

LEGEND

PUBLIC SPACE

RETAIL

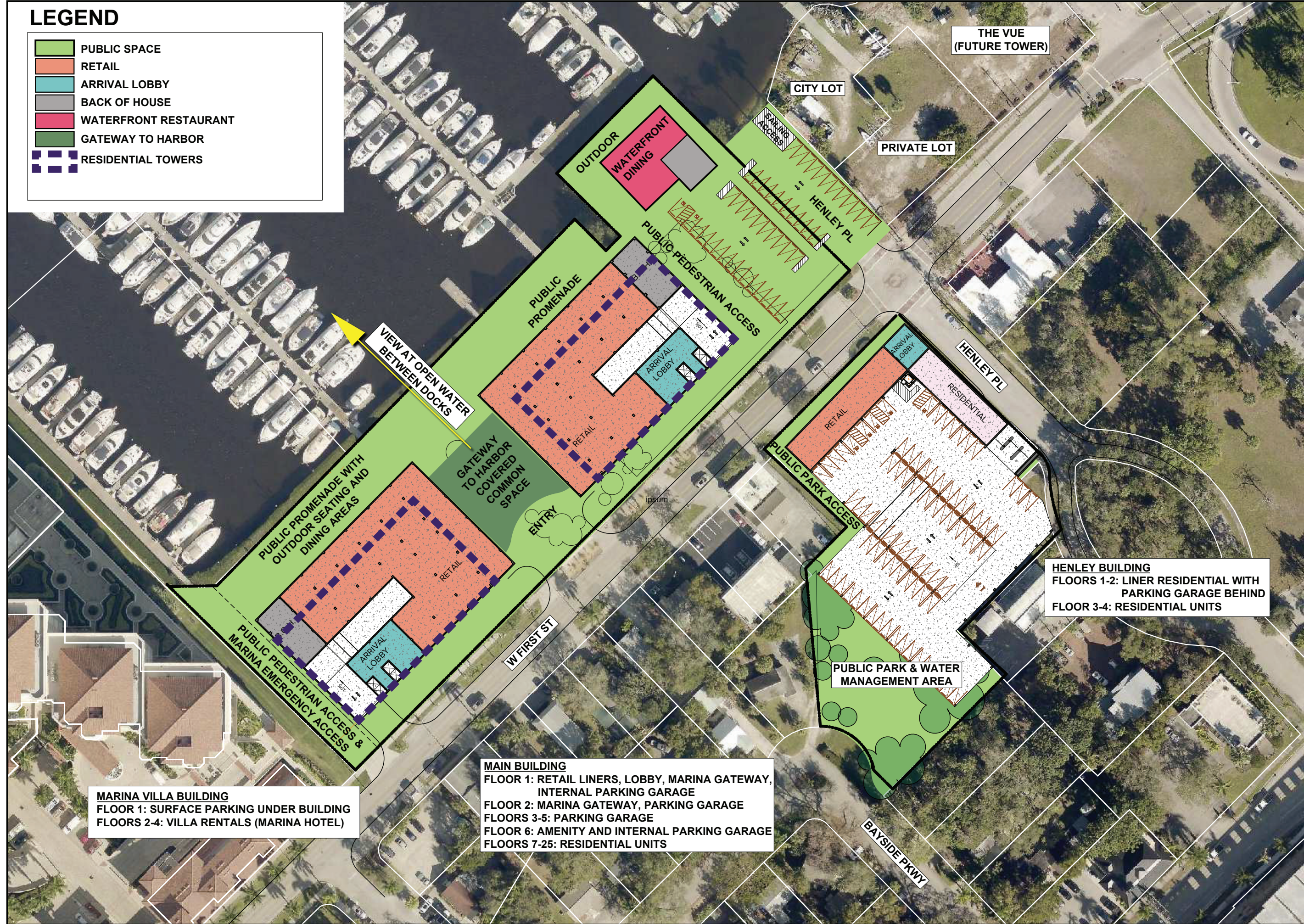
ARRIVAL LOBBY

BACK OF HOUSE

WATERFRONT RESTAURANT

GATEWAY TO HARBOR

RESIDENTIAL TOWERS



Barraco

Band Associates, Inc.

CIVIL ENGINEERING - LAND SURVEYING  
LAND PLANNING

[www.barraco.net](http://www.barraco.net)

2271 MCGREGOR BLVD., SUITE 100  
FORT MYERS, FLORIDA 33902-2800  
PHONE (239) 461-3170  
FAX (239) 461-3169

FLORIDA CERTIFICATES OF AUTHORIZATION  
ENGINEERING 7995 - SURVEYING LB-6940

PREPARED FOR

N

W

E

S

0 20 40 80

SCALE IN FEET

PROJECT DESCRIPTION

2044 WEST  
FIRST  
CAPITAL LLC

PART OF SECTION 14,  
TOWNSHIP 44 SOUTH, RANGE 24 EAST  
LEE COUNTY, FLORIDA

THIS PLAN IS PRELIMINARY AND  
INTENDED FOR CONCEPTUAL  
PLANNING PURPOSES ONLY.

SITE LAYOUT AND LAND USE  
INTENSITIES OR DENSITIES MAY  
CHANGE SIGNIFICANTLY BASED  
UPON SURVEY, ENGINEERING,  
ENVIRONMENTAL AND / OR  
REGULATORY CONSTRAINTS AND /  
OR OPPORTUNITIES.

DRAWING NOT VALID WITHOUT SEAL, SIGNATURE AND DATE  
© COPYRIGHT 2023, BARRACO AND ASSOCIATES, INC.  
REPRODUCTION, CHANGES OR ASSIGNMENTS ARE PROHIBITED

FILE NAME: 24097X00-OPT1 FLOOR1.DWG

LOCATION: J:\24097\DWG\PRELIM

PLOT DATE: FRI, 4-28-2023 - 2:57 PM

PLOT BY: JENNIFER SAPEN

CROSS REFERENCED DRAWINGS

BASEPLAN = 24097A00-OPT1.DWG

PLAN REVISIONS

PLAN STATUS

SITE PLAN  
OPTION 1  
FLOOR 1

PROJECT / FILE NO. SHEET NUMBER

24097