

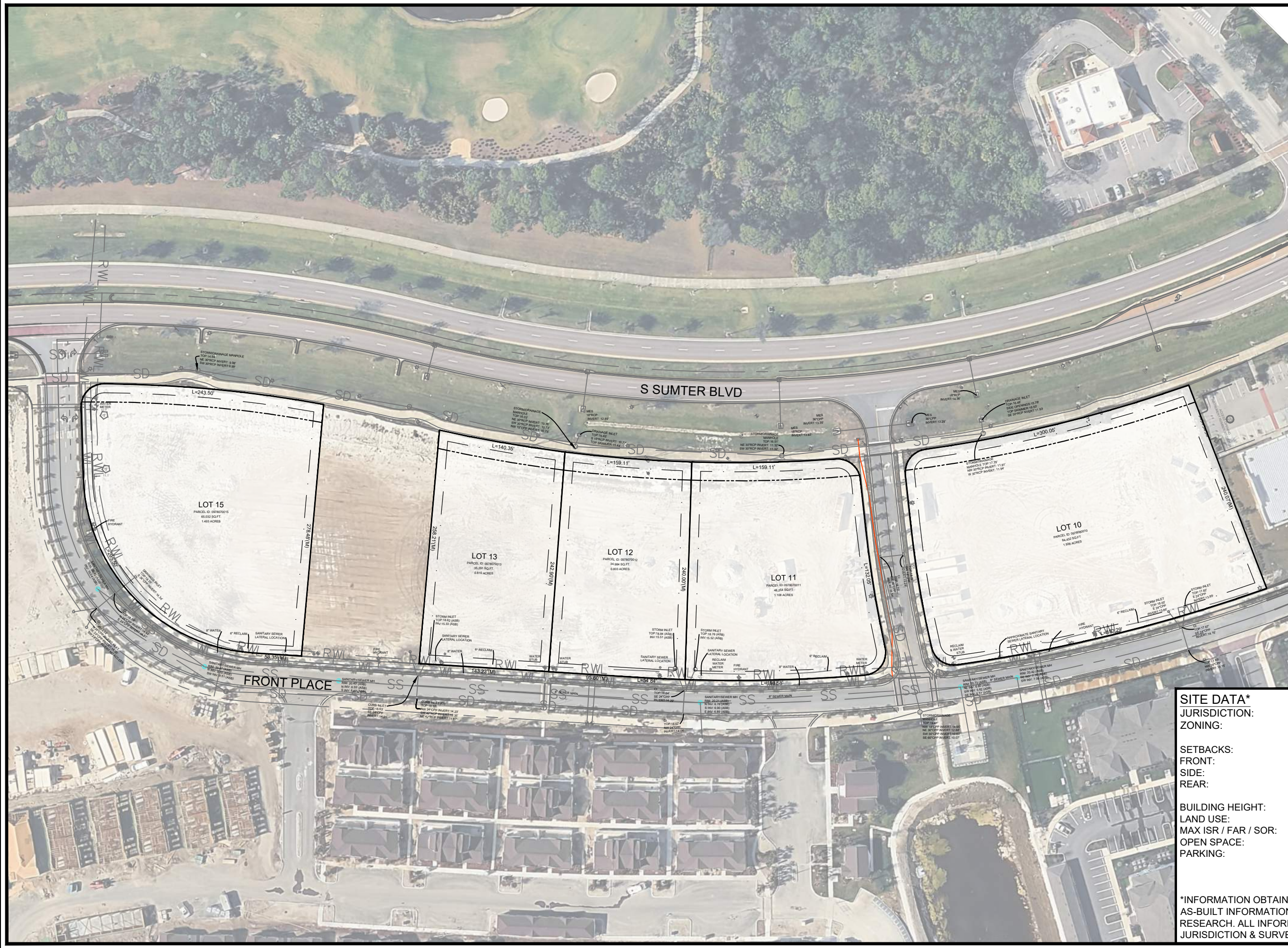


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PROJECT NAME: OVERALL
 HERON CREEK PH. 2 IN NORTH
 PORT, FLORIDA LEASE EXHIBIT

DRAWING DATA
 DATE: 1/27/2026
 PROJECT NO.: 25.1317 / EXHIBIT A

PROPERTY BOUNDARY GENERATED
 REFERENCING PROVIDED CAD FILE.



