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LANDSCAPE ARCHITECTS

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www.morris-depew.com

CPA2016-00007

RECEIVED
NOV 15 2016
COMMUNITY DEVELOPMENT

November 15, 2016

Mr. Brandon D. Dunn
Planning Division
Lee County Department of Community Development
P.O. Box 398
Fort Myers, FL 33902-0398

RE: Insufficiency Letter dated October 21, 2016
Timber Creek CPA2016-00007 (Text/Map Amendment Application)

Dear Mr.Dunn:

The purpose of this letter is to provide a response to the review comments dated October 21, 2016 for the above referenced Comprehensive Plan Amendment application. We believe that we have adequately addressed the written comments as well as provided supplemental information to support finding the application sufficient. Should have additional questions, please contact me at 337-3993.

In addition to responding to staff's comments from October 21, 2016, Morris-Depew Associates received a request for a revised legal description and sketch of the Wetlands to be provided. A revised signed and sealed legal description and copies are attached. In addition, Morris-Depew Associates, Progressive Water Resources and Passarella Associates revised the previously provided Future Land Use Analysis to incorporate additional data and analysis.

Review/Comment:

NATURAL RESOURCES COMMENTS:
Staff cannot complete the review of the Timber Creek ELMP because a description or map of sampling locations was not located. The applicant should monitor their outfalls and the interior lakes. Additionally, Table 2 should be modified to include PQL, accuracy and precision. Once these additions are made a review of the Timber Creek ELMP can be completed.

Response:
Please see the attached revised ELMP from Progressive Water Resources.

Review/Comment:

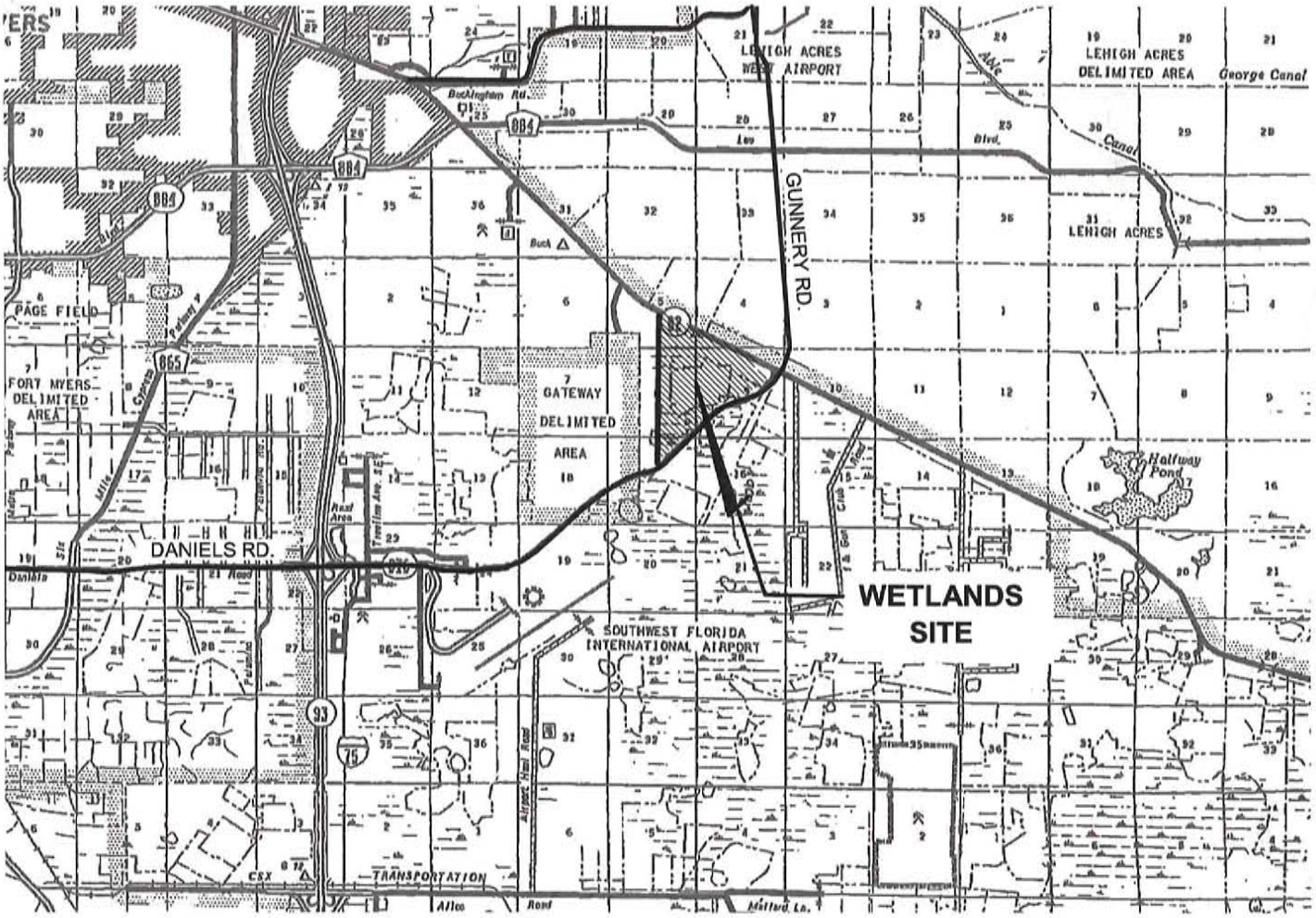
DCD PLANNING COMMENTS:
The resubmittal does not include a wildlife analysis (narrative) explaining how this project does not have similar attributes for wildlife movement as others areas of the DRGR. The environmental assessment does not include site specific analysis on this property contributing or non-contributing to Southeast Lee County's wildlife habitat. In addition, staff would like to schedule a site visit for the subject property, prior to finding the case sufficient for review.

Response:
Please see the attached revised Environmental Assessment Report included as an appendix to the Future Land Use Analysis.

Sincerely,
MORRIS-DEPEW ASSOCIATES, INC.

Tina M. Ekblad, MPA, AICP, LEED® AP BD+C
Planning Director

Enclosure:
Cc: Steven C. Hartsell, Esq
Terrey Dolan
Russell R. Smith
Dalton Drake
Ted B. Treesh
Shane Johnson
David Brown, PE



N
W E
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0 1 2

SCALE OF MILES
1/2"=1 MILE

THIS IS NOT A SURVEY!

ABBREVIATIONS

CORN = CORNER
INST. = INSTRUMENT
L1 = LINE DESIGNATION
N'LY = NORTHERLY
PKWY = PARKWAY
POB = POINT-OF-BEGINNING
POC = POINT-OF-COMMENCEMENT
R/W = RIGHT-OF-WAY
SEC. = SECTION

SURVEY NOTES:

DESCRIPTIONS SHOWN HEREON ARE NEW.
SKETCH AND DESCRIPTION PREPARED IN ACCORDANCE WITH THE STATE OF FLORIDA'S STANDARDS FOR SURVEYING, RULE 5J-17 F.A.C.
ORIENTATION IS BASED ON THE N-S QUARTER LINE OF SECTION 17 AS BEARING N 01°00'05" W.
UNLESS IT BEARS THE SIGNATURE AND ORIGINAL RAISED SEAL OF THE FLORIDA LICENSED SURVEYOR AND MAPPER, AND ALL SHEETS ARE INCLUDED, THIS MAP IS NOT VALID.
THIS IS NOT A SURVEY!

REVISION: DESCRIPTION OF WETLAND NO.10. 11/01/2016

PREPARED BY:

ALLEN MATFIELD 4155 STATE OF FLORIDA PROFESSIONAL SURVEYOR AND MAPPER

11-6-16

MARK A. HATFIELD, P.S.M. DATE
FLORIDA CERT. NO. 4155

MDA PROJECT: 14012	
CHECKED: MAH	DRAWN: MAH
DATE: 6-27-16	
SHEET 1 OF 50	

DESCRIPTION DRAWING

10 WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

VICINITY MAP

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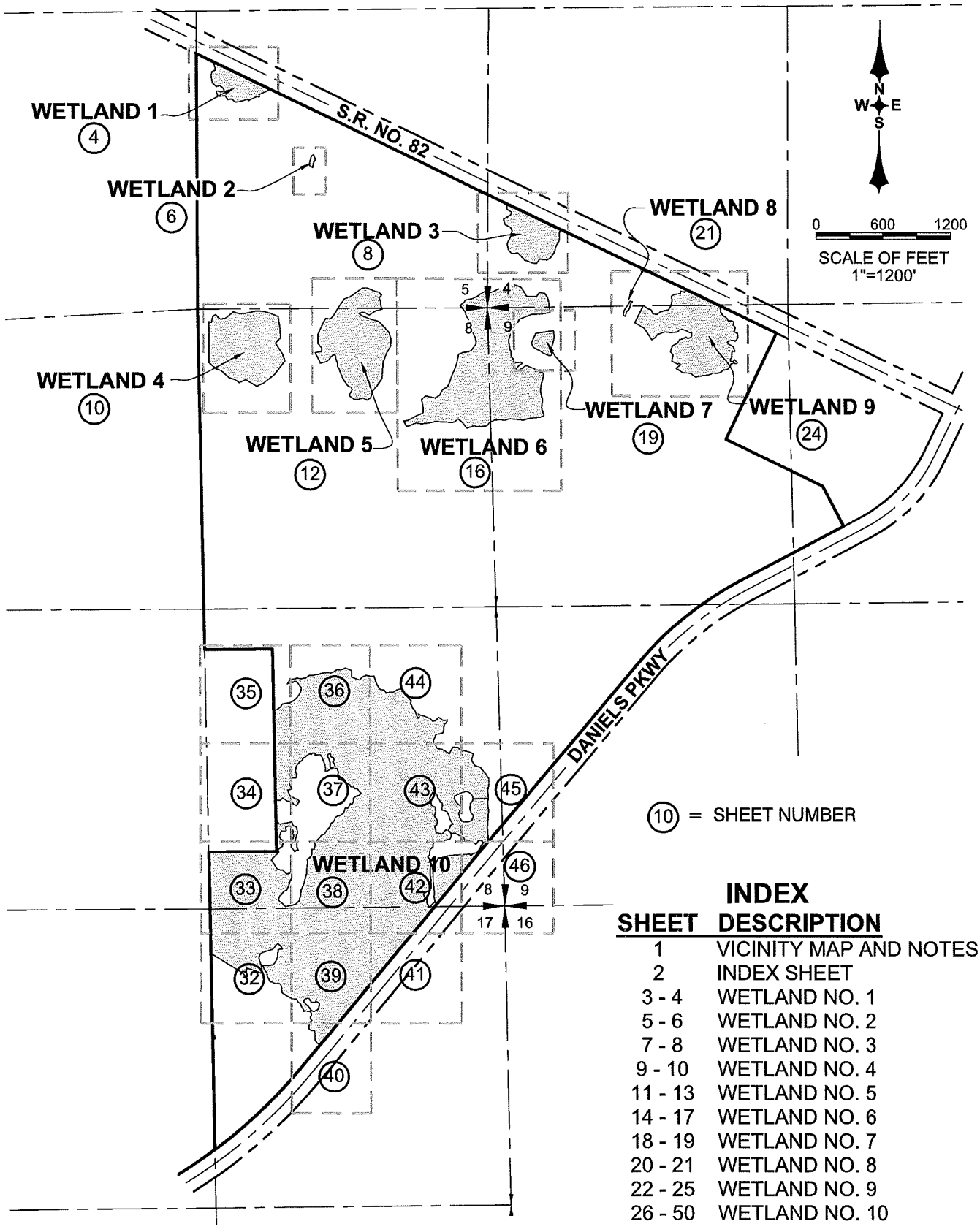

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11 - 13	WETLAND NO. 5
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18 - 19	WETLAND NO. 7
20 - 21	WETLAND NO. 8
22 - 25	WETLAND NO. 9
26 - 50	WETLAND NO. 10

MDA PROJECT: 14012
CHECKED: MAH | DRAWN: MAH
DATE: 6-27-16
SHEET 2 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

INDEX SHEET

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DESCRIPTION:

WETLAND 1

PARCEL OF LAND LYING IN SECTION 5, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY (200' RIGHT-OF- WAY) AND THE WESTERLY BOUNDARY LINE OF THE NORTHEAST-QUARTER OF SECTION 17 OF SAID TOWNSHIP 45 SOUTH, RANGE 26 EAST; THENCE N.01°00'05"W., ALONG THE SAID WEST BOUNDARY OF THE NORTHEAST-QUARTER OF SECTION 17, A DISTANCE OF 2149.89 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST-QUARTER OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG THE WEST BOUNDARY OF THE EAST ONE-HALF OF SAID SECTION 8, A DISTANCE OF 500.00 FEET; THENCE N.89°33'59"E., A DISTANCE OF 605.00 FEET; THENCE N.01°01'56"W., A DISTANCE OF 1800.00 FEET; THENCE S.89°33'59"W., A DISTANCE OF 605.00 FEET TO AN INTERSECTION WITH THE WEST BOUNDARY LINE OF THE EAST-HALF OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG SAID WEST BOUNDARY LINE, A DISTANCE OF 3027.87 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5; THENCE N.00°06'30"W., ALONG THE WEST BOUNDARY OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5, A DISTANCE OF 2271.61 FEET TO AN INTERSECTION WITH THE SOUTHERLY RIGHT-OF-WAYLINE OF STATE ROAD 82 (200' RIGHT-OF-WAY); THENCE S.64°20'50"E., ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 169.60 FEET TO THE POINT-OF-BEGINNING OF THIS DESCRIPTION; THENCE S 64°20'50" E A DISTANCE OF 566.90 FEET; THENCE S 66°46'36" W A DISTANCE OF 57.27 FEET; THENCE S 66°46'36" W A DISTANCE OF 56.13 FEET; THENCE S 09°44'44" E A DISTANCE OF 21.19 FEET; THENCE N 81°32'16" W A DISTANCE OF 20.72 FEET; THENCE S 64°25'25" W A DISTANCE OF 48.25 FEET; THENCE S 63°07'05" W A DISTANCE OF 34.21 FEET; THENCE N 51°59'55" W A DISTANCE OF 19.38 FEET; THENCE S 72°45'40" W A DISTANCE OF 70.75 FEET; THENCE S 87°30'27" W A DISTANCE OF 40.93 FEET; THENCE N 53°32'10" W A DISTANCE OF 40.13 FEET; THENCE
S 82°16'48" W A DISTANCE OF 33.43 FEET; THENCE N 35°14'35" W A DISTANCE OF 45.12 FEET; THENCE
S 79°17'48" W A DISTANCE OF 42.64 FEET; THENCE N 69°40'03" W A DISTANCE OF 24.04 FEET; THENCE
N 23°26'53" W A DISTANCE OF 31.38 FEET; THENCE N 39°35'16" E A DISTANCE OF 14.04 FEET; THENCE
S 78°09'38" E A DISTANCE OF 31.81 FEET; THENCE N 84°53'54" E A DISTANCE OF 28.65 FEET; THENCE
N 09°12'33" W A DISTANCE OF 24.69 FEET; THENCE N 49°30'20" W A DISTANCE OF 44.11 FEET; THENCE
S 71°41'35" W A DISTANCE OF 31.26 FEET; THENCE N 47°49'01" W A DISTANCE OF 49.16 FEET; THENCE
N 09°19'21" W A DISTANCE OF 63.76 FEET; THENCE N 10°56'04" E A DISTANCE OF 34.69 FEET; THENCE
N 63°21'41" E A DISTANCE OF 37.96 FEET; THENCE N 14°39'07" W A DISTANCE OF 75.05 FEET TO THE SAID POINT-OF-BEGINNING OF THIS DESCRIPTION.
CONTAINING 2.16 ACRES, MORE OR LESS.

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
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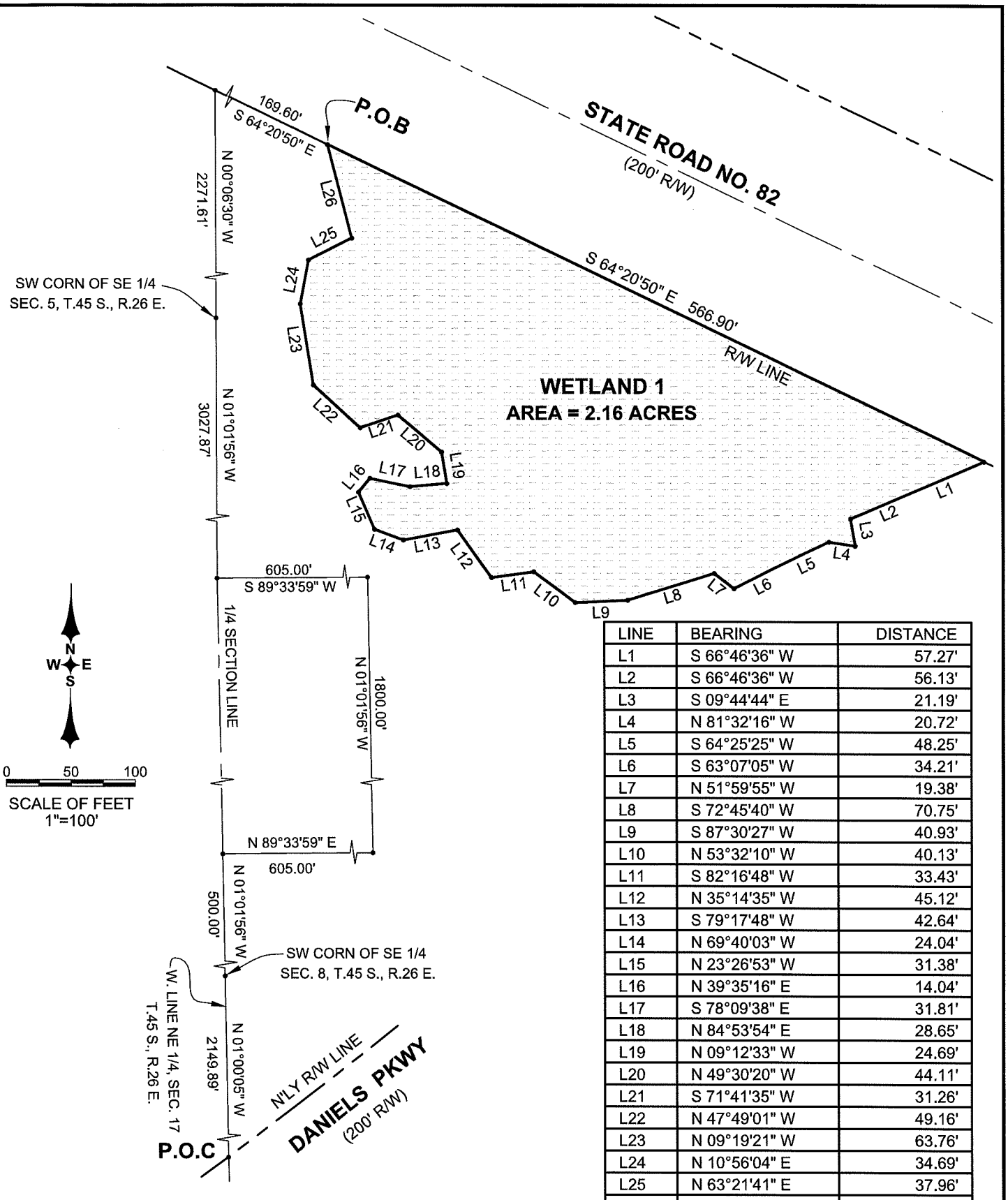
SHEET 3 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341



LINE	BEARING	DISTANCE
L1	S 66°46'36" W	57.27'
L2	S 66°46'36" W	56.13'
L3	S 09°44'44" E	21.19'
L4	N 81°32'16" W	20.72'
L5	S 64°25'25" W	48.25'
L6	S 63°07'05" W	34.21'
L7	N 51°59'55" W	19.38'
L8	S 72°45'40" W	70.75'
L9	S 87°30'27" W	40.93'
L10	N 53°32'10" W	40.13'
L11	S 82°16'48" W	33.43'
L12	N 35°14'35" W	45.12'
L13	S 79°17'48" W	42.64'
L14	N 69°40'03" W	24.04'
L15	N 23°26'53" W	31.38'
L16	N 39°35'16" E	14.04'
L17	S 78°09'38" E	31.81'
L18	N 84°53'54" E	28.65'
L19	N 09°12'33" W	24.69'
L20	N 49°30'20" W	44.11'
L21	S 71°41'35" W	31.26'
L22	N 47°49'01" W	49.16'
L23	N 09°19'21" W	63.76'
L24	N 10°56'04" E	34.69'
L25	N 63°21'41" E	37.96'
L26	N 14°39'07" W	75.05'

MDA PROJECT: 14012
CHECKED: MAH | DRAWN: MAH
DATE: 6-27-16
SHEET 4 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 1

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DESCRIPTION:

WETLAND 2

PARCEL OF LAND LYING IN SECTION 5, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY (200' RIGHT-OF- WAY) AND THE WESTERLY BOUNDARY LINE OF THE NORTHEAST-QUARTER OF SECTION 17 OF SAID TOWNSHIP 45 SOUTH, RANGE 26 EAST; THENCE N.01°00'05"W., ALONG THE SAID WEST BOUNDARY OF THE NORTHEAST-QUARTER OF SECTION 17, A DISTANCE OF 2149.89 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST-QUARTER OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG THE WEST BOUNDARY OF THE EAST ONE-HALF OF SAID SECTION 8, A DISTANCE OF 500.00 FEET; THENCE N.89°33'59"E., A DISTANCE OF 605.00 FEET; THENCE N.01°01'56"W., A DISTANCE OF 1800.00 FEET; THENCE S.89°33'59"W., A DISTANCE OF 605.00 FEET TO AN INTERSECTION WITH THE WEST BOUNDARY LINE OF THE EAST-HALF OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG SAID WEST BOUNDARY LINE, A DISTANCE OF 3027.87 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5; THENCE N.00°06'30"W., ALONG THE WEST BOUNDARY OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5, A DISTANCE OF 1370.78 FEET; THENCE N.89°53'30"E. A DISTANCE OF 1043.40 FEET TO THE POINT-OF-BEGINNING OF THIS DESCRIPTION;THENCE S 23°01'43" E A DISTANCE OF 30.44 FEET; THENCE S 13°52'49" E A DISTANCE OF 19.41 FEET;THENCE S 36°53'16" W A DISTANCE OF 32.78 FEET; THENCE S 07°42'11" W A DISTANCE OF 42.95 FEET; THENCE N 53°17'08" W A DISTANCE OF 37.58 FEET; THENCE N 10°39'29" E A DISTANCE OF 33.45 FEET; THENCE N 14°57'32" E A DISTANCE OF 33.15 FEET; THENCE N 22°43'44" E A DISTANCE OF 24.22 FEET; THENCE N 68°16'25" E A DISTANCE OF 16.03 FEETMTO THE SAID POINT-OF-BEGINNING OF THIS DESCRIPTION. CONTAINING 0.08 ACRE, MORE OR LESS.

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
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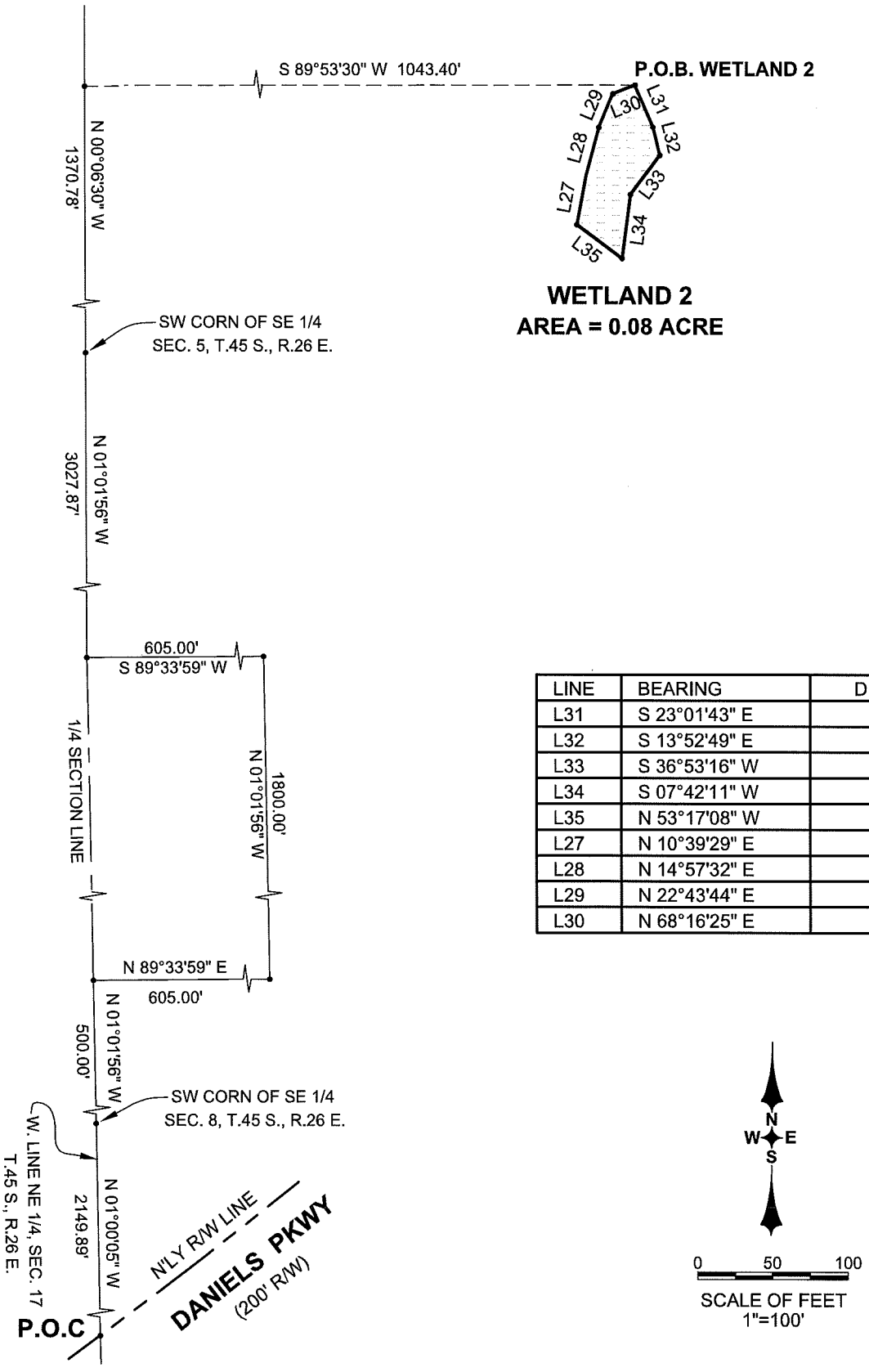

LINE	BEARING	DISTANCE
L31	S 23°01'43" E	30.44'
L32	S 13°52'49" E	19.41'
L33	S 36°53'16" W	32.78'
L34	S 07°42'11" W	42.95'
L35	N 53°17'08" W	37.58'
L27	N 10°39'29" E	33.45'
L28	N 14°57'32" E	33.15'
L29	N 22°43'44" E	24.22'
L30	N 68°16'25" E	16.03'

MDA PROJECT:	14012
CHECKED:	MAH
DRAWN:	MAH
DATE:	6-27-16
SHEET	6 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 2

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Toll free: 866-337-7341

DESCRIPTION:

WETLAND 3

PARCEL OF LAND LYING IN SECTION 4, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY (200' RIGHT-OF- WAY) AND THE WESTERLY BOUNDARY LINE OF THE NORTHEAST-QUARTER OF SECTION 17 OF SAID TOWNSHIP 45 SOUTH, RANGE 26 EAST; THENCE N.01°00'05"W., ALONG THE SAID WEST BOUNDARY OF THE NORTHEAST-QUARTER OF SECTION 17, A DISTANCE OF 2149.89 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST-QUARTER OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG THE WEST BOUNDARY OF THE EAST ONE-HALF OF SAID SECTION 8, A DISTANCE OF 500.00 FEET; THENCE N.89°33'59"E., A DISTANCE OF 605.00 FEET; THENCE N.01°01'56"W., A DISTANCE OF 1800.00 FEET; THENCE S.89°33'59"W., A DISTANCE OF 605.00 FEET TO AN INTERSECTION WITH THE WEST BOUNDARY LINE OF THE EAST-HALF OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG SAID WEST BOUNDARY LINE, A DISTANCE OF 3027.87 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5; THENCE N.00°06'30"W., ALONG THE WEST BOUNDARY OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5, A DISTANCE OF 2271.61 FEET TO AN INTERSECTION WITH THE SOUTHERLY RIGHT-OF-WAYLINE OF STATE ROAD 82 (200' RIGHT-OF-WAY); THENCE S.64°20'50"E., ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 3088.33 FEET TO THE POINT-OF-BEGINNING OF THIS DESCRIPTION; THENCE S 64°20'50" E, CONTINUING ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 530.57 FEET; THENCE S 40°22'16" W A DISTANCE OF 27.86 FEET; THENCE S 00°34'21" W A DISTANCE OF 64.15 FEET; THENCE S 22°32'09" W A DISTANCE OF 28.61 FEET; THENCE S 28°17'14" W A DISTANCE OF 46.22 FEET; THENCE S 12°27'00" W A DISTANCE OF 46.71 FEET; THENCE S 34°03'15" W A DISTANCE OF 56.27 FEET; THENCE S 55°17'25" W A DISTANCE OF 41.23 FEET; THENCE N 82°23'07" W A DISTANCE OF 66.71 FEET; THENCE S 35°28'52" W A DISTANCE OF 47.33 FEET; THENCE N 82°59'55" W A DISTANCE OF 39.31 FEET; THENCE N 69°37'19" W A DISTANCE OF 73.91 FEET; THENCE N 43°34'19" W A DISTANCE OF 85.21 FEET; THENCE S 85°29'59" W A DISTANCE OF 54.89 FEET; THENCE N 40°01'37" W A DISTANCE OF 44.95 FEET; THENCE N 10°54'32" W A DISTANCE OF 53.44 FEET; THENCE N 27°43'36" E A DISTANCE OF 62.21 FEET; THENCE N 13°38'55" E A DISTANCE OF 62.75 FEET; THENCE N 26°26'28" W A DISTANCE OF 38.03 FEET; THENCE N 63°28'14" W A DISTANCE OF 47.49 FEET; THENCE N 20°44'49" W A DISTANCE OF 46.95 FEET; THENCE N 58°26'42" E A DISTANCE OF 75.23 FEET; THENCE N 26°08'18" E A DISTANCE OF 27.21 FEET; THENCE N 59°57'18" W A DISTANCE OF 51.78 FEET; THENCE N 00°25'22" W A DISTANCE OF 36.45 FEET; THENCE N 21°16'23" E A DISTANCE OF 12.21 FEET TO THE SAID POINT-OF-BEGINNING OF THIS DESCRIPTION. CONTAINING 3.70 ACRES, MORE OR LESS.

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
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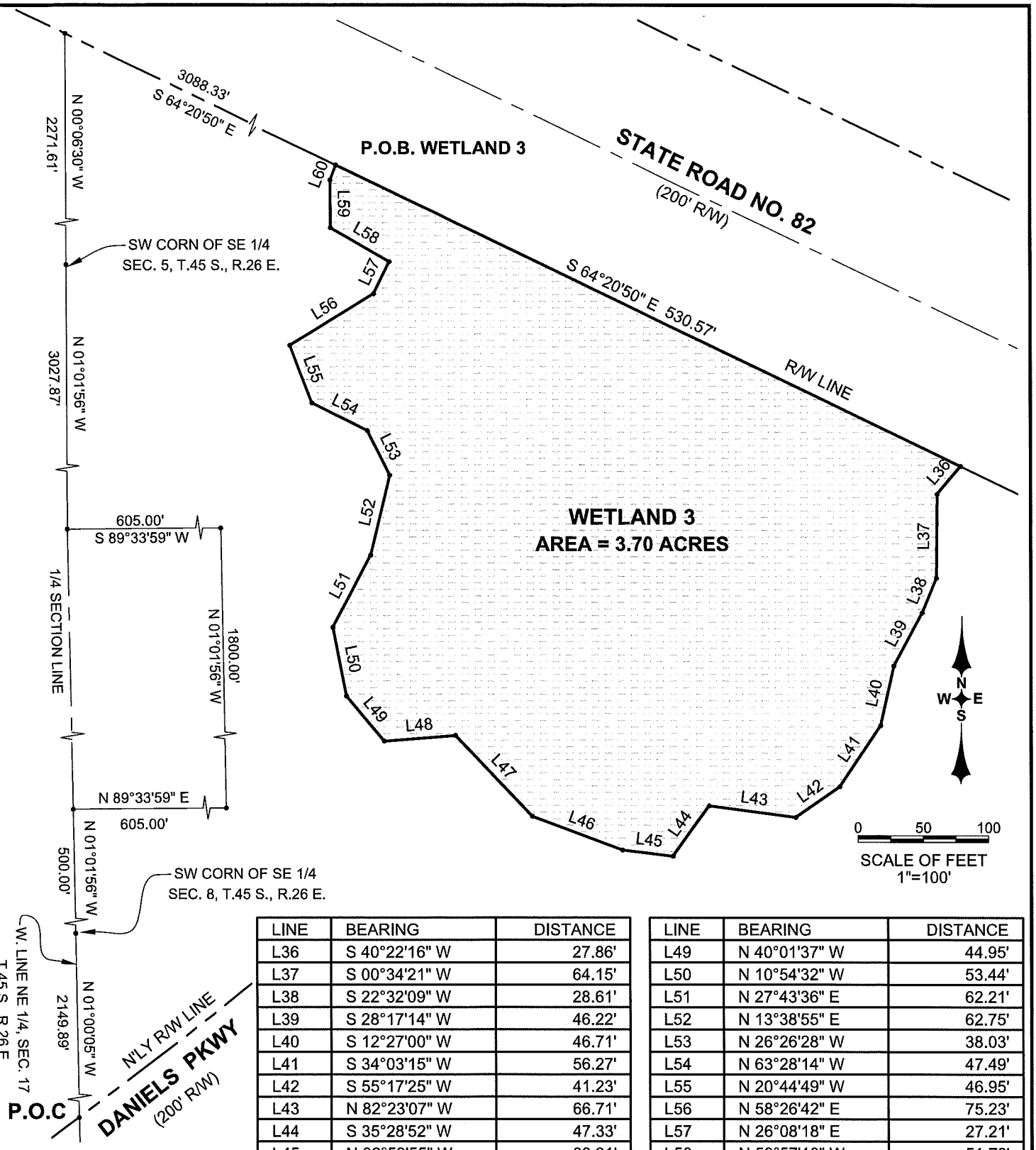

LINE	BEARING	DISTANCE
L36	S 40°22'16" W	27.86'
L37	S 00°34'21" W	64.15'
L38	S 22°32'09" W	28.61'
L39	S 28°17'14" W	46.22'
L40	S 12°27'00" W	46.71'
L41	S 34°03'15" W	56.27'
L42	S 55°17'25" W	41.23'
L43	N 82°23'07" W	66.71'
L44	S 35°28'52" W	47.33'
L45	N 82°59'55" W	39.31'
L46	N 69°37'19" W	73.91'
L47	N 43°34'19" W	85.21'
L48	S 85°29'59" W	54.89'

LINE	BEARING	DISTANCE
L49	N 40°01'37" W	44.95'
L50	N 10°54'32" W	53.44'
L51	N 27°43'36" E	62.21'
L52	N 13°38'55" E	62.75'
L53	N 26°26'28" W	38.03'
L54	N 63°28'14" W	47.49'
L55	N 20°44'49" W	46.95'
L56	N 58°26'42" E	75.23'
L57	N 26°08'18" E	27.21'
L58	N 59°57'18" W	51.78'
L59	N 00°25'22" W	36.45'
L60	N 21°16'23" E	12.21'

MDA PROJECT: 14012
CHECKED: MAH | DRAWN: MAH
DATE: 6-27-16
SHEET 8 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 3

MORRIS DEPEW
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Fort Myers, Florida 33916
(239) 337-3993
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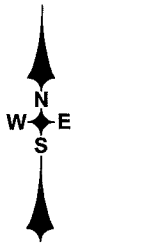
DESCRIPTION:

WETLAND 4

PARCEL OF LAND LYING IN SECTION 8, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

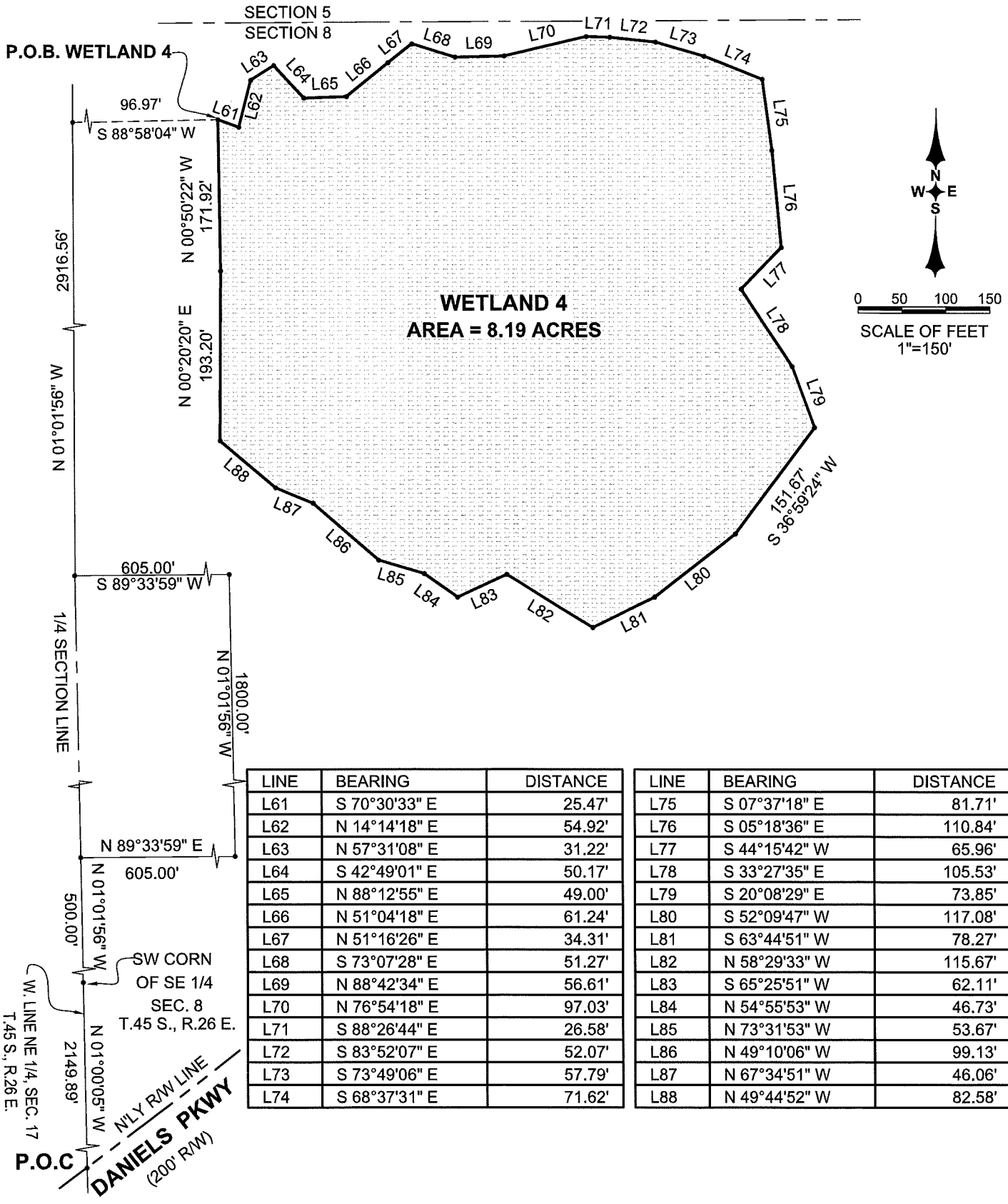
COMMENCING AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY (200' RIGHT-OF- WAY) AND THE WESTERLY BOUNDARY LINE OF THE NORTHEAST-QUARTER OF SECTION 17 OF SAID TOWNSHIP 45 SOUTH, RANGE 26 EAST; THENCE N.01°00'05"W., ALONG THE SAID WEST BOUNDARY OF THE NORTHEAST-QUARTER OF SECTION 17, A DISTANCE OF 2149.89 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST-QUARTER OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG THE WEST BOUNDARY OF THE EAST ONE-HALF OF SAID SECTION 8, A DISTANCE OF 500.00 FEET; THENCE N.89°33'59"E., A DISTANCE OF 605.00 FEET; THENCE N.01°01'56"W., A DISTANCE OF 1800.00 FEET; THENCE S.89°33'59"W., A DISTANCE OF 605.00 FEET TO AN INTERSECTION WITH THE WEST BOUNDARY LINE OF THE EAST-HALF OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG SAID WEST BOUNDARY LINE, A DISTANCE OF 2916.56 FEET; THENCE N.88°58'04"E A DISTANCE OF 96.97 FEET TO THE POINT-OF-BEGINNING OF THIS DESCRIPTION; THENCE S 70°30'33" E A DISTANCE OF 25.47 FEET; THENCE N 14°14'18" E A DISTANCE OF 54.92 FEET; THENCE N 57°31'08" E A DISTANCE OF 31.22 FEET; THENCE S 42°49'01" E A DISTANCE OF 50.17 FEET; THENCE N 88°12'55" E A DISTANCE OF 49.00 FEET; THENCE N 51°04'18" E A DISTANCE OF 61.24 FEET; THENCE N 51°16'26" E A DISTANCE OF 34.31 FEET; THENCE S 73°07'28" E A DISTANCE OF 51.27 FEET; THENCE N 88°42'34" E A DISTANCE OF 56.61 FEET; THENCE N 76°54'18" E A DISTANCE OF 97.03 FEET; THENCE S 88°26'44" E A DISTANCE OF 26.58 FEET; THENCE S 83°52'07" E A DISTANCE OF 52.07 FEET; THENCE S 73°49'06" E A DISTANCE OF 57.79 FEET; THENCE S 68°37'31" E A DISTANCE OF 71.62 FEET; THENCE S 07°37'18" E A DISTANCE OF 81.71 FEET; THENCE S 05°18'36" E A DISTANCE OF 110.84 FEET; THENCE S 44°15'42" W A DISTANCE OF 65.96 FEET; THENCE S 33°27'35" E A DISTANCE OF 105.53 FEET; THENCE S 20°08'29" E A DISTANCE OF 73.85 FEET; THENCE S 36°59'24" W A DISTANCE OF 151.67 FEET; THENCE S 52°09'47" W A DISTANCE OF 117.08 FEET; THENCE S 63°44'51" W A DISTANCE OF 78.27 FEET; THENCE N 58°29'33" W A DISTANCE OF 115.67 FEET; THENCE S 65°25'51" W A DISTANCE OF 62.11 FEET; THENCE N 54°55'53" W A DISTANCE OF 46.73 FEET; THENCE N 73°31'53" W A DISTANCE OF 53.67 FEET; THENCE N 49°10'06" W A DISTANCE OF 99.13 FEET; THENCE N 67°34'51" W A DISTANCE OF 46.06 FEET; THENCE N 49°44'52" W A DISTANCE OF 82.58 FEET; THENCE N 00°20'20" E A DISTANCE OF 193.20 FEET; THENCE N 00°50'22" W A DISTANCE OF 171.92 FEET; TO THE SAID POINT-OF-BEGINNING OF THIS DESCRIPTION.
CONTAINING 8.19 ACRES, MORE OR LESS.



