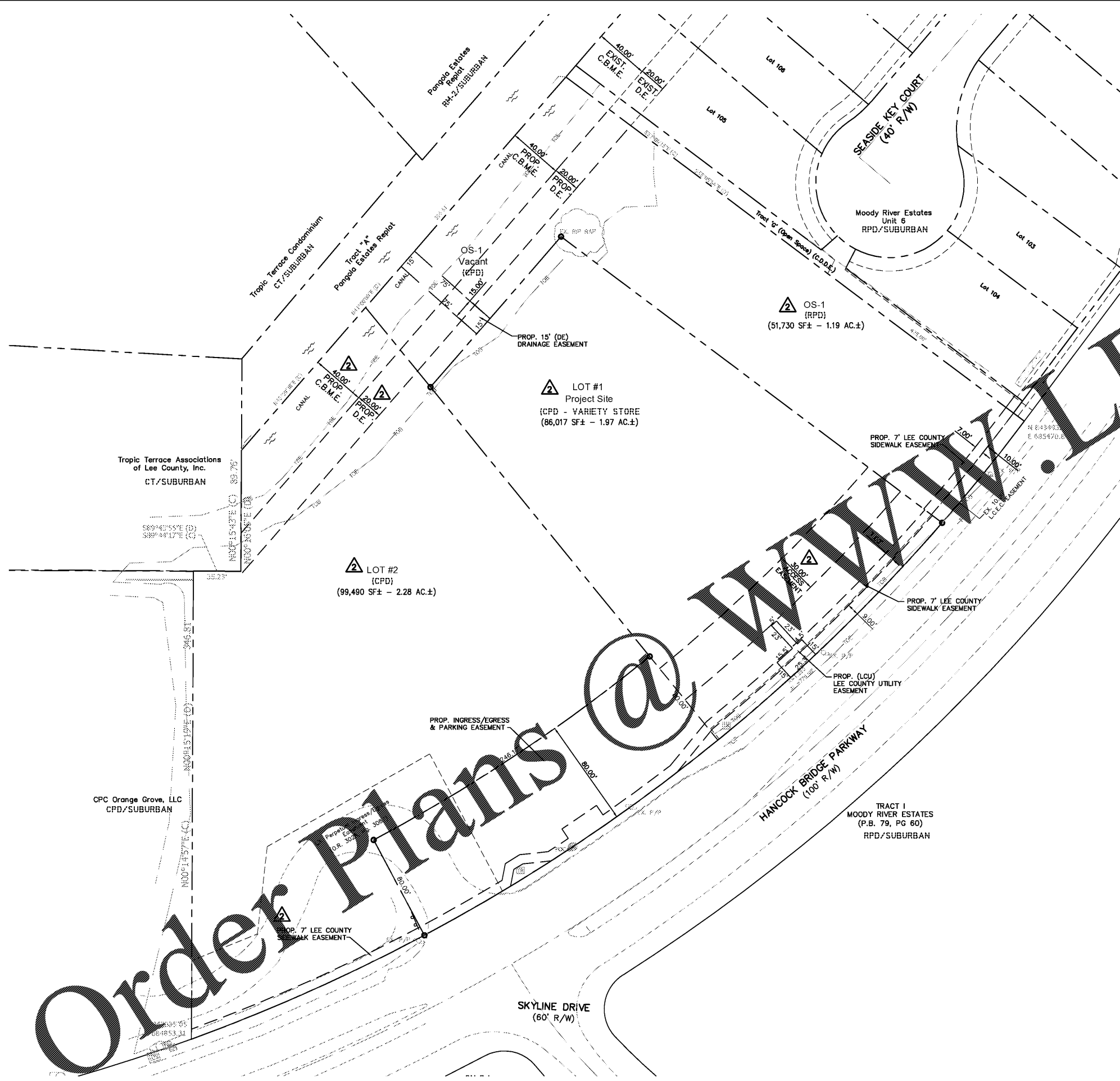


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SITE INFORMATION:

ADDRESS: 4055 HANCOCK BRIDGE PARKWAY
N. FT. MYERS, FL. 33903
STRAP#: 09-44-24-00-01002.1010 (A PORTION OF)
EXISTING ZONING: CPD
LAND USE: SUBURBAN
PLANNING COMMUNITY: NORTH FORT MYERS
FLOOD ZONE: 'AE 7.0' & 'X'
WATER: LEE COUNTY UTILITIES
SEWER: LEE COUNTY UTILITIES

LOT AREAS (#1, #2 & OS-1):

D.O. PROPERTY (PARCELS #1, #2 & OS-1): 237,237 SQ.FT. 5.45 AC.±
CPD AREA (PARCELS #1 & #2): 185,507 SQ.FT. 4.26 AC.±
LOT #1 (VARIETY STORE) 86,017 SQ.FT. 1.98 AC.±
LOT #2 (FUTURE DEVELOPMENT) 99,490 SQ.FT. 2.28 AC.±

CPD/RPD AREA (OS-1): 51,730 SQ.FT. 1.19 AC.±
OS-1 (FUTURE DEVELOPMENT) 51,730 SQ.FT. 1.19 AC.±

NOTE: MINIMUM LOT SIZE OF 10,000 SQ.FT. PER RESOLUTION 20-05-048.

REFER TO PRELIMINARY/FINAL PLAT PERMITTED
AND RECORDED UNDER PLT 2017-00033 FOR
FINAL SUBDIVISION GEOMETRY.

BID SET
(NOT FOR CONSTRUCTION)
01/26/18

DATE	BY	REVISION DESCRIPTION
10/19/17	BS	COUNTY A.G. INITIAL SUBMITTAL
12/19/17	BS	COUNTY COMMENTS 11/15/17
01/27/18	BS	PER LCU COMMENTS
01/29/18	BS	REV SET

DEVELOPER: Palmetto Capital Group, LLC
1643 Willemburg Square
Lakeland, Florida 33803
(863) 808-1320

DOLLAR GENERAL
4055 HANCOCK BRIDGE PARKWAY
LEE COUNTY, FLORIDA

MASTER SUBDIVISION
PLAN

#17-108/CONST
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Brendon D. Sloan
FL. LICENSE # 69978