

NOTICE OF DEVELOPMENT ORDER APPROVAL

In accordance with Chapter 10 of the Lee County Land Development Code, Development Order No. DOS2022-00075 has been approved and issued for the following property in Lee County, Florida.

See "Attachment A"

CAUTION: The Approved Development Order is not an approved subdivision plat and should not be construed as such. The sale and purchase of land subject to this Development Order should contain a legal description other than mere reference to the Development Order. A separate subdivision plat may also be recorded in the public records of Lee County. The contents of the approved Development Order are on file with the Lee County Development Services Division.

Current Project Name: Fort Myers Brewing Company

Current Applicable Strap Numbers: 174526L2U26263805

This document is recorded to serve notice that any improvement to land, including but not limited to grading, drainage, construction of buildings or structures, or division of the property described above into smaller parcels shall be done in accordance with the above referenced Development Order. Improvements to the land described above have been approved in the Development Order.

ANY SALE OR PURCHASE OF ANY PORTION OF THE LAND SUBJECT TO THIS DEVELOPMENT ORDER MAY TRIGGER THE NEED FOR A NEW DEVELOPMENT ORDER, EXEMPTION, OR SUBDIVISION PLAT BEFORE ANY BUILDING PERMITS, OCCUPANCY PERMITS, OR OTHER APPROVALS MAY BE GRANTED.

Under penalties of perjury, I declare that I have read the foregoing and that the facts stated in it are true to the best of my knowledge and belief.

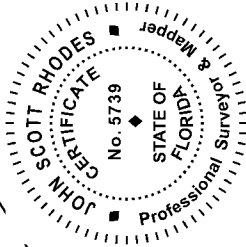
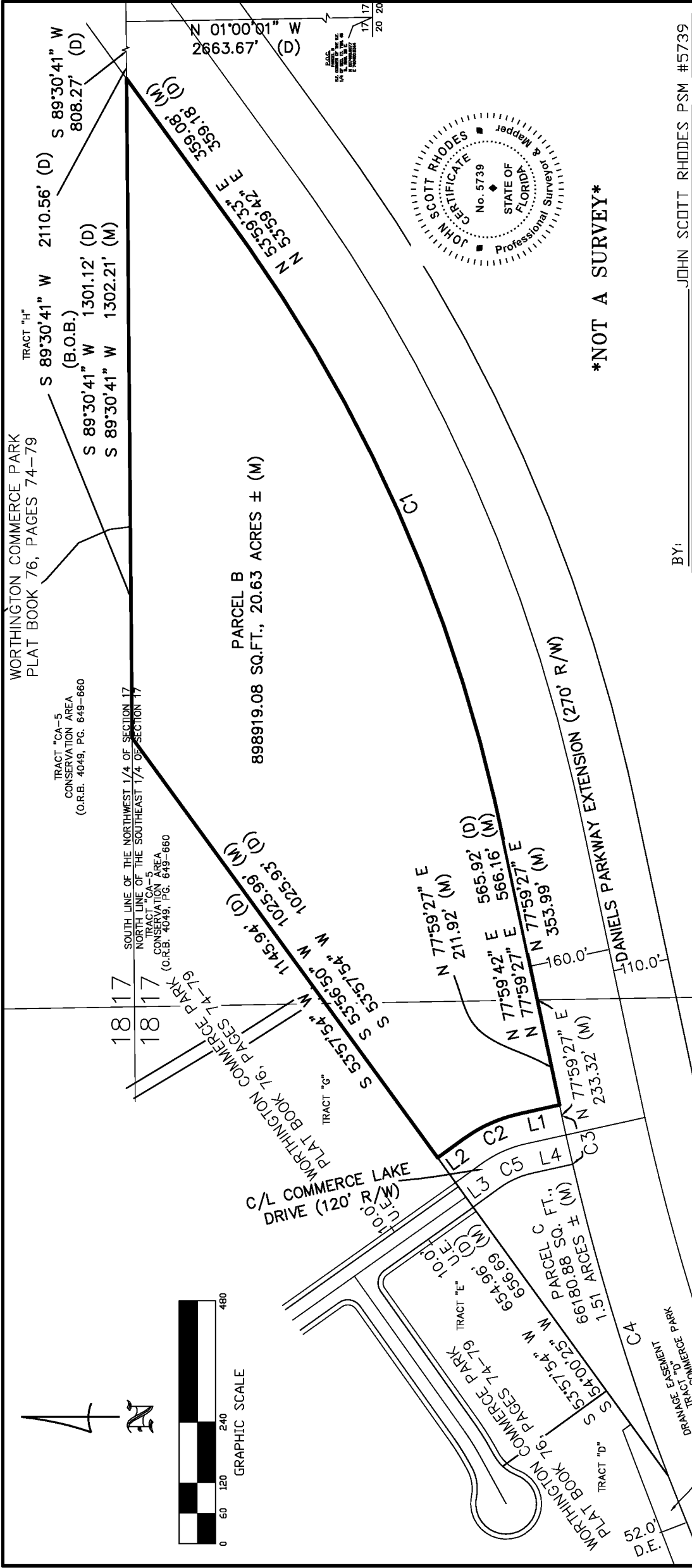
Electronically signed on 2/3/2023 by
Jessica Sulzer, PE, Manager
Lee County Development Services