0 50 100 150

SCALE OF FEET
1"=150'

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
DATE: 6-27-16	**WETLAND NO. 4**	• Fort Myers • Tallahassee
SHEET 9 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341



LINE	BEARING	DISTANCE
L61	S 70°30'33" E	25.47'
L62	N 14°14'18" E	54.92'
L63	N 57°31'08" E	31.22'
L64	S 42°49'01" E	50.17'
L65	N 88°12'55" E	49.00'
L66	N 51°04'18" E	61.24'
L67	N 51°16'26" E	34.31'
L68	S 73°07'28" E	51.27'
L69	N 88°42'34" E	56.61'
L70	N 76°54'18" E	97.03'
L71	S 88°26'44" E	26.58'
L72	S 83°52'07" E	52.07'
L73	S 73°49'06" E	57.79'
L74	S 68°37'31" E	71.62'

LINE	BEARING	DISTANCE
L75	S 07°37'18" E	81.71'
L76	S 05°18'36" E	110.84'
L77	S 44°15'42" W	65.96'
L78	S 33°27'35" E	105.53'
L79	S 20°08'29" E	73.85'
L80	S 52°09'47" W	117.08'
L81	S 63°44'51" W	78.27'
L82	N 58°29'33" W	115.67'
L83	S 65°25'51" W	62.11'
L84	N 54°55'53" W	46.73'
L85	N 73°31'53" W	53.67'
L86	N 49°10'06" W	99.13'
L87	N 67°34'51" W	46.06'
L88	N 49°44'52" W	82.58'

MDA PROJECT: 14012
CHECKED: MAH | DRAWN: MAH
DATE: 6-27-16
SHEET 10 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 4

MORRIS DEPEW
ENGINEERS • PLANNERS • SURVEYORS
LANDSCAPE ARCHITECTS
FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330

• Fort Myers
• Tallahassee

Metro Center 1
2891 Center Pointe Drive, Unit 100
Fort Myers, Florida 33916
(239) 337-3993
Fax: (239) 337-3994
Toll free: 866-337-7341

DESCRIPTION:

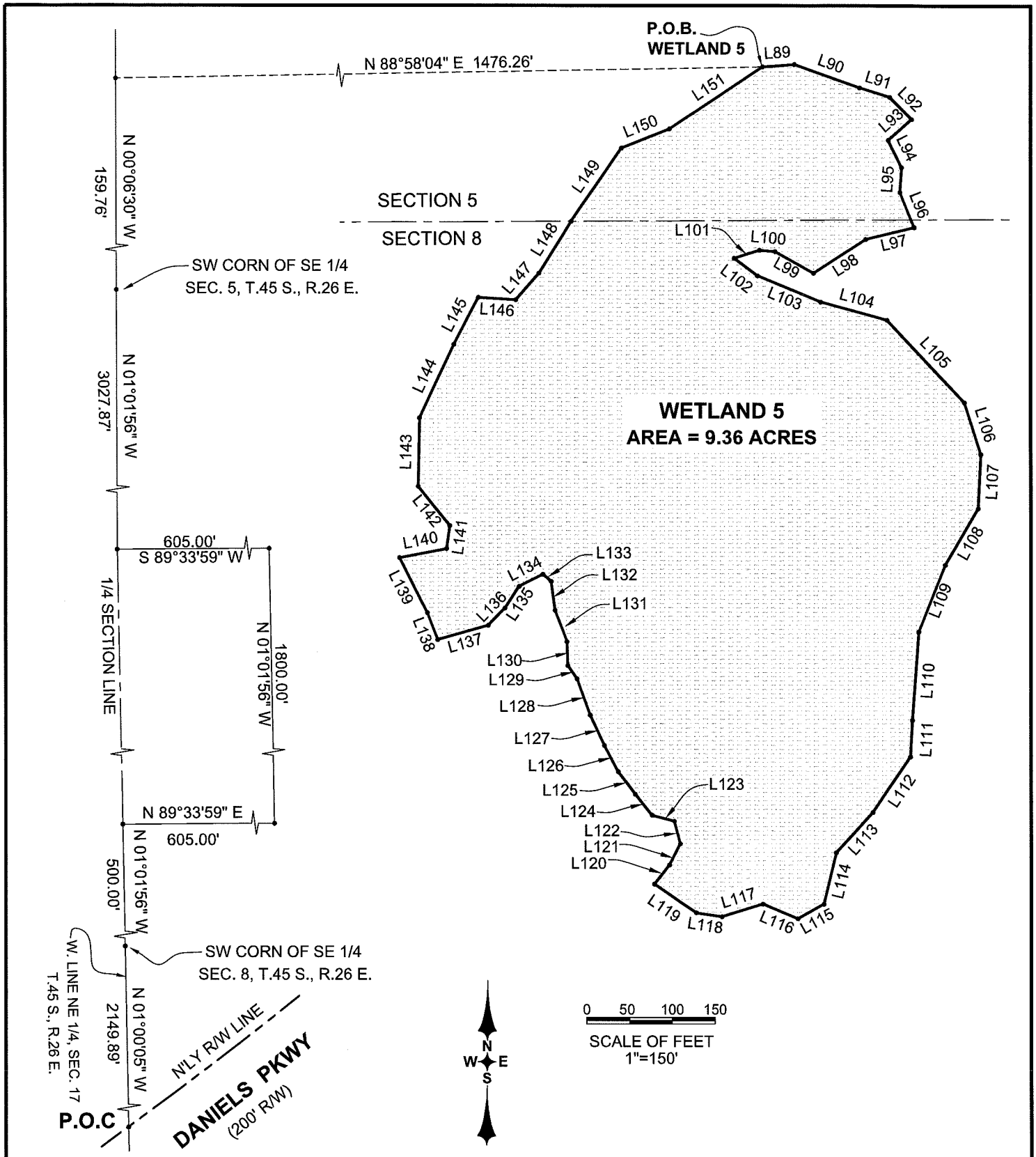
WETLAND 5

PARCEL OF LAND LYING IN SECTIONS 5 AND 8, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY (200' RIGHT-OF- WAY) AND THE WESTERLY BOUNDARY LINE OF THE NORTHEAST-QUARTER OF SECTION 17 OF SAID TOWNSHIP 45 SOUTH, RANGE 26 EAST; THENCE N.01°00'05"W., ALONG THE SAID WEST BOUNDARY OF THE NORTHEAST-QUARTER OF SECTION 17, A DISTANCE OF 2149.89 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST-QUARTER OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG THE WEST BOUNDARY OF THE EAST ONE-HALF OF SAID SECTION 8, A DISTANCE OF 500.00 FEET; THENCE N.89°33'59"E., A DISTANCE OF 605.00 FEET; THENCE N.01°01'56"W., A DISTANCE OF 1800.00 FEET; THENCE S.89°33'59"W., A DISTANCE OF 605.00 FEET TO AN INTERSECTION WITH THE WEST BOUNDARY LINE OF THE EAST-HALF OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG SAID WEST BOUNDARY LINE, A DISTANCE OF 3027.87 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5; THENCE N.00°06'30"W., ALONG THE WEST BOUNDARY OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5, A DISTANCE OF 159.76 FEET; THENCE N.88°58'04"E A DISTANCE OF 1476.26 FEET TO THE POINT-OF-BEGINNING OF THIS DESCRIPTION; THENCE N 85°30'35" E A DISTANCE OF 37.31 FEET; THENCE S 70°28'23" E A DISTANCE OF 81.30 FEET; THENCE S 72°56'00" E A DISTANCE OF 37.33 FEET; THENCE S 44°37'00" E A DISTANCE OF 36.25 FEET; THENCE S 48°16'20" W A DISTANCE OF 36.47 FEET; THENCE S 26°03'22" E A DISTANCE OF 35.29 FEET; THENCE S 03°57'43" W A DISTANCE OF 29.05 FEET; THENCE S 22°05'12" E A DISTANCE OF 44.24 FEET; THENCE S 76°19'25" W A DISTANCE OF 58.62 FEET; THENCE S 57°14'57" W A DISTANCE OF 72.93 FEET; THENCE N 60°49'57" W A DISTANCE OF 51.65 FEET; THENCE N 85°08'56" W A DISTANCE OF 18.04 FEET; THENCE S 72°31'32" W A DISTANCE OF 31.20 FEET; THENCE S 53°00'15" E A DISTANCE OF 33.93 FEET; THENCE S 67°37'40" E A DISTANCE OF 80.14 FEET; THENCE S 74°57'19" E A DISTANCE OF 80.94 FEET; THENCE S 42°54'47" E A DISTANCE OF 131.38 FEET; THENCE S 17°31'18" E A DISTANCE OF 63.27 FEET; THENCE S 02°49'09" W A DISTANCE OF 63.19 FEET; THENCE S 30°09'21" W A DISTANCE OF 76.38 FEET; THENCE S 21°33'04" W A DISTANCE OF 83.60 FEET; THENCE S 04°07'52" W A DISTANCE OF 103.46 FEET; THENCE S 03°06'02" W A DISTANCE OF 42.69 FEET; THENCE S 34°20'26" W A DISTANCE OF 78.36 FEET; THENCE S 42°28'09" W A DISTANCE OF 63.88 FEET; THENCE S 13°27'31" W A DISTANCE OF 61.74 FEET; THENCE S 61°12'53" W A DISTANCE OF 35.20 FEET; THENCE N 67°29'26" W A DISTANCE OF 44.25 FEET; THENCE S 72°52'18" W A DISTANCE OF 50.19 FEET; THENCE N 81°16'59" W A DISTANCE OF 30.42 FEET; THENCE N 55°40'01" W A DISTANCE OF 59.39 FEET; THENCE N 38°36'33" E A DISTANCE OF 28.61 FEET; THENCE N 27°32'57" E A DISTANCE OF 27.78 FEET; THENCE N 14°54'16" W A DISTANCE OF 27.18 FEET; THENCE N 75°02'37" W A DISTANCE OF 27.11 FEET; THENCE N 39°01'38" W A DISTANCE OF 31.63 FEET; THENCE N 36°55'07" W A DISTANCE OF 32.95 FEET; THENCE N 28°04'03" W A DISTANCE OF 34.42 FEET; THENCE N 24°46'56" W A DISTANCE OF 38.99 FEET; THENCE N 19°48'26" W A DISTANCE OF 45.10 FEET; THENCE N 35°19'47" W A DISTANCE OF 18.93 FEET; THENCE N 02°00'05" W A DISTANCE OF 27.89 FEET; THENCE N 20°50'13" W A DISTANCE OF 39.02 FEET; THENCE N 07°27'08" W A DISTANCE OF 34.05 FEET; THENCE N 48°46'53" W A DISTANCE OF 12.51 FEET; THENCE S 62°42'37" W A DISTANCE OF 31.04 FEET; THENCE S 33°09'05" W A DISTANCE OF 30.24 FEET; THENCE S 44°59'50" W A DISTANCE OF 28.33 FEET; THENCE S 74°12'18" W A DISTANCE OF 61.57 FEET; THENCE N 21°06'29" W A DISTANCE OF 33.70 FEET; THENCE N 26°57'40" W A DISTANCE OF 71.96 FEET; THENCE N 79°12'17" E A DISTANCE OF 55.92 FEET; THENCE N 08°17'03" E A DISTANCE OF 27.18 FEET; THENCE N 38°37'04" W A DISTANCE OF 58.75 FEET; THENCE N 01°12'09" E A DISTANCE OF 79.95 FEET; THENCE N 25°08'51" E A DISTANCE OF 94.51 FEET; THENCE N 27°48'48" E A DISTANCE OF 61.98 FEET; THENCE S 86°16'39" E A DISTANCE OF 44.44 FEET; THENCE N 40°43'08" E A DISTANCE OF 41.01 FEET; THENCE N 31°56'53" E A DISTANCE OF 74.21 FEET; THENCE N 34°38'23" E A DISTANCE OF 100.79 FEET; THENCE N 68°12'52" E A DISTANCE OF 60.63 FEET; THENCE N 56°25'31" E A DISTANCE OF 130.51 FEET TO THE SAID POINT-OF-BEGINNING OF THIS DESCRIPTION.

CONTAINING 9.36 ACRES, MORE OR LESS.

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	• Fort Myers • Tallahassee
DATE: 6-27-16	**WETLAND NO. 5**	Metro Center 1, 2891 Center Pointe Drive, Unit 100, Fort Myers, Florida 33916, (239) 337-3993, Fax: (239) 337-3994, Toll free: 866-337-7341
SHEET 11 OF 50		



MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
DATE: 6-27-16	**WETLAND NO. 5**	• Fort Myers • Tallahassee
SHEET 12 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341

LINE	BEARING	DISTANCE
L89	N 85°30'35" E	37.31'
L90	S 70°28'23" E	81.30'
L91	S 72°56'00" E	37.33'
L92	S 44°37'00" E	36.25'
L93	S 48°16'20" W	36.47'
L94	S 26°03'22" E	35.29'
L95	S 03°57'43" W	29.05'
L96	S 22°05'12" E	44.24'
L97	S 76°19'25" W	58.62'
L98	S 57°14'57" W	72.93'
L99	N 60°49'57" W	51.65'
L100	N 85°08'56" W	18.04'
L101	S 72°31'32" W	31.20'
L102	S 53°00'15" E	33.93'
L103	S 67°37'40" E	80.14'
L104	S 74°57'19" E	80.94'
L105	S 42°54'47" E	131.38'
L106	S 17°31'18" E	63.27'
L107	S 02°49'09" W	63.19'
L108	S 30°09'21" W	76.38'
L109	S 21°33'04" W	83.60'
L110	S 04°07'52" W	103.46'
L111	S 03°06'02" W	42.69'
L112	S 34°20'26" W	78.36'
L113	S 42°28'09" W	63.88'
L114	S 13°27'31" W	61.74'
L115	S 61°12'53" W	35.20'
L116	N 67°29'26" W	44.25'
L117	S 72°52'18" W	50.19'
L118	N 81°16'59" W	30.42'
L119	N 55°40'01" W	59.39'
L120	N 38°36'33" E	28.61'

LINE	BEARING	DISTANCE
L121	N 27°32'57" E	27.78'
L122	N 14°54'16" W	27.18'
L123	N 75°02'37" W	27.11'
L124	N 39°01'38" W	31.63'
L125	N 36°55'07" W	32.95'
L126	N 28°04'03" W	34.42'
L127	N 24°46'56" W	38.99'
L128	N 19°48'26" W	45.10'
L129	N 35°19'47" W	18.93'
L130	N 02°00'05" W	27.89'
L131	N 20°50'13" W	39.02'
L132	N 07°27'08" W	34.05'
L133	N 48°46'53" W	12.51'
L134	S 62°42'37" W	31.04'
L135	S 33°09'05" W	30.24'
L136	S 44°59'50" W	28.33'
L137	S 74°12'18" W	61.57'
L138	N 21°06'29" W	33.70'
L139	N 26°57'40" W	71.96'
L140	N 79°12'17" E	55.92'
L141	N 08°17'03" E	27.18'
L142	N 38°37'04" W	58.75'
L143	N 01°12'09" E	79.95'
L144	N 25°08'51" E	94.51'
L145	N 27°48'48" E	61.98'
L146	S 86°16'39" E	44.44'
L147	N 40°43'08" E	41.01'
L148	N 31°56'53" E	74.21'
L149	N 34°38'23" E	100.79'
L150	N 68°12'52" E	60.63'
L151	N 56°25'31" E	130.51'

MDA PROJECT: 14012

CHECKED: MAH | DRAWN: MAH

DATE: 7-28-16

SHEET 13 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 5

MORRIS DEPEW

ENGINEERS • PLANNERS • SURVEYORS
LANDSCAPE ARCHITECTS
FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330

• Fort Myers
• Tallahassee

Metro Center 1
2891 Center Pointe Drive, Unit 100
Fort Myers, Florida 33916
(239) 337-3993
Fax: (239) 337-3994
Toll free: 866-337-7341

DESCRIPTION:

WETLAND 6

PARCEL OF LAND LYING IN SECTIONS 4, 5, 8 AND 9, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

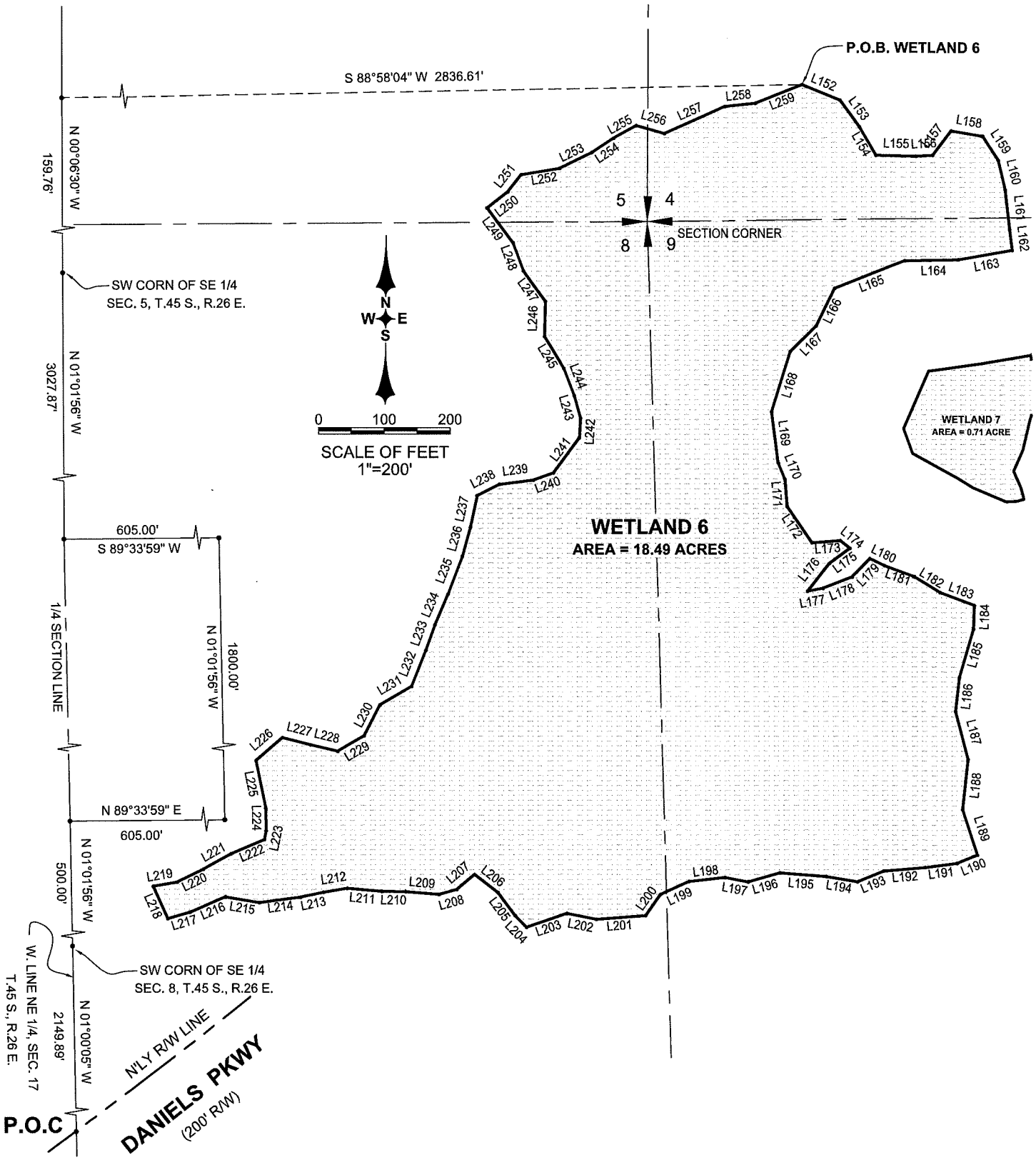
COMMENCING AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY (200' RIGHT-OF- WAY) AND THE WESTERLY BOUNDARY LINE OF THE NORTHEAST-QUARTER OF SECTION 17 OF SAID TOWNSHIP 45 SOUTH, RANGE 26 EAST; THENCE N.01°00'05"W., ALONG THE SAID WEST BOUNDARY OF THE NORTHEAST-QUARTER OF SECTION 17, A DISTANCE OF 2149.89 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST-QUARTER OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG THE WEST BOUNDARY OF THE EAST ONE-HALF OF SAID SECTION 8, A DISTANCE OF 500.00 FEET; THENCE N.89°33'59"E., A DISTANCE OF 605.00 FEET; THENCE N.01°01'56"W., A DISTANCE OF 1800.00 FEET; THENCE S.89°33'59"W., A DISTANCE OF 605.00 FEET TO AN INTERSECTION WITH THE WEST BOUNDARY LINE OF THE EAST-HALF OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG SAID WEST BOUNDARY LINE, A DISTANCE OF 3027.87 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5; THENCE N.00°06'30"W., ALONG THE WEST BOUNDARY OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5, A DISTANCE OF 169.85 FEET; THENCE N.88°58'04"E A DISTANCE OF 2836.61 FEET TO THE POINT-OF-BEGINNING OF THIS DESCRIPTION;
THENCE S 67°41'20" E A DISTANCE OF 62.00 FEET;
THENCE S 35°56'36" E A DISTANCE OF 49.61 FEET; THENCE S 30°11'08" E A DISTANCE OF 50.02 FEET;
THENCE S 88°44'44" E A DISTANCE OF 60.62 FEET; THENCE N 87°00'49" E A DISTANCE OF 25.64 FEET;
THENCE N 37°10'33" E A DISTANCE OF 46.53 FEET; THENCE S 80°27'24" E A DISTANCE OF 48.42 FEET;
THENCE S 33°07'53" E A DISTANCE OF 43.15 FEET; THENCE S 13°23'50" E A DISTANCE OF 45.51 FEET;
THENCE S 06°10'21" E A DISTANCE OF 61.02 FEET; THENCE S 06°49'37" E A DISTANCE OF 31.92 FEET;
THENCE S 80°00'14" W A DISTANCE OF 83.01 FEET; THENCE S 88°42'09" W A DISTANCE OF 81.56 FEET;
THENCE S 68°35'16" W A DISTANCE OF 114.70 FEET; THENCE S 26°02'02" W A DISTANCE OF 63.38 FEET;
THENCE S 45°24'14" W A DISTANCE OF 55.57 FEET; THENCE S 17°21'26" W A DISTANCE OF 95.56 FEET;
THENCE S 07°16'23" E A DISTANCE OF 78.00 FEET; THENCE S 21°54'12" E A DISTANCE OF 27.04 FEET;
THENCE S 04°30'01" E A DISTANCE OF 41.20 FEET; THENCE S 34°15'59" E A DISTANCE OF 66.44 FEET;
THENCE N 85°47'21" E A DISTANCE OF 42.97 FEET; THENCE S 50°52'51" E A DISTANCE OF 18.58 FEET;
THENCE S 53°33'08" W A DISTANCE OF 38.23 FEET; THENCE S 38°17'46" W A DISTANCE OF 53.58 FEET;
THENCE N 79°42'13" E A DISTANCE OF 23.88 FEET; THENCE N 68°46'31" E A DISTANCE OF 46.83 FEET;
THENCE N 44°29'48" E A DISTANCE OF 39.20 FEET; THENCE S 64°41'48" E A DISTANCE OF 24.78 FEET;
THENCE S 69°45'51" E A DISTANCE OF 48.09 FEET; THENCE S 58°35'20" E A DISTANCE OF 46.10 FEET;
THENCE S 69°23'41" E A DISTANCE OF 54.93 FEET; THENCE S 02°03'07" W A DISTANCE OF 35.83 FEET;
THENCE S 16°14'58" W A DISTANCE OF 76.77 FEET; THENCE S 06°28'15" W A DISTANCE OF 51.68 FEET;
THENCE S 14°28'53" E A DISTANCE OF 74.70 FEET; THENCE S 06°09'56" W A DISTANCE OF 76.83 FEET;
THENCE S 17°49'29" E A DISTANCE OF 72.47 FEET; THENCE S 67°39'43" W A DISTANCE OF 33.29 FEET;
THENCE S 82°30'24" W A DISTANCE OF 49.14 FEET; THENCE S 85°06'06" W A DISTANCE OF 62.92 FEET;
THENCE S 67°45'01" W A DISTANCE OF 43.59 FEET; THENCE N 80°19'46" W A DISTANCE OF 48.42 FEET;
THENCE N 85°29'22" W A DISTANCE OF 69.70 FEET; THENCE S 74°04'16" W A DISTANCE OF 50.68 FEET;
THENCE N 79°23'14" W A DISTANCE OF 36.27 FEET; THENCE S 83°39'16" W A DISTANCE OF 55.47 FEET;
THENCE S 65°32'19" W A DISTANCE OF 47.55 FEET; THENCE S 35°43'08" W A DISTANCE OF 39.19 FEET;
THENCE S 85°44'12" W A DISTANCE OF 75.26 FEET; THENCE N 78°53'26" W A DISTANCE OF 45.67 FEET;
THENCE S 71°05'33" W A DISTANCE OF 64.92 FEET; THENCE N 44°22'39" W A DISTANCE OF 25.06 FEET;
THENCE N 36°39'56" W A DISTANCE OF 43.57 FEET; THENCE N 52°31'55" W A DISTANCE OF 44.59 FEET;
THENCE S 50°29'22" W A DISTANCE OF 35.62 FEET; THENCE S 74°26'45" W A DISTANCE OF 27.98 FEET;
THENCE N 84°59'39" W A DISTANCE OF 50.93 FEET; THENCE N 89°42'37" W A DISTANCE OF 35.60 FEET;
THENCE N 84°50'13" W A DISTANCE OF 52.36 FEET; THENCE S 80°51'25" W A DISTANCE OF 37.73 FEET;
THENCE S 77°58'06" W A DISTANCE OF 35.99 FEET; THENCE S 82°39'02" W A DISTANCE OF 63.87 FEET;
THENCE N 80°39'01" W A DISTANCE OF 52.46 FEET; THENCE S 67°00'23" W A DISTANCE OF 58.77 FEET;
THENCE S 73°36'53" W A DISTANCE OF 34.98 FEET; THENCE N 23°47'48" W A DISTANCE OF 53.91 FEET;
THENCE N 80°14'32" E A DISTANCE OF 36.56 FEET; THENCE N 63°44'19" E A DISTANCE OF 44.04 FEET;
THENCE N 61°17'34" E A DISTANCE OF 48.30 FEET; THENCE N 67°21'49" E A DISTANCE OF 55.52 FEET;

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
DATE: 7-28-16	**WETLAND NO. 6**	• Fort Myers • Tallahassee
SHEET 14 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341

DESCRIPTION CONTINUED

THENCE N 11°26'47" E A DISTANCE OF 13.84 FEET; THENCE N 00°41'01" W A DISTANCE OF 34.45 FEET; THENCE N 11°37'16" W A DISTANCE OF 73.65 FEET; THENCE N 49°35'45" E A DISTANCE OF 53.43 FEET; THENCE S 76°10'58" E A DISTANCE OF 44.54 FEET; THENCE S 76°37'41" E A DISTANCE OF 43.20 FEET; THENCE N 59°40'10" E A DISTANCE OF 46.22 FEET; THENCE N 27°23'49" E A DISTANCE OF 52.86 FEET; THENCE N 59°45'53" E A DISTANCE OF 55.66 FEET; THENCE N 21°26'07" E A DISTANCE OF 59.13 FEET; THENCE N 19°49'27" E A DISTANCE OF 41.16 FEET; THENCE N 23°11'30" E A DISTANCE OF 50.19 FEET; THENCE N 21°17'52" E A DISTANCE OF 61.65 FEET; THENCE N 15°46'15" E A DISTANCE OF 45.64 FEET; THENCE N 11°48'51" E A DISTANCE OF 49.23 FEET; THENCE N 63°22'12" E A DISTANCE OF 38.22 FEET; THENCE N 82°55'29" E A DISTANCE OF 52.70 FEET; THENCE N 70°06'29" E A DISTANCE OF 31.49 FEET; THENCE N 36°58'34" E A DISTANCE OF 66.65 FEET; THENCE N 03°38'13" E A DISTANCE OF 30.00 FEET; THENCE N 15°27'17" W A DISTANCE OF 35.38 FEET; THENCE N 21°08'43" W A DISTANCE OF 44.24 FEET; THENCE N 31°00'06" W A DISTANCE OF 56.41 FEET; THENCE N 01°35'59" E A DISTANCE OF 53.41 FEET; THENCE N 35°54'51" W A DISTANCE OF 56.62 FEET; THENCE N 20°10'30" W A DISTANCE OF 45.40 FEET; THENCE N 36°45'08" W A DISTANCE OF 66.15 FEET; THENCE N 52°32'51" E A DISTANCE OF 39.78 FEET; THENCE N 38°04'26" E A DISTANCE OF 32.83 FEET; THENCE N 80°22'21" E A DISTANCE OF 59.49 FEET; THENCE N 64°00'28" E A DISTANCE OF 54.80 FEET; THENCE N 56°46'14" E A DISTANCE OF 39.73 FEET; THENCE N 61°09'38" E A DISTANCE OF 39.41 FEET; THENCE S 74°21'40" E A DISTANCE OF 44.78 FEET; THENCE N 65°53'58" E A DISTANCE OF 100.87 FEET; THENCE N 84°17'26" E A DISTANCE OF 47.48 FEET; THENCE N 68°11'31" E A DISTANCE OF 76.23 FEET TO THE SAID POINT-OF-BEGINNING OF THIS DESCRIPTION.
CONTAINING 18.49 ACRES, MORE OR LESS.

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
DATE: 6-27-16	**WETLAND NO. 6**	• Fort Myers • Tallahassee
SHEET 15 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341



MDA PROJECT: 14012	
CHECKED: MAH / DRAWN: MAH	
DATE: 6-27-16	
SHEET 16 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 6

MORRIS DEPEW

ENGINEERS • PLANNERS • SURVEYORS
LANDSCAPE ARCHITECTS
FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330

- Fort Myers
- Tallahassee

Metro Center 1
2891 Center Pointe Drive, Unit 100
Fort Myers, Florida 33916
(239) 337-3993
Fax: (239) 337-3994
Toll free: 866-337-7941

LINE	BEARING	DISTANCE
L152	S 67°41'20" E	62.00'
L153	S 35°56'36" E	49.61'
L154	S 30°11'08" E	50.02'
L155	S 88°44'44" E	60.62'
L156	N 87°00'49" E	25.64'
L157	N 37°10'33" E	46.53'
L158	S 80°27'24" E	48.42'
L159	S 33°07'53" E	43.15'
L160	S 13°23'50" E	45.51'
L161	S 06°10'21" E	61.02'
L162	S 06°49'37" E	31.92'
L163	S 80°00'14" W	83.01'
L164	S 88°42'09" W	81.56'
L165	S 68°35'16" W	114.70'
L166	S 26°02'02" W	63.38'
L167	S 45°24'14" W	55.57'
L168	S 17°21'26" W	95.56'
L169	S 07°16'23" E	78.00'
L170	S 21°54'12" E	27.04'
L171	S 04°30'01" E	41.20'
L172	S 34°15'59" E	66.44'
L173	N 85°47'21" E	42.97'
L174	S 50°52'51" E	18.58'
L175	S 53°33'08" W	38.23'
L176	S 38°17'46" W	53.58'
L177	N 79°42'13" E	23.88'
L178	N 68°46'31" E	46.83'
L179	N 44°29'48" E	39.20'
L180	S 64°41'48" E	24.78'
L181	S 69°45'51" E	48.09'
L182	S 58°35'20" E	46.10'
L183	S 69°23'41" E	54.93'
L184	S 02°03'07" W	35.83'
L185	S 16°14'58" W	76.77'
L186	S 06°28'15" W	51.68'
L187	S 14°28'53" E	74.70'
L188	S 06°09'56" W	76.83'
L189	S 17°49'29" E	72.47'
L190	S 67°39'43" W	33.29'
L191	S 82°30'24" W	49.14'
L192	S 85°06'06" W	62.92'
L193	S 67°45'01" W	43.59'
L194	N 80°19'46" W	48.42'
L195	N 85°29'22" W	69.70'
L196	S 74°04'16" W	50.68'
L197	N 79°23'14" W	36.27'
L198	S 83°39'16" W	55.47'
L199	S 65°32'19" W	47.55'
L200	S 35°43'08" W	39.19'

LINE	BEARING	DISTANCE
L201	S 85°44'12" W	75.26'
L202	N 78°53'26" W	45.67'
L203	S 71°05'33" W	64.92'
L204	N 44°22'39" W	25.06'
L205	N 36°39'56" W	43.57'
L206	N 52°31'55" W	44.59'
L207	S 50°29'22" W	35.62'
L208	S 74°26'45" W	27.98'
L209	N 84°59'39" W	50.93'
L210	N 89°42'37" W	35.60'
L211	N 84°50'13" W	52.36'
L212	S 80°51'25" W	37.73'
L213	S 77°58'06" W	35.99'
L214	S 82°39'02" W	63.87'
L215	N 80°39'01" W	52.46'
L216	S 67°00'23" W	58.77'
L217	S 73°36'53" W	34.98'
L218	N 23°47'48" W	53.91'
L219	N 80°14'32" E	36.56'
L220	N 63°44'19" E	44.04'
L221	N 61°17'34" E	48.30'
L222	N 67°21'49" E	55.52'
L223	N 11°26'47" E	13.84'
L224	N 00°41'01" W	34.45'
L225	N 11°37'16" W	73.65'
L226	N 49°35'45" E	53.43'
L227	S 76°10'58" E	44.54'
L228	S 76°37'41" E	43.20'
L229	N 59°40'10" E	46.22'
L230	N 27°23'49" E	52.86'
L231	N 59°45'53" E	55.66'
L232	N 21°26'07" E	59.13'
L233	N 19°49'27" E	41.16'
L234	N 23°11'30" E	50.19'
L235	N 21°17'52" E	61.65'
L236	N 15°46'15" E	45.64'
L237	N 11°48'51" E	49.23'
L238	N 63°22'12" E	38.22'
L239	N 82°55'29" E	52.70'
L240	N 70°06'29" E	31.49'
L241	N 36°58'34" E	66.65'
L242	N 03°38'13" E	30.00'
L243	N 15°27'17" W	35.38'
L244	N 21°08'43" W	44.24'
L245	N 31°00'06" W	56.41'
L246	N 01°35'59" E	53.41'
L247	N 35°54'51" W	56.62'
L248	N 20°10'30" W	45.40'
L249	N 36°45'08" W	66.15'

LINE	BEARING	DISTANCE
L250	N 52°32'51" E	39.78'
L251	N 38°04'26" E	32.83'
L252	N 80°22'21" E	59.49'
L253	N 64°00'28" E	54.80'
L254	N 56°46'14" E	39.73'
L255	N 61°09'38" E	39.41'
L256	S 74°21'40" E	44.78'
L257	N 65°53'58" E	100.87'
L258	N 84°17'26" E	47.48'
L259	N 68°11'31" E	76.23'

MDA PROJECT: 14012

CHECKED: MAH | DRAWN: MAH

DATE: 6-27-16

SHEET 17 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 6

MORRIS DEPEW

ENGINEERS • PLANNERS • SURVEYORS
LANDSCAPE ARCHITECTS
FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330

• Fort Myers
• Tallahassee

Metro Center 1
2891 Center Pointe Drive, Unit 100
Fort Myers, Florida 33916
(239) 337-3993
Fax: (239) 337-3994
Toll free: 866-337-7341

DESCRIPTION:

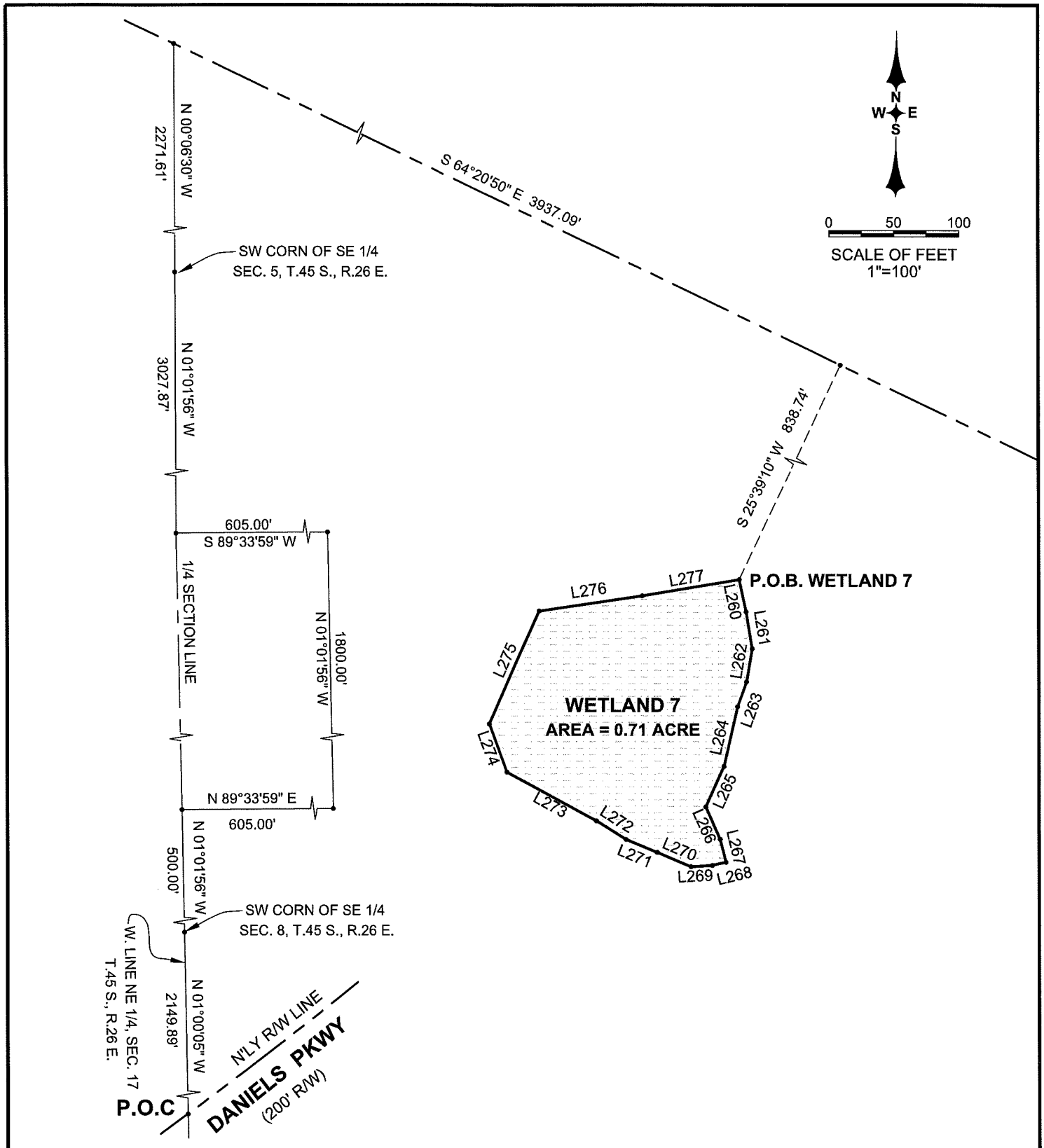
WETLAND 7

PARCEL OF LAND LYING IN SECTION 9, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY (200' RIGHT-OF- WAY) AND THE WESTERLY BOUNDARY LINE OF THE NORTHEAST-QUARTER OF SECTION 17 OF SAID TOWNSHIP 45 SOUTH, RANGE 26 EAST; THENCE N.01°00'05"W., ALONG THE SAID WEST BOUNDARY OF THE NORTHEAST-QUARTER OF SECTION 17, A DISTANCE OF 2149.89 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST-QUARTER OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG THE WEST BOUNDARY OF THE EAST ONE-HALF OF SAID SECTION 8, A DISTANCE OF 500.00 FEET; THENCE N.89°33'59"E., A DISTANCE OF 605.00 FEET; THENCE N.01°01'56"W., A DISTANCE OF 1800.00 FEET; THENCE S.89°33'59"W., A DISTANCE OF 605.00 FEET TO AN INTERSECTION WITH THE WEST BOUNDARY LINE OF THE EAST-HALF OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG SAID WEST BOUNDARY LINE, A DISTANCE OF 3027.87 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5; THENCE N.00°06'30"W., ALONG THE WEST BOUNDARY OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5, A DISTANCE OF 2271.61 FEET TO AN INTERSECTION WITH THE SOUTHERLY RIGHT-OF-WAYLINE OF STATE ROAD 82 (200' RIGHT-OF-WAY); THENCE S.64°20'50"E., ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 3937.09 FEET; THENCE S.25°39'10"W. A DISTANCE OF 838.74 FEET TO THE POINT-OF-BEGINNING OF THIS DESCRIPTION;
THENCE S 12°07'41" E A DISTANCE OF 25.54 FEET; THENCE S 09°21'52" E A DISTANCE OF 28.91 FEET;
THENCE S 09°58'54" W A DISTANCE OF 25.92 FEET; THENCE S 20°11'12" W A DISTANCE OF 20.43 FEET;
THENCE S 13°04'55" W A DISTANCE OF 47.63 FEET; THENCE S 24°16'38" W A DISTANCE OF 34.23 FEET;
THENCE S 23°52'38" E A DISTANCE OF 27.28 FEET; THENCE S 13°57'23" E A DISTANCE OF 18.43 FEET;
THENCE S 76°41'54" W A DISTANCE OF 10.82 FEET; THENCE S 86°55'46" W A DISTANCE OF 16.65 FEET;
THENCE N 67°10'01" W A DISTANCE OF 28.56 FEET; THENCE N 67°22'49" W A DISTANCE OF 26.02 FEET;
THENCE N 58°01'46" W A DISTANCE OF 27.10 FEET; THENCE N 61°16'18" W A DISTANCE OF 78.42 FEET;
THENCE N 20°01'56" W A DISTANCE OF 39.65 FEET; THENCE N 23°54'02" E A DISTANCE OF 95.52 FEET;
THENCE N 81°38'04" E A DISTANCE OF 80.43 FEET; THENCE N 80°31'45" E A DISTANCE OF 76.43 FEET;
TO THE SAID POINT-OF-BEGINNING OF THIS DESCRIPTION.
CONTAINING 0.71 ACRE, MORE OR LESS.

LINE	BEARING	DISTANCE
L260	S 12°07'41" E	25.54'
L261	S 09°21'52" E	28.91'
L262	S 09°58'54" W	25.92'
L263	S 20°11'12" W	20.43'
L264	S 13°04'55" W	47.63'
L265	S 24°16'38" W	34.23'
L266	S 23°52'38" E	27.28'
L267	S 13°57'23" E	18.43'
L268	S 76°41'54" W	10.82'
L269	S 86°55'46" W	16.65'
L270	N 67°10'01" W	28.56'
L271	N 67°22'49" W	26.02'
L272	N 58°01'46" W	27.10'
L273	N 61°16'18" W	78.42'
L274	N 20°01'56" W	39.65'
L275	N 23°54'02" E	95.52'
L276	N 81°38'04" E	80.43'
L277	N 80°31'45" E	76.43'

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	• Fort Myers • Tallahassee
DATE: 6-27-16	**WETLAND NO. 7**	Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341
SHEET 18 OF 50		



MDA PROJECT: 14012	
CHECKED: MAH / DRAWN: MAH	
DATE: 6-27-16	
SHEET 19 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 7

MORRIS DEPEW

ENGINEERS • PLANNERS • SURVEYORS
LANDSCAPE ARCHITECTS
FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330

• Fort Myers
• Tallahassee

Metro Center 1
2891 Center Pointe Drive, Unit 100
Fort Myers, Florida 33916
(239) 337-3993
Fax: (239) 337-3994
Toll free: 866-337-7341

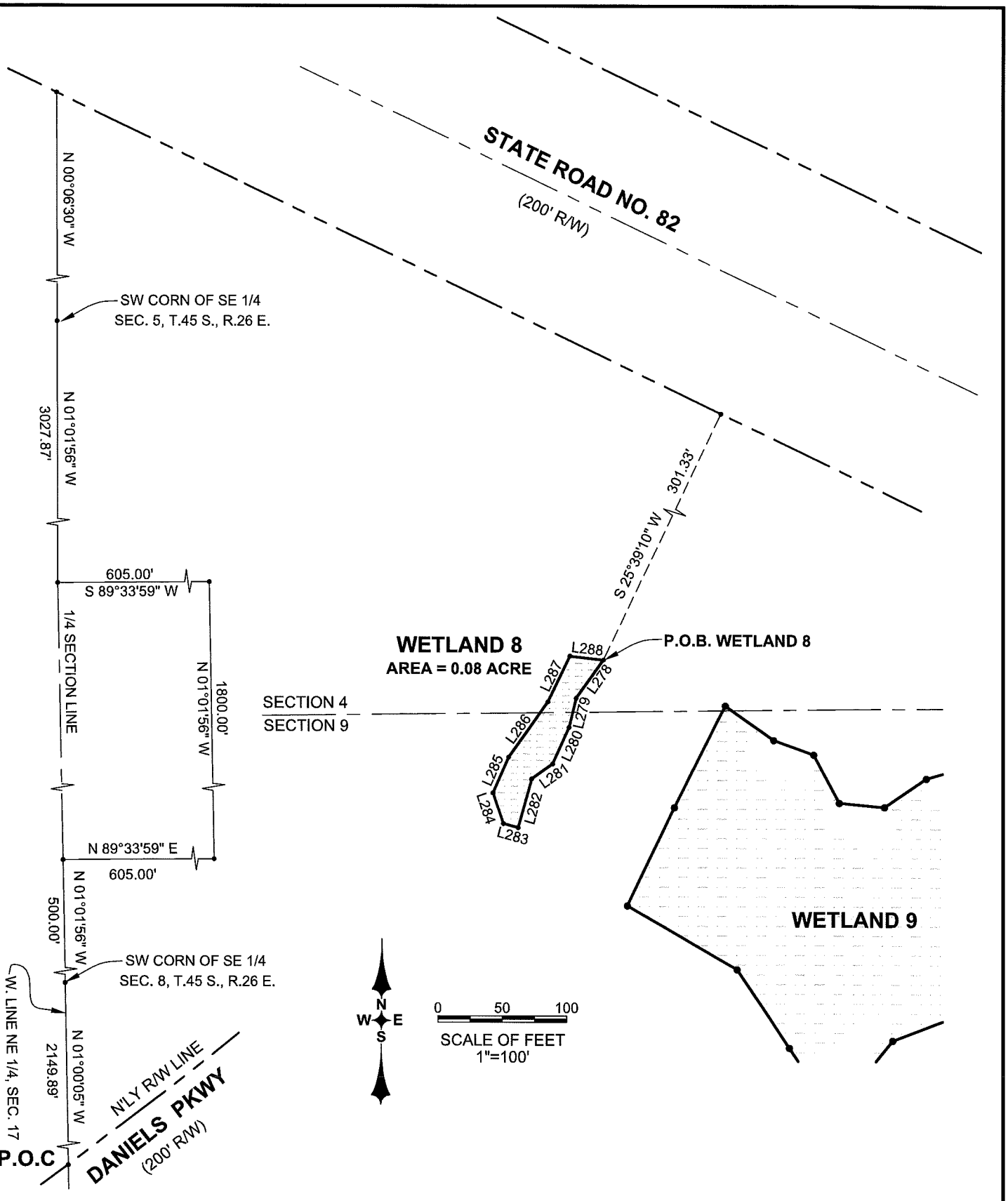
DESCRIPTION:

WETLAND 8

PARCEL OF LAND LYING IN SECTIONS 4 AND 9, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY (200' RIGHT-OF- WAY) AND THE WESTERLY BOUNDARY LINE OF THE NORTHEAST-QUARTER OF SECTION 17 OF SAID TOWNSHIP 45 SOUTH, RANGE 26 EAST; THENCE N.01°00'05"W., ALONG THE SAID WEST BOUNDARY OF THE NORTHEAST-QUARTER OF SECTION 17, A DISTANCE OF 2149.89 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST-QUARTER OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG THE WEST BOUNDARY OF THE EAST ONE-HALF OF SAID SECTION 8, A DISTANCE OF 500.00 FEET; THENCE N.89°33'59"E., A DISTANCE OF 605.00 FEET; THENCE N.01°01'56"W., A DISTANCE OF 1800.00 FEET; THENCE S.89°33'59"W., A DISTANCE OF 605.00 FEET TO AN INTERSECTION WITH THE WEST BOUNDARY LINE OF THE EAST-HALF OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG SAID WEST BOUNDARY LINE, A DISTANCE OF 3027.87 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5; THENCE N.00°06'30"W., ALONG THE WEST BOUNDARY OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5, A DISTANCE OF 2271.61 FEET TO AN INTERSECTION WITH THE SOUTHERLY RIGHT-OF-WAYLINE OF STATE ROAD 82 (200' RIGHT-OF-WAY); THENCE S.64°20'50"E., ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 4461.69 FEET; THENCE S.25°39'10"W. A DISTANCE OF 301.33 FEET TO THE POINT-OF-BEGINNING OF THIS DESCRIPTION;
THENCE S 35°40'51" W A DISTANCE OF 36.44 FEET; THENCE S 13°44'51" W A DISTANCE OF 23.24 FEET;
THENCE S 24°11'57" W A DISTANCE OF 30.91 FEET; THENCE S 54°53'31" W A DISTANCE OF 20.01 FEET;
THENCE S 15°34'57" W A DISTANCE OF 39.06 FEET; THENCE N 74°29'37" W A DISTANCE OF 11.86 FEET;
THENCE N 18°51'47" W A DISTANCE OF 25.01 FEET; THENCE N 23°47'08" E A DISTANCE OF 30.12 FEET;
THENCE N 35°37'47" E A DISTANCE OF 52.49 FEET; THENCE N 25°43'12" E A DISTANCE OF 39.32 FEET;
THENCE S 83°26'50" E A DISTANCE OF 26.21 FEET TO THE SAID POINT-OF-BEGINNING OF THIS DESCRIPTION.
CONTAINING 0.08 ACRE, MORE OR LESS.