LEGEND

- BOUNDARY LINE
- SETBACK LINE
- BUFFER LINE

SCALE: 1" = 100'

SITE DATA*	
JURISDICTION:	CITY OF NORTH PORT
ZONING:	AC-2 ACTIVITY CENTER 2
SETBACKS:	
FRONT:	20'
SIDE:	10'
REAR:	20'
BUILDING HEIGHT:	2 STORY FOR COMMERCIAL
LAND USE:	ACTIVITY CENTER
MAX ISR / FAR / SOR:	0.70 / 1.00 / 0.50
OPEN SPACE:	20%
PARKING:	PARKING SHALL BE PROVIDED IN ACCORDANCE WITH THE PARKING REGULATIONS OF CITY OF NORTH PORT.
*INFORMATION OBTAINED & SHOWN HEREIN IS FROM ALTA, AS-BUILT INFORMATION SURVEY AND PRELIMINARY CODE RESEARCH. ALL INFORMATION SHALL BE CONFIRMED BY THE JURISDICTION & SURVEYOR OF RECORD.	



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PROJECT NAME: LOT 11
 HERON CREEK PH. 2 IN NORTH
 PORT, FLORIDA LEASE EXHIBIT

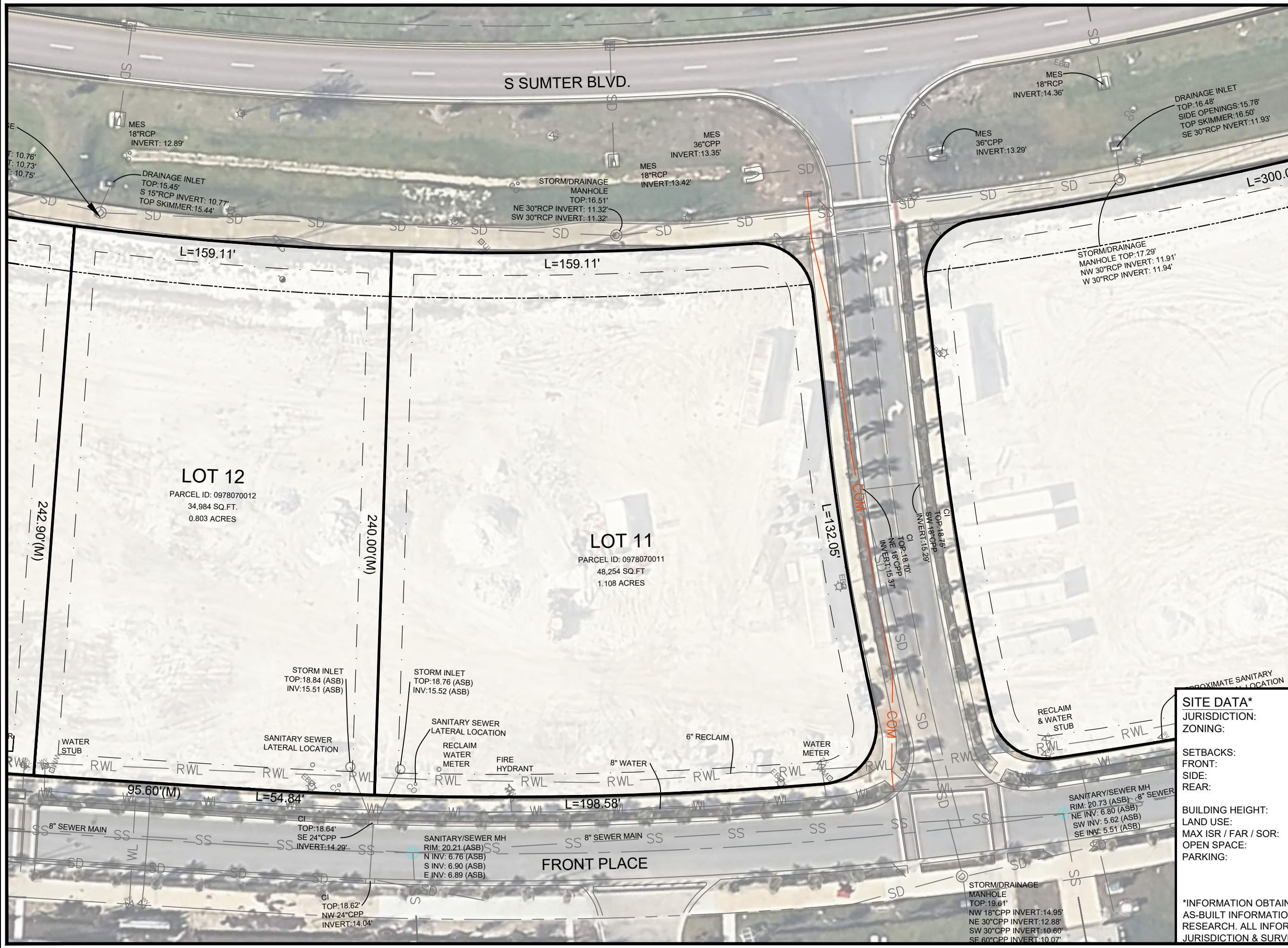
DRAWING DATA
 DATE: 1/27/2026
 PROJECT NO.: 25.1317 / EXHIBIT C