RHODES & RHODES LAND SURVEYING, INC

PARCEL B

A PARCEL OF LAND IN SECTIONS 17 AND 18, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, BEING A PORTION OF "PARCEL 35" AS DESCRIBED IN OFFICIAL RECORDS BOOK 1399, PAGE 1901, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND BEING DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT THE SOUTH 1/4 CORNER OF SECTION 17, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA; THENCE RUN N 01° 00' 01" W, ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 17, ALSO BEING THE EAST LINE OF "PARCEL 35" AS DESCRIBED IN OFFICIAL RECORDS BOOK 1399, PAGE 1901. OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, 2663.67 FEET TO THE NORTHEAST CORNER OF SAID SOUTHWEST 1/4; THENCE S 89° 30' 41" W, ALONG THE NORTH LINE OF SAID SOUTHWEST 1/4, AND THE NORTH LINE OF SAID "PARCEL 35", A DISTANCE OF 808.27 FEET TO AN INTERSECTION WITH THE NORTHERLY LINE OF "PARCEL 6" OF THAT CERTAIN RELEASE GRANTED TO THE LEE COUNTY PORT AUTHORITY BY THE FEDERAL AVIATION ADMINISTRATION DATED JULY 12, 1990 AND THE POINT OF BEGINNING; THENCE CONTINUE S 89° 30' 41" W, ALONG THE NORTH LINE OF SAID SOUTHWEST 1/4, AND THE NORTH LINE OF SAID "PARCEL 35", A DISTANCE OF 1302.29 FEET; THENCE S 53° 57' 54" W, ALONG THE NORTHWESTERLY LINE OF SAID "PARCEL 35", A DISTANCE OF 1025.93 FEET TO AN INTERSECTION WITH THE EASTERLY LINE OF A NORTHWESTERLY PROTRUSION OF AFORESAID "PARCEL 6"; THENCE S 36° 01' 14" E, ALONG SAID EASTERLY LINE, 62.78 FEET TO THE POINT OF CURVATURE OF A CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 300.00 FEET; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 23° 31' 07", A DISTANCE OF 123.14 FEET TO THE POINT OF TANGENCY; THENCE S 12° 30' 05" E, A DISTANCE OF 80.71 FEET TO AFORESAID NORTHERLY LINE OF "PARCEL 6"; THENCE N 77° 59' 42" E, ALONG SAID NORTHERLY LINE, 566.16 FEET TO THE POINT OF CURVATURE OF A CURVE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 3114.04 FEET; THENCE NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 24° 00' 00", A DISTANCE OF 1304.41 FEET TO A POINT OF TANGENCY; THENCE N 53° 59' 42" E, A DISTANCE OF 359.18 FEET TO THE POINT OF BEGINNING.



NOT A SURVEY

BY: _____ JOHN SCOTT RHODES PSM #5739

SKETCH AND DESCRIPTION

CERTIFIED TO:
FT MYERS BREWING COMPANY

DATE: SEPT. 6, 2019
SCALE: 1" = 240'
COLOR: 19-255

PROJECT #: 2019-255
SHEET #: 2 of 2
FILE #: 2019-255 S & D
PARCEL B

RHODES & RHODES
LAND SURVEYING, INC.
LICENSE #LB 6897

28100 BONITA GRANDE DRIVE SUITE 107
BONITA SPRINGS, FL 34135
(239) 405-8166 (239) 405-8163 FAX

CURVE TABLE DEED				
CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING
C1	3114.05	24°00'19"	1304.41	N 65°58'41" E
C2	300.00	23°31'07"	123.14	N 24°15'40" W
C3	4743.66	1°12'20"	99.81	S 77°23'50" W
C4	4743.66	7°45'57"	642.96	S 72°54'20" W
C5	180.00	23°31'09"	73.89	S 24°15'40" E

CURVE TABLE MEASURED				
CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING
C1	3114.05	24°00'19"	1304.70	N 65°58'41" E
C2	300.00	23°28'08"	123.37	N 24°14'35" W
C3	4743.66	1°11'31"	98.69	S 77°10'12" W
C4	4658.20	7°56'02"	645.03	S 72°58'53" W
C5	180.98	23°31'47"	74.32	S 24°13'18" E

LINE TABLE DEED		
LINE	LENGTH	BEARING
L1	80.71	S 12°30'05" E
L2	62.78	S 36°01'14" E
L3	62.75	N 36°01'14" W
L4	80.59	N 12°30'05" W

LINE TABLE MEASURED		
LINE	LENGTH	BEARING
L1	80.55	N 12°28'51" W
L2	62.53	S 36°02'16" W
L3	63.37	S 36°02'16" E
L4	80.37	S 12°28'51" E

ABBREVIATIONS
B/B = BASIS OF BEARING
C/L = CENTERLINE
FPL = FLORIDA POWER AND LIGHT
P = PLAT
P.O.C. = POINT OF COMMENCEMENT
P.O.B. = POINT OF BEGINNING
PSM = PROFESSIONAL SURVEYOR AND MAPPER
R/V = RIGHT OF WAY LINE