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
DATE: 6-27-16	**WETLAND NO. 8**	• Fort Myers • Tallahassee
SHEET 20 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341



MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	• Fort Myers • Tallahassee
DATE: 6-27-16	**WETLAND NO. 8**	Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341
SHEET 21 OF 50		

DESCRIPTION:

WETLAND 9

PARCEL OF LAND LYING IN SECTIONS 4 AND 9, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

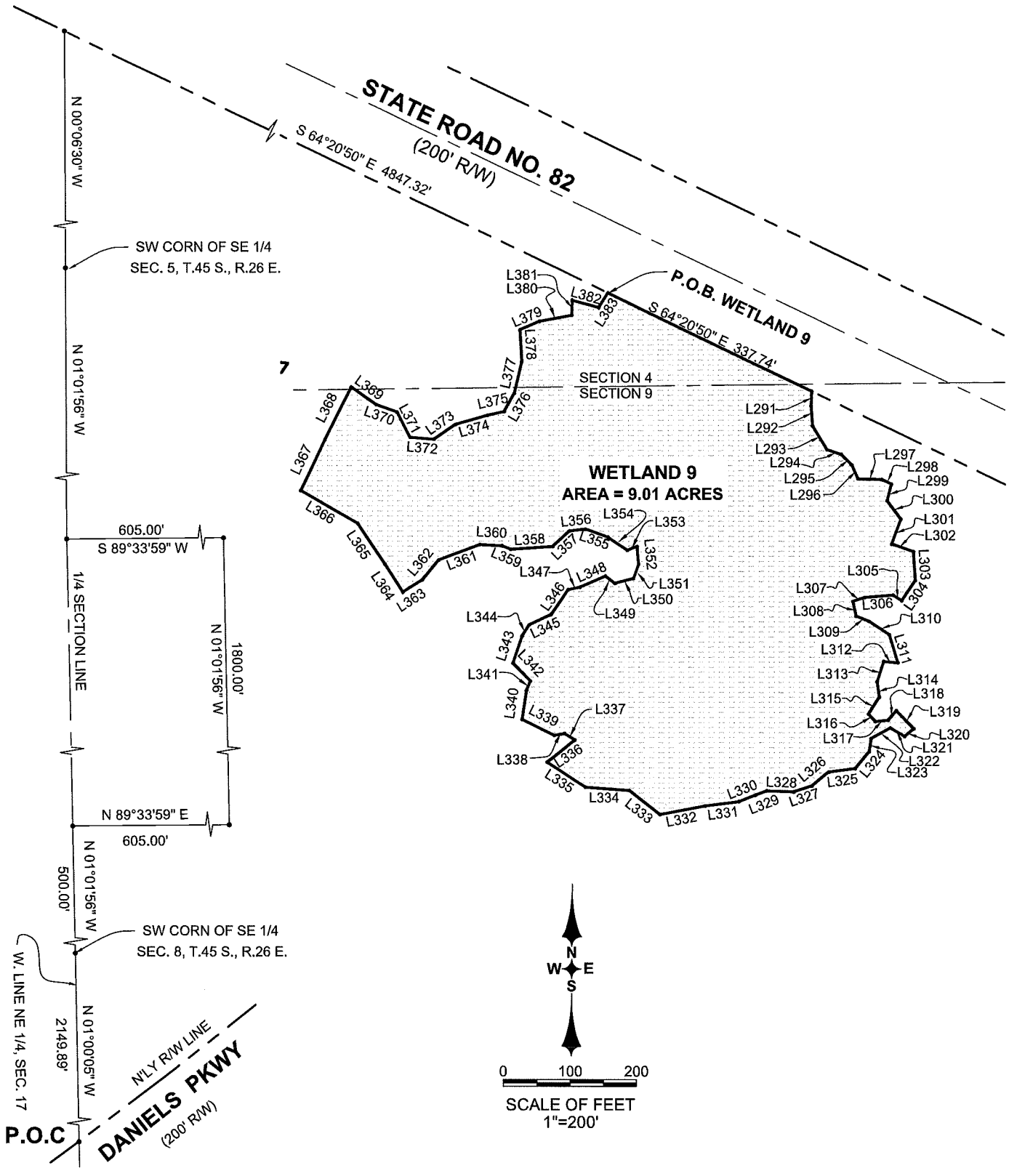
COMMENCING AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY (200' RIGHT-OF- WAY) AND THE WESTERLY BOUNDARY LINE OF THE NORTHEAST-QUARTER OF SECTION 17 OF SAID TOWNSHIP 45 SOUTH, RANGE 26 EAST; THENCE N.01°00'05"W., ALONG THE SAID WEST BOUNDARY OF THE NORTHEAST-QUARTER OF SECTION 17, A DISTANCE OF 2149.89 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST-QUARTER OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG THE WEST BOUNDARY OF THE EAST ONE-HALF OF SAID SECTION 8, A DISTANCE OF 500.00 FEET; THENCE N.89°33'59"E., A DISTANCE OF 605.00 FEET; THENCE N.01°01'56"W., A DISTANCE OF 1800.00 FEET; THENCE S.89°33'59"W., A DISTANCE OF 605.00 FEET TO AN INTERSECTION WITH THE WEST BOUNDARY LINE OF THE EAST-HALF OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG SAID WEST BOUNDARY LINE, A DISTANCE OF 3027.87 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5; THENCE N.00°06'30"W., ALONG THE WEST BOUNDARY OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 5, A DISTANCE OF 2271.61 FEET TO AN INTERSECTION WITH THE SOUTHERLY RIGHT-OF-WAYLINE OF STATE ROAD 82 (200' RIGHT-OF-WAY); THENCE S.64°20'50"E., ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 4847.32 FEET TO THE POINT-OF-BEGINNING OF THIS DESCRIPTION; THENCE S 64°20'50" E, CONTINUING ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 337.74 FEET; THENCE S 02°35'38" W A DISTANCE OF 22.01 FEET;
THENCE S 03°51'18" E A DISTANCE OF 29.60 FEET;THENCE S 31°25'12" E A DISTANCE OF 41.84 FEET;
THENCE S 72°16'21" E A DISTANCE OF 22.23 FEET;THENCE S 45°27'19" E A DISTANCE OF 22.51 FEET;
THENCE S 23°56'27" E A DISTANCE OF 22.58 FEET; THENCE S 88°23'27" E A DISTANCE OF 34.90 FEET;
THENCE S 64°17'00" E A DISTANCE OF 16.01 FEET; THENCE S 14°35'05" W A DISTANCE OF 25.74 FEET;
THENCE S 37°01'17" E A DISTANCE OF 33.71 FEET; THENCE S 19°53'10" W A DISTANCE OF 39.66 FEET;
THENCE S 70°38'32" E A DISTANCE OF 34.28 FEET; THENCE S 03°24'17" E A DISTANCE OF 43.21 FEET;
THENCE S 34°27'00" W A DISTANCE OF 36.34 FEET; THENCE N 57°43'08" W A DISTANCE OF 15.25 FEET;
THENCE S 85°23'36" W A DISTANCE OF 41.80 FEET; THENCE S 70°45'17" W A DISTANCE OF 18.47 FEET;
THENCE S 11°31'39" E A DISTANCE OF 22.06 FEET; THENCE S 67°27'20" E A DISTANCE OF 21.01 FEET;
THENCE S 56°11'34" E A DISTANCE OF 35.78 FEET; THENCE S 16°54'53" E A DISTANCE OF 43.58 FEET;
THENCE N 84°47'33" W A DISTANCE OF 21.35 FEET; THENCE S 17°47'14" W A DISTANCE OF 31.55 FEET;
THENCE S 07°26'53" E A DISTANCE OF 23.48 FEET; THENCE S 32°13'53" W A DISTANCE OF 29.70 FEET;
THENCE S 41°29'18" E A DISTANCE OF 14.83 FEET; THENCE N 84°04'24" E A DISTANCE OF 19.27 FEET;
THENCE N 40°35'31" E A DISTANCE OF 18.63 FEET; THENCE S 44°21'37" E A DISTANCE OF 37.55 FEET;
THENCE S 50°51'07" W A DISTANCE OF 18.03 FEET; THENCE N 59°42'36" W A DISTANCE OF 24.55 FEET;
THENCE S 61°07'54" W A DISTANCE OF 32.51 FEET;THENCE S 08°29'45" W A DISTANCE OF 19.88 FEET;
THENCE S 39°35'11" W A DISTANCE OF 32.55 FEET; THENCE S 82°26'34" W A DISTANCE OF 39.92 FEET;
THENCE S 50°54'14" W A DISTANCE OF 32.62 FEET; THENCE S 71°30'42" W A DISTANCE OF 28.21 FEET;
THENCE N 87°59'29" W A DISTANCE OF 40.63 FEET; THENCE S 68°29'03" W A DISTANCE OF 17.96 FEET;
THENCE S 69°15'42" W A DISTANCE OF 26.55 FEET; THENCE S 82°38'04" W A DISTANCE OF 50.90 FEET;
THENCE S 79°20'21" W A DISTANCE OF 68.86 FEET; THENCE N 52°01'09" W A DISTANCE OF 58.00 FEET;
THENCE N 85°50'32" W A DISTANCE OF 66.59 FEET; THENCE N 56°57'09" W A DISTANCE OF 68.60 FEET;
THENCE N 51°52'54" E A DISTANCE OF 53.39 FEET; THENCE N 58°29'15" W A DISTANCE OF 18.45 FEET;
THENCE S 81°03'18" W A DISTANCE OF 16.22 FEET; THENCE N 63°48'01" W A DISTANCE OF 53.25 FEET;
THENCE N 08°34'27" E A DISTANCE OF 43.81 FEET; THENCE N 23°02'44" E A DISTANCE OF 15.00 FEET;
THENCE N 43°15'51" W A DISTANCE OF 37.07 FEET; THENCE N 18°13'13" E A DISTANCE OF 42.10 FEET;
THENCE N 32°26'14" E A DISTANCE OF 19.89 FEET; THENCE N 64°54'20" E A DISTANCE OF 36.56 FEET;
THENCE N 34°46'53" E A DISTANCE OF 45.27 FEET; THENCE N 78°46'57" E A DISTANCE OF 17.97 FEET;
THENCE N 66°37'05" E A DISTANCE OF 42.07 FEET;THENCE S 53°12'33" E A DISTANCE OF 17.95 FEET;
THENCE N 75°04'57" E A DISTANCE OF 28.70 FEET; THENCE N 20°44'09" E A DISTANCE OF 22.40 FEET;
THENCE N 05°08'45" W A DISTANCE OF 26.53 FEET; THENCE S 69°43'55" W A DISTANCE OF 15.75 FEET;
THENCE N 56°05'49" W A DISTANCE OF 35.01 FEET; THENCE N 71°03'47" W A DISTANCE OF 36.23 FEET;
THENCE S 83°49'14" W A DISTANCE OF 23.64 FEET; THENCE S 47°49'18" W A DISTANCE OF 34.65 FEET;

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	• Fort Myers • Tallahassee
DATE: 6-27-16	**WETLAND NO. 9**	Metro Center 1, 2891 Center Pointe Drive, Unit 100, Fort Myers, Florida 33916, (239) 337-3993, Fax: (239) 337-3994, Toll free: 866-337-7341
SHEET 22 OF 50		FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330

DESCRIPTION CONTINUED

THENCE S 86°11'38" W A DISTANCE OF 62.38 FEET; THENCE N 67°33'41" W A DISTANCE OF 14.09 FEET; THENCE N 87°03'29" W A DISTANCE OF 33.26 FEET; THENCE S 69°08'14" W A DISTANCE OF 65.50 FEET; THENCE S 39°25'41" W A DISTANCE OF 38.12 FEET; THENCE S 57°43'07" W A DISTANCE OF 34.22 FEET; THENCE N 32°56'28" W A DISTANCE OF 49.94 FEET; THENCE N 33°31'53" W A DISTANCE OF 72.61 FEET; THENCE N 59°59'37" W A DISTANCE OF 98.11 FEET; THENCE N 25°40'31" E A DISTANCE OF 84.12 FEET; THENCE N 26°43'42" E A DISTANCE OF 87.92 FEET; THENCE S 54°21'36" E A DISTANCE OF 45.43 FEET; THENCE S 70°20'49" E A DISTANCE OF 33.00 FEET; THENCE S 27°56'45" E A DISTANCE OF 42.11 FEET; THENCE S 84°52'00" E A DISTANCE OF 35.33 FEET; THENCE N 55°43'43" E A DISTANCE OF 39.28 FEET; THENCE N 74°03'02" E A DISTANCE OF 48.73 FEET; THENCE N 77°18'36" E A DISTANCE OF 25.86 FEET; THENCE N 29°11'47" E A DISTANCE OF 31.09 FEET; THENCE N 12°59'23" E A DISTANCE OF 48.92 FEET; THENCE N 02°47'25" W A DISTANCE OF 47.08 FEET; THENCE N 66°43'58" E A DISTANCE OF 31.81 FEET; THENCE N 79°23'32" E A DISTANCE OF 49.44 FEET;THENCE N 01°27'48" E A DISTANCE OF 22.44 FEET; THENCE S 74°22'07" E A DISTANCE OF 41.15 FEET; THENCE N 32°57'33" E A DISTANCE OF 26.14 FEET TO THE SAID POINT-OF-BEGINNING OF THIS DESCRIPTION.
CONTAINING 9.01 ACRES, MORE OR LESS.

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
DATE: 6-27-16	**WETLAND NO. 9**	• Fort Myers • Tallahassee
SHEET 23 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341



MDA PROJECT: 14012	
CHECKED: MAH / DRAWN: MAH	
DATE: 6-27-16	
SHEET 24 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 9

MORRIS DEPEW

ENGINEERS • PLANNERS • SURVEYORS
LANDSCAPE ARCHITECTS
FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330

- Fort Myers
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Fort Myers, Florida 33916
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LINE	BEARING	DISTANCE
L291	S 02°35'38" W	22.01'
L292	S 03°51'18" E	29.60'
L293	S 31°25'12" E	41.84'
L294	S 72°16'21" E	22.23'
L295	S 45°27'19" E	22.51'
L296	S 23°56'27" E	22.58'
L297	S 88°23'27" E	34.90'
L298	S 64°17'00" E	16.01'
L299	S 14°35'05" W	25.74'
L300	S 37°01'17" E	33.71'
L301	S 19°53'10" W	39.66'
L302	S 70°38'32" E	34.28'
L303	S 03°24'17" E	43.21'
L304	S 34°27'00" W	36.34'
L305	N 57°43'08" W	15.25'
L306	S 85°23'36" W	41.80'
L307	S 70°45'17" W	18.47'
L308	S 11°31'39" E	22.06'
L309	S 67°27'20" E	21.01'
L310	S 56°11'34" E	35.78'
L311	S 16°54'53" E	43.58'
L312	N 84°47'33" W	21.35'
L313	S 17°47'14" W	31.55'
L314	S 07°26'53" E	23.48'
L315	S 32°13'53" W	29.70'
L316	S 41°29'18" E	14.83'
L317	N 84°04'24" E	19.27'
L318	N 40°35'31" E	18.63'
L319	S 44°21'37" E	37.55'
L320	S 50°51'07" W	18.03'
L321	N 59°42'36" W	24.55'
L322	S 61°07'54" W	32.51'
L323	S 08°29'45" W	19.88'
L324	S 39°35'11" W	32.55'
L325	S 82°26'34" W	39.92'
L326	S 50°54'14" W	32.62'
L327	S 71°30'42" W	28.21'
L328	N 87°59'29" W	40.63'
L329	S 68°29'03" W	17.96'
L330	S 69°15'42" W	26.55'
L331	S 82°38'04" W	50.90'
L332	S 79°20'21" W	68.86'
L333	N 52°01'09" W	58.00'
L334	N 85°50'32" W	66.59'
L335	N 56°57'09" W	68.60'
L336	N 51°52'54" E	53.39'
L337	N 58°29'15" W	18.45'

LINE	BEARING	DISTANCE
L338	S 81°03'18" W	16.22'
L339	N 63°48'01" W	53.25'
L340	N 08°34'27" E	43.81'
L341	N 23°02'44" E	15.00'
L342	N 43°15'51" W	37.07'
L343	N 18°13'13" E	42.10'
L344	N 32°26'14" E	19.89'
L345	N 64°54'20" E	36.56'
L346	N 34°46'53" E	45.27'
L347	N 78°46'57" E	17.97'
L348	N 66°37'05" E	42.07'
L349	S 53°12'33" E	17.95'
L350	N 75°04'57" E	28.70'
L351	N 20°44'09" E	22.40'
L352	N 05°08'45" W	26.53'
L353	S 69°43'55" W	15.75'
L354	N 56°05'49" W	35.01'
L355	N 71°03'47" W	36.23'
L356	S 83°49'14" W	23.64'
L357	S 47°49'18" W	34.65'
L358	S 86°11'38" W	62.38'
L359	N 67°33'41" W	14.09'
L360	N 87°03'29" W	33.26'
L361	S 69°08'14" W	65.50'
L362	S 39°25'41" W	38.12'
L363	S 57°43'07" W	34.22'
L364	N 32°56'28" W	49.94'
L365	N 33°31'53" W	72.61'
L366	N 59°59'37" W	98.11'
L367	N 25°40'31" E	84.12'
L368	N 26°43'42" E	87.92'
L369	S 54°21'36" E	45.43'
L370	S 70°20'49" E	33.00'
L371	S 27°56'45" E	42.11'
L372	S 84°52'00" E	35.33'
L373	N 55°43'43" E	39.28'
L374	N 74°03'02" E	48.73'
L375	N 77°18'36" E	25.86'
L376	N 29°11'47" E	31.09'
L377	N 12°59'23" E	48.92'
L378	N 02°47'25" W	47.08'
L379	N 66°43'58" E	31.81'
L380	N 79°23'32" E	49.44'
L381	N 01°27'48" E	22.44'
L382	S 74°22'07" E	41.15'
L383	N 32°57'33" E	26.14'

MDA PROJECT: 14012
CHECKED: MAH | DRAWN: MAH
DATE: 6-27-16
SHEET 25 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 9

MORRIS DEPEW
ENGINEERS • PLANNERS • SURVEYORS
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• Fort Myers
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(239) 337-3993
Fax: (239) 337-3994
Toll free: 866-337-7341

DESCRIPTION:
WETLAND 10

PARCEL OF LAND LYING IN SECTIONS 8 AND 17, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY (200' RIGHT-OF- WAY) AND THE WESTERLY BOUNDARY LINE OF THE NORTHEAST-QUARTER OF SECTION 17 OF SAID TOWNSHIP 45 SOUTH, RANGE 26 EAST; THENCE N.01°00'05"W., ALONG THE SAID WEST BOUNDARY OF THE NORTHEAST-QUARTER OF SECTION 17, A DISTANCE OF 1745.99 FEET TO THE POINT-OF-BEGINNING OF THIS DESCRIPTION; THENCE CONTINUING N.00°01'05" W., A DISTANCE OF 403.90 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST-QUARTER OF SAID SECTION 8; THENCE N.01°01'56"W., ALONG THE WEST BOUNDARY OF THE EAST ONE-HALF OF SAID SECTION 8, A DISTANCE OF 500.00 FEET; THENCE N.89°33'59"E., A DISTANCE OF 605.00 FEET; THENCE N.01°01'56"W., A DISTANCE OF 301.51 FEET; THENCE S 21°08'19" E A DISTANCE OF 23.17 FEET; THENCE S 26°09'21" E A DISTANCE OF 33.62 FEET; THENCE S 72°31'13" E A DISTANCE OF 17.47 FEET; THENCE N 80°31'46" E A DISTANCE OF 80.24 FEET; THENCE N 69°50'00" E A DISTANCE OF 20.93 FEET; THENCE S 21°07'39" E A DISTANCE OF 39.23 FEET; THENCE S 73°15'01" E A DISTANCE OF 29.75 FEET; THENCE S 14°49'37" E A DISTANCE OF 28.65 FEET; THENCE S 06°43'06" E A DISTANCE OF 36.19 FEET; THENCE S 62°07'52" W A DISTANCE OF 14.01 FEET; THENCE S 08°26'50" W A DISTANCE OF 48.18 FEET; THENCE S 18°47'02" E A DISTANCE OF 34.62 FEET; THENCE S 07°56'50" E A DISTANCE OF 45.66 FEET; THENCE S 29°01'47" E A DISTANCE OF 19.79 FEET; THENCE N 72°18'02" W A DISTANCE OF 18.20 FEET; THENCE S 44°43'02" W A DISTANCE OF 23.77 FEET; THENCE N 30°50'54" W A DISTANCE OF 26.80 FEET; THENCE N 50°14'17" W A DISTANCE OF 21.35 FEET; THENCE N 06°43'00" W A DISTANCE OF 37.52 FEET; THENCE N 20°34'42" E A DISTANCE OF 42.65 FEET; THENCE N 24°12'53" E A DISTANCE OF 11.93 FEET; THENCE N 14°18'18" E A DISTANCE OF 26.11 FEET; THENCE N 40°18'01" W A DISTANCE OF 19.25 FEET; THENCE N 27°05'39" E A DISTANCE OF 16.66 FEET; THENCE N 23°49'57" W A DISTANCE OF 26.11 FEET; THENCE N 19°57'51" W A DISTANCE OF 24.21 FEET; THENCE N 78°03'06" W A DISTANCE OF 21.72 FEET; THENCE S 68°53'15" W A DISTANCE OF 28.22 FEET; THENCE S 04°24'23" E A DISTANCE OF 33.68 FEET; THENCE S 89°25'56" W A DISTANCE OF 31.38 FEET; THENCE S 60°03'26" W A DISTANCE OF 15.36 FEET; THENCE S 20°40'56" W A DISTANCE OF 46.72 FEET; THENCE S 34°22'26" E A DISTANCE OF 28.56 FEET; THENCE S 65°03'13" E A DISTANCE OF 36.81 FEET; THENCE S 38°08'38" W A DISTANCE OF 28.14 FEET; THENCE S 08°22'56" W A DISTANCE OF 26.82 FEET; THENCE S 55°22'42" W A DISTANCE OF 44.61 FEET; THENCE S 13°38'15" E A DISTANCE OF 28.01 FEET; THENCE S 49°59'50" W A DISTANCE OF 36.81 FEET; THENCE S 43°16'15" W A DISTANCE OF 29.55 FEET; THENCE S 45°43'35" W A DISTANCE OF 25.88 FEET; THENCE S 29°20'27" E A DISTANCE OF 36.71 FEET; THENCE S 34°03'45" E A DISTANCE OF 57.50 FEET; THENCE S 66°35'19" E A DISTANCE OF 30.48 FEET; THENCE N 88°30'47" E A DISTANCE OF 23.24 FEET; THENCE S 40°20'47" E A DISTANCE OF 39.05 FEET; THENCE S 67°34'55" E A DISTANCE OF 17.70 FEET; THENCE N 56°18'49" E A DISTANCE OF 17.78 FEET; THENCE S 64°54'25" E A DISTANCE OF 25.73 FEET; THENCE S 07°15'34" W A DISTANCE OF 42.22 FEET; THENCE S 27°25'38" W A DISTANCE OF 32.31 FEET; THENCE S 12°29'55" W A DISTANCE OF 29.01 FEET; THENCE S 25°04'06" W A DISTANCE OF 46.18 FEET; THENCE S 64°05'48" W A DISTANCE OF 27.46 FEET; THENCE S 32°50'46" W A DISTANCE OF 35.50 FEET; THENCE S 51°18'21" W A DISTANCE OF 20.51 FEET; THENCE S 23°36'00" W A DISTANCE OF 33.96 FEET; THENCE S 30°59'38" E A DISTANCE OF 20.53 FEET; THENCE S 56°46'33" E A DISTANCE OF 30.05 FEET; THENCE S 45°14'01" E A DISTANCE OF 37.97 FEET; THENCE N 79°59'33" E A DISTANCE OF 56.18 FEET; THENCE N 69°05'21" E A DISTANCE OF 38.23 FEET; THENCE N 49°19'17" E A DISTANCE OF 35.16 FEET; THENCE N 18°46'49" E A DISTANCE OF 51.48 FEET; THENCE N 00°45'50" E A DISTANCE OF 43.87 FEET; THENCE N 23°57'12" E A DISTANCE OF 65.80 FEET; THENCE N 15°05'30" E A DISTANCE OF 52.52 FEET; THENCE N 15°07'53" E A DISTANCE OF 50.84 FEET; THENCE N 00°08'25" E A DISTANCE OF 32.25 FEET; THENCE N 08°50'49" E A DISTANCE OF 64.27 FEET; THENCE N 13°31'44" W A DISTANCE OF 23.69 FEET; THENCE N 55°55'32" E A DISTANCE OF 17.24 FEET; THENCE N 51°25'52" E A DISTANCE OF 28.46 FEET; THENCE N 17°26'44" E A DISTANCE OF 30.06 FEET; THENCE N 11°54'07" W A DISTANCE OF 32.32 FEET; THENCE N 75°33'36" E A DISTANCE OF 27.70 FEET; THENCE N 07°03'06" E A DISTANCE OF 25.06 FEET; THENCE N 30°50'16" E A DISTANCE OF 12.73 FEET; THENCE N 32°13'47" W A DISTANCE OF 20.36 FEET;

REVISION: CORRECT TYPOGRAPHICAL ERROR. 11/01/2016

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
DATE: 6-27-16	**WETLAND NO. 10**	• Fort Myers • Tallahassee
SHEET 26 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341

DESCRIPTION WETLAND 10 CONT'D.

THENCE N 60°39'29" E A DISTANCE OF 12.88 FEET; THENCE N 41°31'54" E A DISTANCE OF 43.67 FEET; THENCE N 42°41'24" E A DISTANCE OF 47.75 FEET; THENCE N 84°27'13" E A DISTANCE OF 15.73 FEET; THENCE N 33°18'38" E A DISTANCE OF 33.55 FEET; THENCE N 38°11'41" E A DISTANCE OF 31.79 FEET; THENCE N 43°08'19" E A DISTANCE OF 13.45 FEET; THENCE N 17°29'02" E A DISTANCE OF 35.60 FEET; THENCE N 60°38'54" E A DISTANCE OF 28.98 FEET; THENCE N 21°03'30" E A DISTANCE OF 39.70 FEET; THENCE N 57°28'57" E A DISTANCE OF 27.58 FEET; THENCE N 85°25'33" E A DISTANCE OF 15.49 FEET; THENCE N 56°56'02" E A DISTANCE OF 41.35 FEET; THENCE N 22°07'55" E A DISTANCE OF 39.78 FEET; THENCE N 14°07'46" E A DISTANCE OF 15.81 FEET; THENCE S 78°26'21" E A DISTANCE OF 26.52 FEET; THENCE N 25°57'41" E A DISTANCE OF 17.32 FEET; THENCE N 26°37'12" E A DISTANCE OF 28.93 FEET; THENCE S 56°36'24" E A DISTANCE OF 15.59 FEET; THENCE N 32°50'44" E A DISTANCE OF 29.39 FEET; THENCE N 11°10'07" W A DISTANCE OF 29.13 FEET; THENCE N 54°51'57" E A DISTANCE OF 0.84 FEET; THENCE N 54°54'33" E A DISTANCE OF 2.30 FEET; THENCE N 54°58'03" E A DISTANCE OF 3.43 FEET; THENCE N 55°02'31" E A DISTANCE OF 4.24 FEET; THENCE N 55°08'23" E A DISTANCE OF 4.73 FEET; THENCE N 55°16'24" E A DISTANCE OF 4.89 FEET; THENCE N 55°28'00" E A DISTANCE OF 4.73 FEET; THENCE N 55°46'16" E A DISTANCE OF 4.24 FEET; THENCE N 56°19'12" E A DISTANCE OF 3.43 FEET; THENCE N 57°36'23" E A DISTANCE OF 2.29 FEET; THENCE N 73°33'43" E A DISTANCE OF 26.56 FEET; THENCE N 48°53'55" E A DISTANCE OF 24.32 FEET; THENCE N 39°57'04" W A DISTANCE OF 54.51 FEET; THENCE N 81°18'46" W A DISTANCE OF 22.24 FEET; THENCE N 32°54'49" W A DISTANCE OF 18.42 FEET; THENCE N 86°24'34" W A DISTANCE OF 26.39 FEET; THENCE N 19°34'06" W A DISTANCE OF 15.27 FEET; THENCE N 65°19'39" W A DISTANCE OF 31.71 FEET; THENCE N 57°08'29" W A DISTANCE OF 56.78 FEET; THENCE N 72°50'31" W A DISTANCE OF 28.61 FEET; THENCE N 28°03'44" W A DISTANCE OF 28.69 FEET; THENCE N 18°16'01" E A DISTANCE OF 37.29 FEET; THENCE N 24°53'04" W A DISTANCE OF 22.05 FEET; THENCE N 10°23'18" W A DISTANCE OF 14.69 FEET; THENCE S 84°18'01" W A DISTANCE OF 54.49 FEET; THENCE N 09°03'13" W A DISTANCE OF 10.42 FEET; THENCE N 74°35'56" E A DISTANCE OF 39.68 FEET; THENCE N 16°28'00" W A DISTANCE OF 28.46 FEET; THENCE N 47°30'48" W A DISTANCE OF 17.54 FEET; THENCE N 34°45'25" E A DISTANCE OF 21.83 FEET; THENCE N 25°21'39" W A DISTANCE OF 28.30 FEET; THENCE N 76°13'12" W A DISTANCE OF 14.69 FEET; THENCE N 16°14'23" W A DISTANCE OF 31.49 FEET; THENCE S 62°44'38" W A DISTANCE OF 27.52 FEET; THENCE S 11°35'56" W A DISTANCE OF 12.28 FEET; THENCE S 30°36'27" E A DISTANCE OF 34.66 FEET; THENCE S 13°46'07" E A DISTANCE OF 28.82 FEET; THENCE S 00°02'29" E A DISTANCE OF 35.97 FEET; THENCE S 42°56'06" E A DISTANCE OF 11.60 FEET; THENCE S 09°03'13" E A DISTANCE OF 10.42 FEET; THENCE S 58°49'28" W A DISTANCE OF 40.14 FEET; THENCE N 82°13'44" W A DISTANCE OF 17.41 FEET; THENCE N 04°35'14" E A DISTANCE OF 30.28 FEET; THENCE N 15°57'00" W A DISTANCE OF 33.62 FEET; THENCE N 22°28'47" W A DISTANCE OF 22.10 FEET; THENCE N 20°41'41" W A DISTANCE OF 22.62 FEET; THENCE N 13°31'57" W A DISTANCE OF 21.82 FEET; THENCE N 35°25'06" W A DISTANCE OF 23.69 FEET; THENCE S 87°21'38" W A DISTANCE OF 19.87 FEET; THENCE S 88°56'05" W A DISTANCE OF 27.43 FEET; THENCE N 04°55'38" E A DISTANCE OF 14.25 FEET; THENCE N 78°56'11" W A DISTANCE OF 19.17 FEET; THENCE S 46°25'05" W A DISTANCE OF 18.71 FEET; THENCE N 66°41'51" W A DISTANCE OF 15.72 FEET; THENCE S 54°48'51" W A DISTANCE OF 39.69 FEET; THENCE S 52°56'49" W A DISTANCE OF 33.36 FEET; THENCE S 37°14'24" W A DISTANCE OF 26.33 FEET; THENCE S 54°13'20" W A DISTANCE OF 29.53 FEET; THENCE S 37°05'28" W A DISTANCE OF 39.78 FEET; THENCE S 10°50'42" W A DISTANCE OF 24.50 FEET; THENCE S 06°08'00" W A DISTANCE OF 30.91 FEET; THENCE S 50°19'07" E A DISTANCE OF 18.56 FEET; THENCE S 14°44'14" W A DISTANCE OF 35.54 FEET; THENCE S 89°42'53" W A DISTANCE OF 25.71 FEET; THENCE S 60°59'06" W A DISTANCE OF 20.46 FEET; THENCE S 04°32'50" E A DISTANCE OF 26.00 FEET; THENCE S 37°08'50" W A DISTANCE OF 26.29 FEET; THENCE S 28°32'04" E A DISTANCE OF 44.74 FEET; THENCE S 32°20'33" W A DISTANCE OF 4.20 FEET; THENCE S 73°38'25" W A DISTANCE OF 38.06 FEET; THENCE S 20°48'57" E A DISTANCE OF 46.79 FEET; THENCE S 56°54'01" E A DISTANCE OF 48.84 FEET; THENCE S 69°46'52" E A DISTANCE OF 34.58 FEET; THENCE S 41°54'30" E A DISTANCE OF 26.26 FEET; THENCE S 40°01'30" W A DISTANCE OF 43.26 FEET; THENCE N 74°57'10" W A DISTANCE OF 28.78 FEET; THENCE N 25°37'06" W A DISTANCE OF 16.30 FEET; THENCE N 67°45'59" W A DISTANCE OF 33.04 FEET; THENCE N 82°15'58" W A DISTANCE OF 11.10 FEET;

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
DATE: 6-27-16	**WETLAND NO. 10**	• Fort Myers • Tallahassee
SHEET 27 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341

DESCRIPTION WETLAND 10 CONT'D.

THENCE N 58°39'26" W A DISTANCE OF 55.05 FEET; THENCE S 46°45'19" W A DISTANCE OF 30.89 FEET; THENCE N 88°32'44" W A DISTANCE OF 29.62 FEET; THENCE S 22°37'41" W A DISTANCE OF 27.83 FEET; THENCE N 01°01'56" W A DISTANCE OF 832.53 FEET; THENCE S 86°24'48" E A DISTANCE OF 1.82 FEET; THENCE S 86°24'48" E A DISTANCE OF 25.61 FEET; THENCE N 55°47'43" E A DISTANCE OF 39.42 FEET; THENCE N 32°21'09" E A DISTANCE OF 35.12 FEET; THENCE N 72°41'20" E A DISTANCE OF 26.18 FEET; THENCE N 86°07'47" E A DISTANCE OF 40.62 FEET; THENCE N 57°48'54" E A DISTANCE OF 40.19 FEET; THENCE N 52°01'14" E A DISTANCE OF 25.35 FEET; THENCE N 40°51'21" E A DISTANCE OF 34.04 FEET; THENCE N 31°48'00" E A DISTANCE OF 34.34 FEET; THENCE N 10°01'22" E A DISTANCE OF 42.34 FEET; THENCE N 40°34'18" W A DISTANCE OF 18.21 FEET; THENCE N 33°08'08" W A DISTANCE OF 37.92 FEET; THENCE N 54°10'15" W A DISTANCE OF 20.70 FEET; THENCE N 83°45'55" W A DISTANCE OF 11.65 FEET; THENCE S 50°35'01" W A DISTANCE OF 18.28 FEET; THENCE S 83°59'16" W A DISTANCE OF 25.32 FEET; THENCE S 68°24'54" W A DISTANCE OF 24.82 FEET; THENCE N 33°20'27" E A DISTANCE OF 31.43 FEET; THENCE N 55°10'26" E A DISTANCE OF 17.85 FEET; THENCE N 74°28'59" E A DISTANCE OF 56.73 FEET; THENCE S 80°20'10" E A DISTANCE OF 38.89 FEET; THENCE N 74°38'20" E A DISTANCE OF 47.61 FEET; THENCE N 57°04'48" E A DISTANCE OF 36.11 FEET; THENCE S 83°01'15" E A DISTANCE OF 21.94 FEET; THENCE N 78°49'51" E A DISTANCE OF 59.44 FEET; THENCE N 72°32'35" E A DISTANCE OF 35.05 FEET; THENCE N 83°42'52" E A DISTANCE OF 38.20 FEET; THENCE S 82°48'09" E A DISTANCE OF 33.19 FEET; THENCE N 66°00'27" E A DISTANCE OF 28.83 FEET; THENCE N 63°32'48" E A DISTANCE OF 35.98 FEET; THENCE S 89°21'21" E A DISTANCE OF 34.42 FEET; THENCE N 65°19'14" E A DISTANCE OF 39.78 FEET; THENCE S 76°38'03" E A DISTANCE OF 25.58 FEET; THENCE S 65°14'15" E A DISTANCE OF 35.10 FEET; THENCE S 05°32'38" E A DISTANCE OF 37.16 FEET; THENCE S 10°47'18" W A DISTANCE OF 21.94 FEET; THENCE S 69°57'01" E A DISTANCE OF 70.37 FEET; THENCE S 82°49'58" E A DISTANCE OF 10.79 FEET; THENCE N 41°58'46" E A DISTANCE OF 37.84 FEET; THENCE N 72°06'12" E A DISTANCE OF 35.37 FEET; THENCE S 78°35'30" E A DISTANCE OF 35.93 FEET; THENCE N 88°47'45" E A DISTANCE OF 33.36 FEET; THENCE S 17°41'48" E A DISTANCE OF 56.59 FEET; THENCE S 26°33'56" E A DISTANCE OF 41.22 FEET; THENCE S 37°31'04" E A DISTANCE OF 35.43 FEET; THENCE S 79°57'19" E A DISTANCE OF 35.26 FEET; THENCE S 33°02'27" E A DISTANCE OF 28.52 FEET; THENCE N 80°00'57" E A DISTANCE OF 38.82 FEET; THENCE S 82°19'38" E A DISTANCE OF 28.54 FEET; THENCE N 55°20'40" E A DISTANCE OF 42.58 FEET; THENCE N 72°37'30" E A DISTANCE OF 43.83 FEET; THENCE S 03°10'26" W A DISTANCE OF 25.48 FEET; THENCE S 48°16'17" E A DISTANCE OF 32.29 FEET; THENCE S 37°41'07" E A DISTANCE OF 25.76 FEET; THENCE S 56°44'15" E A DISTANCE OF 19.07 FEET; THENCE S 40°35'44" E A DISTANCE OF 43.57 FEET; THENCE S 16°51'18" W A DISTANCE OF 24.12 FEET; THENCE S 23°13'14" E A DISTANCE OF 38.39 FEET; THENCE S 36°10'05" E A DISTANCE OF 40.78 FEET; THENCE S 22°56'08" E A DISTANCE OF 51.51 FEET; THENCE S 26°30'57" E A DISTANCE OF 18.70 FEET; THENCE N 52°25'46" E A DISTANCE OF 15.60 FEET; THENCE N 25°35'53" W A DISTANCE OF 31.61 FEET; THENCE S 67°01'52" E A DISTANCE OF 28.64 FEET; THENCE S 75°58'37" E A DISTANCE OF 35.83 FEET; THENCE S 63°37'05" E A DISTANCE OF 28.15 FEET; THENCE S 75°42'06" E A DISTANCE OF 24.55 FEET; THENCE S 42°18'47" E A DISTANCE OF 36.86 FEET; THENCE N 73°34'58" E A DISTANCE OF 28.51 FEET; THENCE N 44°29'51" E A DISTANCE OF 38.55 FEET; THENCE S 53°57'44" E A DISTANCE OF 48.59 FEET; THENCE N 82°58'49" E A DISTANCE OF 38.87 FEET; THENCE S 23°29'49" W A DISTANCE OF 29.22 FEET; THENCE S 50°59'23" W A DISTANCE OF 24.81 FEET; THENCE S 04°45'31" W A DISTANCE OF 35.07 FEET; THENCE S 07°48'51" W A DISTANCE OF 37.52 FEET; THENCE S 74°31'34" W A DISTANCE OF 30.72 FEET; THENCE S 80°15'48" W A DISTANCE OF 36.03 FEET; THENCE S 24°00'06" W A DISTANCE OF 22.79 FEET; THENCE S 24°38'57" W A DISTANCE OF 39.05 FEET; THENCE S 29°34'25" E A DISTANCE OF 33.76 FEET; THENCE S 22°30'18" E A DISTANCE OF 34.82 FEET; THENCE S 62°33'05" E A DISTANCE OF 13.75 FEET; THENCE S 77°52'36" E A DISTANCE OF 33.83 FEET; THENCE S 62°14'31" E A DISTANCE OF 40.72 FEET; THENCE S 60°08'27" E A DISTANCE OF 39.45 FEET; THENCE N 32°56'56" E A DISTANCE OF 9.93 FEET; THENCE N 30°34'48" E A DISTANCE OF 58.13 FEET; THENCE S 86°39'06" E A DISTANCE OF 44.05 FEET; THENCE S 47°37'27" E A DISTANCE OF 29.68 FEET; THENCE S 76°41'56" E A DISTANCE OF 28.28 FEET; THENCE S 75°03'34" E A DISTANCE OF 61.82 FEET; THENCE S 62°34'17" E A DISTANCE OF 34.72 FEET; THENCE S 16°03'31" W A DISTANCE OF 57.58 FEET;

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
DATE: 6-27-16	**WETLAND NO. 10**	• Fort Myers • Tallahassee
SHEET 28 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341

DESCRIPTION WETLAND 10 CONT'D.

THENCE S 30°11'58" E A DISTANCE OF 51.76 FEET; THENCE S 68°08'21" E A DISTANCE OF 38.08 FEET; THENCE S 72°00'11" E A DISTANCE OF 21.43 FEET; THENCE S 34°58'00" E A DISTANCE OF 37.83 FEET; THENCE S 39°09'49" E A DISTANCE OF 35.23 FEET; THENCE S 34°32'49" E A DISTANCE OF 50.03 FEET; THENCE S 01°25'39" W A DISTANCE OF 54.47 FEET; THENCE S 09°38'00" W A DISTANCE OF 51.10 FEET; THENCE S 03°20'37" E A DISTANCE OF 69.39 FEET; THENCE S 88°02'40" W A DISTANCE OF 135.31 FEET; THENCE N 15°13'01" W A DISTANCE OF 31.00 FEET; THENCE N 45°58'15" W A DISTANCE OF 30.13 FEET; THENCE N 63°14'07" W A DISTANCE OF 33.36 FEET; THENCE S 73°28'17" W A DISTANCE OF 46.64 FEET; THENCE S 66°34'49" W A DISTANCE OF 71.78 FEET; THENCE S 04°22'00" W A DISTANCE OF 26.29 FEET; THENCE S 33°41'21" E A DISTANCE OF 35.86 FEET; THENCE S 39°22'06" E A DISTANCE OF 20.04 FEET; THENCE S 56°06'26" E A DISTANCE OF 53.90 FEET; THENCE S 23°08'17" W A DISTANCE OF 25.65 FEET; THENCE S 74°39'34" W A DISTANCE OF 16.85 FEET; THENCE S 26°30'05" W A DISTANCE OF 25.40 FEET; THENCE S 12°21'51" E A DISTANCE OF 32.41 FEET; THENCE S 29°19'09" E A DISTANCE OF 40.68 FEET; THENCE S 58°06'18" E A DISTANCE OF 21.18 FEET; THENCE N 85°17'41" E A DISTANCE OF 23.35 FEET; THENCE N 87°27'52" E A DISTANCE OF 28.37 FEET; THENCE N 63°22'29" E A DISTANCE OF 22.11 FEET; THENCE N 27°40'15" E A DISTANCE OF 34.16 FEET; THENCE N 01°29'58" E A DISTANCE OF 20.37 FEET; THENCE N 46°03'48" W A DISTANCE OF 29.30 FEET; THENCE N 16°13'43" W A DISTANCE OF 34.75 FEET; THENCE N 02°43'03" E A DISTANCE OF 43.11 FEET; THENCE N 42°49'03" E A DISTANCE OF 28.54 FEET; THENCE N 20°08'14" E A DISTANCE OF 26.89 FEET; THENCE N 88°02'40" E A DISTANCE OF 135.31 FEET; THENCE S 08°28'41" W A DISTANCE OF 44.25 FEET; THENCE S 06°08'39" E A DISTANCE OF 63.17 FEET; THENCE S 00°32'14" W A DISTANCE OF 55.57 FEET; THENCE S 05°39'46" W A DISTANCE OF 92.14 FEET; THENCE S 04°14'17" E A DISTANCE OF 58.10 FEET; THENCE S 02°23'44" E A DISTANCE OF 78.17 FEET TO AN INTERSECTION WITH THE NORTHWESTERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY THENCE S 40°00'00" W , ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 719.75 FEET; THENCE N 50°00'00" W A DISTANCE OF 27.17 FEET; THENCE N 05°09'23" W A DISTANCE OF 15.01 FEET; THENCE N 16°10'47" W A DISTANCE OF 24.88 FEET; THENCE N 02°54'13" E A DISTANCE OF 40.59 FEET; THENCE N 05°22'06" W A DISTANCE OF 36.03 FEET; THENCE N 04°57'41" W A DISTANCE OF 74.84 FEET; THENCE N 00°34'16" W A DISTANCE OF 61.29 FEET; THENCE N 06°31'43" W A DISTANCE OF 76.91 FEET; THENCE N 62°51'47" E A DISTANCE OF 39.96 FEET; THENCE N 22°38'32" E A DISTANCE OF 53.40 FEET; THENCE N 88°29'36" E A DISTANCE OF 46.29 FEET; THENCE N 61°04'40" E A DISTANCE OF 18.92 FEET; THENCE N 79°11'31" E A DISTANCE OF 27.29 FEET; THENCE N 82°07'31" E A DISTANCE OF 34.78 FEET; THENCE N 84°37'41" E A DISTANCE OF 39.10 FEET; THENCE N 88°31'20" E A DISTANCE OF 49.55 FEET; THENCE N 82°23'33" E A DISTANCE OF 38.77 FEET; THENCE N 85°31'15" E A DISTANCE OF 37.30 FEET; THENCE S 20°18'22" E A DISTANCE OF 16.63 FEET; THENCE N 51°52'14" E A DISTANCE OF 33.34 FEET; THENCE N 78°07'16" E A DISTANCE OF 31.58 FEET; THENCE N 43°13'26" E A DISTANCE OF 22.38 FEET; THENCE N 27°10'07" E A DISTANCE OF 33.50 FEET; THENCE N 28°26'23" E A DISTANCE OF 20.37 FEET; THENCE N 45°21'05" E A DISTANCE OF 20.98 FEET; THENCE N 54°15'34" E A DISTANCE OF 10.47 FEET; THENCE N 42°48'53" W A DISTANCE OF 18.84 FEET; THENCE N 60°40'13" W A DISTANCE OF 22.68 FEET; THENCE S 68°34'27" W A DISTANCE OF 22.58 FEET; THENCE S 21°55'04" W A DISTANCE OF 14.26 FEET; THENCE S 38°37'25" W A DISTANCE OF 18.09 FEET; THENCE N 52°00'13" W A DISTANCE OF 16.28 FEET; THENCE N 73°24'10" W A DISTANCE OF 25.21 FEET; THENCE N 45°52'27" W A DISTANCE OF 17.66 FEET; THENCE N 79°14'45" W A DISTANCE OF 38.24 FEET; THENCE S 16°32'10" W A DISTANCE OF 26.35 FEET; THENCE N 21°48'41" W A DISTANCE OF 25.66 FEET; THENCE N 15°49'53" W A DISTANCE OF 23.75 FEET; THENCE N 56°48'22" W A DISTANCE OF 22.70 FEET; THENCE N 70°47'20" W A DISTANCE OF 28.11 FEET; THENCE N 60°20'55" W A DISTANCE OF 33.18 FEET; THENCE N 78°34'40" W A DISTANCE OF 14.21 FEET; THENCE S 78°55'44" W A DISTANCE OF 25.04 FEET; THENCE N 43°28'17" W A DISTANCE OF 43.42 FEET; THENCE N 31°05'55" E A DISTANCE OF 32.62 FEET; THENCE N 08°19'40" E A DISTANCE OF 13.48 FEET; THENCE N 66°52'11" E A DISTANCE OF 28.22 FEET; THENCE N 33°08'16" W A DISTANCE OF 53.69 FEET; THENCE N 17°15'54" W A DISTANCE OF 43.43 FEET; THENCE N 26°51'18" W A DISTANCE OF 30.85 FEET; THENCE N 73°12'59" W A DISTANCE OF 50.26 FEET; THENCE N 13°14'13" E A DISTANCE OF 42.60 FEET; THENCE N 19°18'14" W A DISTANCE OF 24.73 FEET; THENCE N 74°10'46" W A DISTANCE OF 15.57 FEET;

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
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DATE: 6-27-16	**WETLAND NO. 10**	• Fort Myers • Tallahassee
SHEET 29 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341

DESCRIPTION WETLAND 10 CONT'D.