PROPERTY BOUNDARY GENERATED
 REFERENCING PROVIDED CAD FILE.

LEGEND

- BOUNDARY LINE
- SETBACK LINE
- BUFFER LINE

SCALE: 1" = 40'



SITE DATA*

JURISDICTION: CITY OF NORTH PORT
 ZONING: AC-2 ACTIVITY CENTER 2

SETBACKS:
 FRONT: 20'
 SIDE: 10'
 REAR: 20'

BUILDING HEIGHT: 2 STORY FOR COMMERCIAL
 LAND USE: ACTIVITY CENTER
 MAX ISR / FAR / SOR: 0.70 / 1.00 / 0.50
 OPEN SPACE: 20%
 PARKING: PARKING SHALL BE PROVIDED IN ACCORDANCE WITH THE PARKING REGULATIONS OF CITY OF NORTH PORT.

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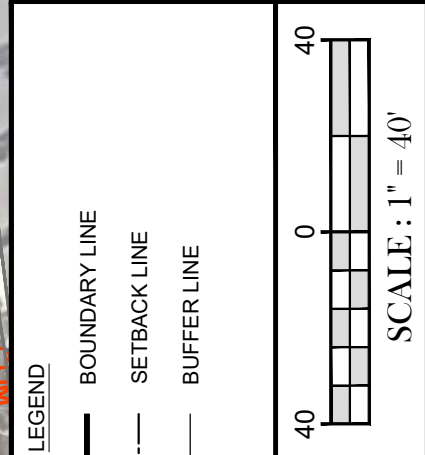
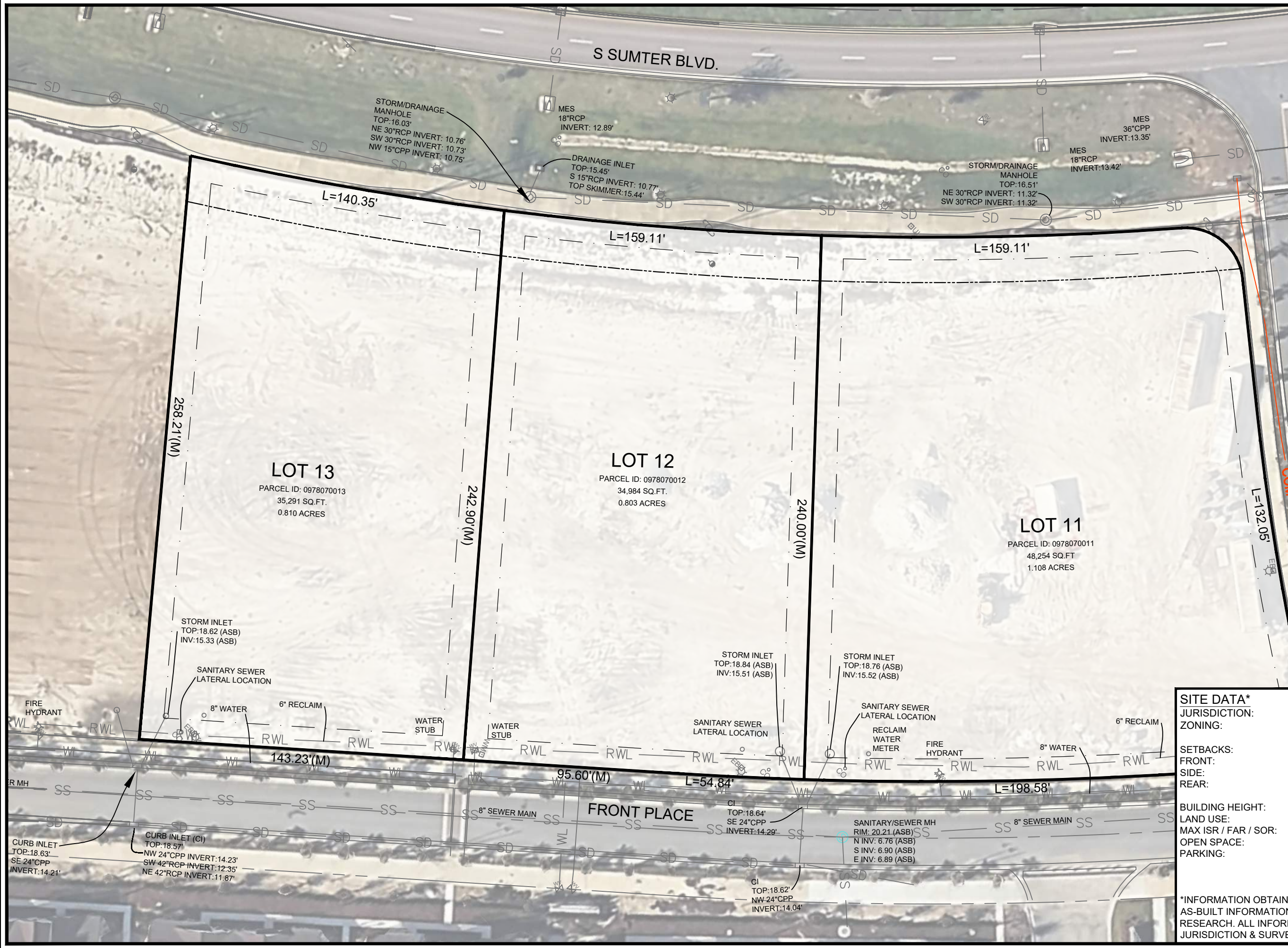


