

Exhibit F

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Daniels Parkway South MPD
Administrative Amendment
Community Meeting Summary

At the East County Regional Library on August 5, 2025, The Sembler Company, Inc and Sage Entitlements, LLC hosted a Neighborhood Information Meeting regarding ADD2025-00147, a future Administrative Amendment to revise the tract line between the Commercial and Emergency Services parcel, and future Development Order applications to support a large retail anchor and medical office. These applications seek to amend the current Master Concept Plan, request additional deviations, construct the infrastructure for the commercial subdivision, improve the commercial tracks, and adjust the tract line between the commercial and EMS parcels of the Daniels Parkway South MPD.

The meeting started at 5pm with three participants. Derek Felder, a member of the Lehigh Acres Architectural and Zoning Review Board ("LA AZRB"). Don Shanuth and Michael Thompson were residents of Lehigh Acres. Tina Ekblad of Sage Entitlements and Tom Hareas of the Sembler Company provided an overview of the Daniels Parkway South zoning approval. They also provided an overview of the revisions to the Master Concept Plan to provide 2 large anchor tracts, reorient the internal roadways and stormwater management, adjust the boundary between the Emergency Services and commercial tract. Explain the reduction in commercial retail square footage to increase the square footage of medical office and outlined the deviations desired regarding parking ratios, landscape buffering, lake bank slopes, stormwater setbacks, roadway cross-sections, and other detailed design elements. Mr. Hareas also provided a summary of the anticipated traffic lights to be installed along Daniels Parkway supporting the development within Timber Creek and Daniels Parkway South.

The attendees desired to understand the construction timeline and the retail tenants that had been secured. Tom Hareas described the construction permits needed and timeline. Retail tenants could not be confirmed due to confidentiality agreements; however, it was confirmed that the design includes large and small retail opportunities. Mr. Hareas also provided a detailed overview of the utility improvements that were proposed to support the commercial subdivision and through their extension would also support other development in the area.

The discussion between the parties continued until 6pm with other topics including development approvals and timing for Daniels South. Potential future utility expansions in the area with Lee County Utility and Florida Government Utility Authority. The process for

permitted development on the identified outparcels and if the timing of construction was known for the smaller retail options.



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AFFIDAVIT OF PUBLICATION

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Public Information Meeting

A Public Information Meeting will be held for commercial development proposed within the Timber Creek and Daniels Creek communities at the southwest and southeast corners of the intersection of SR 82 and Daniels Parkway. The meeting will occur August 5, 2025 at 5:00 pm in the Meeting Room at the East County Regional Library located at 881 Gunnery Road N. The two approximately 40-acre parcels are within the Lehigh Acres Community. Inquiries can be directed to Tina M. Ekblad of Sage Entitlements, LLC at tekblad@sageentitlements.com or 561-797-0288.

July 22 2025

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LOCATION: East County Regional Library

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