THENCE N 15°23'40" W A DISTANCE OF 21.14 FEET; THENCE N 38°17'03" W A DISTANCE OF 25.99 FEET; THENCE N 15°31'28" W A DISTANCE OF 33.06 FEET; THENCE N 69°58'29" W A DISTANCE OF 36.58 FEET; THENCE S 30°28'38" W A DISTANCE OF 62.20 FEET; THENCE S 20°54'39" E A DISTANCE OF 32.10 FEET; THENCE S 10°47'30" E A DISTANCE OF 29.44 FEET; THENCE S 55°37'57" E A DISTANCE OF 22.61 FEET; THENCE S 77°35'27" E A DISTANCE OF 17.54 FEET; THENCE S 02°57'29" E A DISTANCE OF 43.02 FEET; THENCE S 15°45'09" W A DISTANCE OF 38.12 FEET; THENCE S 36°16'04" E A DISTANCE OF 35.13 FEET; THENCE S 16°55'14" E A DISTANCE OF 22.10 FEET; THENCE S 10°40'25" W A DISTANCE OF 31.39 FEET; THENCE S 58°42'53" W A DISTANCE OF 25.00 FEET; THENCE S 28°48'32" E A DISTANCE OF 24.72 FEET; THENCE S 04°25'40" E A DISTANCE OF 34.27 FEET; THENCE N 89°33'52" E A DISTANCE OF 15.92 FEET; THENCE S 73°15'25" E A DISTANCE OF 26.40 FEET; THENCE S 89°10'23" E A DISTANCE OF 19.96 FEET; THENCE N 30°22'34" E A DISTANCE OF 15.95 FEET; THENCE N 49°21'30" E A DISTANCE OF 35.20 FEET; THENCE S 66°48'02" E A DISTANCE OF 15.52 FEET; THENCE S 43°28'17" E A DISTANCE OF 43.42 FEET; THENCE S 11°46'46" W A DISTANCE OF 25.72 FEET; THENCE S 17°38'30" W A DISTANCE OF 28.92 FEET; THENCE S 84°40'51" W A DISTANCE OF 33.66 FEET; THENCE S 67°38'04" W A DISTANCE OF 23.87 FEET; THENCE S 85°10'52" W A DISTANCE OF 27.71 FEET; THENCE N 81°53'41" W A DISTANCE OF 25.15 FEET; THENCE S 76°05'21" W A DISTANCE OF 34.88 FEET; THENCE S 29°06'00" W A DISTANCE OF 28.63 FEET; THENCE S 01°15'03" E A DISTANCE OF 23.14 FEET; THENCE S 50°02'43" W A DISTANCE OF 30.40 FEET; THENCE S 10°27'12" W A DISTANCE OF 30.77 FEET; THENCE S 01°07'18" E A DISTANCE OF 22.27 FEET; THENCE S 72°13'40" W A DISTANCE OF 22.34 FEET; THENCE S 35°02'20" E A DISTANCE OF 26.13 FEET; THENCE S 59°42'15" E A DISTANCE OF 14.36 FEET; THENCE S 23°07'48" W A DISTANCE OF 13.05 FEET; THENCE S 24°23'40" E A DISTANCE OF 26.65 FEET; THENCE S 07°01'50" W A DISTANCE OF 40.74 FEET; THENCE S 08°05'02" W A DISTANCE OF 33.92 FEET; THENCE S 03°07'15" W A DISTANCE OF 26.82 FEET; THENCE S 16°12'13" E A DISTANCE OF 37.08 FEET; THENCE S 00°10'58" W A DISTANCE OF 70.26 FEET; THENCE S 04°55'37" W A DISTANCE OF 16.62 FEET; THENCE S 38°26'19" W A DISTANCE OF 22.69 FEET; THENCE S 64°07'06" W A DISTANCE OF 20.85 FEET; THENCE S 56°00'38" W A DISTANCE OF 30.15 FEET; THENCE S 37°06'47" W A DISTANCE OF 15.56 FEET; THENCE S 24°25'14" E A DISTANCE OF 13.77 FEET; THENCE S 40°52'13" E A DISTANCE OF 15.50 FEET; THENCE S 70°57'26" E A DISTANCE OF 18.21 FEET; THENCE S 08°13'52" W A DISTANCE OF 38.25 FEET; THENCE S 30°40'32" E A DISTANCE OF 33.86 FEET; THENCE S 39°10'28" E A DISTANCE OF 23.77 FEET; THENCE N 28°50'47" E A DISTANCE OF 31.29 FEET; THENCE N 50°57'50" E A DISTANCE OF 37.29 FEET; THENCE S 50°00'00" E A DISTANCE OF 27.17 FEET TO AN INTERSECTION WITH THE SAID NORTHWESTERLY RIGHT-OF-WAY LINE OF DANIELS PARKWAY; THENCE S 40°00'00" W , ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 1639.90 FEET; THENCE N 53°18'39" W A DISTANCE OF 39.95 FEET; THENCE N 29°51'21" W A DISTANCE OF 28.69 FEET; THENCE N 00°38'10" W A DISTANCE OF 58.18 FEET; THENCE N 11°45'57" W A DISTANCE OF 23.36 FEET; THENCE N 83°23'17" W A DISTANCE OF 24.33 FEET; THENCE N 62°04'59" W A DISTANCE OF 28.42 FEET; THENCE N 05°50'39" E A DISTANCE OF 39.92 FEET; THENCE N 25°02'46" E A DISTANCE OF 19.86 FEET; THENCE N 46°41'30" E A DISTANCE OF 22.59 FEET; THENCE N 46°19'02" W A DISTANCE OF 16.09 FEET; THENCE N 11°41'45" W A DISTANCE OF 22.48 FEET; THENCE N 49°35'21" E A DISTANCE OF 16.31 FEET; THENCE N 07°53'27" W A DISTANCE OF 30.32 FEET; THENCE N 62°26'10" W A DISTANCE OF 14.50 FEET; THENCE N 41°41'15" E A DISTANCE OF 17.06 FEET; THENCE S 61°08'19" E A DISTANCE OF 17.03 FEET; THENCE S 69°15'23" E A DISTANCE OF 10.98 FEET; THENCE N 62°31'05" E A DISTANCE OF 29.62 FEET; THENCE N 60°07'38" E A DISTANCE OF 18.46 FEET; THENCE N 07°27'53" E A DISTANCE OF 30.19 FEET; THENCE N 69°04'11" E A DISTANCE OF 5.45 FEET; THENCE N 16°58'52" W A DISTANCE OF 22.28 FEET; THENCE N 56°20'51" W A DISTANCE OF 26.57 FEET; THENCE S 65°33'15" W A DISTANCE OF 26.18 FEET; THENCE N 86°26'05" W A DISTANCE OF 16.88 FEET; THENCE N 35°58'50" W A DISTANCE OF 10.36 FEET; THENCE N 33°12'21" W A DISTANCE OF 32.96 FEET; THENCE N 78°13'16" W A DISTANCE OF 13.04 FEET; THENCE S 68°02'39" W A DISTANCE OF 19.56 FEET; THENCE S 39°55'24" W A DISTANCE OF 30.78 FEET; THENCE S 46°06'34" E A DISTANCE OF 44.37 FEET; THENCE S 47°03'30" E A DISTANCE OF 25.79 FEET; THENCE S 30°41'00" E A DISTANCE OF 32.85 FEET; THENCE S 41°41'15" W A DISTANCE OF 17.06 FEET; THENCE N 81°42'49" W A DISTANCE OF 25.50 FEET; THENCE N 70°40'07" W A DISTANCE OF 20.31 FEET;

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	• Fort Myers • Tallahassee
DATE: 6-27-16	**WETLAND NO. 10**	Metro Center 1, 2891 Center Pointe Drive, Unit 100, Fort Myers, Florida 33916, (239) 337-3993, Fax: (239) 337-3994, Toll free: 866-337-7341
SHEET 30 OF 50		

DESCRIPTION WETLAND 10 CONT'D.

THENCE S 37°35'35" W A DISTANCE OF 13.82 FEET; THENCE N 16°25'15" W A DISTANCE OF 23.11 FEET; THENCE N 37°08'02" W A DISTANCE OF 27.77 FEET; THENCE N 09°52'18" W A DISTANCE OF 26.41 FEET; THENCE N 55°55'50" W A DISTANCE OF 29.66 FEET; THENCE N 26°45'27" W A DISTANCE OF 26.88 FEET; THENCE N 86°08'45" W A DISTANCE OF 41.25 FEET; THENCE N 61°21'53" W A DISTANCE OF 37.31 FEET; THENCE N 56°50'30" W A DISTANCE OF 47.79 FEET; THENCE N 45°29'24" W A DISTANCE OF 24.48 FEET; THENCE N 03°26'41" W A DISTANCE OF 35.90 FEET; THENCE N 10°36'34" W A DISTANCE OF 25.13 FEET; THENCE N 35°50'14" W A DISTANCE OF 16.86 FEET; THENCE N 84°46'45" W A DISTANCE OF 12.62 FEET; THENCE N 88°43'23" W A DISTANCE OF 34.15 FEET; THENCE N 58°45'30" W A DISTANCE OF 24.01 FEET; THENCE N 76°55'17" W A DISTANCE OF 20.78 FEET; THENCE N 29°18'46" W A DISTANCE OF 37.17 FEET; THENCE N 27°45'59" W A DISTANCE OF 19.69 FEET; THENCE N 03°05'37" E A DISTANCE OF 25.63 FEET; THENCE N 44°50'06" W A DISTANCE OF 27.51 FEET; THENCE N 26°24'28" W A DISTANCE OF 27.06 FEET; THENCE N 19°21'38" W A DISTANCE OF 21.96 FEET; THENCE N 84°26'53" E A DISTANCE OF 24.74 FEET; THENCE S 87°35'14" E A DISTANCE OF 28.12 FEET; THENCE N 81°07'44" E A DISTANCE OF 44.21 FEET; THENCE N 31°04'16" E A DISTANCE OF 50.38 FEET; THENCE N 19°27'35" E A DISTANCE OF 29.60 FEET; THENCE N 00°19'50" E A DISTANCE OF 27.40 FEET; THENCE N 11°47'40" E A DISTANCE OF 41.91 FEET; THENCE N 84°50'29" E A DISTANCE OF 36.38 FEET; THENCE N 37°30'22" W A DISTANCE OF 36.29 FEET; THENCE N 39°10'42" W A DISTANCE OF 23.71 FEET; THENCE S 63°29'36" W A DISTANCE OF 19.75 FEET; THENCE S 31°02'58" W A DISTANCE OF 32.92 FEET; THENCE S 47°16'55" W A DISTANCE OF 21.42 FEET; THENCE S 73°35'49" W A DISTANCE OF 38.16 FEET; THENCE S 73°49'07" W A DISTANCE OF 46.10 FEET; THENCE S 61°07'59" W A DISTANCE OF 38.35 FEET; THENCE S 15°39'17" W A DISTANCE OF 36.97 FEET; THENCE S 11°06'47" E A DISTANCE OF 16.88 FEET; THENCE S 19°51'43" E A DISTANCE OF 53.29 FEET; THENCE S 06°06'04" E A DISTANCE OF 46.01 FEET; THENCE S 13°59'22" W A DISTANCE OF 21.70 FEET; THENCE N 69°46'25" W A DISTANCE OF 78.96 FEET; THENCE N 73°28'05" W A DISTANCE OF 57.89 FEET; THENCE S 08°35'40" W A DISTANCE OF 52.60 FEET; THENCE S 32°39'12" E A DISTANCE OF 27.28 FEET; THENCE S 58°04'24" W A DISTANCE OF 11.25 FEET; THENCE N 43°43'03" W A DISTANCE OF 52.82 FEET; THENCE N 58°29'28" W A DISTANCE OF 135.47 FEET; THENCE N 58°09'40" W A DISTANCE OF 193.62 FEET TO THE SAID POINT-OF- BEGINNING OF THIS DESCRIPTION.
CONTAINING 97.80 ACRES, MORE OR LESS.

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
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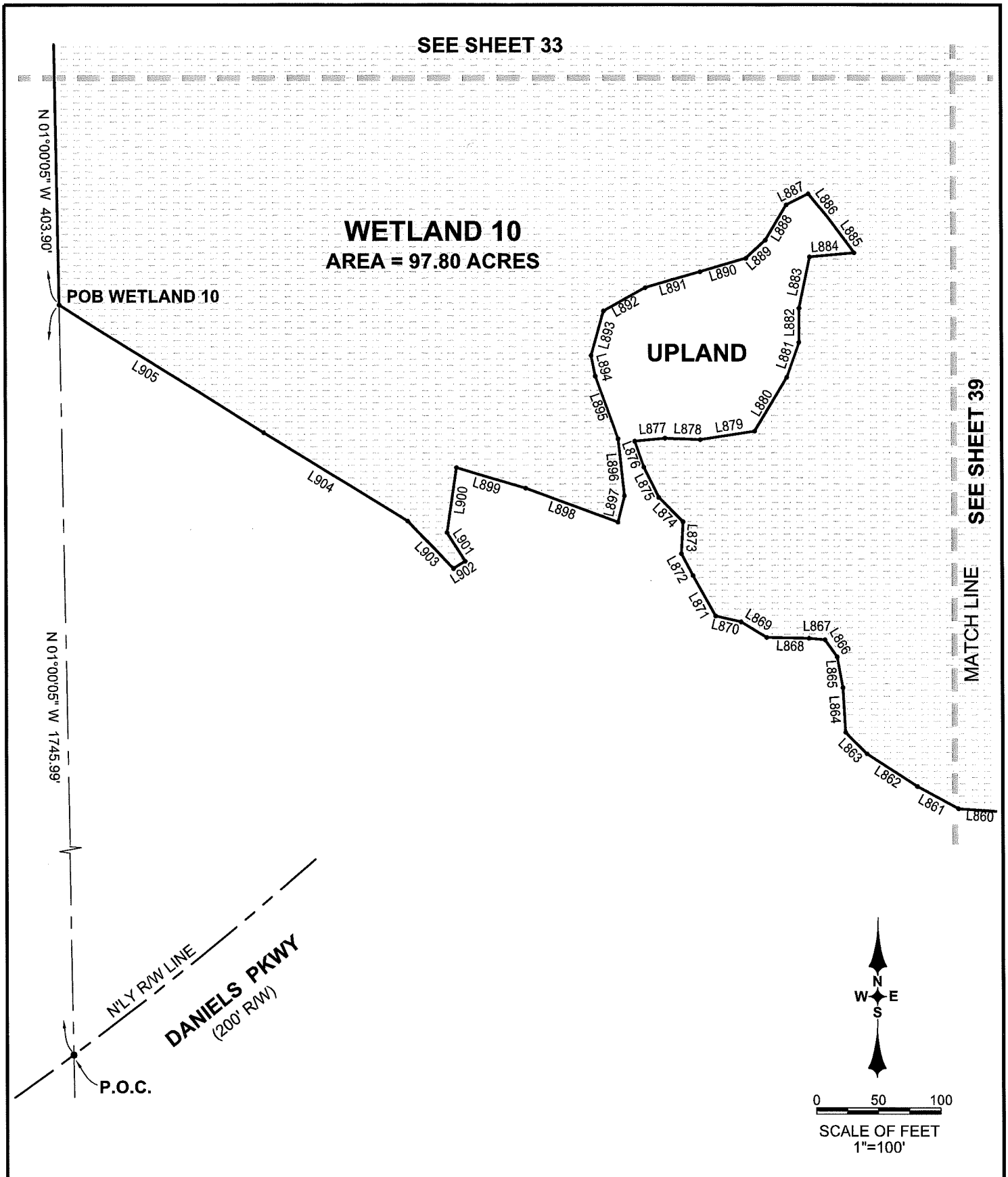
DATE: 6-27-16	**WETLAND NO. 10**	• Fort Myers • Tallahassee
SHEET 31 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341



MDA PROJECT:	14012
CHECKED:	MAH
DRAWN:	MAH
DATE:	6-27-16
SHEET	32 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 10

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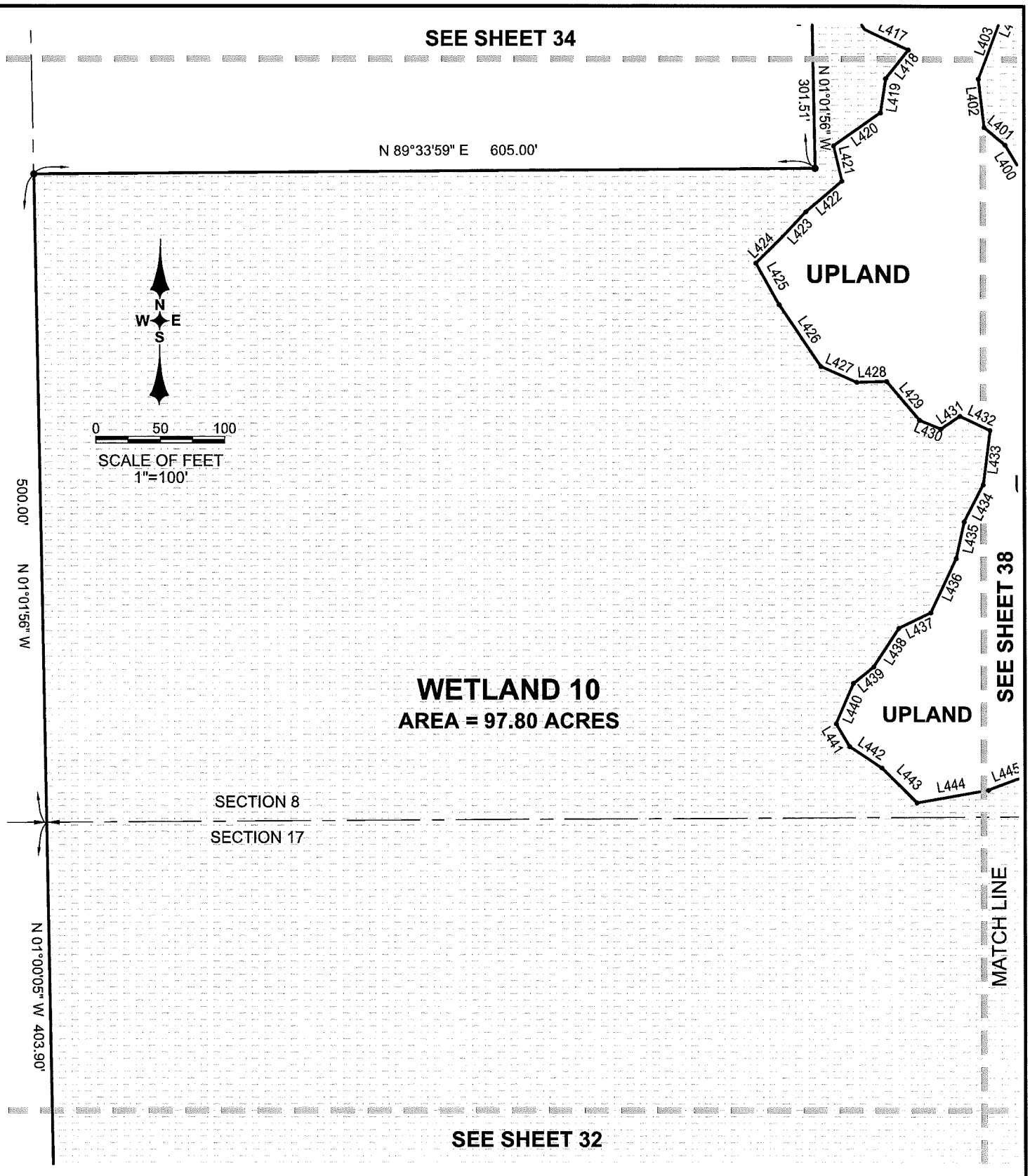

MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	• Fort Myers • Tallahassee
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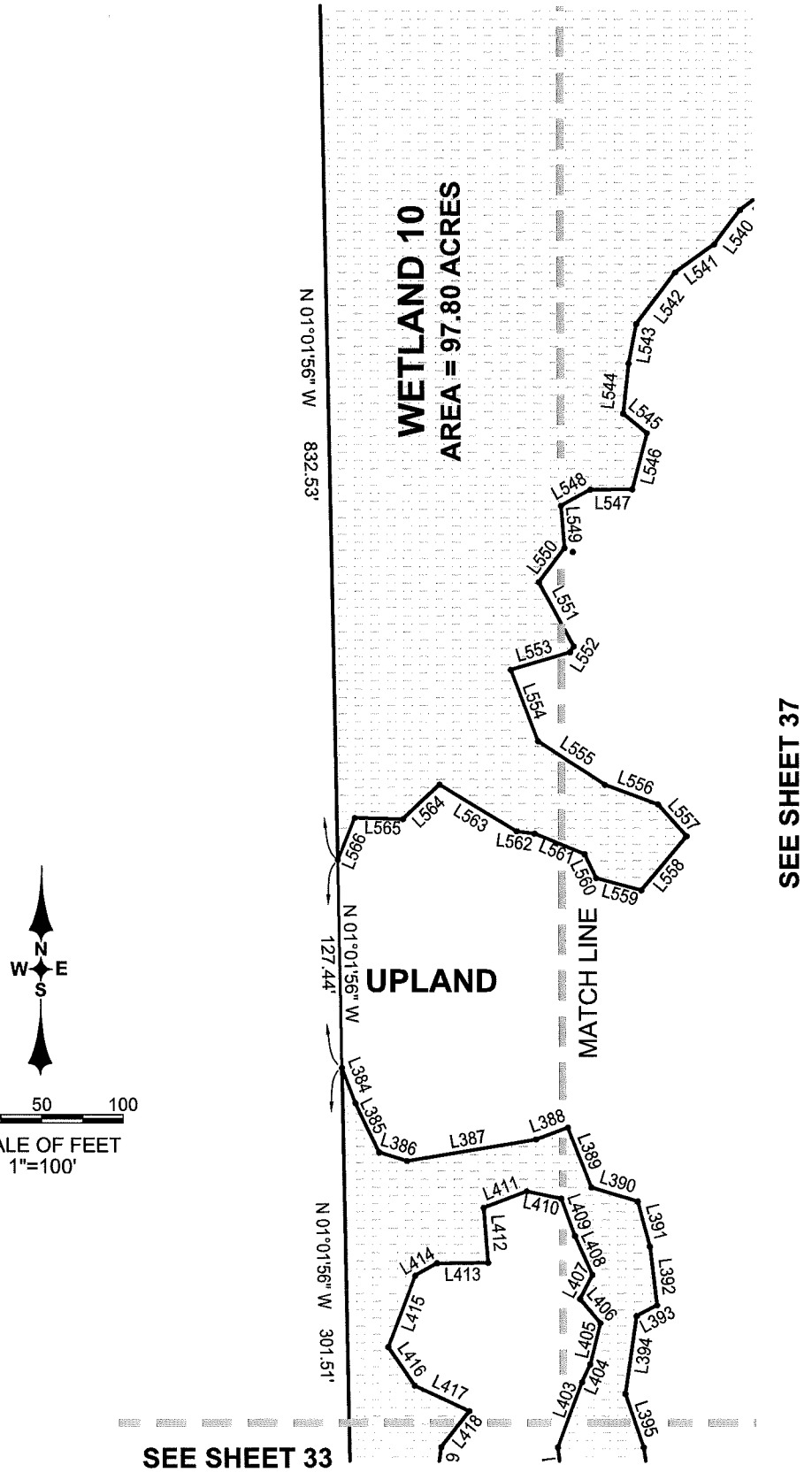
SHEET 33 OF 50		

SEE SHEET 35



MDA PROJECT: 14012	
CHECKED: MAH / DRAWN: MAH	
DATE: 6-27-16	
SHEET 34 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

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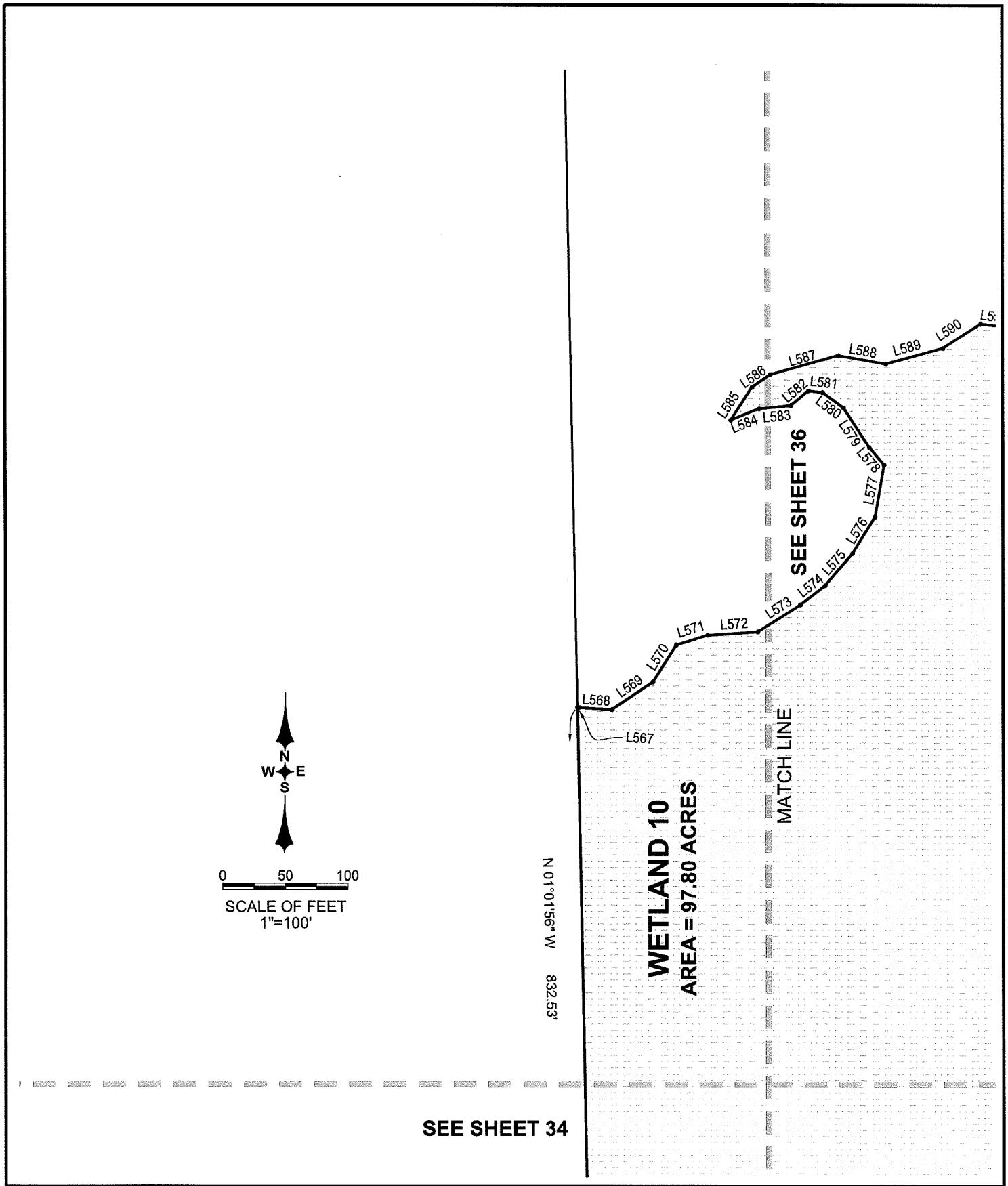

MDA PROJECT:	14012
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DRAWN:	MAH
DATE:	6-27-16
SHEET	35 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

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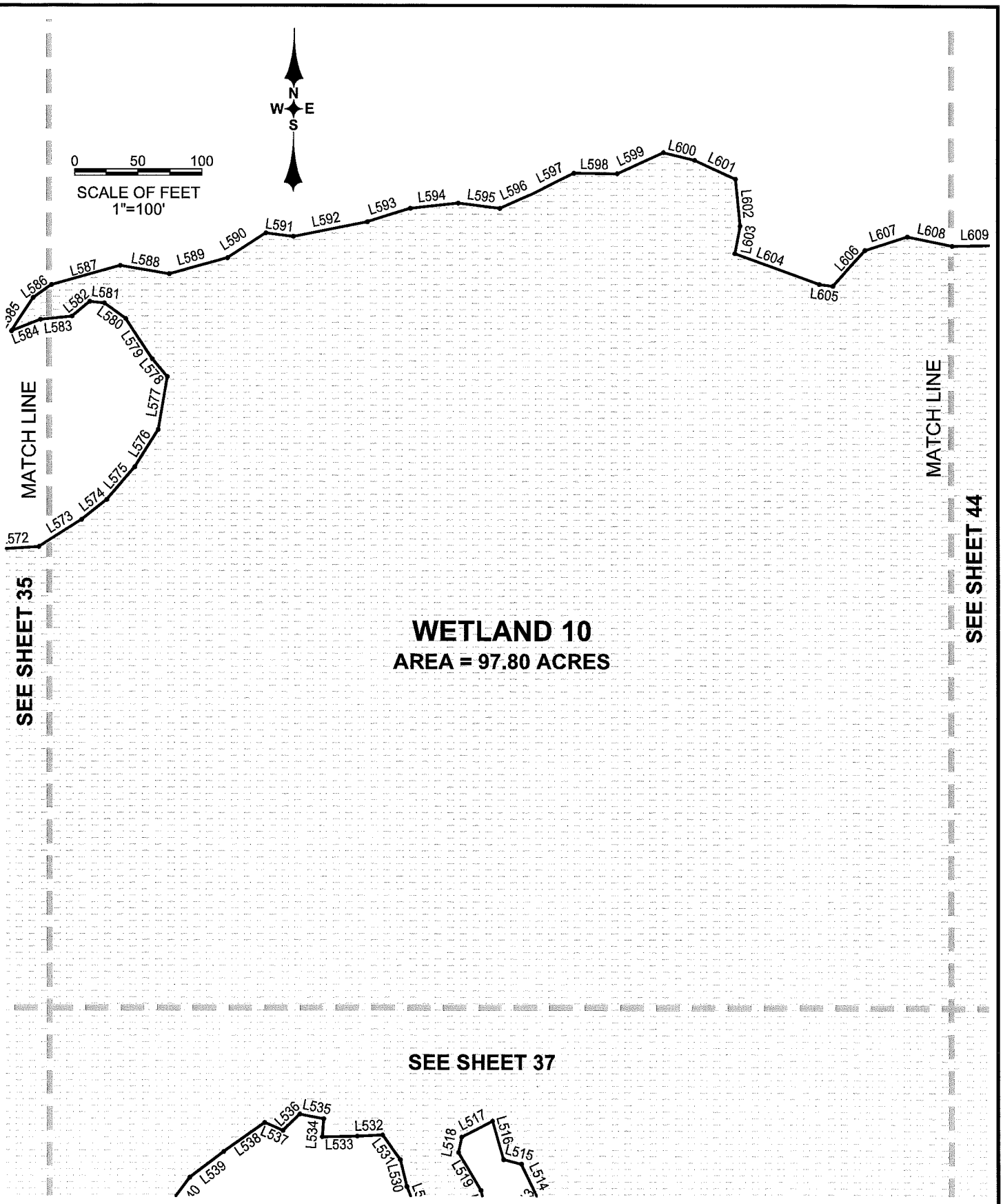

MDA PROJECT: 14012	
CHECKED: MAH / DRAWN: MAH	
DATE: 6-27-16	
SHEET 36 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

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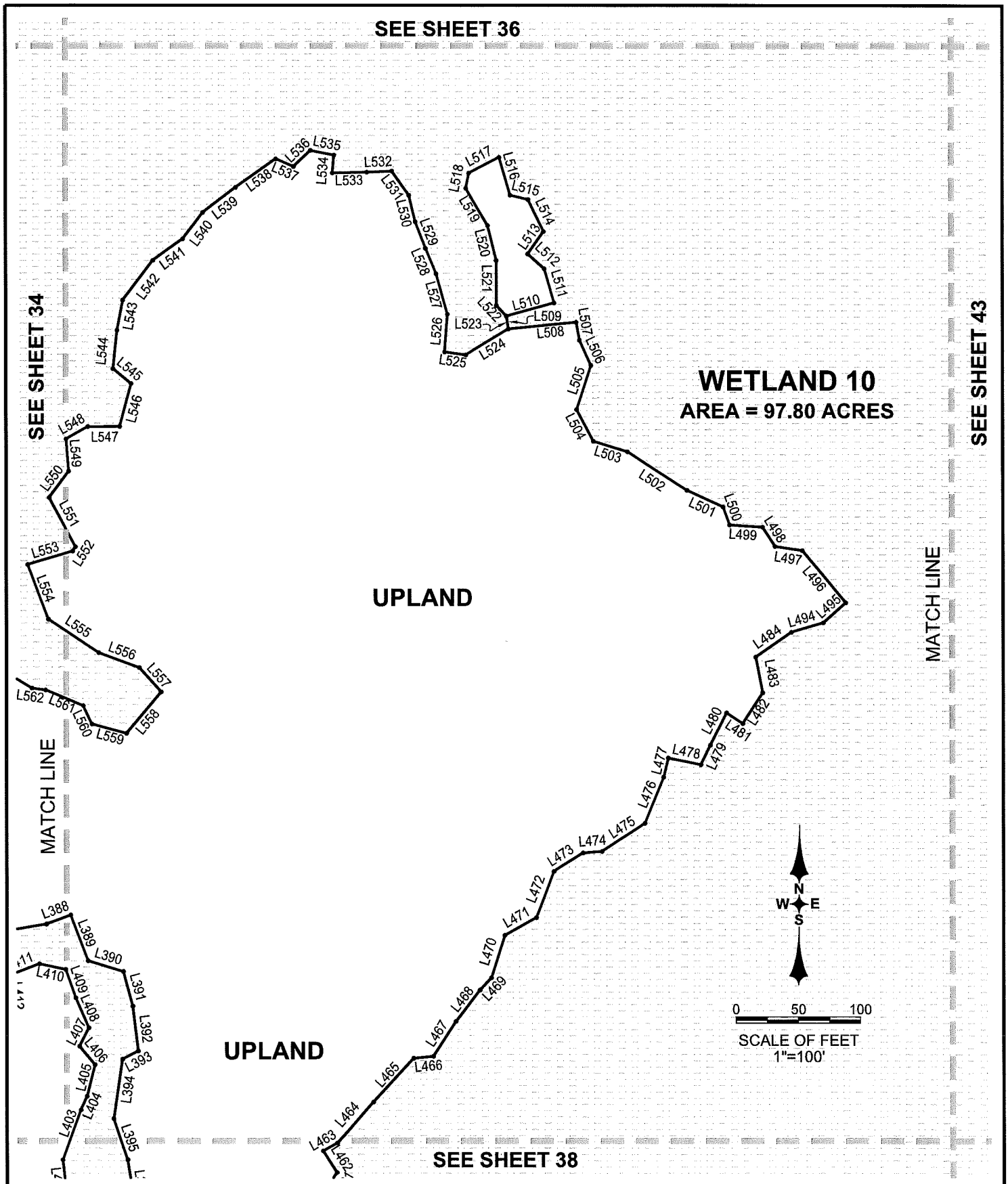

MDA PROJECT: 14012	
CHECKED: MAH	DRAWN: MAH
DATE: 6-27-16	
SHEET 37 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

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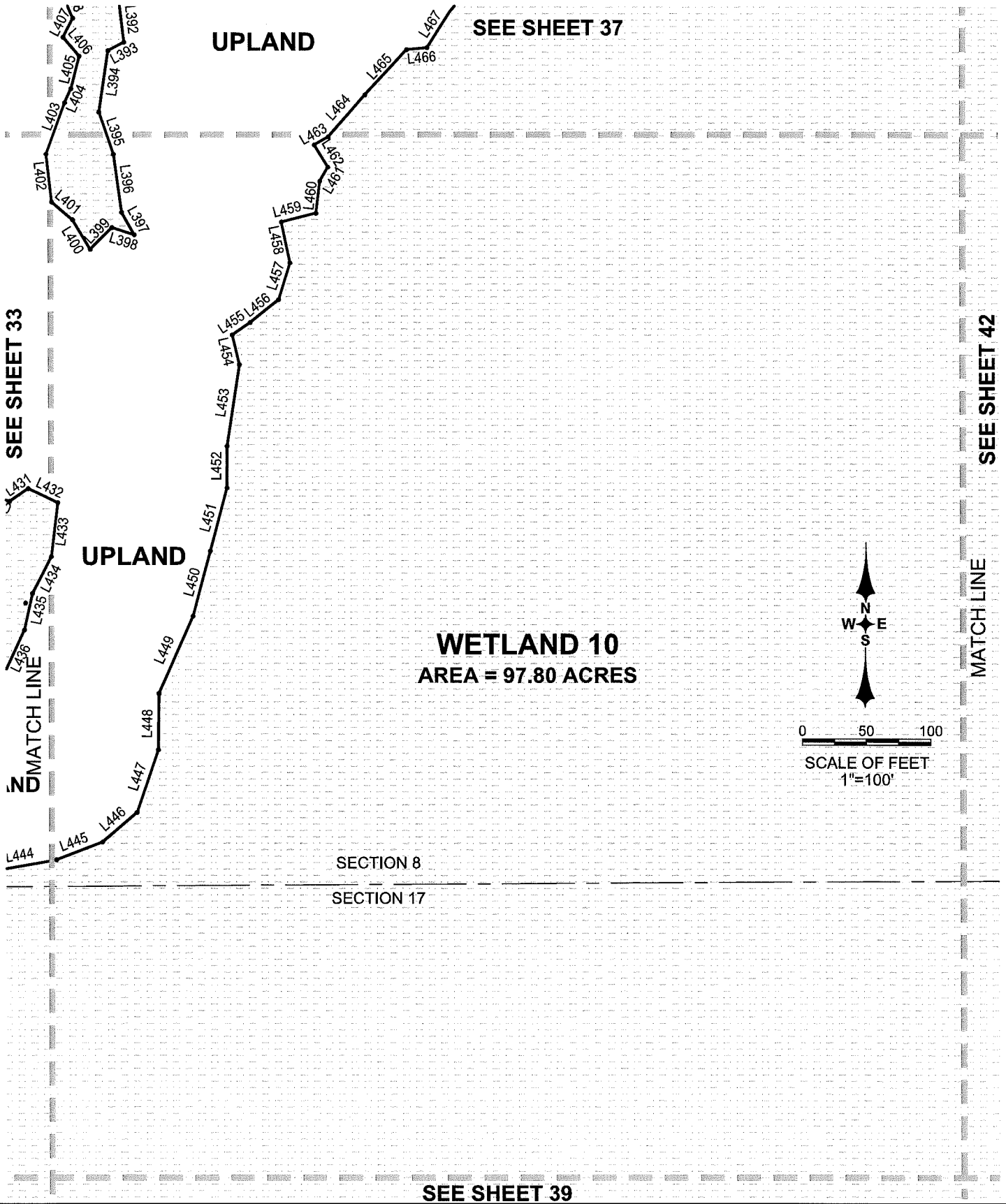

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DATE: 6-27-16	
SHEET 38 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

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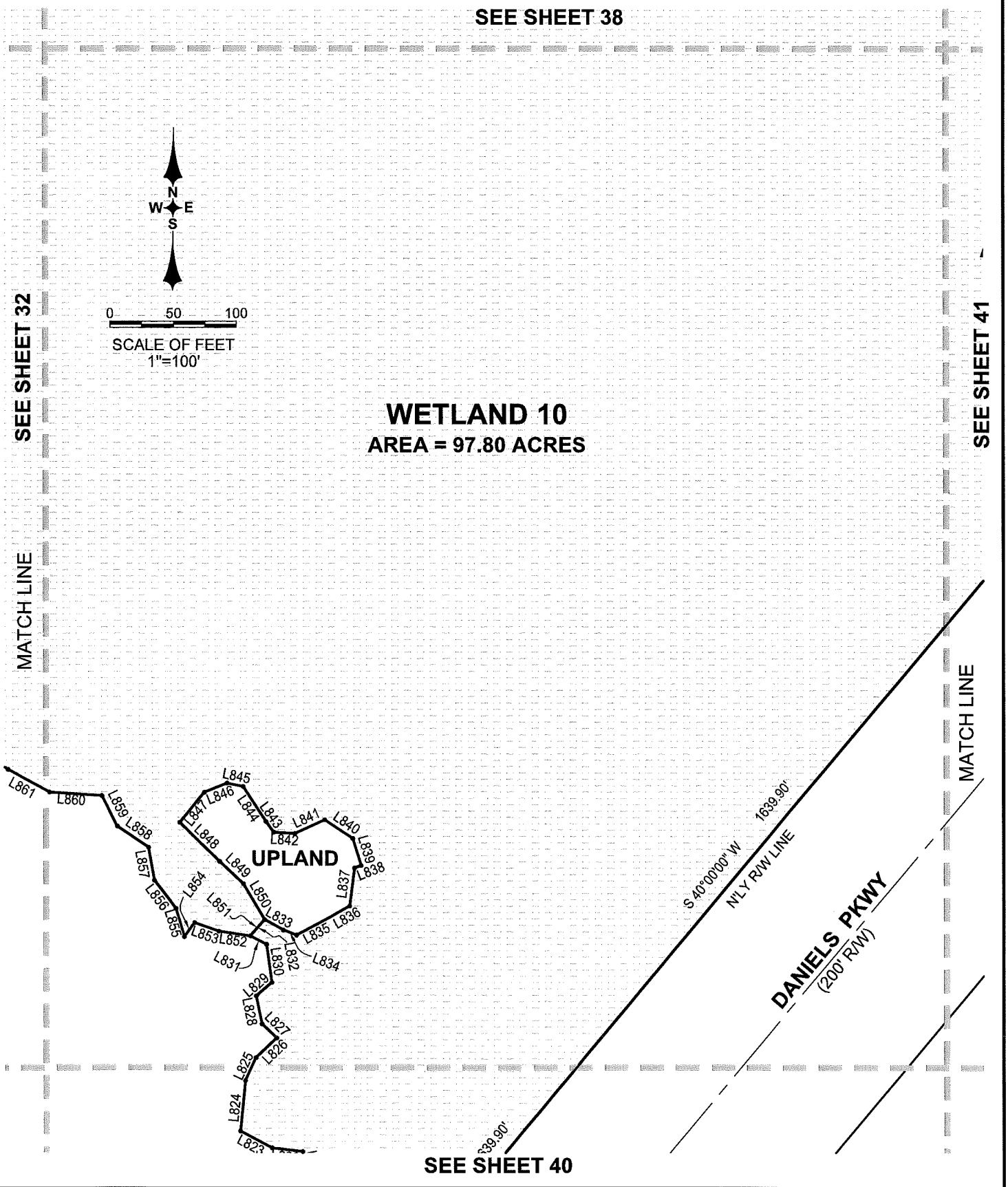

MDA PROJECT: 14012	
CHECKED: MAH / DRAWN: MAH	
DATE: 6-27-16	
SHEET 39 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

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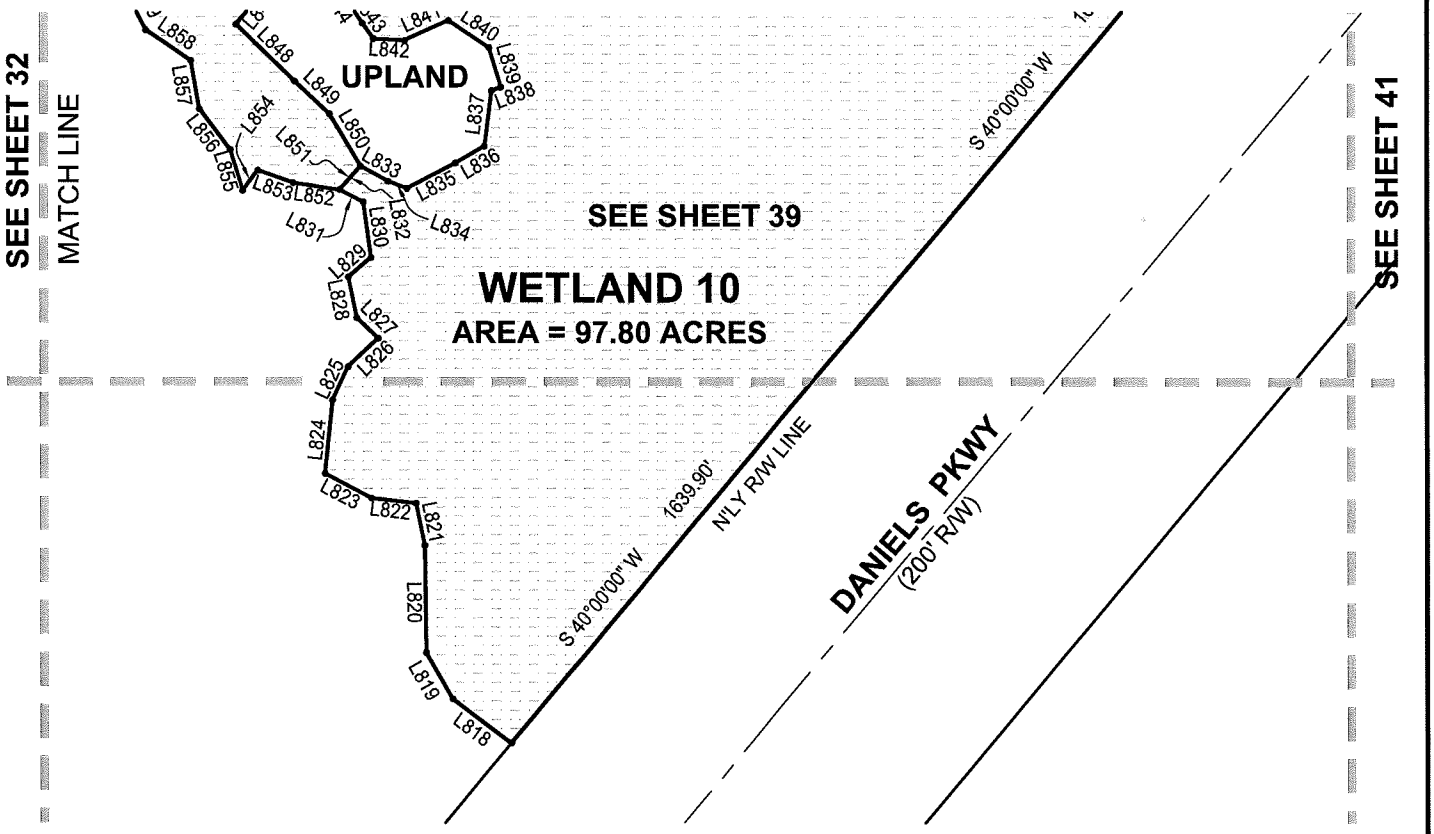
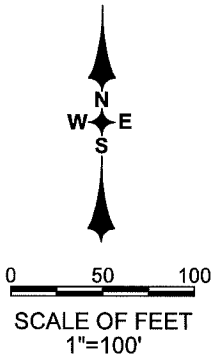
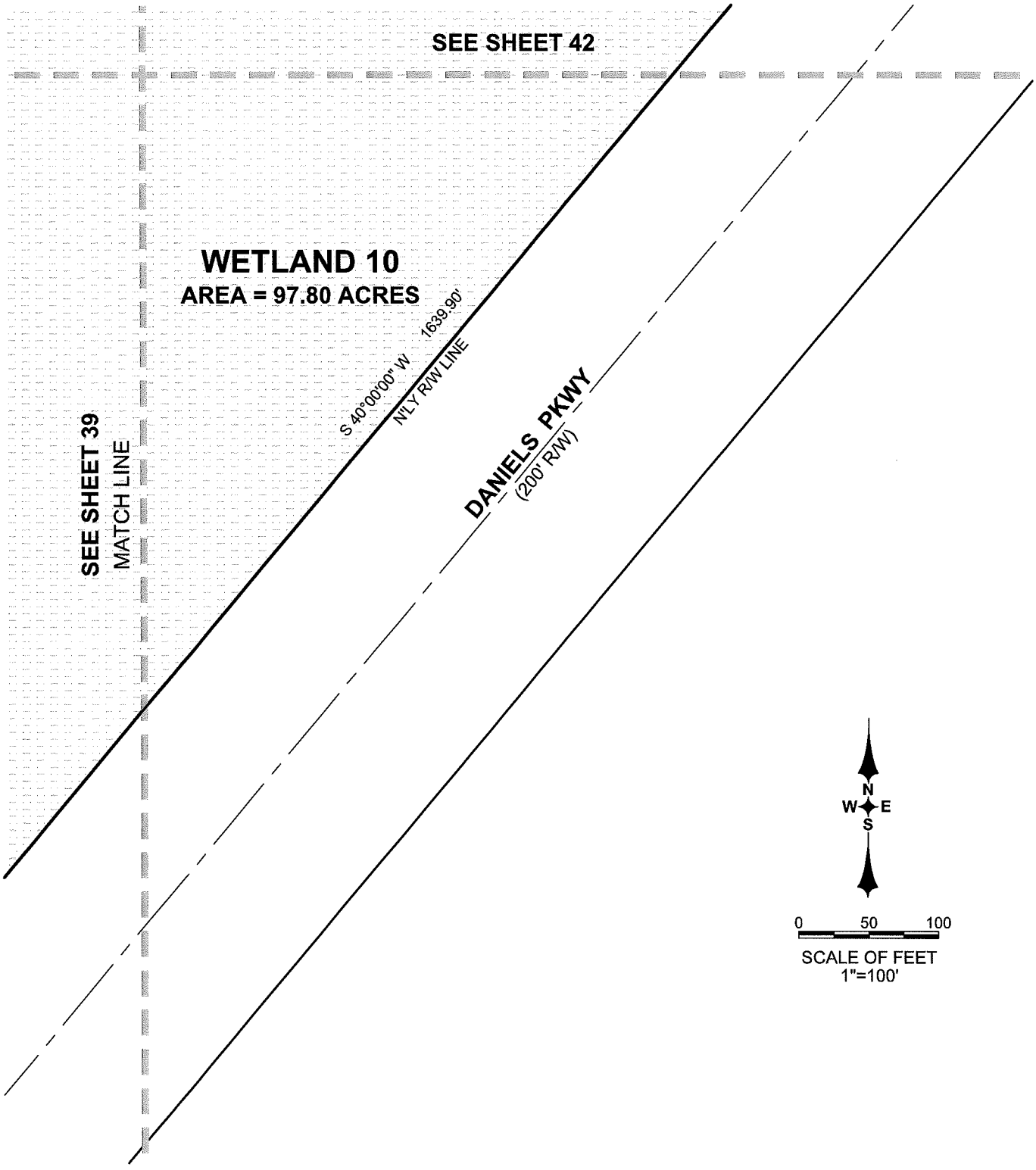




MDA PROJECT: 14012	**WETLANDS MAP**	MORRIS DEPEW
CHECKED: MAH / DRAWN: MAH	WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA	ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330
DATE: 6-27-16	**WETLAND NO. 10**	• Fort Myers • Tallahassee
SHEET 40 OF 50		Metro Center 1 2891 Center Pointe Drive, Unit 100 Fort Myers, Florida 33916 (239) 337-3993 Fax: (239) 337-3994 Toll free: 866-337-7341



MDA PROJECT: 14012	
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DATE: 6-27-16	
SHEET 41 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