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PROJECT NAME: LOT 12
 HERON CREEK PH. 2 IN NORTH
 PORT, FLORIDA LEASE EXHIBIT

DRAWING DATA
 DATE: 1/27/2026
 PROJECT NO.: 25.1317 / EXHIBIT D

PROPERTY BOUNDARY GENERATED
 REFERENCING PROVIDED CAD FILE.



SITE DATA*	
JURISDICTION:	CITY OF NORTH PORT
ZONING:	AC-2 ACTIVITY CENTER 2
SETBACKS:	
FRONT:	20'
SIDE:	10'
REAR:	20'
BUILDING HEIGHT:	2 STORY FOR COMMERCIAL
LAND USE:	ACTIVITY CENTER
MAX ISR / FAR / SOR:	0.70 / 1.00 / 0.50
OPEN SPACE:	20%
PARKING:	PARKING SHALL BE PROVIDED IN ACCORDANCE WITH THE PARKING REGULATIONS OF CITY OF NORTH PORT.
*INFORMATION OBTAINED & SHOWN HEREIN IS FROM ALTA, AS-BUILT INFORMATION SURVEY AND PRELIMINARY CODE RESEARCH. ALL INFORMATION SHALL BE CONFIRMED BY THE JURISDICTION & SURVEYOR OF RECORD.	