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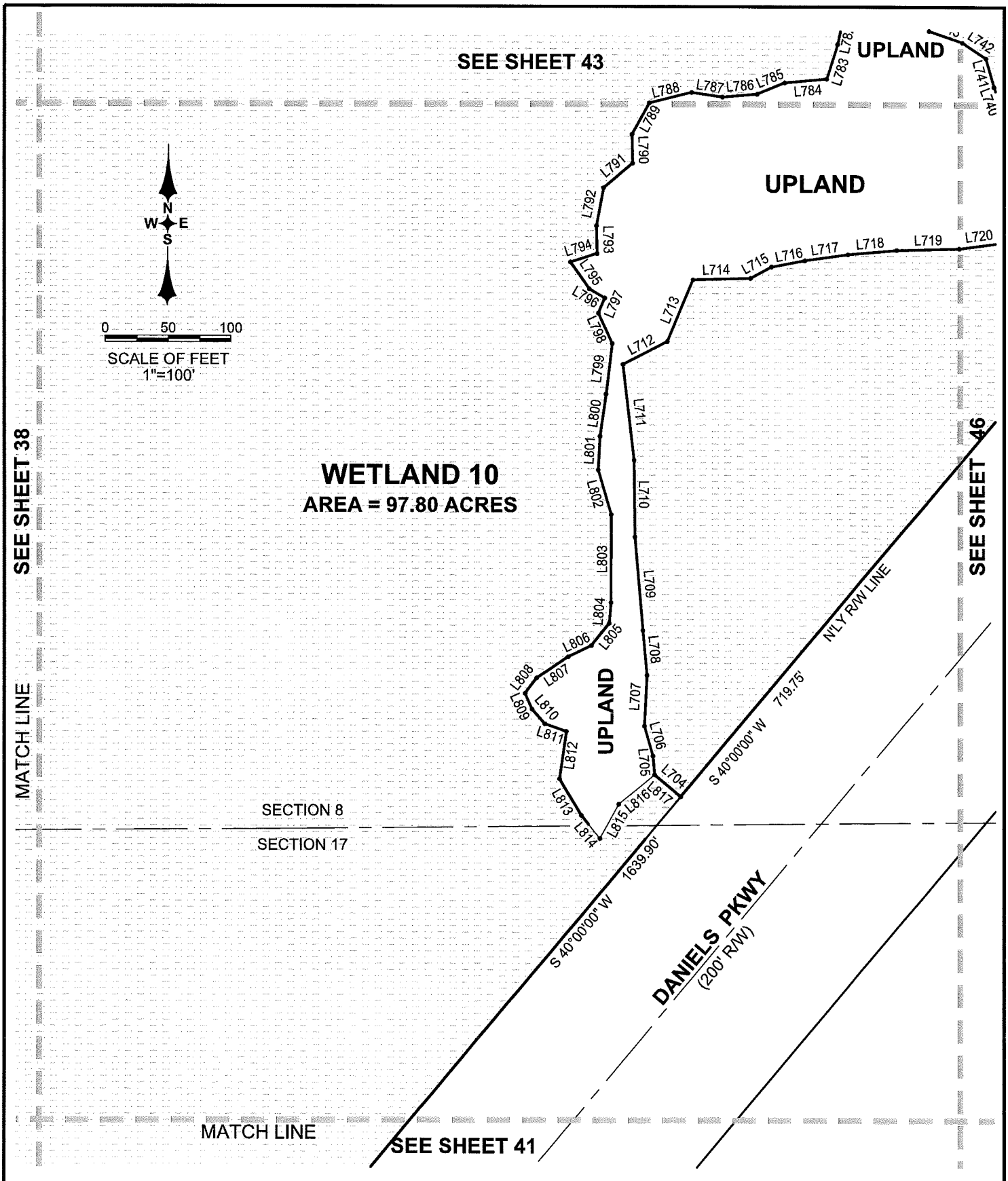

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SHEET 42 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

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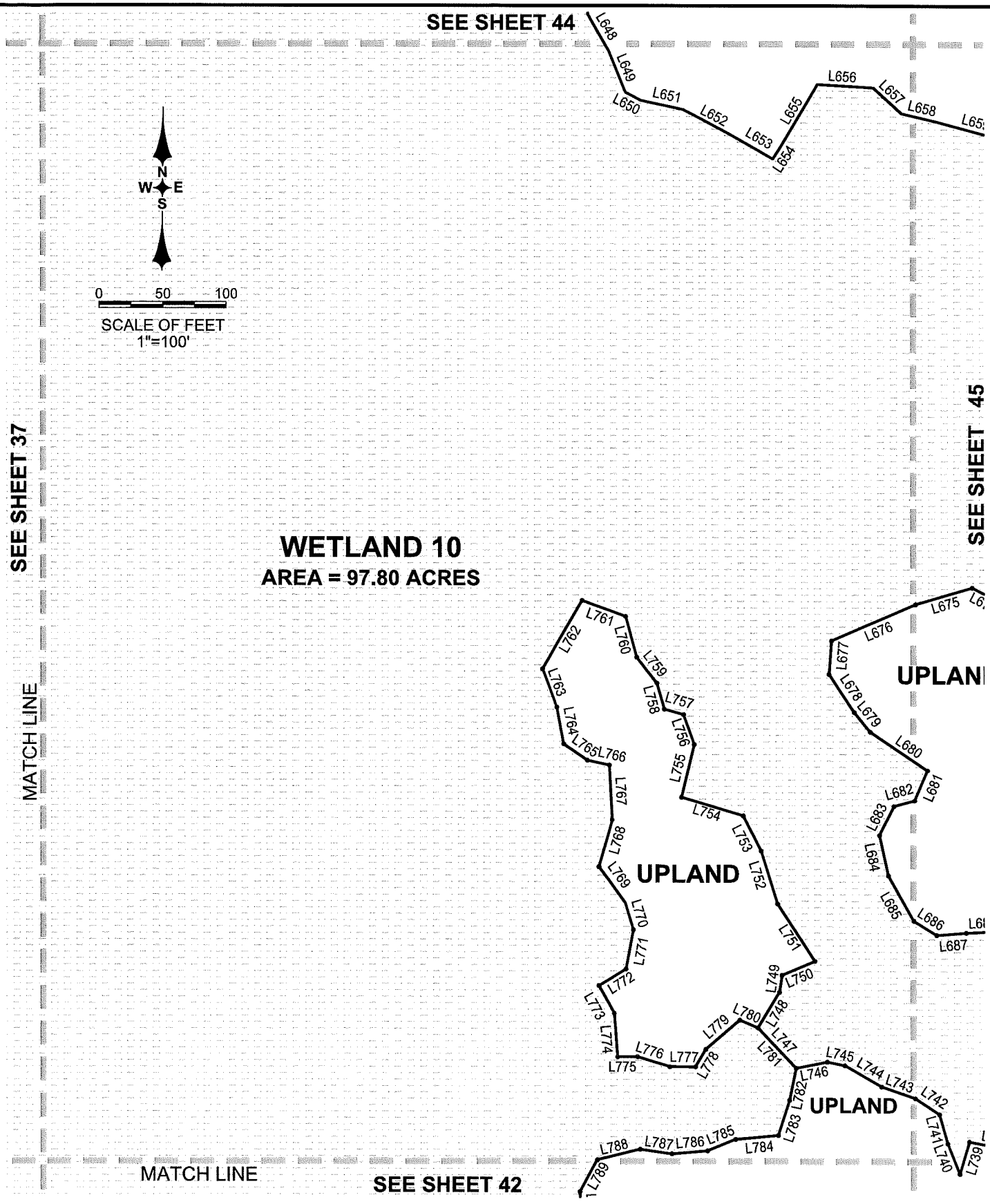

MDA PROJECT: 14012	
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SHEET 43 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

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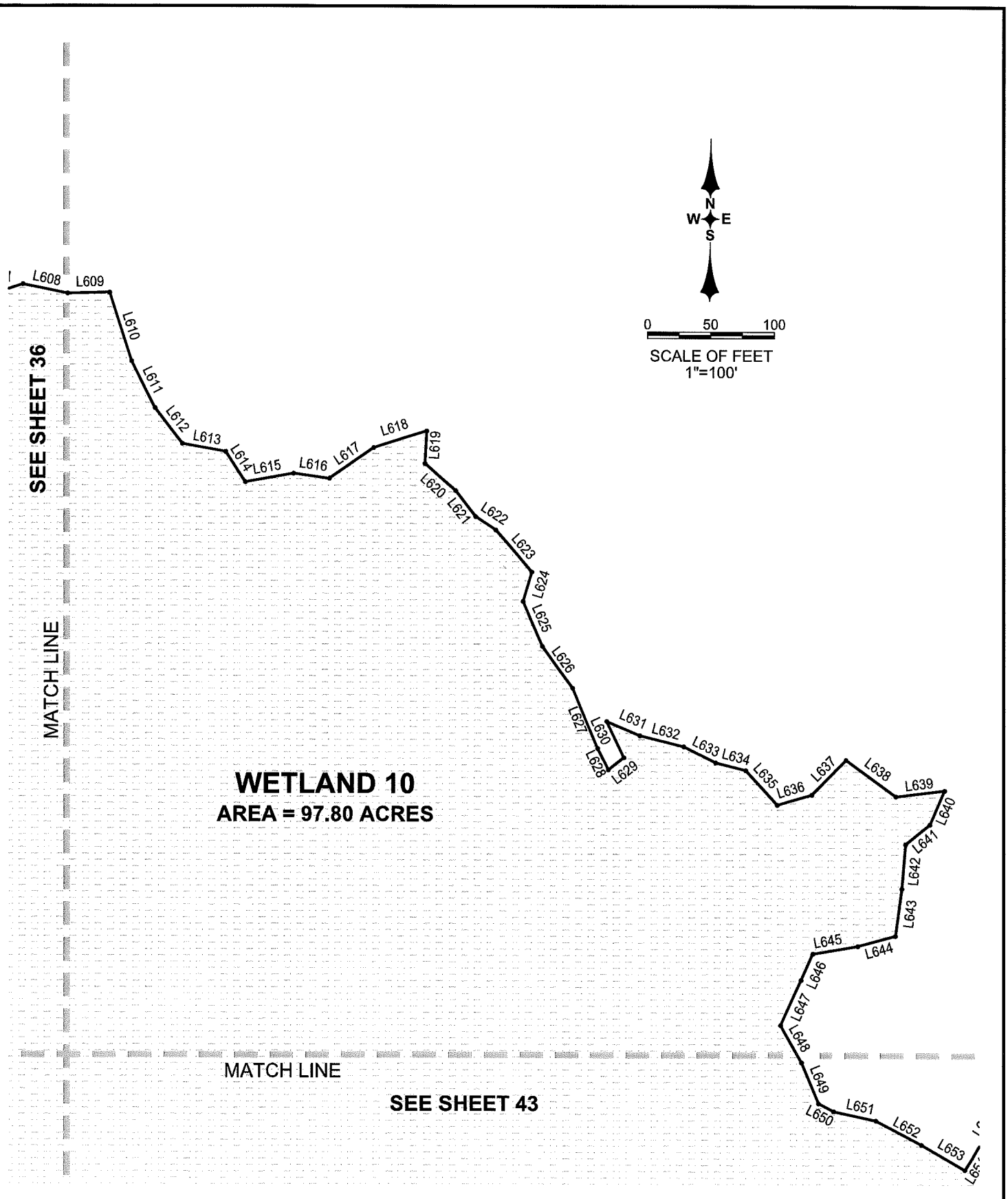

MDA PROJECT: 14012	
CHECKED: MAH / DRAWN: MAH	
DATE: 6-27-16	
SHEET 44 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

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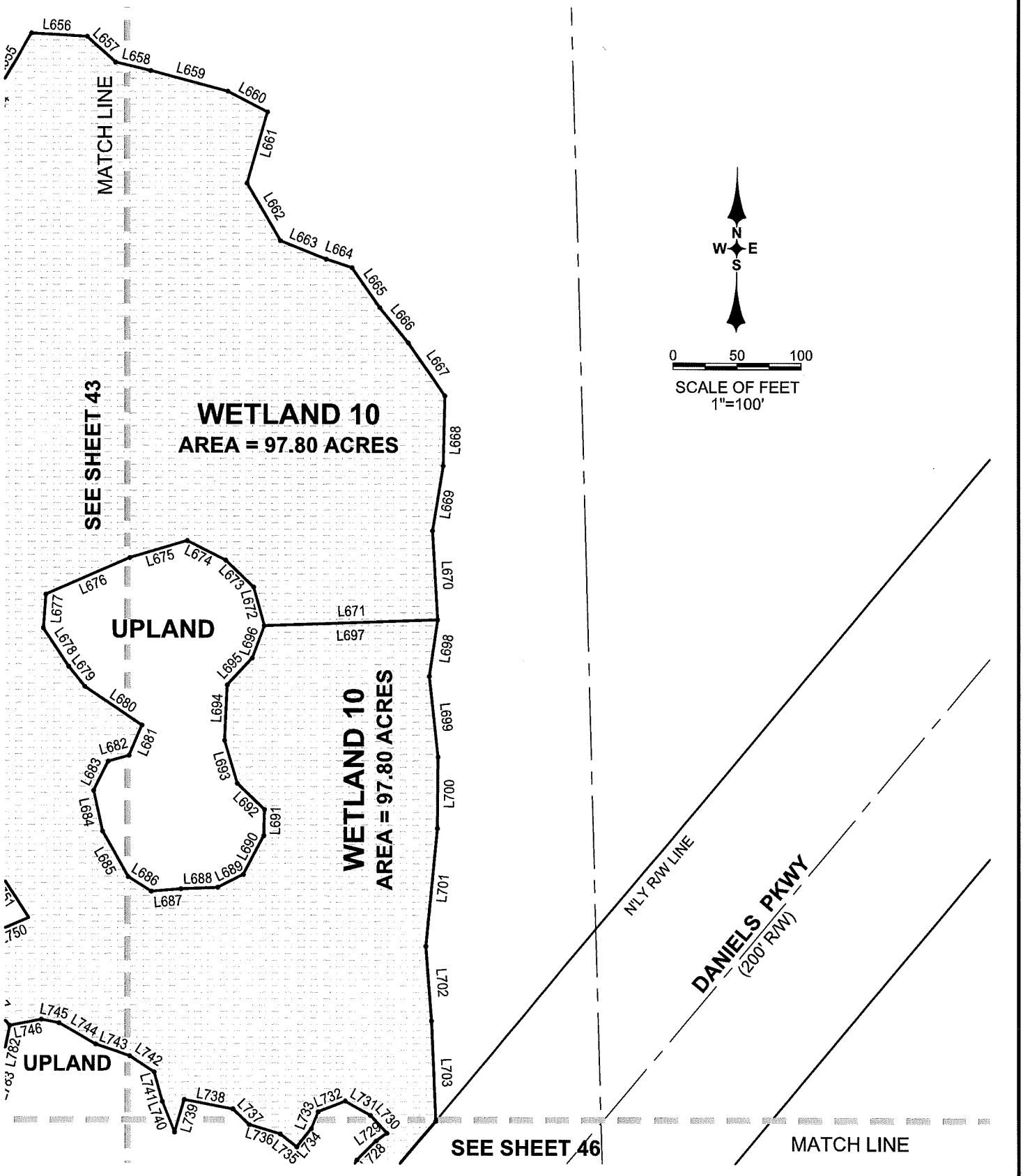
Fort Myers, Florida 33916
(239) 337-3993
Fax: (239) 337-3994
Toll free: 866-337-7341



MDA PROJECT: 14012	
CHECKED: MAH / DRAWN: MAH	
DATE: 6-27-16	
SHEET 45 OF 50	

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 10

MORRIS DEPEW

ENGINEERS • PLANNERS • SURVEYORS
LANDSCAPE ARCHITECTS
FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330

• Fort Myers
• Tallahassee

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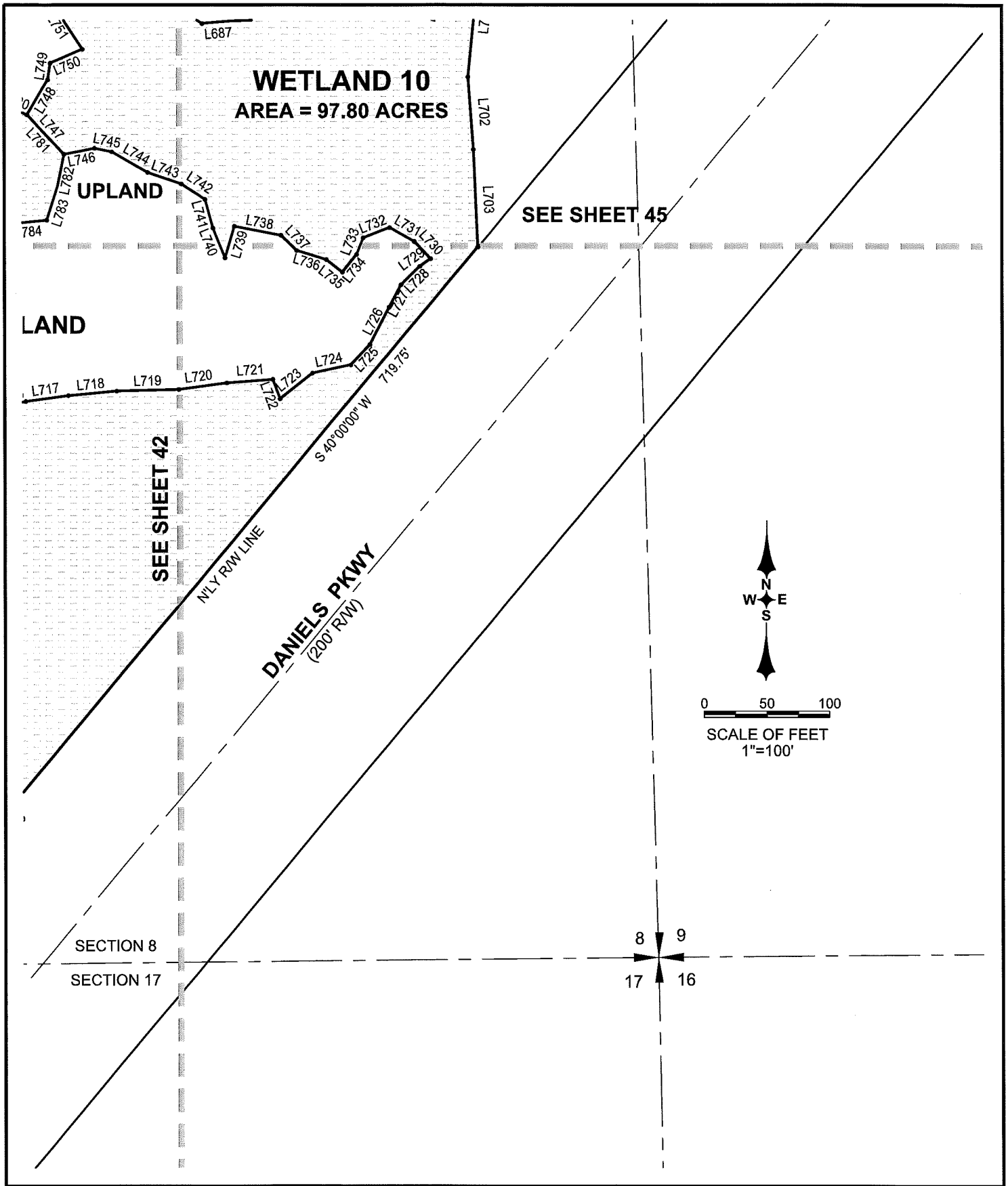

MDA PROJECT:	14012
CHECKED: MAH	DRAWN: MAH
DATE:	6-27-16
SHEET	46 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 10

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LINE	BEARING	DISTANCE
L384	S 21°08'19" E	23.17'
L385	S 26°09'21" E	33.62'
L386	S 72°31'13" E	17.47'
L387	N 80°31'46" E	80.24'
L388	N 69°50'00" E	20.93'
L389	S 21°07'39" E	39.23'
L390	S 73°15'01" E	29.75'
L391	S 14°49'37" E	28.65'
L392	S 06°43'06" E	36.19'
L393	S 62°07'52" W	14.01'
L394	S 08°26'50" W	48.18'
L395	S 18°47'02" E	34.62'
L396	S 07°56'50" E	45.66'
L397	S 29°01'47" E	19.79'
L398	N 72°18'02" W	18.20'
L399	S 44°43'02" W	23.77'
L400	N 30°50'54" W	26.80'
L401	N 50°14'17" W	21.35'
L402	N 06°43'00" W	37.52'
L403	N 20°34'42" E	42.65'
L404	N 24°12'53" E	11.93'
L405	N 14°18'18" E	26.11'
L406	N 40°18'01" W	19.25'
L407	N 27°05'39" E	16.66'
L408	N 23°49'57" W	26.11'
L409	N 19°57'51" W	24.21'
L410	N 78°03'06" W	21.72'
L411	S 68°53'15" W	28.22'
L412	S 04°24'23" E	33.68'
L413	S 89°25'56" W	31.38'
L414	S 60°03'26" W	15.36'
L415	S 20°40'56" W	46.72'
L416	S 34°22'26" E	28.56'
L417	S 65°03'13" E	36.81'
L418	S 38°08'38" W	28.14'
L419	S 08°22'56" W	26.82'
L420	S 55°22'42" W	44.61'
L421	S 13°38'15" E	28.01'
L422	S 49°59'50" W	36.81'
L423	S 43°16'15" W	29.55'
L424	S 45°43'35" W	25.88'
L425	S 29°20'27" E	36.71'
L426	S 34°03'45" E	57.50'
L427	S 66°35'19" E	30.48'
L428	N 88°30'47" E	23.24'
L429	S 40°20'47" E	39.05'

LINE	BEARING	DISTANCE
L430	S 67°34'55" E	17.70'
L431	N 56°18'49" E	17.78'
L432	S 64°54'25" E	25.73'
L433	S 07°15'34" W	42.22'
L434	S 27°25'38" W	32.31'
L435	S 12°29'55" W	29.01'
L436	S 25°04'06" W	46.18'
L437	S 64°05'48" W	27.46'
L438	S 32°50'46" W	35.50'
L439	S 51°18'21" W	20.51'
L440	S 23°36'00" W	33.96'
L441	S 30°59'38" E	20.53'
L442	S 56°46'33" E	30.05'
L443	S 45°14'01" E	37.97'
L444	N 79°59'33" E	56.18'
L445	N 69°05'21" E	38.23'
L446	N 49°19'17" E	35.16'
L447	N 18°46'49" E	51.48'
L448	N 00°45'50" E	43.87'
L449	N 23°57'12" E	65.80'
L450	N 15°05'30" E	52.52'
L451	N 15°07'53" E	50.84'
L452	N 00°08'25" E	32.25'
L453	N 08°50'49" E	64.27'
L454	N 13°31'44" W	23.69'
L455	N 55°55'32" E	17.24'
L456	N 51°25'52" E	28.46'
L457	N 17°26'44" E	30.06'
L458	N 11°54'07" W	32.32'
L459	N 75°33'36" E	27.70'
L460	N 07°03'06" E	25.06'
L461	N 30°50'16" E	12.73'
L462	N 32°13'47" W	20.36'
L463	N 60°39'29" E	12.88'
L464	N 41°31'54" E	43.67'
L465	N 42°41'24" E	47.75'
L466	N 84°27'13" E	15.73'
L467	N 33°18'38" E	33.55'
L468	N 38°11'41" E	31.79'
L469	N 43°08'19" E	13.45'
L470	N 17°29'02" E	35.60'
L471	N 60°38'54" E	28.98'
L472	N 21°03'30" E	39.70'
L473	N 57°28'57" E	27.58'
L474	N 85°25'33" E	15.49'
L475	N 56°56'02" E	41.35'

LINE	BEARING	DISTANCE
L476	N 22°07'55" E	39.78'
L477	N 14°07'46" E	15.81'
L478	S 78°26'21" E	26.52'
L479	N 25°57'41" E	17.32'
L480	N 26°37'12" E	28.93'
L481	S 56°36'24" E	15.59'
L482	N 32°50'44" E	29.39'
L483	N 11°10'07" W	29.13'
L484	N 55°30'16" E	35.12'
L494	N 73°33'43" E	26.56'
L495	N 48°53'55" E	24.32'
L496	N 39°57'04" W	54.51'
L497	N 81°18'46" W	22.24'
L498	N 32°54'49" W	18.42'
L499	N 86°24'34" W	26.39'
L500	N 19°34'06" W	15.27'
L501	N 65°19'39" W	31.71'
L502	N 57°08'29" W	56.78'
L503	N 72°50'31" W	28.61'
L504	N 28°03'44" W	28.69'
L505	N 18°16'01" E	37.29'
L506	N 24°53'04" W	22.05'
L507	N 10°23'18" W	14.69'
L508	S 84°18'01" W	54.49'
L509	N 09°03'13" W	10.42'
L510	N 74°35'56" E	39.68'
L511	N 16°28'00" W	28.46'
L512	N 47°30'48" W	17.54'
L513	N 34°45'25" E	21.83'
L514	N 25°21'39" W	28.30'
L515	N 76°13'12" W	14.69'
L516	N 16°14'23" W	31.49'
L517	S 62°44'38" W	27.52'
L518	S 11°35'56" W	12.28'
L519	S 30°36'27" E	34.66'
L520	S 13°46'07" E	28.82'
L521	S 00°02'29" E	35.97'
L522	S 42°56'06" E	11.60'
L523	S 09°03'13" E	10.42'
L524	S 58°49'28" W	40.14'
L525	N 82°13'44" W	17.41'
L526	N 04°35'14" E	30.28'
L527	N 15°57'00" W	33.62'
L528	N 22°28'47" W	22.10'
L529	N 20°41'41" W	22.62'
L530	N 13°31'57" W	21.82'

MDA PROJECT: 14012

CHECKED: MAH | DRAWN: MAH

DATE: 6-27-16

SHEET 47 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 10

MORRIS DEPEW

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LINE	BEARING	DISTANCE
L531	N 35°25'06" W	23.69'
L532	S 87°21'38" W	19.87'
L533	S 88°56'05" W	27.43'
L534	N 04°55'38" E	14.25'
L535	N 78°56'11" W	19.17'
L536	S 46°25'05" W	18.71'
L537	N 66°41'51" W	15.72'
L538	S 54°48'51" W	39.69'
L539	S 52°56'49" W	33.36'
L540	S 37°14'24" W	26.33'
L541	S 54°13'20" W	29.53'
L542	S 37°05'28" W	39.78'
L543	S 10°50'42" W	24.50'
L544	S 06°08'00" W	30.91'
L545	S 50°19'07" E	18.56'
L546	S 14°44'14" W	35.54'
L547	S 89°42'53" W	25.71'
L548	S 60°59'06" W	20.46'
L549	S 04°32'50" E	26.00'
L550	S 37°08'50" W	26.29'
L551	S 28°32'04" E	44.74'
L552	S 32°20'33" W	4.20'
L553	S 73°38'25" W	38.06'
L554	S 20°48'57" E	46.79'
L555	S 56°54'01" E	48.84'
L556	S 69°46'52" E	34.58'
L557	S 41°54'30" E	26.26'
L558	S 40°01'30" W	43.26'
L559	N 74°57'10" W	28.78'
L560	N 25°37'06" W	16.30'
L561	N 67°45'59" W	33.04'
L562	N 82°15'58" W	11.10'
L563	N 58°39'26" W	55.05'
L564	S 46°45'19" W	30.89'
L565	N 88°32'44" W	29.62'
L566	S 22°37'41" W	27.83'
L567	S 86°24'48" E	1.82'
L568	S 86°24'48" E	25.61'
L569	N 55°47'43" E	39.42'
L570	N 32°21'09" E	35.12'
L571	N 72°41'20" E	26.18'
L572	N 86°07'47" E	40.62'
L573	N 57°48'54" E	40.19'
L574	N 52°01'14" E	25.35'
L575	N 40°51'21" E	34.04'
L576	N 31°48'00" E	34.34'

LINE	BEARING	DISTANCE
L577	N 10°01'22" E	42.34'
L578	N 40°34'18" W	18.21'
L579	N 33°08'08" W	37.92'
L580	N 54°10'15" W	20.70'
L581	N 83°45'55" W	11.65'
L582	S 50°35'01" W	18.28'
L583	S 83°59'16" W	25.32'
L584	S 68°24'54" W	24.82'
L585	N 33°20'27" E	31.43'
L586	N 55°10'26" E	17.85'
L587	N 74°28'59" E	56.73'
L588	S 80°20'10" E	38.89'
L589	N 74°38'20" E	47.61'
L590	N 57°04'48" E	36.11'
L591	S 83°01'15" E	21.94'
L592	N 78°49'51" E	59.44'
L593	N 72°32'35" E	35.05'
L594	N 83°42'52" E	38.20'
L595	S 82°48'09" E	33.19'
L596	N 66°00'27" E	28.83'
L597	N 63°32'48" E	35.98'
L598	S 89°21'21" E	34.42'
L599	N 65°19'14" E	39.78'
L600	S 76°38'03" E	25.58'
L601	S 65°14'15" E	35.10'
L602	S 05°32'38" E	37.16'
L603	S 10°47'18" W	21.94'
L604	S 69°57'01" E	70.37'
L605	S 82°49'58" E	10.79'
L606	N 41°58'46" E	37.84'
L607	N 72°06'12" E	35.37'
L608	S 78°35'30" E	35.93'
L609	N 88°47'45" E	33.36'
L610	S 17°41'48" E	56.59'
L611	S 26°33'56" E	41.22'
L612	S 37°31'04" E	35.43'
L613	S 79°57'19" E	35.26'
L614	S 33°02'27" E	28.52'
L615	N 80°00'57" E	38.82'
L616	S 82°19'38" E	28.54'
L617	N 55°20'40" E	42.58'
L618	N 72°37'30" E	43.83'
L619	S 03°10'26" W	25.48'
L620	S 48°16'17" E	32.29'
L621	S 37°41'07" E	25.76'
L622	S 56°44'15" E	19.07'

LINE	BEARING	DISTANCE
L623	S 40°35'44" E	43.57'
L624	S 16°51'18" W	24.12'
L625	S 23°13'14" E	38.39'
L626	S 36°10'05" E	40.78'
L627	S 22°56'08" E	51.51'
L628	S 26°30'57" E	18.70'
L629	N 52°25'46" E	15.60'
L630	N 25°35'53" W	31.61'
L631	S 67°01'52" E	28.64'
L632	S 75°58'37" E	35.83'
L633	S 63°37'05" E	28.15'
L634	S 75°42'06" E	24.55'
L635	S 42°18'47" E	36.86'
L636	N 73°34'58" E	28.51'
L637	N 44°29'51" E	38.55'
L638	S 53°57'44" E	48.59'
L639	N 82°58'49" E	38.87'
L640	S 23°29'49" W	29.22'
L641	S 50°59'23" W	24.81'
L642	S 04°45'31" W	35.07'
L643	S 07°48'51" W	37.52'
L644	S 74°31'34" W	30.72'
L645	S 80°15'48" W	36.03'
L646	S 24°00'06" W	22.79'
L647	S 24°38'57" W	39.05'
L648	S 29°34'25" E	33.76'
L649	S 22°30'18" E	34.82'
L650	S 62°33'05" E	13.75'
L651	S 77°52'36" E	33.83'
L652	S 62°14'31" E	40.72'
L653	S 60°08'27" E	39.45'
L654	N 32°56'56" E	9.93'
L655	N 30°34'48" E	58.13'
L656	S 86°39'06" E	44.05'
L657	S 47°37'27" E	29.68'
L658	S 76°41'56" E	28.28'
L659	S 75°03'34" E	61.82'
L660	S 62°34'17" E	34.72'
L661	S 16°03'31" W	57.58'
L662	S 30°11'58" E	51.76'
L663	S 68°08'21" E	38.08'
L664	S 72°00'11" E	21.43'
L665	S 34°58'00" E	37.83'
L666	S 39°09'49" E	35.23'
L667	S 34°32'49" E	50.03'
L668	S 01°25'39" W	54.47'

MDA PROJECT: 14012

CHECKED: MAH | DRAWN: MAH

DATE: 6-27-16

SHEET 48 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 10

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LINE	BEARING	DISTANCE
L669	S 09°38'00" W	51.10'
L670	S 03°20'37" E	69.39'
L671	S 88°02'40" W	135.31'
L672	N 15°13'01" W	31.00'
L673	N 45°58'15" W	30.13'
L674	N 63°14'07" W	33.36'
L675	S 73°28'17" W	46.64'
L676	S 66°34'49" W	71.78'
L677	S 04°22'00" W	26.29'
L678	S 33°41'21" E	35.86'
L679	S 39°22'06" E	20.04'
L680	S 56°06'26" E	53.90'
L681	S 23°08'17" W	25.65'
L682	S 74°39'34" W	16.85'
L683	S 26°30'05" W	25.40'
L684	S 12°21'51" E	32.41'
L685	S 29°19'09" E	40.68'
L686	S 58°06'18" E	21.18'
L687	N 85°17'41" E	23.35'
L688	N 87°27'52" E	28.37'
L689	N 63°22'29" E	22.11'
L690	N 27°40'15" E	34.16'
L691	N 01°29'58" E	20.37'
L692	N 46°03'48" W	29.30'
L693	N 16°13'43" W	34.75'
L694	N 02°43'03" E	43.11'
L695	N 42°49'03" E	28.54'
L696	N 20°08'14" E	26.89'
L697	N 88°02'40" E	135.31'
L698	S 08°28'41" W	44.25'
L699	S 06°08'39" E	63.17'
L700	S 00°32'14" W	55.57'
L701	S 05°39'46" W	92.14'
L702	S 04°14'17" E	58.10'
L703	S 02°23'44" E	78.17'
L704	N 50°00'00" W	27.17'
L705	N 05°09'23" W	15.01'
L706	N 16°10'47" W	24.88'
L707	N 02°54'13" E	40.59'
L708	N 05°22'06" W	36.03'
L709	N 04°57'41" W	74.84'
L710	N 00°34'16" W	61.29'
L711	N 06°31'43" W	76.91'
L712	N 62°51'47" E	39.96'
L713	N 22°38'32" E	53.40'
L714	N 88°29'36" E	46.29'

LINE	BEARING	DISTANCE
L715	N 61°04'40" E	18.92'
L716	N 79°11'31" E	27.29'
L717	N 82°07'31" E	34.78'
L718	N 84°37'41" E	39.10'
L719	N 88°31'20" E	49.55'
L720	N 82°23'33" E	38.77'
L721	N 85°31'15" E	37.30'
L722	S 20°18'22" E	16.63'
L723	N 51°52'14" E	33.34'
L724	N 78°07'16" E	31.58'
L725	N 43°13'26" E	22.38'
L726	N 27°10'07" E	33.50'
L727	N 28°26'23" E	20.37'
L728	N 45°21'05" E	20.98'
L729	N 54°15'34" E	10.47'
L730	N 42°48'53" W	18.84'
L731	N 60°40'13" W	22.68'
L732	S 68°34'27" W	22.58'
L733	S 21°55'04" W	14.26'
L734	S 38°37'25" W	18.09'
L735	N 52°00'13" W	16.28'
L736	N 73°24'10" W	25.21'
L737	N 45°52'27" W	17.66'
L738	N 79°14'45" W	38.24'
L739	S 16°32'10" W	26.35'
L740	N 21°48'41" W	25.66'
L741	N 15°49'53" W	23.75'
L742	N 56°48'22" W	22.70'
L743	N 70°47'20" W	28.11'
L744	N 60°20'55" W	33.18'
L745	N 78°34'40" W	14.21'
L746	S 78°55'44" W	25.04'
L747	N 43°28'17" W	43.42'
L748	N 31°05'55" E	32.62'
L749	N 08°19'40" E	13.48'
L750	N 66°52'11" E	28.22'
L751	N 33°08'16" W	53.69'
L752	N 17°15'54" W	43.43'
L753	N 26°51'18" W	30.85'
L754	N 73°12'59" W	50.26'
L755	N 13°14'13" E	42.60'
L756	N 19°18'14" W	24.73'
L757	N 74°10'46" W	15.57'
L758	N 15°23'40" W	21.14'
L759	N 38°17'03" W	25.99'
L760	N 15°31'28" W	33.06'

LINE	BEARING	DISTANCE
L761	N 69°58'29" W	36.58'
L762	S 30°28'38" W	62.20'
L763	S 20°54'39" E	32.10'
L764	S 10°47'30" E	29.44'
L765	S 55°37'57" E	22.61'
L766	S 77°35'27" E	17.54'
L767	S 02°57'29" E	43.02'
L768	S 15°45'09" W	38.12'
L769	S 36°16'04" E	35.13'
L770	S 16°55'14" E	22.10'
L771	S 10°40'25" W	31.39'
L772	S 58°42'53" W	25.00'
L773	S 28°48'32" E	24.72'
L774	S 04°25'40" E	34.27'
L775	N 89°33'52" E	15.92'
L776	S 73°15'25" E	26.40'
L777	S 89°10'23" E	19.96'
L778	N 30°22'34" E	15.95'
L779	N 49°21'30" E	35.20'
L780	S 66°48'02" E	15.52'
L781	S 43°28'17" E	43.42'
L782	S 11°46'46" W	25.72'
L783	S 17°38'30" W	28.92'
L784	S 84°40'51" W	33.66'
L785	S 67°38'04" W	23.87'
L786	S 85°10'52" W	27.71'
L787	N 81°53'41" W	25.15'
L788	S 76°05'21" W	34.88'
L789	S 29°06'00" W	28.63'
L790	S 01°15'03" E	23.14'
L791	S 50°02'43" W	30.40'
L792	S 10°27'12" W	30.77'
L793	S 01°07'18" E	22.27'
L794	S 72°13'40" W	22.34'
L795	S 35°02'20" E	26.13'
L796	S 59°42'15" E	14.36'
L797	S 23°07'48" W	13.05'
L798	S 24°23'40" E	26.65'
L799	S 07°01'50" W	40.74'
L800	S 08°05'02" W	33.92'
L801	S 03°07'15" W	26.82'
L802	S 16°12'13" E	37.08'
L803	S 00°10'58" W	70.26'
L804	S 04°55'37" W	16.62'
L805	S 38°26'19" W	22.69'
L806	S 64°07'06" W	20.85'

MDA PROJECT: 14012

CHECKED: MAH | DRAWN: MAH

DATE: 6-27-16

SHEET 49 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 10

MORRIS DEPEW

ENGINEERS • PLANNERS • SURVEYORS
LANDSCAPE ARCHITECTS
FL CA NO. 6532 / FL CERT NO. LB6891 / LC26000330

• Fort Myers
• Tallahassee

Metro Center 1
2891 Center Pointe Drive, Unit 100
Fort Myers, Florida 33916
(239) 337-3993
Fax: (239) 337-3994
Toll free: 866-337-7341

LINE	BEARING	DISTANCE
L807	S 56°00'38" W	30.15'
L808	S 37°06'47" W	15.56'
L809	S 24°25'14" E	13.77'
L810	S 40°52'13" E	15.50'
L811	S 70°57'26" E	18.21'
L812	S 08°13'52" W	38.25'
L813	S 30°40'32" E	33.86'
L814	S 39°10'28" E	23.77'
L815	N 28°50'47" E	31.29'
L816	N 50°57'50" E	37.29'
L817	S 50°00'00" E	27.17'
L818	N 53°18'39" W	39.95'
L819	N 29°51'21" W	28.69'
L820	N 00°38'10" W	58.18'
L821	N 11°45'57" W	23.36'
L822	N 83°23'17" W	24.33'
L823	N 62°04'59" W	28.42'
L824	N 05°50'39" E	39.92'
L825	N 25°02'46" E	19.86'
L826	N 46°41'30" E	22.59'
L827	N 46°19'02" W	16.09'
L828	N 11°41'45" W	22.48'
L829	N 49°35'21" E	16.31'
L830	N 07°53'27" W	30.32'
L831	N 62°26'10" W	14.50'
L832	N 41°41'15" E	17.06'
L833	S 61°08'19" E	17.03'
L834	S 69°15'23" E	10.98'
L835	N 62°31'05" E	29.62'
L836	N 60°07'38" E	18.46'
L837	N 07°27'53" E	30.19'
L838	N 69°04'11" E	5.45'
L839	N 16°58'52" W	22.28'
L840	N 56°20'51" W	26.57'
L841	S 65°33'15" W	26.18'
L842	N 86°26'05" W	16.88'
L843	N 35°58'50" W	10.36'
L844	N 33°12'21" W	32.96'
L845	N 78°13'16" W	13.04'
L846	S 68°02'39" W	19.56'
L847	S 39°55'24" W	30.78'
L848	S 46°06'34" E	44.37'
L849	S 47°03'30" E	25.79'
L850	S 30°41'00" E	32.85'
L851	S 41°41'15" W	17.06'
L852	N 81°42'49" W	25.50'

LINE	BEARING	DISTANCE
L853	N 70°40'07" W	20.31'
L854	S 37°35'35" W	13.82'
L855	N 16°25'15" W	23.11'
L856	N 37°08'02" W	27.77'
L857	N 09°52'18" W	26.41'
L858	N 55°55'50" W	29.66'
L859	N 26°45'27" W	26.88'
L860	N 86°08'45" W	41.25'
L861	N 61°21'53" W	37.31'
L862	N 56°50'30" W	47.79'
L863	N 45°29'24" W	24.48'
L864	N 03°26'41" W	35.90'
L865	N 10°36'34" W	25.13'
L866	N 35°50'14" W	16.86'
L867	N 84°46'45" W	12.62'
L868	N 88°43'23" W	34.15'
L869	N 58°45'30" W	24.01'
L870	N 76°55'17" W	20.78'
L871	N 29°18'46" W	37.17'
L872	N 27°45'59" W	19.69'
L873	N 03°05'37" E	25.63'
L874	N 44°50'06" W	27.51'
L875	N 26°24'28" W	27.06'
L876	N 19°21'38" W	21.96'
L877	N 84°26'53" E	24.74'
L878	S 87°35'14" E	28.12'
L879	N 81°07'44" E	44.21'
L880	N 31°04'16" E	50.38'
L881	N 19°27'35" E	29.60'
L882	N 00°19'50" E	27.40'
L883	N 11°47'40" E	41.91'
L884	N 84°50'29" E	36.38'
L885	N 37°30'22" W	36.29'
L886	N 39°10'42" W	23.71'
L887	S 63°29'36" W	19.75'
L888	S 31°02'58" W	32.92'
L889	S 47°16'55" W	21.42'
L890	S 73°35'49" W	38.16'
L891	S 73°49'07" W	46.10'
L892	S 61°07'59" W	38.35'
L893	S 15°39'17" W	36.97'
L894	S 11°06'47" E	16.88'
L895	S 19°51'43" E	53.29'
L896	S 06°06'04" E	46.01'
L897	S 13°59'22" W	21.70'
L898	N 69°46'25" W	78.96'

LINE	BEARING	DISTANCE
L899	N 73°28'05" W	57.89'
L900	S 08°35'40" W	52.60'
L901	S 32°39'12" E	27.28'
L902	S 58°04'24" W	11.25'
L903	N 43°43'03" W	52.82'
L904	N 58°29'28" W	135.47'
L905	N 58°09'40" W	193.62'

MDA PROJECT: 14012

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SHEET 50 OF 50

WETLANDS MAP

WETLANDS LYING IN SECTIONS 4, 5, 8, 9, AND 17, T. 45 S., R. 26 E., LEE COUNTY, FLORIDA

WETLAND NO. 10

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Timber Creek

Comprehensive Plan Amendment

Future Land Use Analysis
November 15, 2016

Property Description

The subject property is an approximately ±628 acre parcel including STRAPS: 09-45-26-00-00001.0000, 04-45-26-00-00001.0020, 05-45-26-00-00002.0010, 08-45-26-00.00001.0010, 17-45-26-00-00001.0020 located at the southwest corner of Daniels Parkway and SR 82. The property is currently designated within the Density Reduction /Groundwater Resource Future Land Use category. However due to its unique location relative to the balance of the DR/GR and the existing surrounding land uses and infrastructure, the subject property would be more appropriately designated as Sub-Outlying Suburban as described in this application.

Figure 1. Property Location

When compared to the characteristics of the larger DR/GR FLU as well as the vision for this area in the Lee Plan, the subject property, due to its complex history, is distinctly different from the balance of the DR/GR and Southeast Lee Planning Community as described in the Lee Plan.

The subject property is triangular in shape, has been significantly disturbed over time and is isolated from the balance of the DR/GR as it is wedged into the southwest corner of the two adjacent, converging arterial roadways between the Central Urban land use category of the Lehigh community and the Gateway DRI New Community along its property boundaries. These existing infrastructure improvements and existing developments have separated the subject property from the larger, more consolidated DR/GR area and do not enable significant surface, groundwater, habitat, or wildlife connections to the surrounding properties as described below relative to Policy 1.4.5 and Goal 33.

Property History & Characteristics

The subject property is highly disturbed and has been for decades. The property from the early 1940s was part of a military training facility, during which time the property was extensively cleared for the installation of a US Army Air Corps Air Field Artillery Range. The two historic range facilities on-site are triangular shaped, bermed, "Coat Hanger" areas, and are clearly visible on 1944 historic aerials.

A further review of historical aerials also demonstrates that land disturbance on the subject property continued into the 1950s when the central portion of the project was cleared for the installation of row crop activities. Historic aerials confirm that row cropping activity began by 1958 and extended into the southeast portion of the property by 1968. Agricultural activities included the installation of large drainage ditches across the site, particularly in the wetland systems, to facilitate drainage. Row crop farming activities were recently discontinued, and the property is currently used for cattle grazing.

By 1968, clearing for the Florida Power and Light (FPL) electrical transmission line had commenced in the southern portion of the property and roads were cleared and constructed as part of Lehigh Acres to the north of SR 82. Portions of Gateway were developed and under construction west of the project by 1996 and by 2001, the Daniels Parkway extension had been constructed along the eastern boundary of the property.

As described in the Environmental Analysis of the subject property provided by Passarella and Associates, due to that previous activity a majority of the property has been disturbed and the remaining lands now consist of disturbed native wetland systems, non-native wetlands and wetlands with high levels of exotic infestation[1]. A majority of the wetlands areas have been highly disturbed by ditching, cattle grazing activities, and infestation by exotic vegetation[2]. Agricultural ditches historically altered the hydrology of the wetlands by artificially draining the landscape, leading to a variety of exotic species establishing on the subject property. The cattle grazing has

[1] Passarella and Associates. November 10, 2016. *Environmental Assessment Report.* Page 3
[2] *Ibid*

also led to the over grazing of native vegetation and degradation of water quality within the on-site wetland systems. The existing wetlands have been surveyed and were field-reviewed and approved during a wetland jurisdictional determination conducted by the South Florida Water Management District. Historically, the wetlands on the subject property were isolated and depressional in nature, and due to these characteristics they tended to hold surface water rather than conveying it through a continuous flowing system off-site. Currently, the highly disturbed and isolated nature of the subject property does not promote large-scale ecosystem integrity as required by Policy 33.2.1 for properties within the DR/GR. Nor do these conditions promote surface water flows to larger/regional systems or establish a defined channel for a flow-way as described by Policy 33.2.2.

Surrounding Development

In addition to the existing, disturbed nature of the subject property, the development of infrastructure and residential communities immediately adjacent to the subject property has also eliminated the property's ability to support the vision, Goals, Objectives and Policies of the DR/GR FLU and Southeast Lee Planning Community. The subject property is triangular in shape and within a unique location in Lee County. The property's northern boundary is adjacent to SR 82, a two lane arterial southeast/northwest roadway. This roadway is currently undergoing construction planning by the Florida Department of Transportation to expand the lanes of service as well as implement a continuous flow intersection. Work is due to commence in mid-2017, for the approved six-laning of SR 82. North of SR 82 is the platted community of Lehigh Acres, which permits a residential density of 10 dwelling units to the acre. In the vicinity of the subject property, the platted lots in Lehigh are zoned for commercial development and have been previously cleared. No central stormwater management system exists in Lehigh Acres, but surface water does not reach the subject property from this area to the north due to SR 82 which effectively acts as a dike to prevent that flow. This condition is expected to remain with the proposed improvements to SR 82. The existing cleared nature of the Lehigh Acres Community and construction of SR 82 eliminate interconnections to the subject property for purposes of surface water, habitat or wildlife. In addition, there are no large-scale conservation lands adjacent to the subject property that provide such connections[3]. Protection or restoration of land on the subject property would not change these characteristics, therefore the property cannot support the intent of Lee Plan Policies 33.2.1 and 33.2.2

The property's longest boundary is to the southeast, which is immediately adjacent to Daniels Parkway a 4-lane arterial running northeast/southwest in this location. Southeast of Daniels Parkway are additional agricultural lands owned by the property owner, which have also been previously disturbed by similar military and agricultural activities. The subject property northwest of Daniels Parkway is not well connected to the property southeast of Daniels. The arterial roadway has eliminated any possible interconnection or the ability to establish a wildlife corridor between the subject property and the lands on the opposite side of Daniels Parkway for habitat or wildlife[4]. The absence of a wildlife corridor on the subject property is evidenced by the lack of

[3] Passarella & Associates. November 10, 2016. *Environmental Assessment Report.* Page 9.
[4] *Ibid*

Florida Black Bear and Florida Panther telemetry within the property boundaries[5]. Existing culverts under Daniels Parkway significantly limit the amount of surface water that can be transferred from the larger DR/GR area to the subject property. The South Florida Water Management District (SFWMD) considers the basin divide slightly to the southeast of Daniels Parkway[6]. This basin divide places the subject property within the Six Mile Cypress Watershed Basin and due to the limitation of the culverts underneath Daniels Parkway and the close proximity of the basin divide, appreciable surface water interaction does not occur, nor has it occurred for decades[7]. According to the *2008 Prospectus for Lee County*, the restoration of historic surface water flows within the DR/GR through major flow-ways is to support the "larger water migration in" the Estero Bay watershed. A historic farm road exists east of Daniels Parkway and the subject property, which established prior to 1953, isolates the Timber Creek property from the balance of the DR/GR[8]. Historical aerials in the vicinity of the historic farm road confirm there is no naturally-defined surface water connection, defined conveyance or flow-way from the historic farm road west to the Timber Creek property[9]. Due to the subject property's location in a separate surface water basin and the existing infrastructure improvements that limit surface water flows underneath Daniels Parkway and across the existing historic farm road, and the significantly limited connections for habitat and wildlife, the subject property does not support the vision for the DR/GR as outlined in Lee Plan Policies 33.2.1 and 33.2.2.

The subject property's western boundary abuts the master planned community of Gateway, which permits a residential density of 6 dwelling units to the acre. Due to the community's development as a Development of Regional Impact, a central water management system was implemented. However, it does not provide a surface water interconnection to the subject property. Rather the connection is limited to one location, a culvert connecting a small pond on the subject property to a wetland within the Gateway DRI. The culvert offers only a limited opportunity for surface water to move and is designed to significantly restrict the movement of surface water to ensure the water level on either side does not exceed the engineering designed level. A free-flowing connection to create a continuous flow path is not available through the engineered design. No additional interconnections exist between the subject property and the existing Gateway Community significantly restricting the movement of wildlife and surface water. Therefore the subject property does not support the vision for the DR/GR as outline by Lee Plan Policies 33.2.1 and 33.2.2.

These existing infrastructure improvements and neighboring communities eliminate the opportunity to establish surface water, habitat and wildlife interconnections from the subject property to surrounding lands. The isolation of the subject property also eliminates any opportunity for hydrologic interconnections to be established off-site and therefore does not

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[5] *Ibid*
[6] Progressive Water Resources. November 9, 2016. *Response to October 21, 2016 Timber Creek Request for Additional Information.* Page 3
[7] *Ibid*
[8] Progressive Water Resources. November 9, 2016. *Response to October 21, 2016 Timber Creek Request for Additional Information.* Page 4
[9] *Ibid*

support the restoration of historic surface water levels as anticipated by Objective 33.2 of the Lee Plan. Interconnections to existing corridors and conservation areas for habitat and wildlife are also not available between the subject property and adjacent lands, due to the existing conditions. As a result, protection and restoration of lands that provide these types of connections as desired by Policy 33.2.1. is not available to the subject property. Furthermore, the location of the subject property on the western outer edge of the DR/GR, northwest of Daniels Parkway is not near or connected to any of the 7 Tiers potentially eligible for protection and restoration as shown in the Priority Restoration areas described in Policy 33.2.2 as being most critical to restore surface and groundwater levels and to connect corridors or conservation areas. Therefore it cannot be considered critical to restoring historic surface and groundwater flows or serving as the mainstay for water resource management within the DR/GR as described by Policies 33.2.2 and 33.2.3. As a result, improvements, preservation, or restoration would not promote interconnections consistent with the Goals, Objectives and Policies of the DR/GR.

Water Resources

The analysis conducted by Progressive Water Resources included a review of the historic aerial photographs of the property from 1950 to present and did not indicate the presence of defined flow-ways but instead historic aerials indicate drier conditions[10] . A detailed site inspection was conducted by Progressive Water Resources and Morris-Depew Associates in August 2016, and, Progressive Water Resources concluded that no prominent historical surface water flow-ways were observed on the historical aerial photographs, LIDAR imagery and on-site observations[11]. The development of the north/south and east/west drainage ditches to support the agricultural operations interrupted the natural westward flow of surface water on the property and shifted flow to the north and west[12]. Also as mentioned, Daniels Parkway bifurcates the subject property from the remainder of the DR/GR and the existing culverts under Daniels only permit a minimal amount of surface water from passing underneath Daniels Parkway.

According to an analysis provided by Progressive Water Resources the ±628 acre subject property exhibits substantially different hydrogeologic characteristics from the remainder of the DR/GR area[13]. Specifically, the subject property **does not** provide prime recharge due to the hydrogeology present on the subject property that separates the Water Table Aquifer from the underlying Sandstone Aquifer.

There are three (3) principal aquifer systems underlying the subject property:

1. Surficial Aquifer System – also known as the Water Table Aquifer which is unconfined and includes the vertical extent of the Tamiami Formation.

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[10] Progressive Water Resources. November 9, 2016. *Response to October 21, 2016 Timber Creek Request for Additional Information.* Page 2.

[11] Progressive Water Resources. November 9, 2016. *Response to October 21, 2016 Timber Creek Request for Additional Information.* Page 7.

[12] Progressive Water Resources. November 9, 2016. *Response to October 21, 2016 Timber Creek Request for Additional Information.* Page 3.

[13] Progressive Water Resources. November 9, 2016. *Response to October 21, 2016 Timber Creek Request for Additional Information.* Page 7.

2. Intermediate Aquifer – generally has two producing units (upper and lower) with the upper producing unit known as the Sandstone Aquifer, which is confined; and the

3. Upper Floridan Aquifer System, which is also confined.

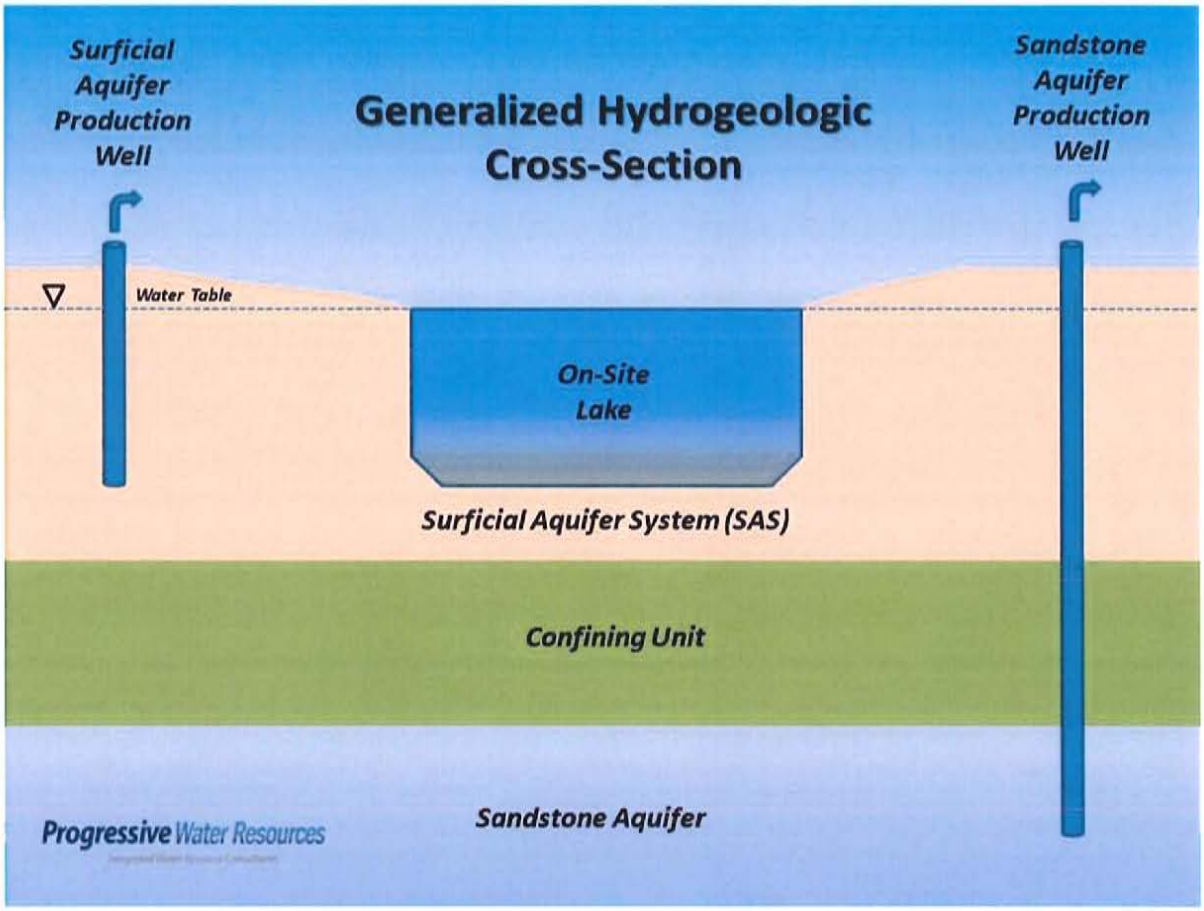

Figure 2. Graphic Depiction of 3 Principal Aquifer Systems

Aquifer recharge occurs when rain water/surface water enters the shallow Surficial Aquifer System (aka Water Table Aquifer) and increases the water level. The recharge rate for the subject property is less than projected by the USGS and SFWMD due the existing onsite internal drainage ditches which direct surface water to specific locations. This limits the area of the subject property that provides the opportunity to recharge the underlying Water Table Aquifer. In the location of the subject property, the limestones of the Tamiami Formation exhibit variable thicknesses and are potentially absent in some locations. This is a significant departure from the balance of the DR/GR where properties can exhibit Upper Tamiami Formation limestones in excess of 100 feet in thickness. Locations of thicker sequences of the Tamiami Formation are easily discernable on aerial photography as they are typically coincident with active mining operations within the DR/GR.

In the area of the subject property there are relatively thick sequences of clayey sediments which **restrict** surface water from easily seeping from through the Water Table Aquifer downward to

the Sandstone Aquifer. It is estimated in the vicinity of the subject property the Sandstone Aquifer occurs at depths of approximately 70 feet below land surface. The thick clayey sediments in the area of the subject property are considerably different than the remainder of the DR/GR which typically exhibits a thick limestone layer[14]. The difference between the sediments found in proximity to the Timber Creek property and the remainder of the DR/GR are demonstrated in **Figure 5** provided by Progressive Water Resources (PWR)[15]. Furthermore, after reviewing the comparison provided in **Figure 5,** PWR concludes "the thicker sequences of limestone found in the bulk of the DR/GR, particularly those with thin or absent confinement, are much more promote to accepting recharge during the rainy season[16].

The Lee County Division of Natural Resources is to evaluate the impacts of proposed land disturbances on surface and groundwater resources with site specific data to assess "potential adverse impacts on water resources and natural systems." Consistent with Policy 33.2.7 Progressive Water Resources conducted analysis of the existing conditions vs the proposed conditions. However, it should be noted that the subject property has been disturbed since the early 1940's and continues to be disturbed with agricultural activities, ditches, berms and other alterations that direct and control surface water flow as well as existing permitted wells that utilize groundwater for the agricultural operations. The property is bounded by arterial roads to the north and east and a DRI master planned community to the west which also direct and controls surface water flow. These characteristics significantly prohibit interconnectivity for the purposes of continuance flow-way systems, natural habitat and wildlife. The subject property is also located on the northwestern limit of the DR/GR and exhibits substantially different hydrogeologic characteristics than the balance of the DR/GR therefore no adverse impacts will occur from the proposed amendment.

1. The Subject Timber Creek property does not exhibit the characteristics describing the DR/GR Future Land Use Category as set forth in Policy 1.4.5.

Policy 1.4.5: The Density Reduction/Groundwater Resource (DR/GR) land use category includes upland areas that provide substantial recharge to aquifers most suitable for future wellfield development. These areas also are the most favorable locations for physical withdrawal of water from those aquifers...." As outlined above, the subject property is not an area to provide substantial recharge for aquifers nor is it a most suitable or favorable location for the physical withdrawal of water from those aquifers.

Policy 1.4.5.1 requires that new land uses in these areas must demonstrate compatibility with maintaining surface and ground water levels at historic levels utilizing hydrologic modeling and that shows that no adverse impacts will result to properties located upstream, downstream or adjacent to the site. As demonstrated from the reports included herein and described above, the modeling shows that there will be no adverse impacts and that surface and groundwater levels

[14] Progressive Water Resources. November 9, 2016. *Response to October 21, 2016 Timber Creek Request for Additional Information.* Page 7.
[15] Progressive Water Resources. November 9, 2016. *Response to October 21, 2016 Timber Creek Request for Additional Information.* Page 7-8.
[16] *Ibid*

will be maintained at historic levels. The subject property is hydrologically and ecologically isolated from the substantial balance of DR/GR lands by a number of physical barriers including the existing four-laned Daniels Parkway and the two-laned (scheduled for 2017 six-laning) SR 82.

Policy 1.4.5.2 specifies that permitted land uses in the DR/GR include agriculture, natural resource extraction and related facilities, conservation uses, public and private recreational facilities, and residential use at a maximum 1 unit per 10 acres. The subject property is located immediately adjacent on the west to the Gateway DRI New Community future land-use category (nearly build out at up to 6 units per acre). It is immediately south of the soon to be six-laned SR 82 adjacent to the platted Lehigh Acres area designated as Central Urban at up to 10 units per acre. It is also adjacent on the Northeast (at the SR 82/Daniels Parkway intersection) to 40 acres of Central Urban land in the Lehigh planning community designated for Specialized Mixed Use Community intended to serve Lehigh and the surrounding areas. The applicant submits that these existing and planned uses demonstrate that the subject property is not appropriately limited to agricultural, natural resource extraction, conservation uses, recreational facilities or residential use at only 1 unit per 10 acres as required in the DR/GR per Policy 1.4.5.

The DR/GR area is included as a Special Treatment Area in Policy 1.7.13: The Southeast Density Reduction/Groundwater Resource overlay (Map 17). As described in Policies 33.3.1 through 33.3.5 this overlay affects only Southeast Lee County and identifies five types of land:

1. Existing acreage subdivisions;
2. Rural golf course communities;
3. Mixed – use communities;
4. Improved residential communities; and
5. Environmental Enhancement and Preservation communities.

The communities listed in 1, 2, 4, and 5 do not apply to the subject property, but the property is included in the third category as a mixed – use community. As described in more detail in the concurrent planned development application, the subject property is proposed as a low density mixed-use community, but is otherwise not consistent with the balance of the DR/GR goals, objectives and policies, and so it is proposed to be amended to the Sub –Outlying Suburban land-use category.

2. The subject property does not exhibit the characteristics of Goal 33: Southeast Lee County and is proposed for amendment to the Gateway Planning Community.

The purpose of the Southeast Lee County planning community is:

> "... to protect natural resources in accordance with the County's 1990 designation of Southeast Lee County as a groundwater resource area...."

That protection is accomplished by a strategy that consolidates mining on the Alico Road corridor and restoration of natural habitat and water resources in the land to the south and east. That strategy will still be accomplished southeast of Daniels Parkway, but is inappropriate on the subject property to the northwest wedged between Daniels Parkway, SR 82, the Gateway DRI

and the Lehigh Acres Central Urban Specialized Mixed-Use Node. Policy 33.2.1 describes the restoration as being applicable to the large-scale ecosystem integrity of the Southeast Lee County area where it connects existing corridors and conservation areas. As described herein, the subject property **does not** connect wetlands and wildlife corridors or natural resources and conservation areas. Policy 33.2.2 describes that restoration as being in the areas which are "most critical to restore historic surface and groundwater levels and to connect to existing corridors or conservation areas." As demonstrated, the subject property **does not** contribute to those goals. The subject property is located in the Six Mile Cypress Sub-watershed which does not have any significant hydropattern connection with the property in the Estero River Sub-watershed. Policy 33.2.7 describes that impacts of proposed land disturbances on surface and groundwater resources will be analyzed using models that utilize site specific data to assess potential adverse impacts on water resources and natural systems within Southeast Lee County. As demonstrated by the accompanying reports describing the Enhanced Lake Management Plan and the research and modeling done by PWR, changing the land for the subject property from DR/GR to Sub-Outlying Suburban in conjunction with the proposed Planned Development **does not** have adverse impacts on the surface and groundwater of the remaining land southeast of Daniels Parkway which is appropriately designated within Southeast Lee County planning community, but will have a substantial net benefit to the water resources compared to the historic agricultural use.

3.The Subject Property is more consistent with the Sub – Outlying Suburban land use category due to its location and the surrounding uses and infrastructure.

Policy 1.1.11 describes the Sub-Outlying Suburban areas as "residential areas that are predominantly low density development.... It is intended that these areas will develop at lower residential densities than other future urban areas and are placed within communities where higher densities are incompatible with the surrounding area and where there is a desire to retain a low density community character." As described in the concurrent planned development application for the subject property, the applicant proposes a low density residential development in the area previously designated as DR/GR. Policy 1.7.13.3 describes Mixed-Use Communities of which the subject property was shown as a part. While the low density residential use will still take place on the area previously designated as DR/GR, the commercial mixed-use community characteristics of the planned development will be accomplished within the adjacent Central Urban land use category in the areas already designated to accommodate those commercial and mixed-use uses. The hydrological report provided by PWR demonstrates that the Timber Creek Planned Development will meet and in many cases exceed the DR/GR policies and standards with regard to water resources.

Progressive Water Resources
Integrated Water Resource Consultants
6561 Palmer Park Circle ● Suite D ● Sarasota, FL 34238 ● (941) 552-5657

November 9, 2016

Brandon Dunn, Principal Planner
Lee County Board of County Commissioners
Dept. of Community Development – Planning Section
PO Box 398
Fort Myers, FL 33902-0398

RE: Response to October 21, 2016 Timber Creek Request for Additional Information
CPA2016-00007 (Map Amendment Application)

Dear Mr. Dunn:

This correspondence is provided to further assist the Lee County Board of County Commissioner's and County staffs' understanding of the technical documentation previously provided by Progressive Water Resources, LLC (PWR) and additionally supports the request to reclassify the subject property as Sub-Outlying Suburban. The supplementary technical information provided herein not only validates PWR's previous work but builds upon the project's isolated hydrologic setting and further differentiates the project site from geographic areas located more central to the Density Reduction/Groundwater Resource (DR/GR) area.

Supplemental Analysis of the Six-Mile Cypress Sub-Watershed Divide

As directed by County staff, PWR has carefully reviewed Lee County's Map 25, including its associated Geographic Information System (GIS) metadata regarding the estimated pre-development sub-watershed divides within the DR/GR. As shown in **Figure 1** below, the estimated Map 25 pre-development Six-Mile Cypress Sub-Watershed (yellow shaded area) occupies approximately 1.2 percent of the DR/GR and has a boundary divide that occurs just east of the Timber Creek property (approximately ½ mile to the east of Daniels Parkway). This same pre-development sub-watershed divide was depicted on *Figure 1 DRGR Study Area Historical Hydropatterns* of the 2008 Ecological Memorandum authored by Kevin Erwin Consulting Ecologist, Inc. As depicted below, surface water within the sub-watershed generally flows to the west-northwest, towards the Timber Creek property and the Six-Mile Cypress Slough. As shown, the Timber Creek property has been superimposed on the pre-development sub-watershed portrayed on **Figure 1** and occupies less than 1 percent of the DR/GR.

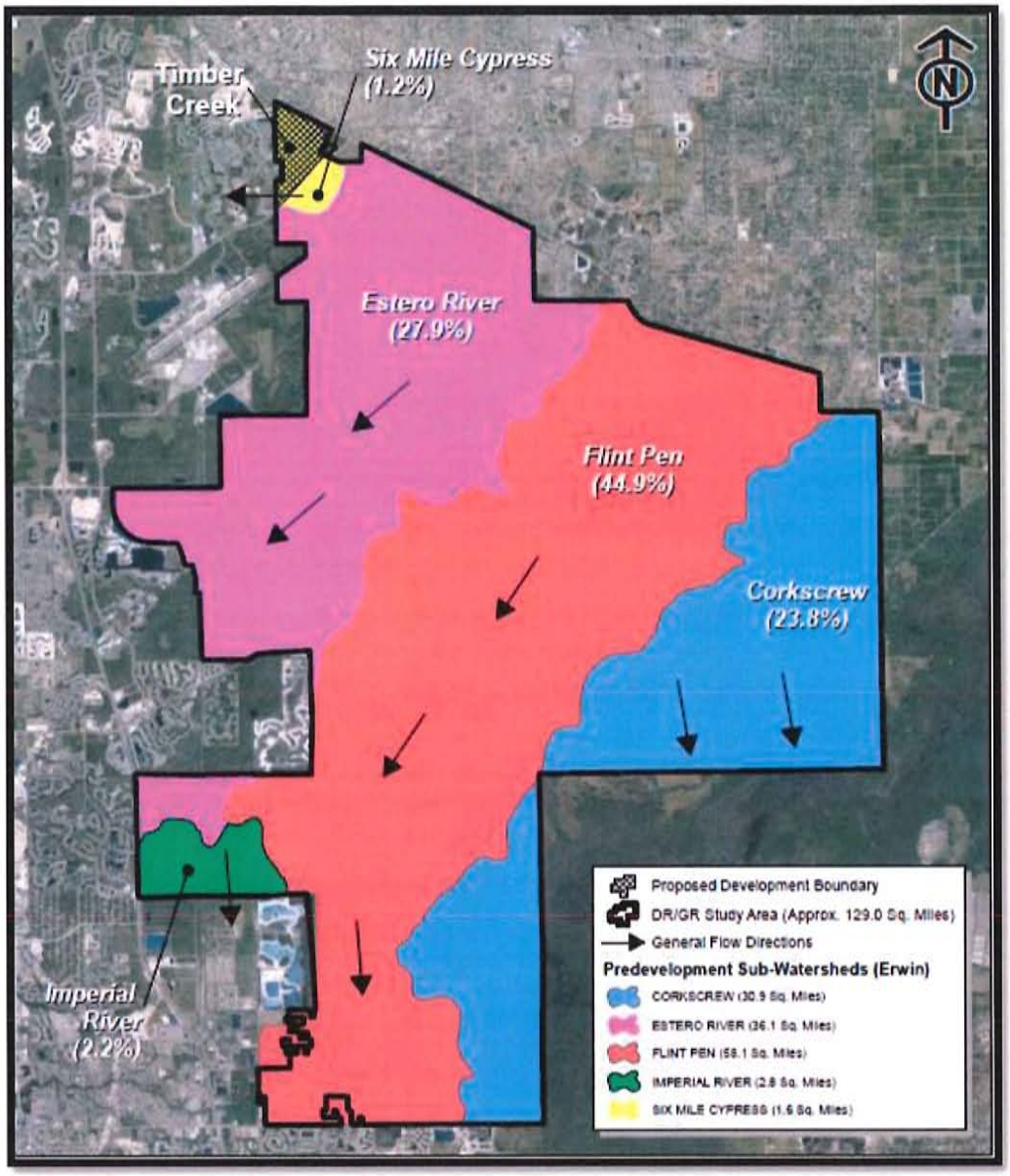

Figure 1. DR/GR Pre-Development Sub-Watersheds

In the early 1950's, the Timber Creek project site and surrounding areas appear to have been used for row crop cultivation and the surface water drainage was altered to facilitate farming. Farming areas were ditched and subsequently expanded throughout the central section of the Timber Creek property. Using historic aerial photographs and 2007 LIDAR imagery it appears that the historic farm ditches were constructed to drain the fields to the nearest wetland feature(s), or lower elevations as shown on **Figure 2**. The ditching and draining activities appear to have locally altered onsite surface water flows, with the northern farming areas draining internally to the north and west and the southern farm areas draining internally to the south and west as shown below.

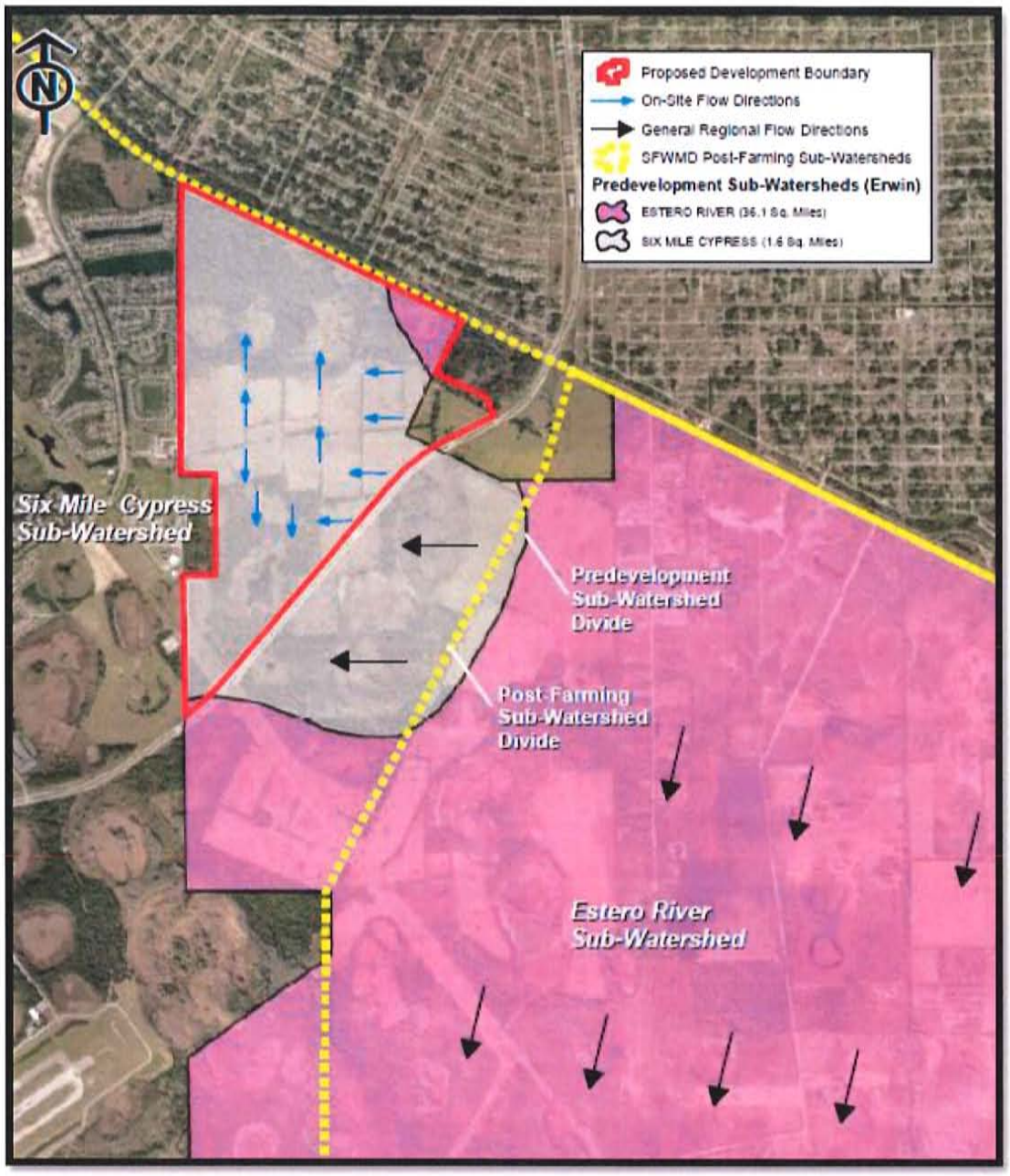

Figure 2. Predevelopment and Post-Farming Sub-Watersheds and Flow Directions

As farming areas were expanded, farm roads were constructed to facilitate equipment and labor access to farm fields and a significant farm road was constructed approximately ½ mile east of the subject property very near to the Pre-Development Six-Mile Cypress Sub-Watershed Divide. This historic farm road, observed in 1953 aerial photographs, was subsequently designated by the South Florida Water Management District (SFWMD) as the Six-Mile Cypress Sub-Watershed Divide (straight dashed yellow line) shown in **Figure 2** and described as the Post-Farming Sub-Watershed Divide. Similar to the Pre-Development Sub-watershed Divide,

the Post-Farming Sub-Watershed Divide separates the Timber Creek project site from other larger surface water watersheds within the DR/GR.

To further investigate the Six-Mile Cypress Sub-Watershed Divide, PWR reviewed the January 26, 1953 aerial photograph presented in **Figure 3** below which appears to indicate that the historic farm road was purposely built and aligned through higher topographic areas. However, the historic farm road transects a reported hydropattern connection shown on Lee County's Map 25 that was previously questioned in PWR's September 15, 2016 Sufficiency Response. Please see the **Updated Figure 10** attached.

Consistent with PWR's September 2016 Sufficiency Response, the 1953 aerial shown below appears to indicate that no naturally-defined surface water connection, defined conveyance, or flow-way crosses the historic farm road located to the east of Timber Creek. Therefore, this feature appears to correctly represent SFWMD's basin divide between the Six-Mile Cypress and Estero River Sub-Watersheds and consequently isolates the Timber Creek property from the balance of the DR/GR. As also shown in the 1953 aerial photograph, considerable row crop farming activity was already occurring in the area and several additional access roads that intersect the main access route are visible.

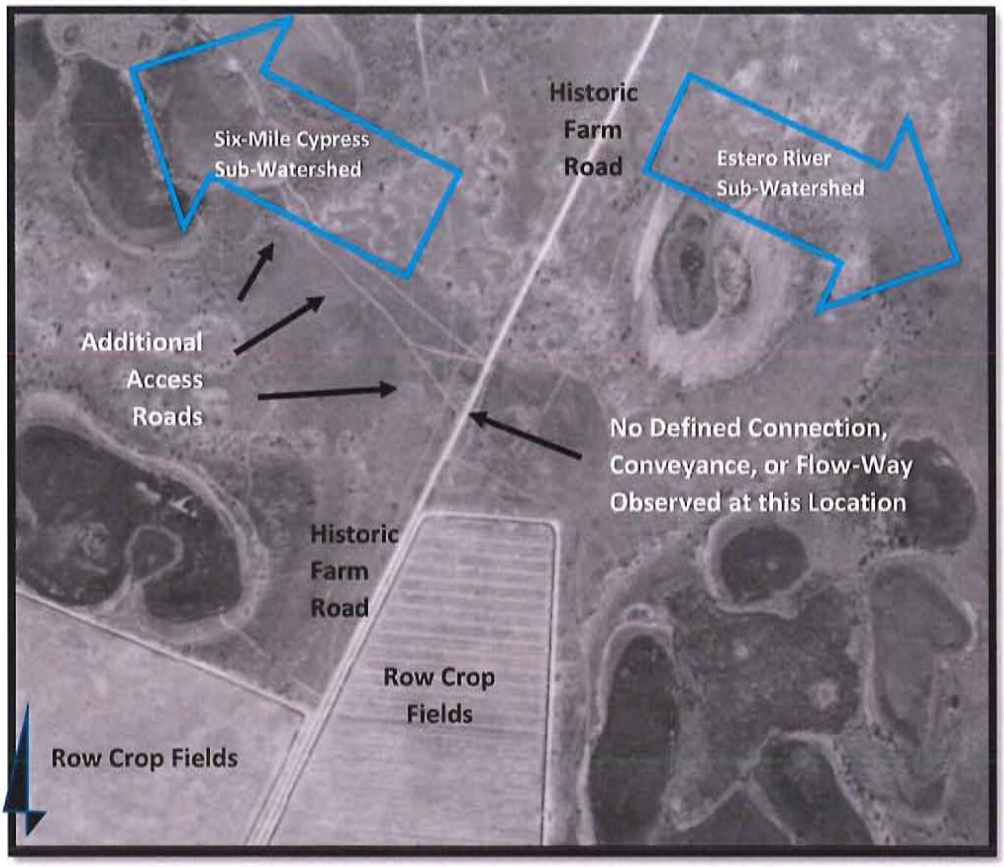

Figure 3. 1953 Aerial Photography of the Historic Farm Road/Sub-Watershed Divide Located to the east of the Timber Creek Property and Serves to Isolate and Separate the Project Site from the Balance of the DR/GR.

As presented in PWR's September 2016 Sufficiency Response, the historic farm road has been identified by the SFWMD as the sub-watershed boundary or basin divide and **Figure 3** appears to corroborate that designation and verifies the isolated nature of the Timber Creek property due to a lack of historically interconnected flow-ways, defined surface water connections or conveyances.

Comparatively, a February 2016 Google Earth aerial image shown in **Figure 4** for the same area depicted above, indicates that farming activities continued to expand post-1953. As shown in the 2016 aerial imagery below, there has been a significant increase in vegetative cover since 1953, but the area remains relatively unchanged topographically and many of the features observed in 1953 are still clearly visible. Also, a closer inspection of the 2016 aerial image indicates potentially wetter conditions than those observed in 1953. Therefore, PWR made a detailed site inspection of the historic farm road in August 2016 to more thoroughly examine its characterization as a watershed divide, i.e., a sub-watershed boundary. It should be noted that the area experienced substantial rainfall prior to PWR's August site inspection, presenting optimal conditions for the investigation of surface water flows.

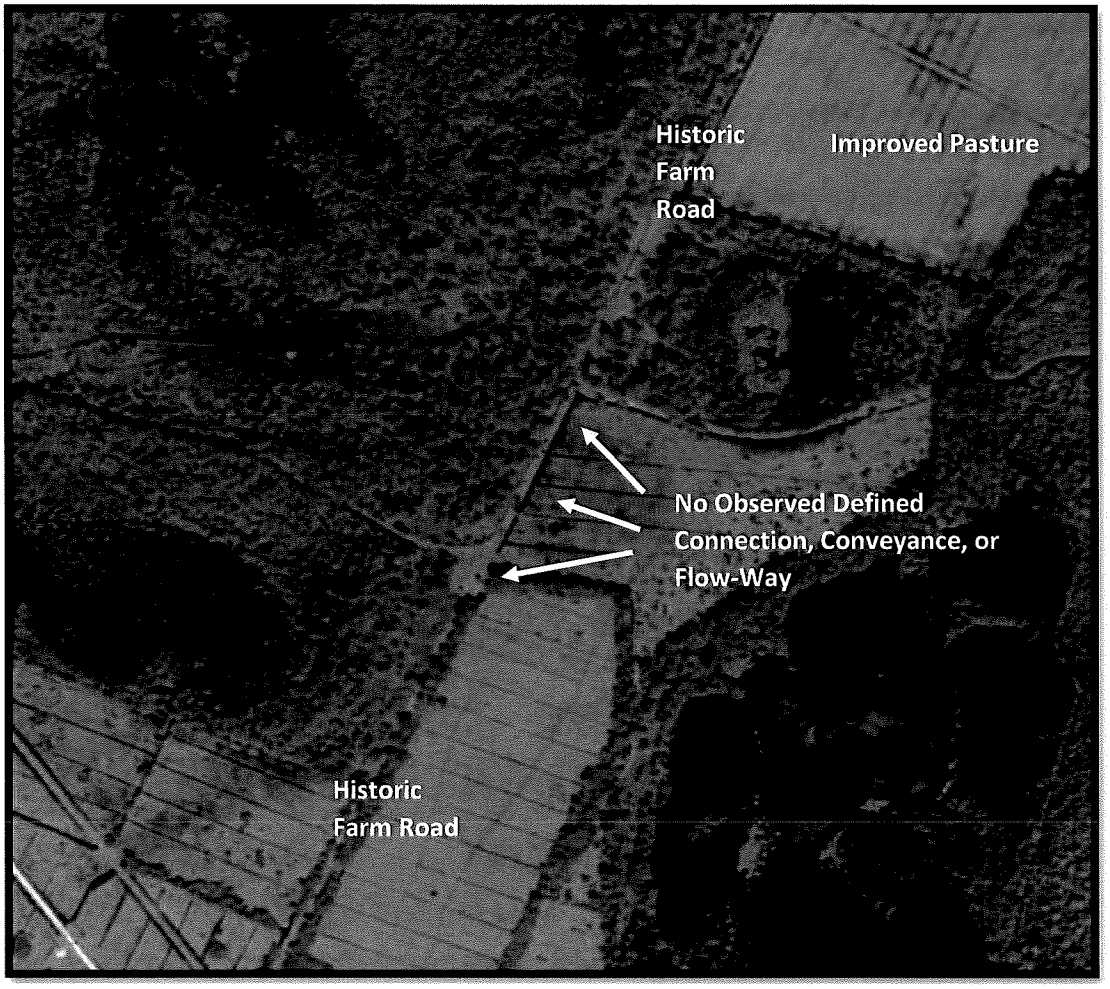

Figure 4. February 2016 Google Earth Aerial Photography of Historic Farm Road/Sub-Watershed Divide located to the east of Timber Creek

On August 26, 2016 PWR staff inspected the full length (approximately 1.9 miles) of the historic farm road from Highway 82 south to the Florida Power easement. The historic farm road was accessed from the south and was observed on both a trip north towards Highway 82 and back south again. Several stops were undertaken to inspect features and to take photographs. It is important to note that there were no culverts observed crossing underneath the historic farm road and no evidence of flowing surface water was observed. Photographs taken of the historic farm road are provided below.

Upper Left Photograph: August 26, 2016 looking south of Hwy 82 along old farm road located to the east of Timber Creek confirming SFWMD's designation of the feature as a sub-watershed boundary. Upper Right Photograph: August 26, 2016 looking further south along old farm road confirming SFWMD's sub-watershed boundary designation.

Upper Left Photograph: August 26, 2016 looking north along old farm road (vehicle ruts run along the eastern side of the elevated roadway (with the crest of the roadway to the left) at the reported Map 25 hydropattern connection. No culverts or defined flow-ways were observed at this location confirming that the historic farm road acts as sub-watershed boundary. Upper Right Photograph: August 26, 2016 looking along old farm road located to the east of Timber Creek that confirms SFWMD's sub-watershed boundary designation and isolates and separates the Timber Creek project from the balance of the DR/GR. No culverts or defined flow-ways were observed at any location along the old farm road.

Based on PWR's additional examination of historic aerial photographs, LIDAR imagery and onsite observations, PWR concluded that there is no evidence that a defined connection, conveyance or flow-way historically occurred as depicted in Map 25 that connected the Six-Mile Cypress and Estero River Sub-Watersheds. Based on PWR's subsequent analyses we also believe it is necessary to update and clarify **Figures 9** and **10**, previously submitted in our September 15, 2016 Sufficiency Response. The black arrow, located near the bottom of **Figure 9** and denoting direction of surface water flow has now been removed. Please note that the flow arrow originally portrayed in **Figure 9** was a default hydrographic feature in the Historic Flow-Ways GIS shape-file provided to PWR by Lee County staff. Based on PWR's subsequent research and fieldwork, the direction of surface water flow shown (black arrow) in Lee County's GIS file is considered incorrect near the subject project. Therefore, the flow arrow was removed from PWR's attached **Updated Figure 9**. PWR recommends that Lee County consider making the same correction to their GIS hydrographic database.

In addition, in consideration of PWR's additional investigative efforts, **Figure 10** from PWR's September Sufficiency Response has also been updated. Although PWR's text was clear in regards to the lack of connectivity, the attached **Updated Figure 10** more clearly portrays PWR's September Sufficiency Response verbiage and the subsequent analyses that demonstrate that the Timber Creek project site is isolated from the balance of the DR/GR.

Differences in Hydrogeology

As stated in PWR's April 2016 Characterization of Ground and Surface Water Resources Report previously submitted to the County, the hydrogeology of the project site area is distinctly different from areas more centrally located in the DR/GR. As shown in **Figure 5**, stratigraphic columns were developed from data presented in the 1986 United States Geological Service (USGS) Water Resources Investigations Report 85-4161, which illustrates the differences between the shallow, clayey and lower permeability sediments found in the northern DR/GR, i.e., in proximity to the Timber Creek project, as compared to thick sequences of unconfined limestone found in the central and southern sections of the DR/GR. The geologic data presented in **Figure 5** is taken from two (2) boreholes, with one borehole (L-1993) located near the Southwest Florida International Airport (near the Timber Creek project) and the second borehole located within the east-central section of the DR/GR (L-615) and is more typical of the hydrogeology for the bulk of the DR/GR.

As shown in **Figure 5**, the near-surface sediments for L-1993 (near Timber Creek) are highly variable and exhibit significant vertical sections of clay and low permeability clayey sediments. These sediments closely match some of the shallower borings performed on the Timber Creek property and generally prevent the site as serving as a significant recharge area. Although the Timber Creek site is variable in regards to thicknesses of particular sediments, it is considerably different from the thicker sequences of limestone encountered in the central sections of the DR/GR (exhibited by core hole L-615). The thicker sequences of limestone found in the bulk of the DR/GR, particularly those with thin or absent confinement, are much more prone to accepting recharge during the rainy season.

The significant thickness of limestone in L-615 demonstrates an entirely different hydrogeology and is the reason that several historic, active, and proposed mining operations are located within the central DR/GR. As described in PWR's April 2016 report, recent aerial photographs clearly show the limestone mining operations and generally mark the limits of economically recoverable limestone reserves. The shallow upper contact and extensive vertical thickness of the limestone within the central DR/GR differentiates it from the Timber Creek project area. The limestone unit also plays an important role in the unique hydrogeology of the central DR/GR.

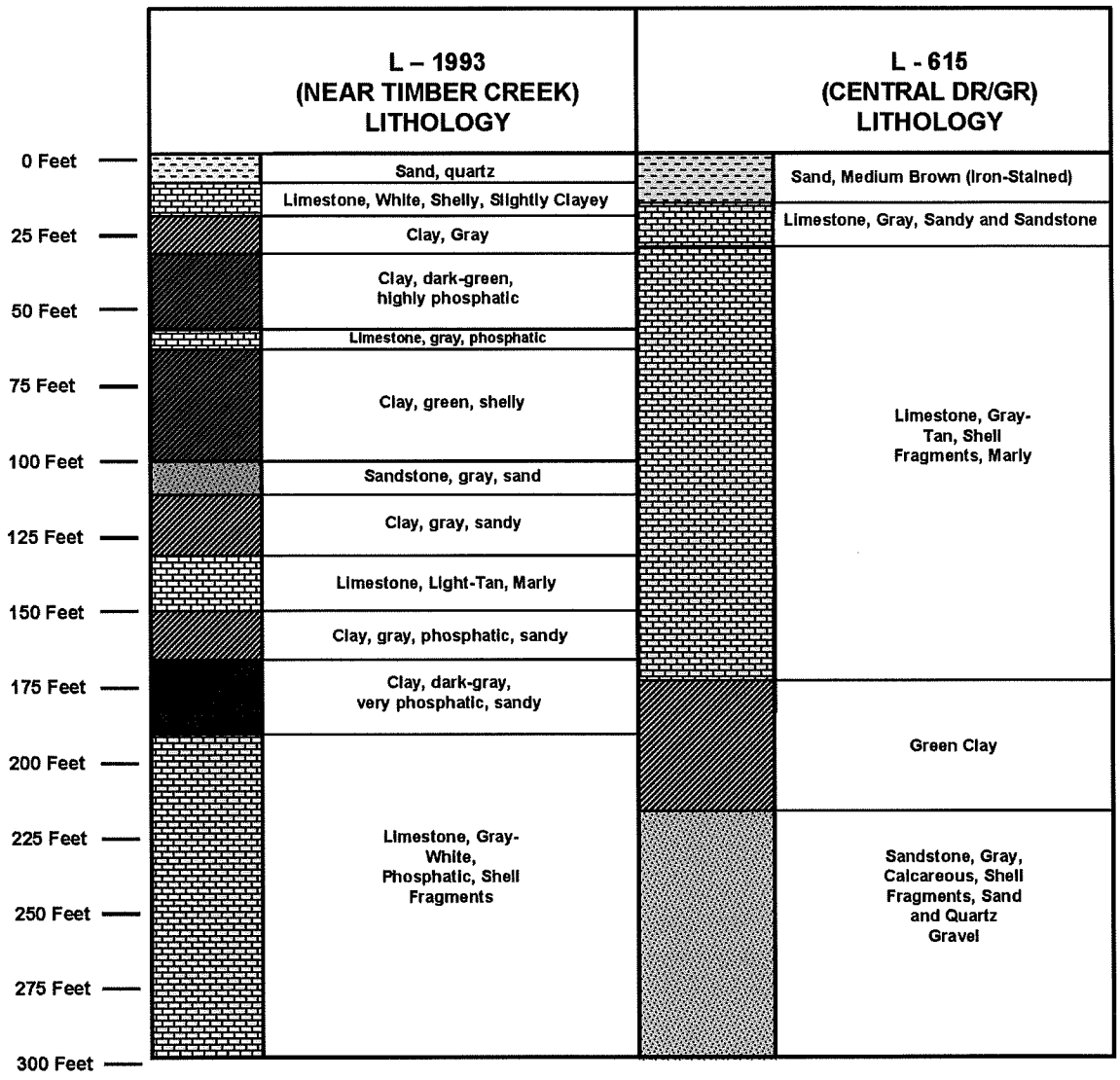

Figure 5. Stratigraphic Column of Boreholes L-1993 (near Timber Creek) and L-615 in East Central DR/GR illustrating the distinct differences in Hydrogeology.

Other Supporting Information

In September 2009, DHI Water & Environment, Inc. (DHI) published their Final Report of the MIKE SHE Model Development and Results for Lee County Natural Resources. The report states that "*all major hydrologic processes such as rainfall, evapotranspiration (ET), surface water runoff, infiltration, ground-water recharge, ground-water flow, and surface flow through canals*" were integrated into the model to provide the County with a means of predicting potential future outcomes concerning water resources. To determine possible hydrologic changes resulting from possible land use changes in the DR/GR, four (4) separate Future Conditions Models (FCMs) were developed by DHI. It is important to note that future limestone mining operations played a major role in the predictive models. However, predicted future land use changes were also simultaneously simulated.

The DHI report presented some conclusions that appear to be relevant to the proposed Timber Creek project. The report states *"Wetland areas converted from agricultural areas in the future condition alternatives help to increase the water table elevations during the dry season and to extend the period of time that those areas are wet (hydroperiod)."*

In addition, the report also stated that "*The conversion of natural and agricultural areas to urban development slightly lowers the water table during the wet season due to the new urban drainage system. The water table in the new urban areas is typically higher at the end of the dry season compared to the existing conditions, which is likely related to a reduction in the ET losses.*"

Although it is unclear if the DHI model was constructed to specifically predict the hydrologic improvements resulting from the proposed land use change at Timber Creek, the report does appear to indicate that improved environmental and hydrologic conditions can be achieved through the conversion of grandfathered, highly-drained agricultural areas into engineered stormwater management systems.

A review of DHI Report Figure 77, which was based on model run FCM No. 3 Dry Season, indicates predicted increases in surficial aquifer (water table aquifer) water levels in the simulated new urban areas (denoted by light green to blue shading indicating increases in water levels). As shown on Figure 77, a proposed new urban area (black rectangle) immediately east of the proposed Timber Creek project appears to have resulted in a predicted increase of water levels in the surficial aquifer between 0.5 to 1.0 feet. The model simulation appears consistent with PWR's previous statements that the Timber Creek property in its current highly altered state, is overdrained by the historic agricultural drainage and that through the construction of an engineered stormwater management system, surface water will be detained onsite and result in increases to the Surfical Aquifer System (Water Table Aquifer) water levels.

For ease of reference, DHI Report Figure 77 is provided in **Figure 6** below. As shown, the isolated Timber Creek project has been superimposed in the northwest corner of the DR/GR for reference.