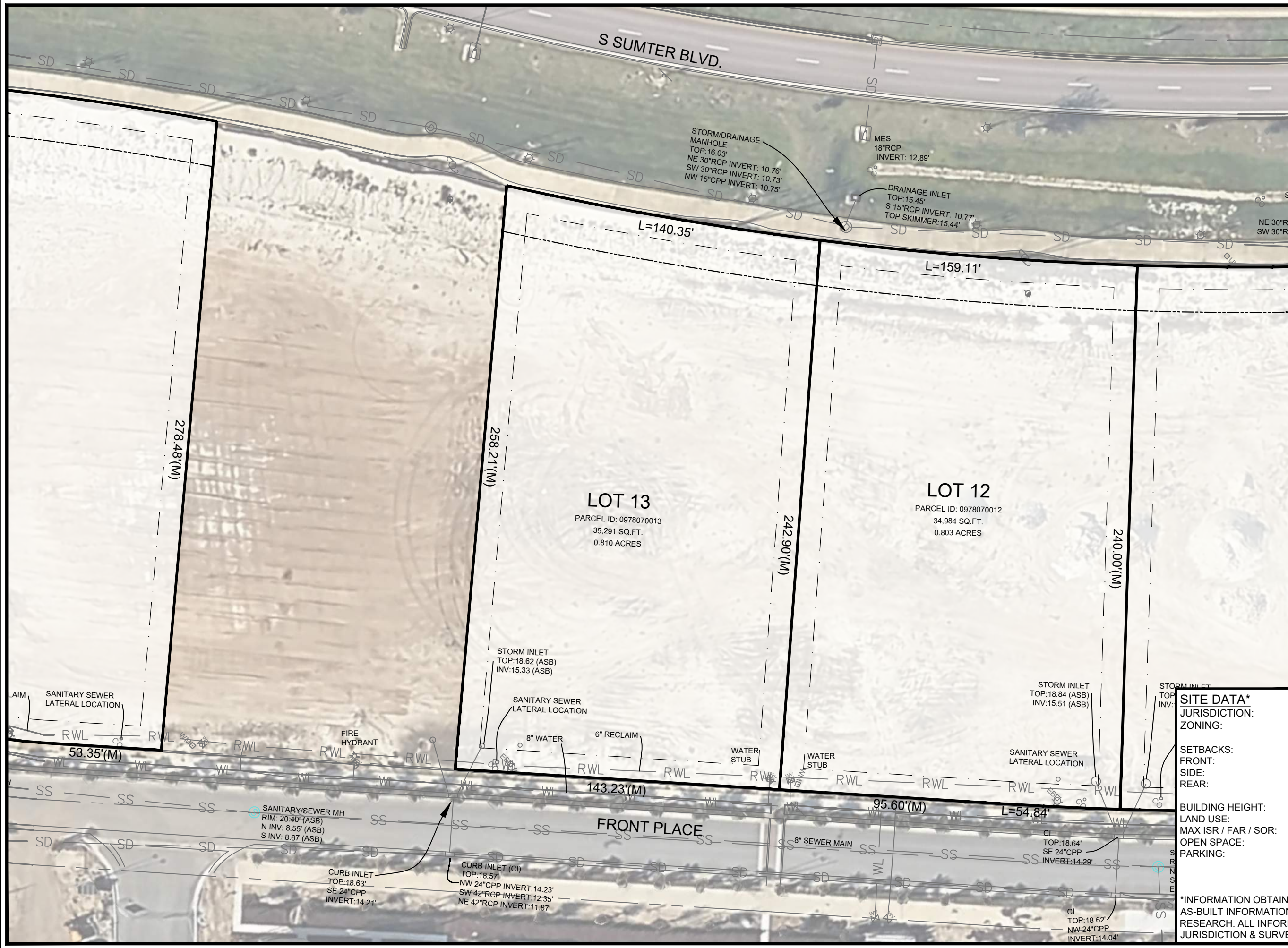


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PROJECT NAME: LOT 13
 HERON CREEK PH. 2 IN NORTH
 PORT, FLORIDA LEASE EXHIBIT

DRAWING DATA
 DATE: 1/27/2026
 PROJECT NO.: 25.1317 / EXHIBIT E

PROPERTY BOUNDARY GENERATED
 REFERENCING PROVIDED CAD FILE.



LEGEND

- BOUNDARY LINE
- SETBACK LINE
- BUFFER LINE

SCALE: 1" = 40'