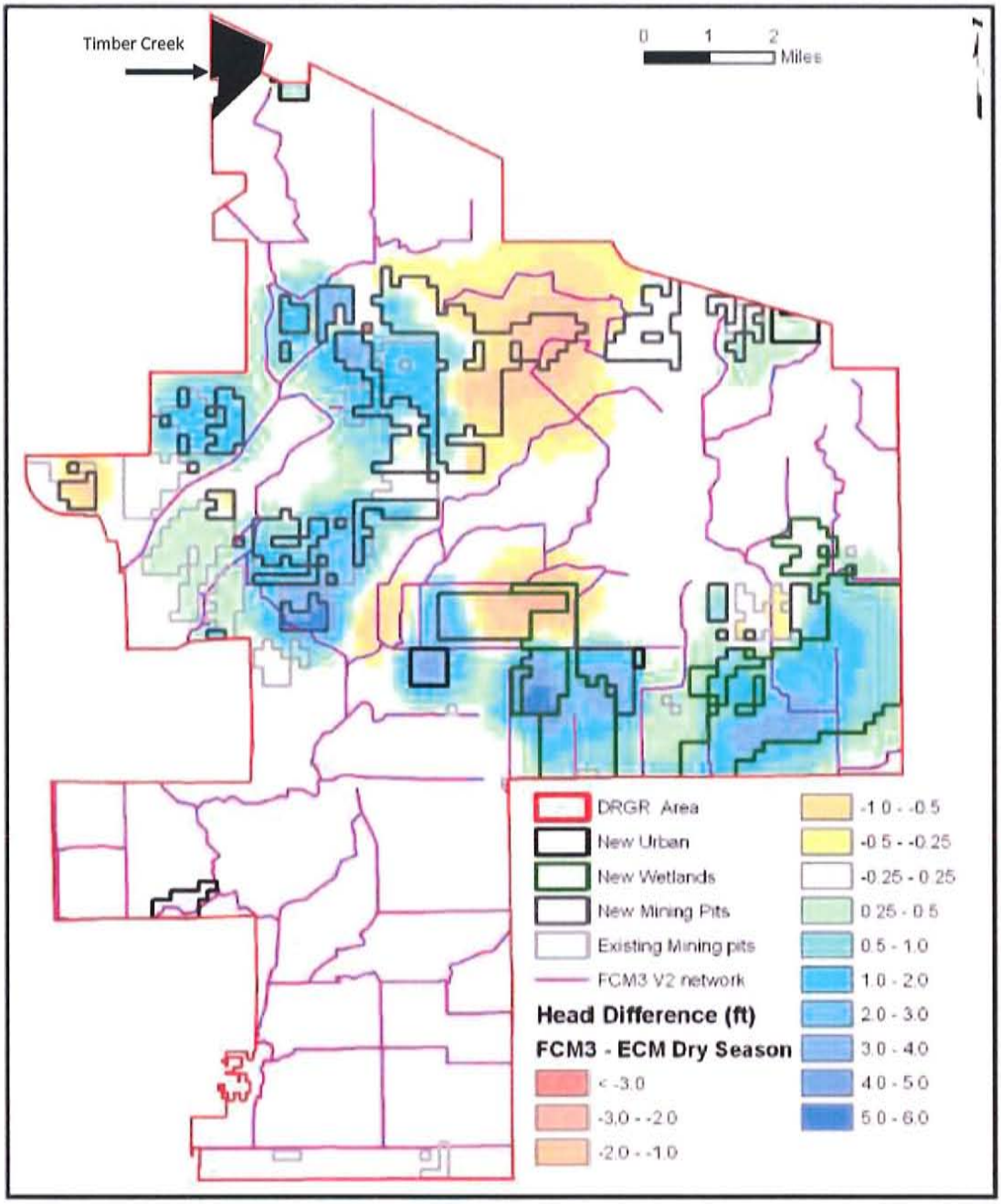

Figure 6. Taken from the DHI Report Figure 77. Increased water levels are shown in light green to dark blue shading.

We trust that the information provided herein demonstrates the unique hydrologic aspects of the project area, differentiates it from the balance of the DR/GR, and assists in bringing the proposed comprehensive plan amendment application to completion with a recommendation to remove the project area from the DR/GR for the reasons provided.

If you have any questions or if we can be of further assistance please do not hesitate to contact us at (941) 552-5657, extension 104.

Sincerely,

David J. Brown, P.G.
Principal
Progressive Water Resources, LLC

cc: Tina Ekblad, Morris-Depew Associates, Inc.

Attachments

TIMBER CREEK
ENVIRONMENTAL ASSESSMENT

Revised November 2016

Prepared For:

Lennar
10481 Ben C. Pratt/Six Mile Cypress Parkway
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(239) 278-1177

Prepared By:

Passarella & Associates, Inc.
13620 Metropolis Avenue, Suite 200
Fort Myers, Florida 33912
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Project No. 15LLL2404

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INTRODUCTION

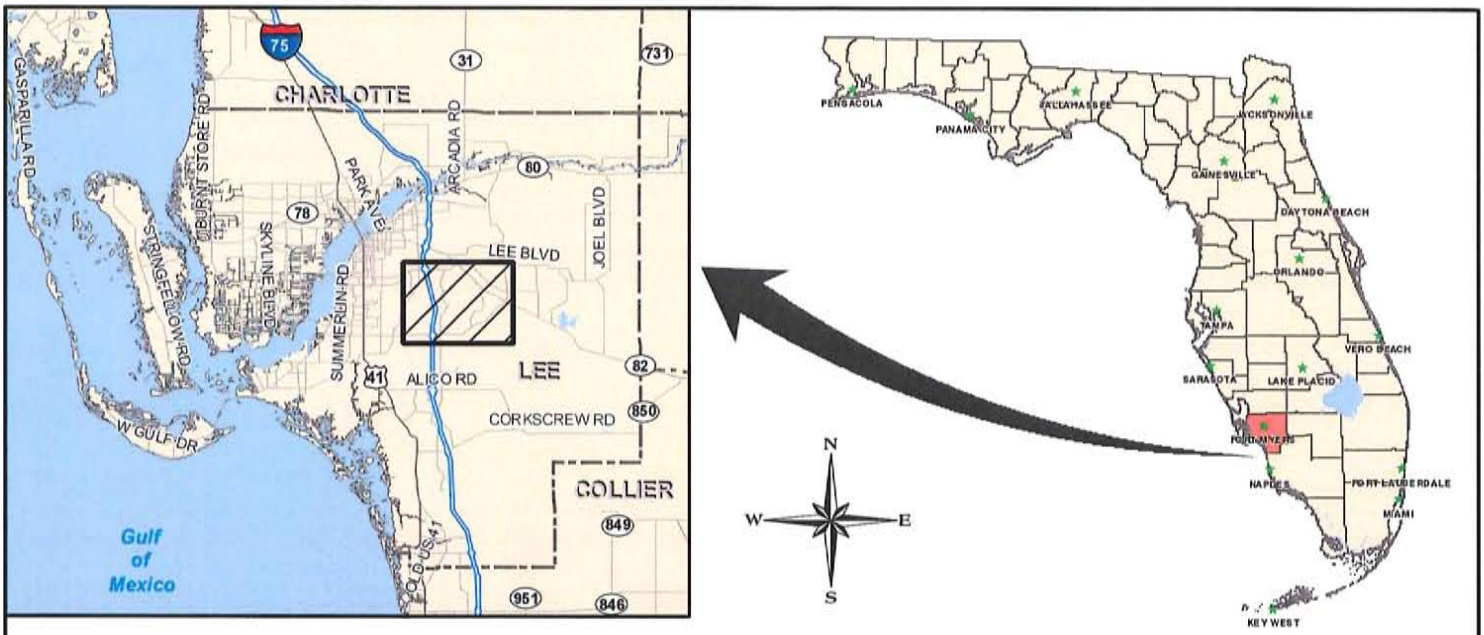
An environmental assessment was conducted on Timber Creek (Project) to document existing land uses and vegetative cover; document the presence of state jurisdictional wetlands; research potential utilization by wildlife and plant species listed by the Florida Fish and Wildlife Conservation Commission (FWCC), the Florida Department of Agriculture and Consumer Services (FDACS), and the U.S. Fish and Wildlife Service (USFWS) as Threatened, Endangered, or Species of Special Concern; and document listed species utilization within the Project site. The assessment included field surveys to map vegetation communities, an office review of agency records for documented occurrences of listed species on the property, and field surveys to document listed species utilization within the Project. This report summarizes the results of the environmental assessment.

The Project totals 654.36± acres and is located in Sections 4, 5, 8, 9, and 17; Township 45 South; Range 26 East; Lee County (Figure 1). The Project site falls within two future land use categories as designated for Lee County's Comprehensive Plan: Central Urban and Density Reduction/Groundwater Resource (DR/GR). As such, the Project has been divided into two separate tracts consisting of the Central Urban Tract and the DR/GR Tract for the purpose of this assessment. The site is bounded by State Road 82 and single-family residences to the north; single-family residential development, Gateway Elementary School, Gateway Services Community Development District, a Florida Power & Light (FPL) easement, and agricultural land to the west; and Daniels Parkway, an FPL easement, undeveloped land, and agricultural land to the south and east (Exhibit A).

The property currently consists of indigenous and non-indigenous upland and wetland habitats, ditches, and pasture that is currently being utilized for cattle grazing. A former army air corps target range established around 1940 occurs within the northern portion of the Project site. Clearing and ditching of portions of the Project site for agricultural activities began by 1953 and appear to have been completed sometime between 1958 and 1968.

LAND USES AND VEGETATION ASSOCIATIONS

The vegetation mapping for the Project was conducted by Passarella & Associates, Inc. (PAI) using 2015 rectified color aerials. Groundtruthing to map the vegetative communities was conducted in October 2015 utilizing the Florida Land Use, Cover and Forms Classification System (FLUCFCS) Levels III and IV (Florida Department of Transportation 1999). Level IV FLUCFCS was utilized to denote hydrological conditions and disturbance. To identify levels of exotic infestation (i.e., Brazilian pepper (*Schinus terebinthifolius*), melaleuca (*Melaleuca quinquenervia*), West Indian marsh grass (*Hymenachne amplexicaulis*), Wright's nutrush (*Scleria lacustris*), and torpedograss (*Panicum repens*)), "E" codes were used. AutoCAD Map 3D 2015 software was used to determine the acreage of each mapping area, produce summaries, and generate the FLUCFCS and wetlands map (Exhibit B). An aerial photograph of the property with an overlay of the FLUCFCS and wetlands map is provided as Exhibit C.



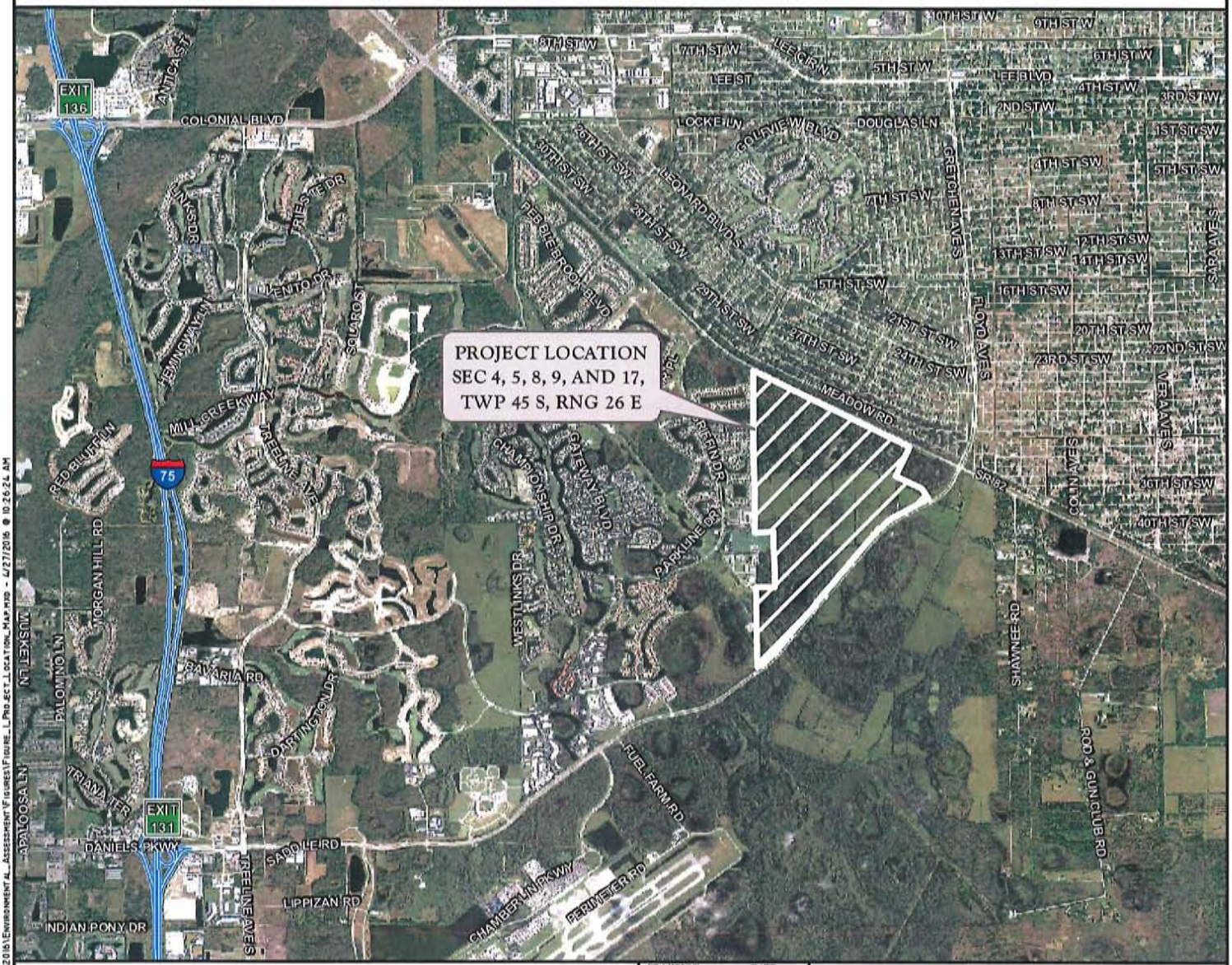


FIGURE 1. PROJECT LOCATION MAP
TIMBER CREEK

DRAWN BY	DATE
D.B.	3/15/16
REVIEWED BY	DATE
S.J.	3/15/16
REVISED	DATE

PASSARELLA & ASSOCIATES INC
Consulting Ecologists

J:\2015\15ul.216\GIS\2015\Environmental_Assessment\Figures\Figure_1_Project_Location_Map.mxd - 4/27/2016 @ 10:26:24 AM

A total of 35 vegetative associations and land uses (i.e., FLUCFCS codes) were identified within the DR/GR Tract. A total of 5 vegetative associations and land uses were identified on the Central Urban Tract. The dominant land uses on the property are agricultural, which occupy 276.29± acres or 42.2 percent of the site. Ditches, berms, and disturbed land associated with the agricultural uses and former target range on-site occupy 52.20± acres or 8.0 percent of the site. The site contains disturbed native wetland systems including mixed wetland hardwoods, hydric pine, wetland shrub, freshwater marsh, and wet prairie habitats. The site also contains non-native wetland habitats including low pasture, hydric melaleuca, and hydric disturbed land. The wetland habitats on-site have been disturbed by ditching, cattle grazing activities, and exotic vegetation infestation. Approximately 83.51 acres of the wetlands contain high levels of exotic vegetation, primarily melaleuca, West Indian marsh grass, Wright's nutrush, and torpedograss. A summary of the FLUCFCS codes with acreage breakdown and description of each FLUCFCS code is presented in Exhibit D. No rare or unique uplands were identified within the Project site.

SOILS

The soils for the property, per the Natural Resource Conservation Service (formerly the Soil Conservation Service), are shown on Exhibit E. A brief description for each soil type per the Soil Survey of Lee County, Florida (Soil Conservation Service 1998) is presented in Exhibit F.

JURISDICTIONAL WETLANDS

The jurisdictional wetlands and "other surface waters" (OSWs) by FLUCFCS code are summarized in Table 1. South Florida Water Management District (SFWMD) jurisdictional wetlands constitute a total of 149.56± acres or approximately 22.9 percent of the DR/GR Tract. There are no SFWMD jurisdictional wetlands within the Central Urban Tract. SFWMD OSWs constitute a total of 1.54± acres or approximately 0.2 percent of the Central Urban Tract and 15.87± acres or approximately 2.4 percent of the DR/GR Tract.

Table 1. SFWMD Wetland and OSW Acreages by FLUCFCS Code

FLUCFCS Code	Description	Acreage
Wetlands		
DR/GR Tract		
262	Low Pasture	35.60
4241	Melaleuca, Hydric	12.81
514H	Ditch, Hydric	0.11
6179 E2	Mixed Wetland Hardwoods, Disturbed (25-49% Exotics)	0.55
6259 E2	Pine, Hydric, Disturbed (25-49% Exotics)	0.34
6259 E3	Pine, Hydric, Disturbed (50-75% Exotics)	1.03
6259 E4	Pine, Hydric, Disturbed (76-100% Exotics)	34.40

Table 1. (Continued)

FLUCFCS Code	Description	Acreage
Wetlands (Continued)		
DR/GR Tract (Continued)		
6319 E1	Wetland Shrub, Disturbed (0-24% Exotics)	1.98
6319 E2	Wetland Shrub, Disturbed (25-49% Exotics)	5.57
6419 E1	Freshwater Marsh, Disturbed (0-24% Exotics)	25.18
6419 E2	Freshwater Marsh, Disturbed (25-49% Exotics)	6.24
6419 E3	Freshwater Marsh, Disturbed (50-75% Exotics)	1.68
6439 E1	Wet Prairie, Disturbed (0-24% Exotics)	22.61
6439 E4	Wet Prairie, Disturbed (76-100% Exotics)	0.70
7401	Disturbed Land, Hydric	0.76
Wetlands Total		**149.56**
OSWs		
Central Urban Tract		
514	Ditch	1.54
Central Urban Tract Sub-Total		**1.54**
DR/GR Tract		
514	Ditch	15.79
525	Shallow Pond	0.08
DR/GR Tract Sub-Total		**15.87**
OSWs Total		**17.41**

The prominent wetland features consist of low pasture areas in the northern portion of the Project site and a mix of forested and herbaceous habitats in the southern portion of the Project site. A U.S. Geological Survey Quadrangle Map is provided as Exhibit G. This map shows the location of some of the wetland systems within the Project.

LISTED SPECIES

Listed wildlife species as listed by the FWCC and the USFWS (FWCC 2016) that have the potential to occur on the Project site are listed in Table 2. Listed plant species as listed by the FDACS and the USFWS (FDACS Chapter 5B-40) that have the potential to occur on the Project site are listed in Table 3. Information used in assessing the potential occurrence of these species included the Lee County Land Development Code, Field Guide to the Rare Plants of Florida (Chafin 2000), Atlas of Florida Vascular Plants (Wunderlin 2004), and professional experience and knowledge of the geographic region. In addition, FWCC and USFWS records for documented listed species were reviewed for listed species records on or adjacent to the property (Exhibit H).

Table 2. Listed Wildlife Species That Could Potentially Occur within the Project

Common Name	Scientific Name	Designated Status		Potential Habitats (FLUCFCS Code)
		FWCC	USFWS	
Amphibians and Reptiles				
American Alligator	*Alligator mississippiensis*	FT(S/A)	FT(S/A)	514, 525, 6419
Eastern Indigo Snake	*Drymarchon corais couperi*	FT	FT	3219, 4119, 4159, 4279, 4349, 6259, 6319, 740, 747
Gopher Frog	*Rana capito*	SSC	-	3219, 4119, 4159, 4349, 6259
Gopher Tortoise	*Gopherus polyphemus*	ST	*	3219, 4119, 4159, 4279, 4349, 740, 747
Birds				
Crested Caracara	*Caracara cheriway*	FT	FT	3219
Everglade Snail Kite	*Rostrhamus sociabilis plumbeus*	FE	FE	514, 6419, 6439
Florida Burrowing Owl	*Athene cunicularia floridana*	SSC	-	211, 740
Florida Sandhill Crane	*Grus canadensis pratensis*	ST	-	211, 3219, 6419, 6439, 7401
Limpkin	*Aramus guarauna*	SSC	-	514, 525, 6179, 6419, 6439
Red-Cockaded Woodpecker	*Picoides borealis*	FE	FE	4119, 4159, 6259
Reddish Egret	*Egretta rufescens*	SSC	-	514, 525
Roseate Spoonbill	*Ajaia ajaja*	SSC	-	514, 525, 6419
Southeastern American Kestrel	*Falco sparverius paulus*	ST	-	3219, 4119, 4159, 740
Little Blue Heron	*Egretta caerulea*	SSC	-	514, 525, 6259, 6319, 6419, 6439, 7401
Snowy Egret	*Egretta thula*	SSC	-	
Tri-Colored Heron	*Egretta tricolor*	SSC	-	
White Ibis	*Eudocimus albus*	SSC	-	
Wood Stork	*Mycteria americana*	FT	FT	
Mammals				
Big Cypress Fox Squirrel	*Sciurus niger avicennia*	ST	-	4119, 4159, 4241, 6259
Everglades Mink	*Neovison vison evergladensis*	ST	-	514, 525, 6259, 6419, 6439
Florida Black Bear	*Ursus americanus floridanus*	**	-	3219, 4119, 4159, 4279, 4349, 6179, 6259

Table 2. (Continued)

Common Name	Scientific Name	Designated Status		Potential Habitats (FLUCFCS Code)
		FWCC	USFWS	
Mammals (Continued)				
Florida Bonneted Bat	*Eumops floridanus*	FE	FE	4119, 4159, 4349, 6259
Florida Panther	*Puma concolor coryi*	FE	FE	211, 3219, 4119, 4159, 4279, 4349, 6179, 6259, 6439

FWCC – Florida Fish and Wildlife Conservation Commission
USFWS – U.S. Fish and Wildlife Service
FE – Federally Endangered
FT – Federally Threatened
FT(S/A) – Federally Threatened due to similarity of appearance
SSC – Species of Special Concern
ST – State Threatened
*The gopher tortoise is currently listed as a candidate species by the USFWS.
**No longer listed by the FWCC; however, certain protection measures still apply.

American Alligator (*Alligator mississippiensis*)
The American alligator could potentially occur within the ditches, open water habitats, and native herbaceous wetlands within the site.

Eastern Indigo Snake (*Drymarchon corais couperi*)
The Eastern indigo snake could potentially occur within the native upland and wetland habitats and disturbed land on the Project site. The Eastern indigo snake is typically found in association with populations of gopher tortoise (*Gopherus polyphemus*).

Gopher Frog (*Rana areolata*)
The gopher frog is typically found in association with populations of gopher tortoise. Preferred breeding habitat includes seasonally flooded, grassy ponds and cypress ponds that lack fish populations (Moler 1992).

Gopher Tortoise
Potential habitat for gopher tortoises on the Project site includes the palmetto prairies, upland pine and hardwood habitats, disturbed lands, and berms.

Crested Caracara (*Caracara cheriway*)
Potential foraging habitat for the crested caracara on the Project site includes palmetto prairies, freshwater marshes, wet prairies, improved pasture, and disturbed lands. Its primary habitat in Florida is the native prairie with associated marshes, cabbage palm (*Sabal palmetto*), and cabbage palm-live oak (*Quercus virginiana*) hammocks (Rodgers *et al.* 1996).

Everglade Snail Kite (*Rostrhamus sociabilis plumbeus*)
Potential foraging habitat for the Everglade snail kite includes ditches, freshwater marshes, and wet prairies on the Project site.

Florida Burrowing Owl (*Athene cunicularia floridana*)
Potential burrowing owl habitat exists within the improved pasture and disturbed land on the Project site.

Florida Sandhill Crane (*Grus canadensis pratensis*)
Potential foraging habitat for the Florida sandhill crane may exist within the Project's improved pastures, palmetto prairies, freshwater marshes, wet prairies, and hydric disturbed lands. Preferred sandhill crane habitat includes prairies and shallow marshes dominated by pickerelweed (*Pontedaria cordata*) and maidencane (*Panicum hemitomon*).

Limpkin (*Aramus guarauna*)
Potential habitat for the limpkin on the Project site includes the freshwater marshes, wet prairie, and mixed wetland hardwood habitats, as well as ditches and the edges of the open water habitats.

Little Blue Heron (*Egretta caerulea*), Snowy Egret (*Egretta thula*), Tri-Colored Heron (*Egretta tricolor*), and White Ibis (*Eudocimus albus*)
Potential foraging habitat for state-listed wading birds within the Project site includes the forested and herbaceous wetlands, hydric disturbed land, as well as ditches and the edges of the open water habitats.

Red-Cockaded Woodpecker (*Picoides borealis*) (RCW)
Potential habitat for the RCW on the Project site includes the pine flatwoods, pine, and hydric pine habitats. The nearest recorded RCW colonies are located approximately 2.0 miles west-northwest of the property.

Reddish Egret (*Egretta rufescens*)
Potential habitat for the reddish egret on the Project site includes ditches and the edges of the open water habitats.

Roseate Spoonbill (*Ajaia ajaja*)
Potential habitat for the roseate spoonbill on the Project site includes freshwater marsh habitats, as well as ditches and edges of open water habitats.

Southeastern American Kestrel (*Falco sparverius paulus*)
Potential foraging habitat for the Southeastern American kestrel on the Project site may exist within the palmetto prairies, pine flatwoods, pine, and disturbed lands. Since 1980, observations of Southeastern American kestrel in Florida have occurred primarily in sandhill or sandpine scrub areas of North and Central Florida (Rodgers *et al.* 1996).

Wood Stork (*Mycteria americana*)
Potential wood stork foraging habitat within the Project site includes forested and herbaceous wetlands, hydric disturbed land, as well as ditches and the edges of the open water habitats. Almost any wetland depression where fish tend to become concentrated, either through local reproduction by fishes or as a consequence of area drying, may be good for feeding habitat (Rodgers *et al.* 1996).

Big Cypress Fox Squirrel (*Sciurus niger avicennia*)
Potential nesting and foraging habitat for the Big Cypress fox squirrel on the Project site includes the pine flatwoods, pine, hydric melaleuca, and hydric pine areas. Dense interiors of mixed cypress-hardwood strands seem to be avoided by fox squirrels (Moler 1992).

Everglades Mink (*Neovison vison evergladensis*)
The Everglades mink inhabits South Florida and in particular the shallow freshwater marshes of the Everglades and Big Cypress Swamp region. Most sightings and specimens have come from either Collier or Dade County, but the Everglades mink presumably inhabits northern and eastern Monroe County as well (Humphrey 1992). The Everglades mink is listed as a protected species by Lee County and potentially could utilize the ditches, open water, and wetland habitats on the Project site.

Florida Black Bear (*Ursus americanus floridanus*)
Potential habitat for the Florida black bear includes the native upland and wetland forested habitats on the Project site.

Florida Bonneted Bat (*Eumops floridanus*)
Florida bonneted bats could potentially roost within the forested upland and wetland habitats on the Project site, and/or forage over the herbaceous wetlands and open water areas. The Florida bonneted bat is known to occur in cities and forested areas on both the east and west coasts of South Florida from Charlotte County to Palm Beach County (Marks and Marks 2006; Humphrey 1992).

Florida Panther (*Puma concolor coryi*)
The Project is located within the panther primary, secondary, and other zones (Kautz *et al.* 2006). Telemetry points from radio-collared panthers have not been recorded on the property (Exhibit H).

Table 3. Listed Plant Species That Could Potentially Occur within the Project

Common Name	Scientific Name	Designated Status		Potential Location (FLUCFCS Code)
		FDACS	USFWS	
Curtis Milkweed	*Asclepias curtissii*	E	-	3219
Fakahatchee Burmannia	*Burmannia flava*	E	-	3219, 4119
Pine-Pink Orchid	*Bletia purpurea*	T	-	740, 7401
Satinleaf	*Chrysophyllum olivaeforme*	T	-	4119
Beautiful Pawpaw	*Deeringothamnus pulchellus*	E	E	3219, 4119
Simpson's Stopper	*Myrcianthes fragrans var. simpsonii*	T	-	4279
Hand Adder's Tongue Fern	*Ophioglossum palmatum*	E	-	4279

Table 3. (Continued)

Common Name	Scientific Name	Designated Status		Potential Location (FLUCFCS Code)
		FDACS	USFWS	
Twisted Air Plant	*Tillandsia flexulosa*	T	-	4279
Florida Coontie	*Zamia floridana*	CE	-	3219, 4119

FDACS – Florida Department of Agriculture and Consumer Services
USFWS – U.S. Fish and Wildlife Service
CE – Commercially Exploited
E – Endangered
T – Threatened

A Lee County protected species survey was conducted on the Project site on April 14, 15, 19, and 20, 2016. One Lee County protected species was observed within the Central Urban Tract during the survey and additional fieldwork conducted on the Project on October 20, 21, and 22, 2015 and March 10 and 16, 2016. The protected species documented by PAI within the Central Urban Tract was the wood stork. Additionally, seven Lee County protected species were observed within the DR/GR Tract during the survey and additional fieldwork. The protected species observed by PAI within the DR/GR Tract included the American alligator, Florida sandhill crane, little blue heron, snowy egret, tri-colored heron, wood stork, and Big Cypress fox squirrel. Additionally, one Florida black bear scratch tree and four potentially occupied gopher tortoise burrows were observed within the DR/GR Tract. Although not listed as a protected species by Lee County, the white ibis was also documented utilizing the site. The white ibis is listed as a Species of Special Concern by the FWCC. No Lee County protected plant species were documented within the Project site.

Although listed wading birds were observed during the protected species survey, there were no wading bird rookeries observed within the Project site. The closest documented wading bird rookery is approximately 2.2 miles east of the property (Exhibit H). Since the southern portion of the Project is located within Southwest Florida International Airport's 10,000-foot hazardous wildlife buffer, activities such as creation of wetlands and lake littoral shelves will not be conducted within the buffer in order to limit wading bird utilization in this area. The existing wetlands within the buffer may be enhanced/restored through the removal of exotic vegetation and installation of native plantings in accordance with Lee County's indigenous vegetation preserve requirements.

The majority of the Project is located within the DR/GR; however, unlike other areas of the DR/GR, the subject property does not support wildlife corridors for species such as the Florida panther and Florida black bear. This is in large part due to the infill nature of the site with the highly developed areas of Lehigh Acres to the north and Gateway to the west. The absence of a wildlife corridor is evidenced by the lack of Florida black bear and Florida panther telemetry within the Project site (Exhibit H). The ability to establish a wildlife corridor through the Project is precluded by Daniels Road to the southeast and State Road 82 to the north. Furthermore, there are no large-scale conservation lands adjacent to the Project that would provide critical wildlife connections. As such, this information supports the request to remove the subject property from the DR/GR from a wildlife movement/corridor perspective.

A summary of the listed species observed within the Project is provided in Table 4. A summary of the listed species sign (i.e., scratch tree, burrows) documented within the Project is provided in Table 5. The locations of the observed listed species or their signs are depicted in Exhibit I.

Table 4. Listed Wildlife Species Observed within the Project

Common Name	Scientific Name	Designated Status		Observed Location (FLUCFCS Code)
		FWCC	USFWS	
Central Urban Tract				
Wood Stork	*Mycteria americana*	FT	FT	211
DR/GR Tract				
American Alligator	*Alligator mississippiensis*	FT(S/A)	FT(S/A)	6419
Florida Sandhill Crane	*Grus canadensis pratensis*	ST	-	211, 262
Little Blue Heron	*Egretta caerulea*	SSC	-	514, 6419, 747
Snowy Egret	*Egretta thula*	SSC	-	6419
Tri-Colored Heron	*Egretta tricolor*	SSC	-	514
White Ibis	*Eudocimus albus*	SSC	-	262, 514, 6419
Wood Stork	*Mycteria americana*	FT	FT	211, 6419
Big Cypress Fox Squirrel	*Sciurus niger avicennia*	ST	-	4241, 6259

FWCC – Florida Fish and Wildlife Conservation Commission
USFWS – U.S. Fish and Wildlife Service
FT(S/A) – Federally Threatened due to similarity of appearance
FT – Federally Threatened
SSC – Species of Special Concern
ST – State Threatened
*The gopher tortoise is currently listed as a candidate species by the USFWS.
**No longer listed by the FWCC; however, certain protection measures still apply.

Table 5. Listed Wildlife Species Sign Documented within the Project

Common Name	Scientific Name	Designated Status		Observed Location (FLUCFCS Code)
		FWCC	USFWS	
DR/GR Tract				
Gopher Tortoise (burrows)	*Gopherus polyphemus*	ST	*	4119, 4349
Florida Black Bear (scratch tree)	*Ursus americanus floridanus*	**	-	4159

FWCC – Florida Fish and Wildlife Conservation Commission
USFWS – U.S. Fish and Wildlife Service
ST – State Threatened
*The gopher tortoise is currently listed as a candidate species by the USFWS.
**No longer listed by the FWCC; however, certain protection measures still apply.

SUMMARY

The Project site currently supports agricultural operations. A total of 35 vegetative associations and land uses (i.e., FLUCFCS codes) were identified within the DR/GR Tract and 5 vegetative associations and land uses were identified on the Central Urban Tract. Agricultural uses occupy 276.29± acres or 42.2 percent of the site. Ditches, berms, and disturbed land associated with the agricultural uses and former target range occupy 52.20± acres or 8.0 percent of the site. No rare or unique uplands were identified on the Project site. SFWMD jurisdictional wetlands constitute a total of 149.56± acres or approximately 22.9 percent of the DR/GR Tract. There are no SFWMD jurisdictional wetlands within the Central Urban Tract. SFWMD OSWs constitute a total of 15.87± acres or approximately 2.4 percent of the DR/GR Tract and 1.54± acres or approximately 0.2 percent of the Central Urban Tract. The prominent wetland features consist of low pasture areas in the northern portion of the Project site and a mix of forested and herbaceous wetland habitats in the southern portion of the Project site.

A Lee County protected species survey was conducted on the Project site in April 2016. Seven Lee County protected species were observed within the DR/GR Tract and one Lee County protected species was documented within the Central Urban Tract. The documented protected wildlife species included the American alligator, Florida sandhill cranes, little blue herons, snowy egrets, tri-colored heron, wood storks, and Big Cypress fox squirrels. Additionally, one Florida black bear scratch tree and four potentially occupied gopher tortoise burrows were observed within the DR/GR Tract. Although not listed as a Lee County protected species, the white ibis was also documented using the DR/GR Tract. No Lee County protected plant species were documented on-site.

Although listed wading birds were observed during the protected species survey, there were no wading bird rookeries observed within the Project site. The closest documented wading bird rookery is approximately 2.2 miles east of the property (Exhibit H). Since the southern portion of the Project is located within Southwest Florida International Airport's 10,000-foot hazardous wildlife buffer, activities such as creation of wetlands and lake littoral shelves will not be conducted within the buffer in order to limit wading bird utilization in this area. The existing wetlands within the buffer may be enhanced/restored through the removal of exotic vegetation and installation of native plantings in accordance with Lee County's indigenous vegetation preserve requirements.

The majority of the Project is located within the DR/GR; however, unlike other areas of the DR/GR, the subject property does not support wildlife corridors for species such as the Florida panther and Florida black bear. This is in large part due to the infill nature of the site with the highly developed areas of Lehigh Acres to the north and Gateway to the west. The absence of a wildlife corridor is evidenced by the lack of Florida black bear and Florida panther telemetry within the Project site (Exhibit H). The ability to establish a wildlife corridor through the Project is precluded by Daniels Road to the southeast and State Road 82 to the north. Furthermore, there are no large-scale conservation lands adjacent to the Project that would provide critical wildlife connections. As such, this information supports the request to remove the subject property from the DR/GR from a wildlife movement/corridor perspective.

REFERENCES

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EXHIBIT A

AERIAL WITH BOUNDARY

LEGEND:

CENTRAL URBAN

NOTES:

AERIAL PHOTOGRAPHS WERE ACQUIRED THROUGH THE LEE COUNTY PROPERTY APPRAISER'S OFFICE WITH FLIGHT DATES OF JANUARY - FEBRUARY 2015.

PROPERTY BOUNDARY PER MORRIS-DEPEW DRAWING No. 14012 - WETLANDS AND TREES TO ENG.DWG DATED APRIL 8, 2016.

DRAWN BY	DATE
T.S.	4/21/16
DESIGNED BY	DATE
S.J.	4/21/16
REVISED	DATE

13620 Metropolis Avenue
Suite 200
Fort Myers, Florida 33912
Phone (239) 274-0067
Fax (239) 274-0069

Consulting Ecologists
PASSARELLA & ASSOCIATES INC

TIMBER CREEK

AERIAL WITH BOUNDARY

DRAWING No. 15LLL2404

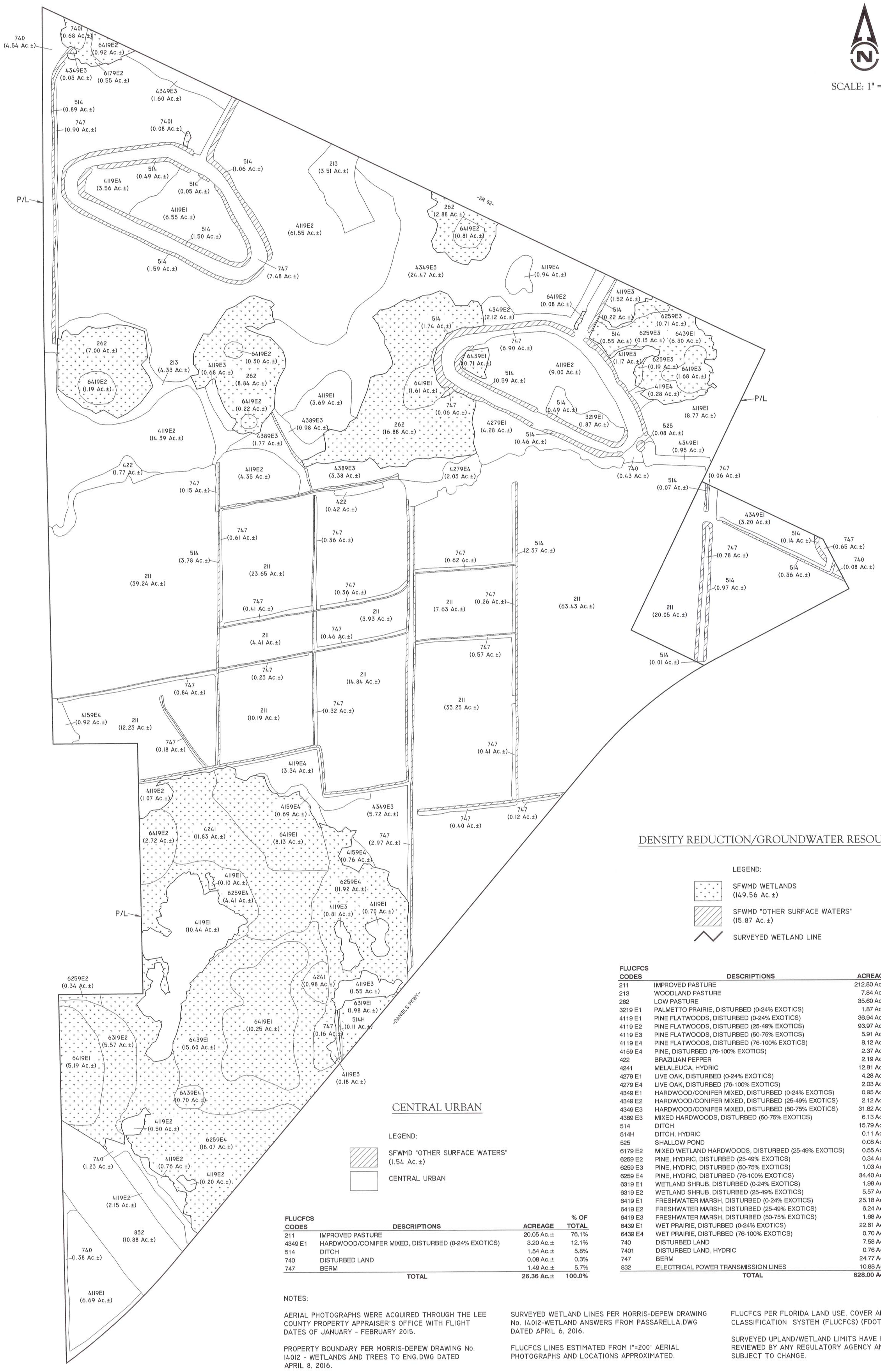
SHEET No. EXHIBIT A

J:\2015\15LLL2404\2016\Environmental Assessment\Exhibit A Aerial with Boundary 4-21-16.dwg Tab: 24x36-C TB Apr 27, 2016 - 10:29am Plotted by: Thones

EXHIBIT B

FLUCFCS AND SFWMD WETLANDS MAP

SCALE: 1" = 300'



DENSITY REDUCTION/GROUNDWATER RESOURCE

LEGEND:

SFWMD WETLANDS (149.56 Ac.±)

SFWMD "OTHER SURFACE WATERS" (15.87 Ac.±)

SURVEYED WETLAND LINE

FLUCFCS CODES	DESCRIPTIONS	ACREAGE	% OF TOTAL
211	IMPROVED PASTURE	212.80 Ac.±	33.9%
213	WOODLAND PASTURE	7.84 Ac.±	1.2%
262	LOW PASTURE	35.60 Ac.±	5.7%
3219 E1	PALMETTO PRAIRIE, DISTURBED (0-24% EXOTICS)	1.87 Ac.±	0.3%
4119 E1	PINE FLATWOODS, DISTURBED (0-24% EXOTICS)	36.94 Ac.±	5.9%
4119 E2	PINE FLATWOODS, DISTURBED (25-49% EXOTICS)	93.97 Ac.±	15.0%
4119 E3	PINE FLATWOODS, DISTURBED (50-75% EXOTICS)	5.91 Ac.±	0.9%
4119 E4	PINE FLATWOODS, DISTURBED (76-100% EXOTICS)	8.12 Ac.±	1.3%
4159 E4	PINE, DISTURBED (76-100% EXOTICS)	2.37 Ac.±	0.4%
422	BRAZILIAN PEPPER	2.19 Ac.±	0.3%
4241	MELALEUCA, HYDRIC	12.81 Ac.±	2.0%
4279 E1	LIVE OAK, DISTURBED (0-24% EXOTICS)	4.28 Ac.±	0.7%
4279 E4	LIVE OAK, DISTURBED (76-100% EXOTICS)	2.03 Ac.±	0.3%
4349 E1	HARDWOOD/CONIFER MIXED, DISTURBED (0-24% EXOTICS)	0.95 Ac.±	0.2%
4349 E2	HARDWOOD/CONIFER MIXED, DISTURBED (25-49% EXOTICS)	2.12 Ac.±	0.3%
4349 E3	HARDWOOD/CONIFER MIXED, DISTURBED (50-75% EXOTICS)	31.82 Ac.±	5.1%
4389 E3	MIXED HARDWOODS, DISTURBED (50-75% EXOTICS)	6.13 Ac.±	1.0%
514	DITCH	15.79 Ac.±	2.5%
514H	DITCH, HYDRIC	0.11 Ac.±	0.0%
525	SHALLOW POND	0.08 Ac.±	0.0%
6179 E2	MIXED WETLAND HARDWOODS, DISTURBED (25-49% EXOTICS)	0.55 Ac.±	0.1%
6259 E2	PINE, HYDRIC, DISTURBED (25-49% EXOTICS)	0.34 Ac.±	0.1%
6259 E3	PINE, HYDRIC, DISTURBED (50-75% EXOTICS)	1.03 Ac.±	0.2%
6259 E4	PINE, HYDRIC, DISTURBED (76-100% EXOTICS)	34.40 Ac.±	5.5%
6319 E1	WETLAND SHRUB, DISTURBED (0-24% EXOTICS)	1.98 Ac.±	0.3%
6319 E2	WETLAND SHRUB, DISTURBED (25-49% EXOTICS)	5.57 Ac.±	0.9%
6419 E1	FRESHWATER MARSH, DISTURBED (0-24% EXOTICS)	25.18 Ac.±	4.0%
6419 E2	FRESHWATER MARSH, DISTURBED (25-49% EXOTICS)	6.24 Ac.±	1.0%
6419 E3	FRESHWATER MARSH, DISTURBED (50-75% EXOTICS)	1.68 Ac.±	0.3%
6439 E1	WET PRAIRIE, DISTURBED (0-24% EXOTICS)	22.61 Ac.±	3.6%
6439 E4	WET PRAIRIE, DISTURBED (76-100% EXOTICS)	0.70 Ac.±	0.1%
740	DISTURBED LAND	7.58 Ac.±	1.2%
7401	DISTURBED LAND, HYDRIC	0.76 Ac.±	0.1%
747	BERM	24.77 Ac.±	3.9%
832	ELECTRICAL POWER TRANSMISSION LINES	10.88 Ac.±	1.7%
	TOTAL	**628.00 Ac.±**	**100.0%**

CENTRAL URBAN

LEGEND:

SFWMD "OTHER SURFACE WATERS" (1.54 Ac.±)

CENTRAL URBAN

FLUCFCS CODES	DESCRIPTIONS	ACREAGE	% OF TOTAL
211	IMPROVED PASTURE	20.05 Ac.±	76.1%
4349 E1	HARDWOOD/CONIFER MIXED, DISTURBED (0-24% EXOTICS)	3.20 Ac.±	12.1%
514	DITCH	1.54 Ac.±	5.8%
740	DISTURBED LAND	0.08 Ac.±	0.3%
747	BERM	1.49 Ac.±	5.7%
	TOTAL	**26.36 Ac.±**	**100.0%**

NOTES:

AERIAL PHOTOGRAPHS WERE ACQUIRED THROUGH THE LEE COUNTY PROPERTY APPRAISER'S OFFICE WITH FLIGHT DATES OF JANUARY - FEBRUARY 2015.

PROPERTY BOUNDARY PER MORRIS-DEPEW DRAWING No. 14012 - WETLANDS AND TREES TO ENG.DWG DATED APRIL 8, 2016.

SURVEYED WETLAND LINES PER MORRIS-DEPEW DRAWING No. 14012-WETLAND ANSWERS FROM PASSARELLA.DWG DATED APRIL 6, 2016.

FLUCFCS LINES ESTIMATED FROM 1"=200' AERIAL PHOTOGRAPHS AND LOCATIONS APPROXIMATED.

FLUCFCS PER FLORIDA LAND USE, COVER AND FORMS CLASSIFICATION SYSTEM (FLUCFCS) (FDOT 1999).

SURVEYED UPLAND/WETLAND LIMITS HAVE NOT BEEN REVIEWED BY ANY REGULATORY AGENCY AND ARE SUBJECT TO CHANGE.

DRAWN BY	D.B./T.S.
DATE	4/21/16
DESIGNED BY	S.J.
DATE	4/21/16
REVISED	
DATE	

13620 Metropolis Avenue
Suite 200
Fort Myers, Florida 33912
Phone (239) 274-0067
Fax (239) 274-0069

PASSARELLA & ASSOCIATES INC
Consulting Ecologists

TIMBER CREEK

FLUCFCS AND SFWMD WETLANDS MAP

DRAWING No. 15LLL2404

SHEET No. EXHIBIT B

J:\2015\15LLL2404\2016\Environmental Assessment\Exh B and Exh C FLUCFCS and Wetlands Map 4-21-16.dwg Tab: Exh B 2x3 B-W Apr 27, 2016 - 10:38am Plotted by: Thones

EXHIBIT C

AERIAL WITH FLUCFCS AND SFWMD WETLANDS MAP

DENSITY REDUCTION/GROUNDWATER RESOURCE

LEGEND:

SFWMD WETLANDS (149.56 Ac.±)

SFWMD "OTHER SURFACE WATERS" (15.87 Ac.±)

SURVEYED WETLAND LINE

FLUCFCS CODES	DESCRIPTIONS	ACREAGE	% OF TOTAL
211	IMPROVED PASTURE	212.60 Ac.±	33.9%
213	WOODLAND PASTURE	7.84 Ac.±	1.2%
262	LOW PASTURE	35.60 Ac.±	5.7%
3219 E1	PALMETTO PRAIRIE, DISTURBED (0-24% EXOTICS)	1.67 Ac.±	0.3%
4119 E1	PINE FLATWOODS, DISTURBED (0-24% EXOTICS)	36.94 Ac.±	5.9%
4119 E2	PINE FLATWOODS, DISTURBED (25-49% EXOTICS)	96.97 Ac.±	15.0%
4119 E3	PINE FLATWOODS, DISTURBED (50-75% EXOTICS)	5.91 Ac.±	0.9%
4119 E4	PINE FLATWOODS, DISTURBED (76-100% EXOTICS)	8.12 Ac.±	1.3%
4159 E4	PINE, DISTURBED (76-100% EXOTICS)	2.37 Ac.±	0.4%
422	BRAZILIAN PEPPER	2.19 Ac.±	0.3%
4241	MELALEUCA, HYDRIC	12.61 Ac.±	2.0%
4279 E1	LIVE OAK, DISTURBED (0-24% EXOTICS)	4.26 Ac.±	0.7%
4279 E4	LIVE OAK, DISTURBED (76-100% EXOTICS)	2.03 Ac.±	0.3%
4349 E1	HARDWOOD CONIFER MIXED, DISTURBED (0-24% EXOTICS)	0.95 Ac.±	0.2%
4349 E2	HARDWOOD CONIFER MIXED, DISTURBED (25-49% EXOTICS)	2.12 Ac.±	0.3%
4349 E3	HARDWOOD CONIFER MIXED, DISTURBED (50-75% EXOTICS)	31.82 Ac.±	5.1%
4369 E3	MIXED HARDWOODS, DISTURBED (50-75% EXOTICS)	6.13 Ac.±	1.0%
514	DITCH	15.73 Ac.±	2.5%
514H	DITCH, HYDRIC	0.11 Ac.±	0.0%
525	SHALLOW POND	0.06 Ac.±	0.0%
6173 E2	MIXED WETLAND HARDWOODS, DISTURBED (25-49% EXOTICS)	0.55 Ac.±	0.1%
6259 E2	PINE, HYDRIC, DISTURBED (25-49% EXOTICS)	0.64 Ac.±	0.1%
6259 E3	PINE, HYDRIC, DISTURBED (50-75% EXOTICS)	1.03 Ac.±	0.2%
6259 E4	PINE, HYDRIC, DISTURBED (76-100% EXOTICS)	34.40 Ac.±	5.5%
6319 E1	WETLAND SHRUB, DISTURBED (0-24% EXOTICS)	1.96 Ac.±	0.3%
6319 E2	WETLAND SHRUB, DISTURBED (25-49% EXOTICS)	5.57 Ac.±	0.9%
6419 E1	FRESHWATER MARSH, DISTURBED (0-24% EXOTICS)	25.16 Ac.±	4.0%
6419 E2	FRESHWATER MARSH, DISTURBED (25-49% EXOTICS)	6.24 Ac.±	1.0%
6419 E3	FRESHWATER MARSH, DISTURBED (50-75% EXOTICS)	1.66 Ac.±	0.3%
6439 E1	WET PRAIRIE, DISTURBED (0-24% EXOTICS)	22.61 Ac.±	3.6%
6439 E4	WET PRAIRIE, DISTURBED (76-100% EXOTICS)	0.70 Ac.±	0.1%
740	DISTURBED LAND	7.56 Ac.±	1.2%
7401	DISTURBED LAND, HYDRIC	0.76 Ac.±	0.1%
747	BERM	24.77 Ac.±	3.9%
832	ELECTRICAL POWER TRANSMISSION LINES	10.65 Ac.±	1.7%
	TOTAL	628.00 Ac.±	100.0%

CENTRAL URBAN

LEGEND:

SFWMD "OTHER SURFACE WATERS" (1.54 Ac.±)

CENTRAL URBAN

FLUCFCS CODES	DESCRIPTIONS	ACREAGE	% OF TOTAL
211	IMPROVED PASTURE	20.05 Ac.±	76.1%
4349 E1	HARDWOOD CONIFER MIXED, DISTURBED (0-24% EXOTICS)	3.20 Ac.±	12.1%
514	DITCH	1.54 Ac.±	5.8%
740	DISTURBED LAND	0.09 Ac.±	0.3%
747	BERM	1.49 Ac.±	5.7%
	TOTAL	26.36 Ac.±	100.0%

NOTES:

AERIAL PHOTOGRAPHS WERE ACQUIRED THROUGH THE LEE COUNTY PROPERTY APPRAISER'S OFFICE WITH FLIGHT DATES OF JANUARY - FEBRUARY 2015.

PROPERTY BOUNDARY PER MORRIS-DEPEW DRAWING No. 14012 - WETLANDS AND TREES TO ENG.DWG DATED APRIL 8, 2016.

SURVEYED WETLAND LINES PER MORRIS-DEPEW DRAWING No. 14012-WETLAND ANSWERS FROM PASSARELLA.DWG DATED APRIL 6, 2016.

FLUCFCS LINES ESTIMATED FROM 1"=200' AERIAL PHOTOGRAPHS AND LOCATIONS APPROXIMATED.

FLUCFCS PER FLORIDA LAND USE, COVER AND FORMS CLASSIFICATION SYSTEM (FLUCFCS) (FDOT 1999).

SURVEYED UPLAND/WETLAND LIMITS HAVE NOT BEEN REVIEWED BY ANY REGULATORY AGENCY AND ARE SUBJECT TO CHANGE.

J:\2015\15LLL2404\2016\ENVIRONMENTAL ASSESSMENT\EXH B AND EXH C FLUCFCS AND WETLANDS MAP 4-21-16.DWG TAB: EXH C 2X3 AERIAL APR 27, 2016 - 10:39AM PLOTTED BY: THONES

DRAWN BY	DATE
D.B./T.S.	4/21/16
DESIGNED BY	DATE
S.J.	4/21/16
REVISED	DATE

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Fax (239) 274-0069

Consulting Ecologists
PASSARELLA & ASSOCIATES INC

TIMBER CREEK

AERIAL WITH FLUCFCS AND SFWMD WETLANDS MAP

DRAWING No. 15LLL2404

SHEET No. EXHIBIT C

EXHIBIT D

EXISTING LAND USE AND COVER SUMMARY TABLE AND FLUCFCS DESCRIPTIONS

TIMBER CREEK
EXISTING LAND USE AND COVER SUMMARY TABLE
AND FLUCFCS DESCRIPTIONS

April 2016

The Florida Land Use, Cover and Forms Classification System (FLUCFCS) codes identified within Timber Creek are listed below (Table 1). The dominant plant species found in each of these codes are listed in the FLUCFCS descriptions that follow.

Table 1. Existing Land Use and Cover Summary

FLUCFCS Code	Description	Acreage	Percent of Total
Density Reduction/Groundwater Resource (DR/GR) Tract			
211	Improved Pasture	212.80	33.9
213	Woodland Pasture	7.84	1.2
262	Low Pasture	35.60	5.7
3219 E1	Palmetto Prairie, Disturbed (0-24% Exotics)	1.87	0.3
4119 E1	Pine Flatwoods, Disturbed (0-24% Exotics)	36.94	5.9
4119 E2	Pine Flatwoods, Disturbed (25-49% Exotics)	93.97	15.0
4119 E3	Pine Flatwoods, Disturbed (50-75% Exotics)	5.91	0.9
4119 E4	Pine Flatwoods, Disturbed (76-100% Exotics)	8.12	1.3
4159 E4	Pine, Disturbed (76-100% Exotics)	2.37	0.4
422	Brazilian Pepper	2.19	0.3
4241	Melaleuca, Hydric	12.81	2.0
4279 E1	Live Oak, Disturbed (0-24% Exotics)	4.28	0.7
4279 E4	Live Oak, Disturbed (76-100% Exotics)	2.03	0.3
4349 E1	Hardwood/Conifer Mixed, Disturbed (0-24% Exotics)	0.95	0.2
4349 E2	Hardwood/Conifer Mixed, Disturbed (25-49% Exotics)	2.12	0.3
4349 E3	Hardwood/Conifer Mixed, Disturbed (50-75% Exotics)	31.82	5.1
4389 E3	Mixed Hardwoods, Disturbed (50-75% Exotics)	6.13	1.0
514	Ditch	15.79	2.5
514H	Ditch, Hydric	0.11	<0.1
525	Shallow Pond	0.08	<0.1
6179 E2	Mixed Wetland Hardwoods, Disturbed (25-49% Exotics)	0.55	0.1
6259 E2	Pine, Hydric, Disturbed (25-49% Exotics)	0.34	0.1
6259 E3	Pine, Hydric, Disturbed (50-75% Exotics)	1.03	0.2
6259 E4	Pine, Hydric, Disturbed (76-100% Exotics)	34.40	5.5

Table 1. (Continued)

FLUCFCS Code	Description	Acreage	Percent of Total
DR/GR Tract (Continued)			
6319 E1	Wetland Shrub, Disturbed (0-24% Exotics)	1.98	0.3
6319 E2	Wetland Shrub, Disturbed (25-49% Exotics)	5.57	0.9
6419 E1	Freshwater Marsh, Disturbed (0-24% Exotics)	25.18	4.0
6419 E2	Freshwater Marsh, Disturbed (25-49% Exotics)	6.24	1.0
6419 E3	Freshwater Marsh, Disturbed (50-75% Exotics)	1.68	0.3
6439 E1	Wet Prairie, Disturbed (0-24% Exotics)	22.61	3.6
6439 E4	Wet Prairie, Disturbed (76-100% Exotics)	0.70	0.1
740	Disturbed Land	7.58	1.2
7401	Disturbed Land, Hydric	0.76	0.1
747	Berm	24.77	3.9
832	Electrical Power Transmission Lines	10.88	1.7
DR/GR Tract Sub-Total		**628.00**	**100.0**
Central Urban Tract			
211	Improved Pasture	20.05	76.1
4349 E1	Hardwood/Conifer Mixed, Disturbed (0-24% Exotics)	3.20	12.1
514	Ditch	1.54	5.8
740	Disturbed Land	0.08	0.3
747	Berm	1.49	5.7
Central Urban Tract Sub-Total		**26.36**	**100.0**
Total		**654.36**	**-**

Improved Pasture (FLUCFCS Code 211)
The canopy of this land use type is primarily open, with widely scattered slash pine (*Pinus elliottii*), cabbage palm (*Sabal palmetto*), live oak (*Quercus virginiana*), and laurel oak (*Quercus laurifolia*). The sub-canopy is primarily open with scattered Brazilian pepper (*Schinus terebinthifolius*), cabbage palm, and saw palmetto (*Serenoa repens*). The ground cover includes bahiagrass (*Paspalum notatum*), dog fennel (*Eupatorium capillifolium*), broomsedge (*Andropogon virginicus*), and smutgrass (*Sporobolus indicus*).

Woodland Pasture (FLUCFCS Code 213)
The canopy of this land use type includes cabbage palm and scattered slash pine, melaleuca (*Melaleuca quinquenervia*), and live oak. The sub-canopy contains Brazilian pepper and saw palmetto. The ground cover includes bahiagrass, saw palmetto, and dog fennel.

Low Pasture (FLUCFCS Code 262)
The canopy of this land use type is open. The sub-canopy contains scattered wax myrtle (*Myrica cerifera*), Brazilian pepper, and cabbage palm. The ground cover includes bahiagrass,

broomsedge, dog fennel, Mexican primrose willow (*Ludwigia octovalvis*), spikerush (*Eleocharis* sp.), Asiatic pennywort (*Centella asiatica*), water pennywort (*Hydrocotyle umbellata*), blue waterlily (*Nymphaea elegans*), pickerelweed (*Pontederia cordata*), and Virginia buttonweed (*Diodia virginiana*).

Palmetto Prairie, Disturbed (0-24% Exotics) (FLUCFCS Code 3219 E1)
The canopy of this habitat type contains widely scattered slash pine. The sub-canopy is dominated by saw palmetto, with scattered wax myrtle. The ground cover includes saw palmetto.

Pine Flatwoods, Disturbed (0-24% Exotics) (FLUCFCS Code 4119 E1)
The canopy of this habitat type includes slash pine, cabbage palm, dahoon holly (*Ilex cassine*), and scattered live oak. The sub-canopy contains slash pine, saw palmetto, wax myrtle, earleaf acacia (*Acacia auriculiformis*), dahoon holly, cabbage palm, winged sumac (*Rhus copallinum*), and scattered Brazilian pepper. The ground cover is mostly sparse and includes muscadine grape (*Vitis rotundifolia*), beautyberry (*Callicarpa americana*), spermacoce (*Spermacoce verticillata*), saw palmetto, caesarweed (*Urena lobata*), dog fennel, smutgrass, and bahiagrass.

Pine Flatwoods, Disturbed (25-49% Exotics) (FLUCFCS Code 4119 E2)
The vegetation composition in this habitat type is similar to FLUCFCS Code 4119 E1, except with higher concentrations of Brazilian pepper.

Pine Flatwoods, Disturbed (50-75% Exotics) (FLUCFCS Code 4119 E3)
The vegetation composition in this habitat type is similar to FLUCFCS Code 4119 E2, except with higher concentrations of Brazilian pepper.

Pine Flatwoods, Disturbed (76-100% Exotics) (FLUCFCS Code 4119 E4)
The vegetation composition in this habitat type is similar to FLUCFCS Code 4119 E3, except with higher concentrations of Brazilian pepper.

Pine, Disturbed (76-100% Exotics) (FLUCFCS Code 4159 E4)
The canopy of this habitat type includes slash pine. The sub-canopy is dominated by Brazilian pepper. The ground cover is mostly sparse with scattered Brazilian pepper.

Brazilian Pepper (FLUCFCS Code 422)
The canopy of this habitat type is open. The sub-canopy consists entirely of Brazilian pepper. The ground cover includes spermacoce and caesarweed.

Melaleuca, Hydric (FLUCFCS Code 4241)
The canopy and sub-canopy of this habitat type is dominated by melaleuca, with scattered slash pine. The ground cover contains little blue maidencane (*Amphicarpum muhlenbergianum*), dayflower (*Commelina* sp.), dog fennel, Southern beaksedge (*Rhynchospora microcarpa*), bahiagrass, sawgrass (*Cladium jamaicense*), Wright's Nutrush (*Scleria lacustris*), Virginia buttonweed, and gulfdune paspalum (*Paspalum monostachyum*).

Live Oak, Disturbed (0-24% Exotics) (FLUCFCS Code 4279 E1)
The canopy and sub-canopy of this habitat type are dominated by live oak. The ground cover contains spermacoce and caesarweed.

Live Oak, Disturbed (76-100% Exotics) (FLUCFCS Code 4279 E4)
The vegetation composition in this habitat type is similar to FLUCFCS Code 4279 E1, except with much higher concentrations of exotics.

Hardwood/Conifer Mixed, Disturbed (0-24% Exotics) (FLUCFCS Code 4349 E1)
The canopy of this habitat type includes slash pine, laurel oak, live oak, cabbage palm, and scattered melaleuca. The sub-canopy contains cabbage palm, slash pine, saw palmetto, wax myrtle, laurel oak, live oak, and scattered Brazilian pepper. The ground cover includes muscadine grape, slash pine, laurel oak, spermacoce, tropical flatsedge (*Cyperus surinamensis*), caesarweed, dog fennel, smutgrass, chocolateweed (*Melochia corchorifolia*), gulf muhly (*Muhlenbergia capillaris*), gulfdune paspalum, and scattered bahiagrass and Brazilian pepper.

Hardwood/Conifer Mixed, Disturbed (25-49% Exotics) (FLUCFCS Code 4349 E2)
The vegetation composition in this habitat type is similar to FLUCFCS Code 4349 E1, except with higher concentrations of Brazilian pepper and bahiagrass.

Hardwood/Conifer Mixed, Disturbed (50-75% Exotics) (FLUCFCS Code 4349 E3)
The vegetation composition in this habitat type is similar to FLUCFCS Code 4349 E2, except with higher concentrations of Brazilian pepper and bahiagrass.

Mixed Hardwoods, Disturbed (50-75% Exotics) (FLUCFCS Code 4389 E3)
The canopy of this habitat type includes live oak and laurel oak. The sub-canopy include live oak, laurel oak, Brazilian pepper, and scattered wax myrtle. The ground cover contains bahiagrass, Brazilian pepper, caesarweed, broomsedge, and smutgrass.

Ditch (FLUCFCS Code 514)
The canopy and sub-canopy of this land use type are open. The ground cover is primarily open water with blue waterlily, pickerelweed, West Indian marsh grass (*Hymenachne amplexicaulis*), Asiatic pennywort, and wild taro (*Colocasia esculenta*).

Ditch, Hydric (FLUCFCS Code 514H)
This FLUCFCS type is similar to FLUCFCS Code 514 but is entirely surrounded by wetlands and is included in the Project's overall wetland acreage.

Shallow Pond (FLUCFCS Code 525)
The land use type consists of an unvegetated cattle pond.

Mixed Wetland Hardwoods, Disturbed (25-49% Exotics) (FLUCFCS Code 6179 E2)
The canopy of this community type consists of laurel oak, slash pine, and cabbage palm. The sub-canopy consists of wax myrtle, Brazilian pepper, and hog plum (*Ximenia americana*). The ground cover includes bushy bluestem (*Andropogon glomeratus*), torpedograss (*Panicum*

repens), yellow-eyed grass (*Xyris* sp.), Asiatic pennywort, and scattered bahiagrass and Bermuda grass (*Cynodon dactylon*).

Pine, Hydric, Disturbed (25-49% Exotics) (FLUCFCS Code 6259 E2)
The canopy of this habitat type contains slash pine, melaleuca, cabbage palm, and laurel oak. The sub-canopy contains melaleuca, slash pine, and Brazilian pepper. The ground cover includes little blue maidencane, dayflower, dog fennel, Southern beaksedge, bahiagrass, sawgrass, Wright's nutrush, Virginia buttonweed, and gulfdune paspalum.

Pine, Hydric, Disturbed (50-75% Exotics) (FLUCFCS Code 6259 E3)
The vegetation composition in this habitat type is similar to FLUCFCS Code 6259 E2, except with higher concentrations of melaleuca, Brazilian pepper, bahiagrass, and Wright's nutrush.

Pine, Hydric, Disturbed (76-100% Exotics) (FLUCFCS Code 6259 E4)
The vegetation composition in this habitat type is similar to FLUCFCS Code 6259 E3, except with higher concentrations of melaleuca, Brazilian pepper, bahiagrass, and Wright's nutrush.

Wetland Shrub, Disturbed (0-24% Exotics) (FLUCFCS Code 6319 E1)
The canopy of this habitat type is open. The sub-canopy contains wax myrtle, Brazilian pepper, and melaleuca. The ground cover includes knotroot foxtail (*Setaria parviflora*), bahiagrass, little blue maidencane, Tracy's beaksedge (*Rhynchospora tracyi*), wax myrtle, Virginia buttonweed, smallfruit primrose willow (*Ludwigia microcarpa*), and starrush whitetop (*Rhynchospora colorata*).

Wetland Shrub, Disturbed (25-49% Exotics) (FLUCFCS Code 6319 E2)
The vegetation composition in this habitat type is similar to FLUCFCS Code 6319 E1, except with higher concentrations of exotics.

Freshwater Marsh, Disturbed (0-24% Exotics) (FLUCFCS Code 6419 E1)
The canopy of this habitat type is primarily open with scattered laurel oak, melaleuca, and slash pine along the edges. The sub-canopy is primarily open with melaleuca, slash pine, Brazilian pepper, and wax myrtle along the edges. The ground cover includes spikerush, torpedograss, false fennel (*Eupatorium leptophyllum*), spermacoce, pickerelweed, white waterlily (*Nymphaea odorata*), blue waterlily, Virginia buttonweed, Wright's nutrush, gulfdune paspalum, sawgrass, swamp fern (*Blechnum serrulatum*), West Indian marsh grass, and yellow-eyed grass.

Freshwater Marsh, Disturbed (25-49% Exotics) (FLUCFCS Code 6419 E2)
The vegetation composition in this habitat type is similar to FLUCFCS Code 6419 E1, except with higher concentrations of exotics.

Freshwater Marsh, Disturbed (50-75% Exotics) (FLUCFCS Code 6419 E3)
The vegetation composition in this habitat type is similar to FLUCFCS Code 6419 E2, except with higher concentrations of exotics.

Wet Prairie, Disturbed (0-24% Exotics) (FLUCFCS Code 6439 E1)
The canopy of this habitat type is primarily open with scattered melaleuca and slash pine. The sub-canopy contains scattered wax myrtle, melaleuca, and slash pine. The ground cover contains Wright's nutrush, spermacoce, Asiatic pennywort, Southern beaksedge, starrush whitetop, little blue maidencane, soft rush (*Juncus effusus*), broomsedge, and Tracy's beaksedge.

Wet Prairie, Disturbed (76-100% Exotics) (FLUCFCS Code 6439 E4)
The vegetation composition in this habitat type is similar to FLUCFCS Code 6439 E1, except with much higher concentrations of exotics.

Disturbed Land (FLUCFCS Code 740)
The canopy and sub-canopy of this land use type are primarily open with scattered slash pine and Brazilian pepper. The ground cover includes broomsedge, smutgrass, bahiagrass, spermacoce, and dog fennel.

Disturbed Land, Hydric (FLUCFCS Code 7401)
The canopy and sub-canopy of this land use type are primarily open with scattered melaleuca and slash pine. The ground cover includes torpedograss, false fennel, spermacoce, Virginia buttonweed, and gulfdune paspalum.

Berm (FLUCFCS Code 747)
The canopy of this land use type includes slash pine, cabbage palm, laurel oak, and live oak. The sub-canopy contains Brazilian pepper, saw palmetto, cabbage palm, and slash pine. The ground cover includes broomsedge, spermacoce, crabgrass (*Digitaria* sp.), saw palmetto, and gulfdune paspalum.

Electrical Power Transmission Lines (FLUCFCS Code 832)
The canopy of this land use type is open. The sub-canopy contains widely scattered cabbage palm and wax myrtle. The ground cover includes dog fennel, broomsedge, spermacoce, and smutgrass.

EXHIBIT E

SOILS MAP

LEGEND

TIMBER CREEK

Soil Unit	Description
6	HALLANDALE FINE SAND
10	POMPANO FINE SAND
11	MYAKKA FINE SAND
12	FELDA FINE SAND
13	BOCA FINE SAND
26	PINEDA FINE SAND
27	POMPANO FINE SAND, DEPRESSIONAL
33	OLDSMAR SAND
34	MALABAR FINE SAND
44	MALABAR FINE SAND, DEPRESSIONAL
49	FELDA FINE SAND, DEPRESSIONAL
73	PINEDA FINE SAND, DEPRESSIONAL

0 500 1,000
Feet

NOTES:

AERIAL PHOTOGRAPHS WERE ACQUIRED THROUGH THE LEE COUNTY PROPERTY APPRAISER'S OFFICE WITH FLIGHT DATES OF JANUARY - FEBRUARY 2015.

ROADWAY NETWORKS WERE ACQUIRED FROM THE FLORIDA GEOGRAPHIC DATA LIBRARY WEBSITE.

SOILS MAPPING WAS ACQUIRED FROM THE FLORIDA GEOGRAPHIC DATA LIBRARY WEBSITE OCTOBER 2007 AND CREATED BY THE NATURAL RESOURCES CONSERVATION SERVICE 1990.

J:\2015\15LLL2404\GIS\2016\ENVIRONMENTAL_ASSESSMENT\FIGURES\EXHIBIT_E_SOILS_MAP.MXD - 4/27/2016 @ 10:45:39 AM

DRAWN BY	DATE
T.S.	3/23/16
REVIEWED BY	DATE
S.J.	3/23/16
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PASSARELLA & ASSOCIATES INC
Consulting Ecologists

TIMBER CREEK
SOILS MAP

DRAWING No. 15LLL2404
SHEET No. EXHIBIT E

EXHIBIT F

SOILS SUMMARY TABLE AND DESCRIPTIONS

TIMBER CREEK
SOILS SUMMARY TABLE AND DESCRIPTIONS

April 2016

Table 1. Soils Listed by the Natural Resource Conservation Service on the Project

Mapping Unit	Description
6	Hallandale Fine Sand
10	Pompano Fine Sand
11	Myakka Fine Sand
12	Felda Fine Sand
13	Boca Fine Sand
26	Pineda Fine Sand
27	Pompano Fine Sand, Depressional
33	Oldsmar Sand
34	Malabar Fine Sand
44	Malabar Fine Sand, Depressional
49	Felda Fine Sand, Depressional
73	Pineda Fine Sand, Depressional

6 – Hallandale Fine Sand

This is a nearly level, poorly drained soil on low, broad flatwoods areas. Slopes are smooth and range from 0 to 2 percent. Typically, the surface layer is gray fine sand about two inches thick. The subsurface layer is light gray fine sand about 5 inches thick. The substratum is very pale brown fine sand about 5 inches thick. At a depth of 12 inches is fractured limestone bedrock that has solution holes extending to a depth of 25 inches. These solution holes contain mildly alkaline, loamy material. In most years, under natural conditions, the water table is less than 10 inches below the surface for 1 to 3 months. It recedes below the limestone for about 7 months.

10 – Pompano Fine Sand

This is a nearly level, poorly drained soil on sloughs. Slopes are smooth to concave and range from 0 to 1 percent. Typically, the surface layer is dark gray fine sand about 4 inches thick. The underlying layers are light gray, very pale brown, or white fine sand and extend to a depth of 80 inches or more. In most years, under natural conditions, the water table is at a depth of less than 10 inches for 2 to 4 months and at a depth of 10 to 40 inches for about 6 months. It recedes to a depth of more than 40 inches for about 3 months. During periods of high rainfall, the soil is covered by slowly moving water for periods of about 7 to 30 days or more.

11 – Myakka Fine Sand

This is a nearly level, poorly drained soil on broad flatwoods areas. Slopes are smooth to slightly concave and range from 0 to 2 percent. Typically, the surface layer is very dark gray fine sand about 3 inches thick. The subsurface layer is fine sand about 23 inches thick. In the upper 3 inches it is gray, and in the lower 20 inches it is light gray. The subsoil is fine sand to a depth of 80 inches or more. The upper 4 inches is black and firm, the next 5 inches is dark

reddish brown and friable, the nest 17 inches is black and firm, the next 11 inches is dark reddish brown and friable, and the lower 17 inches is mixed black and dark reddish brown and friable. In most years, under natural conditions, the water table is within 10 inches of the surface for 1 to 3 months and 10 to 40 inches below the surface for 2 to 6 months. It is more than 40 inches below the surface during extended dry periods.

12 – Felda Fine Sand

This is a nearly level, poorly drained soil on broad, nearly level sloughs. Slopes are smooth to concave and range from 0 to 2 percent. Typically, the surface layer is dark gray fine sand about 8 inches thick. The subsurface layer is light gray and light brownish gray fine sand about 14 inches thick. The subsoil is light gray loamy fine sand about 16 inches thick and is underlain by gray and light gray fine sand that extends to a depth of 80 inches or more. In most years, under natural conditions, the soil has a water table within 10 inches of the surface for 2 to 4 months. The water table is 10 to 40 inches below the surface for about 6 months. It is more than 40 inches below the surface for about 2 months. During periods of high rainfall, the soil is covered by a shallow layer of slowly moving water for periods of about 7 to 30 days or more.

13 – Boca Fine Sand

This is a nearly level, poorly drained soil on flatwoods. Slopes are smooth and range from 0 to 2 percent. Typically, the surface layer is gray fine sand about 3 inches thick. The subsurface layer is fine sand about 22 inches thick. The upper 11 inches is light gray and the lower 11 inches is very pale brown. The subsoil, about 5 inches thick, is gray fine sandy loam with brownish yellow mottles and calcareous nodules. At a depth of 30 inches is a layer of fractured limestone. In most years, under natural conditions, the water table is within 10 inches of the surface for 2 to 4 months. It recedes below the limestone for about 6 months.

26 – Pineda Fine Sand

This is a nearly level, poorly drained soil on sloughs. Slopes are smooth to slightly concave and range from 0 to 1 percent. Typically, the surface layer is black fine sand about 1 inch thick. The subsurface layer is very pale brown fine sand about 4 inches thick. The upper part of the subsoil is brownish yellow fine sand about 8 inches thick. The next 10 inches is strong brown fine sand. The next 6 inches is yellowish brown fine sand. The next 7 inches is light gray fine sand with brownish yellow mottles. The lower part of the subsoil is light brownish gray fine sandy loam with light gray sandy intrusions about 18 inches thick. The substratum is light gray fine sand to a depth of 80 inches or more. In most years, under natural conditions, the water table is within 10 inches of the surface for 2 to 4 months. It is 10 to 40 inches below the surface for more than 6 months, and it recedes to more than 40 inches below the surface during extended dry periods. During periods of high rainfall, the soil is covered by a shallow layer of slowly moving water for periods of about 7 to 30 days or more.

27 – Pompano Fine Sand, Depressional

This is a nearly level, poorly drained soil in depressions. Slopes are concave and less than 1 percent. Typically, the surface layer is gray fine sand about 3 inches thick. The substratum is fine sand to a depth of 80 inches or more. The upper 32 inches is light brownish gray with few, fine, faint yellowish brown mottles. The lower 45 inches is light gray. In most years, under natural conditions, the water table is within 10 inches of the surface for 2 to 4 months and stands

above the surface for about 3 months. It is 10 to 40 inches below the surface for more than 5 months.

33 – Oldsmar Sand

This is a nearly level, poorly drained soil on low, broad flatwoods areas. Slopes are smooth to slightly convex and range from 0 to 2 percent. Typically, the surface layer is black sand about 3 inches thick. The subsurface layer is gray and light gray sand about 39 inches thick. The upper part of the subsoil is very dark gray sand about 5 inches thick. The lower part of the subsoil is yellowish brown and mixed light brownish gray and brown fine sandy loam about 11 inches thick. Pale brown sand extends to a depth of 80 inches or more. In most years, under natural conditions, the water table is at a depth of less than 10 inches for 1 to 3 months. It is at a depth of 10 to 40 inches for more than 6 months, and it recedes to a depth of more than 40 inches during extended dry periods.

34 – Malabar Fine Sand

This is a nearly level, poorly drained soil on sloughs. Slopes are smooth to concave and range from 0 to 1 percent. Typically, the surface layer is dark gray fine sand about 5 inches thick. The next 12 inches is light gray and very pale brown fine sand. Below this is a 16-inch layer of light yellowish brown fine sand with yellow mottles and a 9-inch layer of brownish yellow fine sand. The subsoil layer is gray loamy fine sand about 9 inches thick with large yellowish brown mottles. The next 8 inches is gray fine sandy loam with large brownish yellow mottles. Below is light gray loamy fine sand with yellowish brown mottles to a depth of 80 inches or more. In most years, under natural conditions, the water table is at a depth of less than 10 inches for 2 to 4 months. It is at a depth of 10 to 40 inches for more than 6 months, and it recedes to a depth of more than 40 inches during extended dry periods. During periods of high rainfall, the soil is covered by a shallow layer of slowly moving water for periods of about 7 to 30 days or more.

44 – Malabar Fine Sand, Depressional

This is a nearly level, poorly drained soil in depressions. Slopes are concave and less than 1 percent. Typically, the surface layer is 4 inches thick. The upper 1 inch is black fine sand that is high in organic matter content. The lower 3 inches is dark gray fine sand. The subsurface layer is at depth of 44 inches. The upper 3 inches is very pale brown. The next 11 inches is yellow, iron-coated sand grains. The next 10 inches is very pale brown with common coatings of iron on the sand grains. The lower 16 inches is light gray. The subsoil is 23 inches of olive gray sandy loam with dark bluish gray mottles. Sandy loam with marl and shell fragments underlies the subsoil. In most years, under natural conditions, the soil is ponded for about 4 to 6 months or more. The water table is 10 to 40 inches below the surface for 4 to 6 months.

49 – Felda Fine Sand, Depressional

This is a nearly level, poorly drained soil in depressions. Slopes are concave and less than 1 percent. Typically, the surface layer is gray fine sand about 4 inches thick. The subsurface layers extend to a depth of 35 inches. The upper 13 inches is grayish brown fine sand and the lower 18 inches is light gray fine sand with yellowish brown mottles. The subsoil is about 17 inches thick. The upper 6 inches is gray sandy loam and the lower 11 inches is sandy clay loam with many yellowish brown and strong brown mottles. Below this is light gray fine sand to a

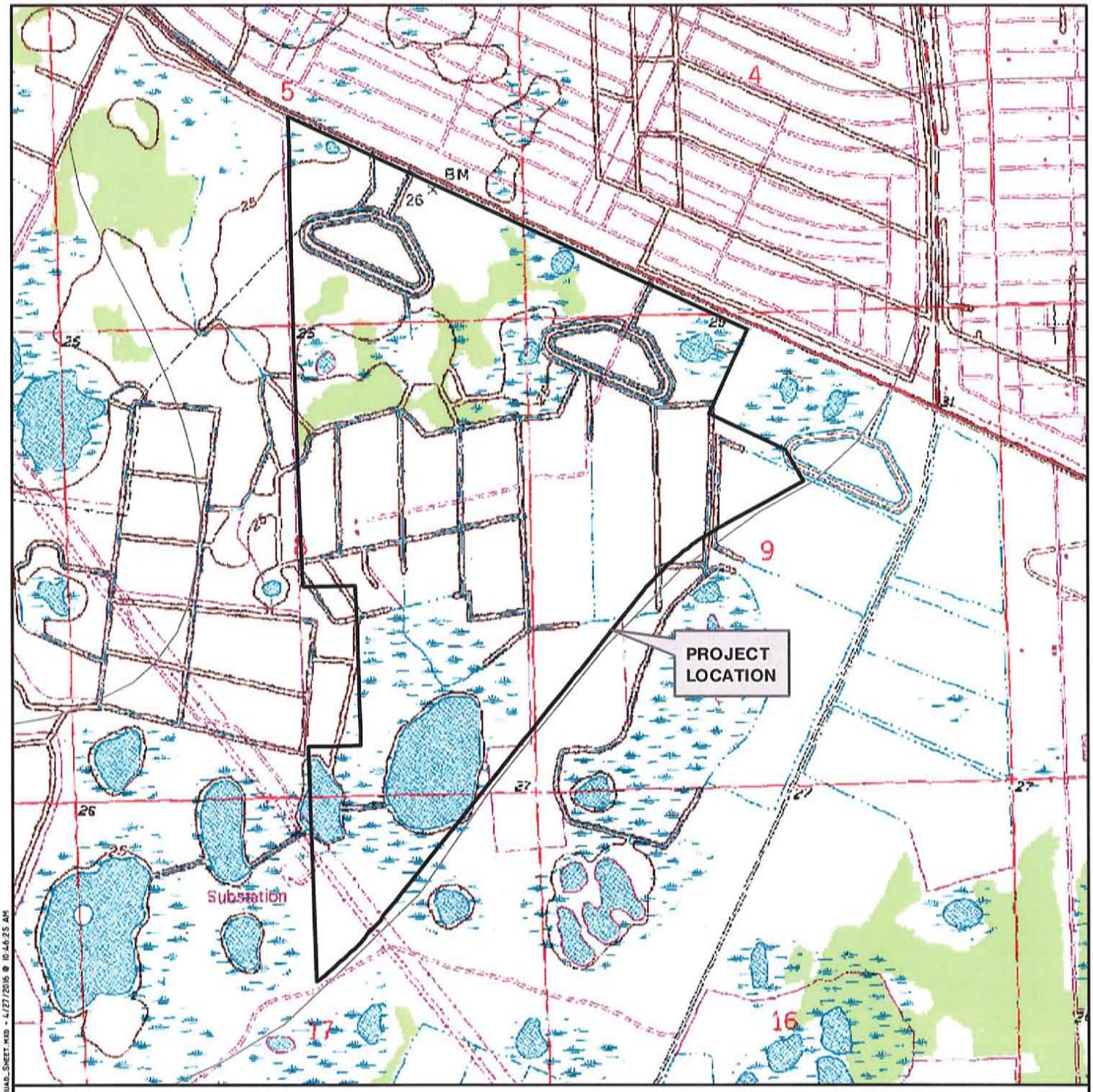
depth of 80 inches or more. In most years, under natural conditions, the soil is ponded for about 3 to 6 months or more. The water table is within a depth of 10 to 40 inches for 4 to 6 months.

73 – Pineda Fine Sand, Depressional

This is a nearly level, very poorly drained soil in depressions. Slopes are concave and less than 1 percent. Typically, the surface layer is dark gray fine sand about 3 inches thick. The subsurface layer is fine sand to a depth of 31 inches. The upper 9 inches is light gray, the next 7 inches is very pale brown with yellowish brown mottles, and the lower 12 inches is brownish yellow with many iron-coated sand grains. The subsoil is fine sandy loam to a depth of 55 inches. The upper 8 inches is gray with very pale brown sandy intrusions and yellowish brown mottles. The lower 16 inches is gray. Below that and extending to a depth of 80 inches is light gray loamy sand. In most years, under natural conditions, the soil is ponded for about 3 to 6 months or more. The water table is within a depth of 10 to 40 inches for 4 to 6 months.

EXHIBIT G

QUAD SHEET



LEGEND

TIMBER CREEK

N

W E

S

0 500 1,000

Feet

NOTES:

COUNTY INFORMATION AND ROADWAY NETWORKS WERE ACQUIRED FROM THE FLORIDA GEOGRAPHIC DATA LIBRARY WEBSITE.

DIGITAL RASTER GRAPHIC USGS TOPOGRAPHIC QUADRANGLES WERE ACQUIRED FROM THE LAND BOUNDARY INFORMATION SYSTEM (LABINS) WEBSITE JULY 2007.

EXHIBIT G. QUAD SHEET
TIMBER CREEK

DRAWN BY	DATE
T.S.	3/23/16
REVIEWED BY	DATE
S.J.	3/23/16
REVISED	DATE

Conservation Ecologists

PASSARELLA & ASSOCIATES INC.

J:\2015\15LL2404\GIS\2016\Environmental_Assessment\Figures\Exhibit_G_Quad_Sheet.mxd - 4/27/2016 @ 10:46:25 AM

EXHIBIT H

DOCUMENTED OCCURRENCES OF LISTED SPECIES

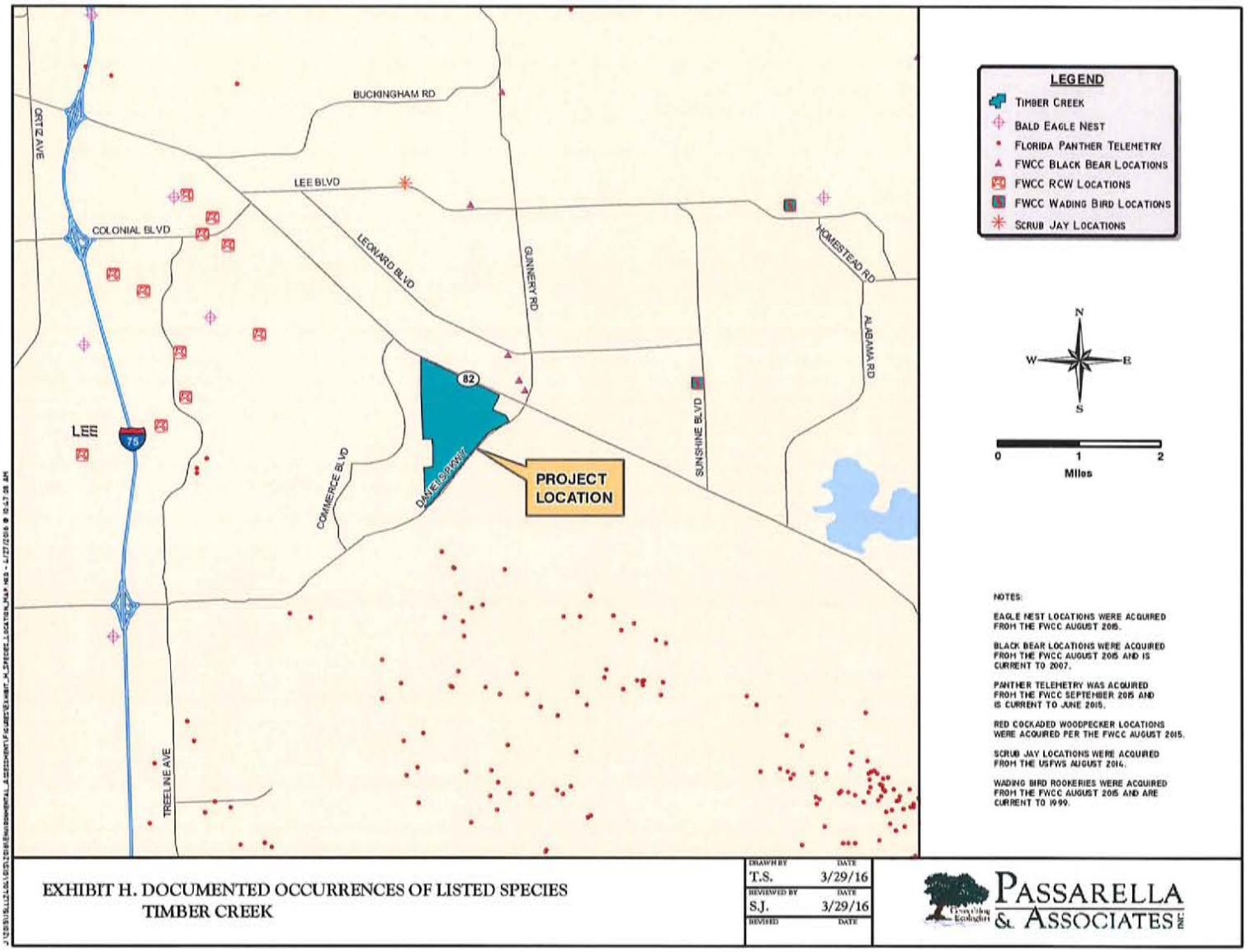


EXHIBIT H. DOCUMENTED OCCURRENCES OF LISTED SPECIES
TIMBER CREEK

DRAWN BY	DATE
T.S.	3/29/16
REVIEWED BY	DATE
S.J.	3/29/16
REVISED	DATE

PASSARELLA & ASSOCIATES, INC.

EXHIBIT I

AERIAL WITH FLUCFCS MAP, SURVEY TRANSECTS, AND LISTED SPECIES LOCATIONS

DENSITY REDUCTION/GROUNDWATER RESOURCE

LEGEND:

- SFWMD WETLANDS (149.56 Ac.±)
- SFWMD "OTHER SURFACE WATERS" (15.87 Ac.±)
- SURVEYED WETLAND LINE
- APPROXIMATE LOCATION OF WALKED TRANSECTS
- ○ **AA** AMERICAN ALLIGATOR
- ○ **BST** BEAR SCRATCH TREE
- ○ **BCFS** BIG CYPRESS FOX SQUIRREL
- ○ **GT** GOPHER TORTOISE BURROW
- ○ **LBHE** LITTLE BLUE HERON
- ○ **SACR** SANDHILL CRANE
- ○ **SNEG** SNOWY EGRET
- ○ **TRHE** TRICOLORED HERON
- ○ **WHIB** WHITE IBIS
- ○ **WOST** WOOD STORK

FLUCFCS CODES	DESCRIPTIONS	ACREAGE	% OF TOTAL
211	IMPROVED PASTURE	212.80 Ac.±	33.9%
213	WOODLAND PASTURE	7.84 Ac.±	1.2%
282	LOW PASTURE	35.60 Ac.±	5.7%
3219 E1	PALMETTO PRAIRIE, DISTURBED (0-24% EXOTICS)	1.67 Ac.±	0.3%
4119 E1	PINE FLATWOODS, DISTURBED (0-24% EXOTICS)	38.94 Ac.±	6.9%
4119 E2	PINE FLATWOODS, DISTURBED (25-49% EXOTICS)	93.97 Ac.±	15.0%
4119 E3	PINE FLATWOODS, DISTURBED (50-75% EXOTICS)	5.91 Ac.±	0.9%
4119 E4	PINE FLATWOODS, DISTURBED (76-100% EXOTICS)	8.12 Ac.±	1.3%
4169 E4	PINE, DISTURBED (76-100% EXOTICS)	2.87 Ac.±	0.4%
422	BRAZILIAN PEPPER	2.19 Ac.±	0.3%
4241	MELALEUCA, HYDRIC	12.61 Ac.±	2.0%
4279 E1	LIVE OAK, DISTURBED (0-24% EXOTICS)	4.26 Ac.±	0.7%
4279 E4	LIVE OAK, DISTURBED (76-100% EXOTICS)	2.03 Ac.±	0.3%
4349 E1	HARDWOOD CONIFER MIXED, DISTURBED (0-24% EXOTICS)	0.95 Ac.±	0.2%
4349 E2	HARDWOOD CONIFER MIXED, DISTURBED (25-49% EXOTICS)	2.12 Ac.±	0.3%
4349 E3	HARDWOOD CONIFER MIXED, DISTURBED (50-75% EXOTICS)	31.82 Ac.±	5.1%
4369 E3	MIXED HARDWOODS, DISTURBED (50-75% EXOTICS)	6.15 Ac.±	1.0%
514	DITCH	15.79 Ac.±	2.5%
514H	DITCH, HYDRIC	0.11 Ac.±	0.0%
525	SHALLOW POND	0.06 Ac.±	0.0%
6179 E2	MIXED WETLAND HARDWOODS, DISTURBED (25-49% EXOTICS)	0.55 Ac.±	0.1%
6259 E2	PINE, HYDRIC, DISTURBED (25-49% EXOTICS)	0.84 Ac.±	0.1%
6259 E3	PINE, HYDRIC, DISTURBED (50-75% EXOTICS)	1.06 Ac.±	0.2%
6259 E4	PINE, HYDRIC, DISTURBED (76-100% EXOTICS)	34.40 Ac.±	5.5%
6319 E1	WETLAND SHRUB, DISTURBED (0-24% EXOTICS)	1.96 Ac.±	0.3%
6319 E2	WETLAND SHRUB, DISTURBED (25-49% EXOTICS)	5.67 Ac.±	0.9%
6419 E1	FRESHWATER MARSH, DISTURBED (0-24% EXOTICS)	25.16 Ac.±	4.0%
6419 E2	FRESHWATER MARSH, DISTURBED (25-49% EXOTICS)	6.24 Ac.±	1.0%
6419 E3	FRESHWATER MARSH, DISTURBED (50-75% EXOTICS)	1.86 Ac.±	0.3%
6439 E1	WET PRAIRIE, DISTURBED (0-24% EXOTICS)	22.81 Ac.±	3.6%
6439 E4	WET PRAIRIE, DISTURBED (76-100% EXOTICS)	0.70 Ac.±	0.1%
740	DISTURBED LAND	7.56 Ac.±	1.2%
7401	DISTURBED LAND, HYDRIC	0.76 Ac.±	0.1%
747	BERM	24.77 Ac.±	3.9%
832	ELECTRICAL POWER TRANSMISSION LINES	10.69 Ac.±	1.7%
	TOTAL	628.00 Ac.±	100.0%

CENTRAL URBAN

LEGEND:

- SFWMD "OTHER SURFACE WATERS" (1.54 Ac.±)
- CENTRAL URBAN
- APPROXIMATE LOCATION OF WALKED TRANSECTS
- ○ **WOST** WOOD STORK

FLUCFCS CODES	DESCRIPTIONS	ACREAGE	% OF TOTAL
211	IMPROVED PASTURE	20.05 Ac.±	76.1%
4349 E1	HARDWOOD CONIFER MIXED, DISTURBED (0-24% EXOTICS)	3.20 Ac.±	12.1%
514	DITCH	1.54 Ac.±	5.8%
740	DISTURBED LAND	0.06 Ac.±	0.3%
747	BERM	1.49 Ac.±	5.7%
	TOTAL	26.36 Ac.±	100.0%

NOTES:

AERIAL PHOTOGRAPHS WERE ACQUIRED THROUGH THE LEE COUNTY PROPERTY APPRAISER'S OFFICE WITH FLIGHT DATES OF JANUARY - FEBRUARY 2015.

PROPERTY BOUNDARY PER MORRIS-DEPEW DRAWING No. 14012 - WETLANDS AND TREES TO ENG.DWG DATED APRIL 8, 2016.

SURVEYED WETLAND LINES PER MORRIS-DEPEW DRAWING No. 14012-WETLAND ANSWERS FROM PASSARELLA.DWG DATED APRIL 6, 2016.

FLUCFCS LINES ESTIMATED FROM 1"=200' AERIAL PHOTOGRAPHS AND LOCATIONS APPROXIMATED.

FLUCFCS PER FLORIDA LAND USE, COVER AND FORMS CLASSIFICATION SYSTEM (FLUCFCS) (FDOT 1999).

SURVEYED UPLAND/WETLAND LIMITS HAVE NOT BEEN REVIEWED BY ANY REGULATORY AGENCY AND ARE SUBJECT TO CHANGE.

J:\2015\15LLL2404\2016\Environmental Assessment\Exhibit I Aerial with FLUCFCS Transects and Listed Species Map 4-21-16.dwg Tab: 24x36-C TB Apr 27, 2016 - 10:52am Plotted by: Thones

DRAWN BY	D.B./T.S.
DATE	4/21/16
DESIGNED BY	S.J.
DATE	4/21/16
REVISED	
DATE	

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Consulting Ecologists
PASSARELLA & ASSOCIATES INC

TIMBER CREEK

AERIAL WITH FLUCFCS MAP, SURVEY TRANSECTS, AND LISTED SPECIES LOCATIONS

DRAWING No. 15LLL2404

SHEET No. EXHIBIT I