SITE DATA*	
JURISDICTION:	CITY OF NORTH PORT
ZONING:	AC-2 ACTIVITY CENTER 2
SETBACKS:	
FRONT:	20'
SIDE:	10'
REAR:	20'
BUILDING HEIGHT:	2 STORY FOR COMMERCIAL
LAND USE:	ACTIVITY CENTER
MAX ISR / FAR / SOR:	0.70 / 1.00 / 0.50
OPEN SPACE:	20%
PARKING:	PARKING SHALL BE PROVIDED IN ACCORDANCE WITH THE PARKING REGULATIONS OF CITY OF NORTH PORT.
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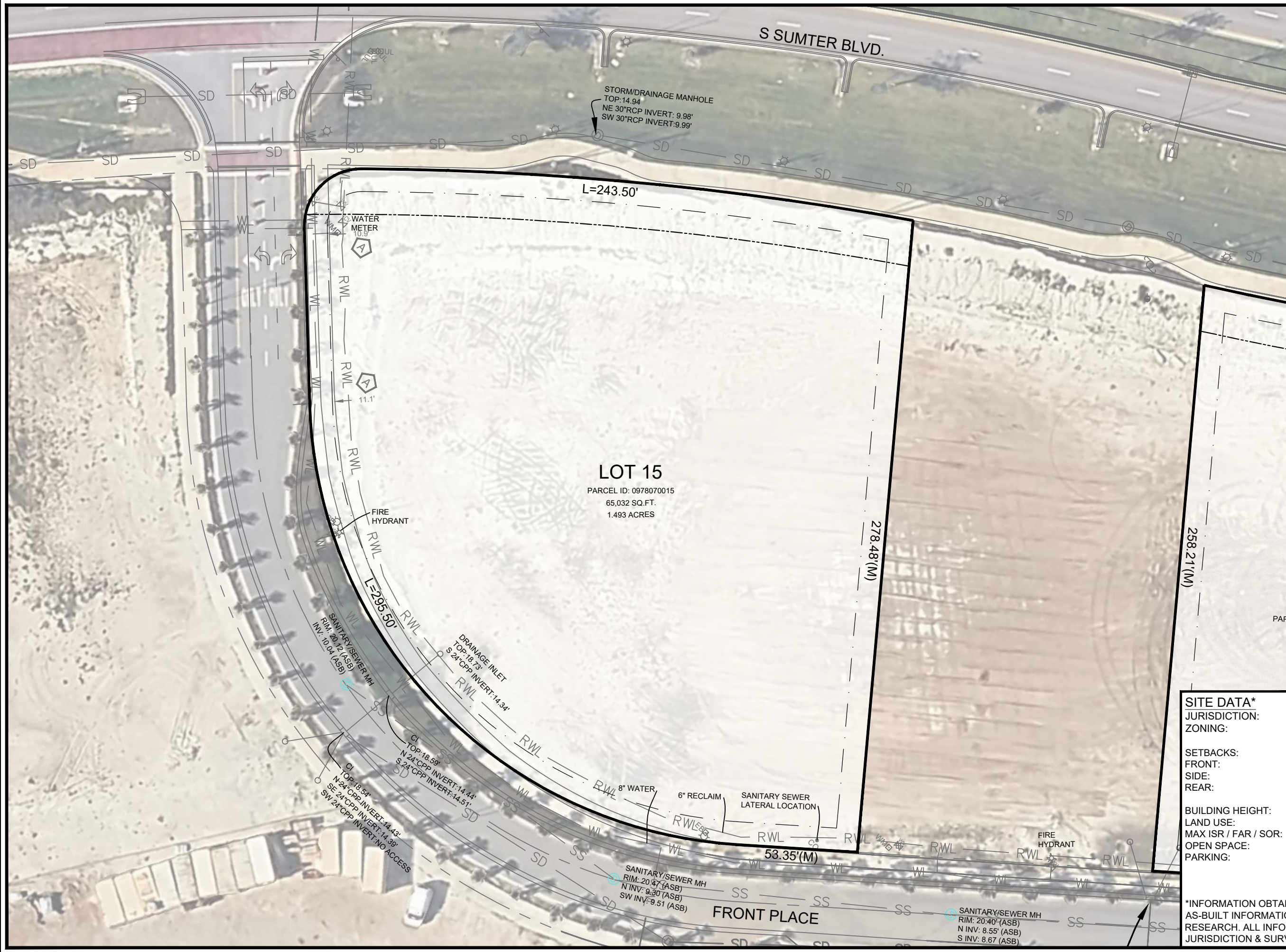


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PROJECT NAME: LOT 15
 HERON CREEK PH. 2 IN NORTH
 PORT, FLORIDA LEASE EXHIBIT

DRAWING DATA
 DATE: 1/27/2026
 PROJECT NO.: 25.1317 / EXHIBIT F

PROPERTY BOUNDARY GENERATED
 REFERENCING PROVIDED CAD FILE.



LOT 15
 PARCEL ID: 0978070015
 65,032 SQ.FT.
 1.493 ACRES

LEGEND

- BOUNDARY LINE
- SETBACK LINE
- BUFFER LINE

SCALE: 1" = 40'

40
0
40

N

SITE DATA*	
JURISDICTION:	CITY OF NORTH PORT
ZONING:	AC-2 ACTIVITY CENTER 2
SETBACKS:	
FRONT:	20'
SIDE:	10'
REAR:	20'
BUILDING HEIGHT:	2 STORY FOR COMMERCIAL
LAND USE:	ACTIVITY CENTER
MAX ISR / FAR / SOR:	0.70 / 1.00 / 0.50
OPEN SPACE:	20%
PARKING:	PARKING SHALL BE PROVIDED IN ACCORDANCE WITH THE PARKING REGULATIONS OF CITY OF NORTH PORT.

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