



COLLIER COUNTY GOVERNMENT
GROWTH MANAGEMENT DEPARTMENT
www.colliergov.net

2800 NORTH HORSESHOE DRIVE
NAPLES, FLORIDA 34104
(239) 252-2400 FAX: (239) 252-6358

COVENANT OF UNIFIED CONTROL

The undersigned do hereby swear or affirm that we are the fee simple titleholders and owners of record of property commonly known as Property I.D. #38170040001

3001 Santa Barbara Boulevard, Naples, FL 34116
(Street address and City, State and Zip Code)

and legally described in *Exhibit A* attached hereto.

The property described herein is the subject of an application for Commercial planned unit development (CPUD) zoning. We hereby designate BCHD Partners III, LLC, legal representative thereof, as the legal representatives of the property and as such, these individuals are authorized to legally bind all owners of the property in the course of seeking the necessary approvals to develop. This authority includes, but is not limited to, the hiring and authorization of agents to assist in the preparation of applications, plans, surveys, and studies necessary to obtain zoning approval on the site. These representatives will remain the only entity to authorize development activity on the property until such time as a new or amended covenant of unified control is delivered to Collier County.

The undersigned recognize the following and will be guided accordingly in the pursuit of development of the project:

1. The property will be developed and used in conformity with the approved master plan including all conditions placed on the development and all commitments agreed to by the applicant in connection with the planned unit development rezoning.
2. The legal representative identified herein is responsible for compliance with all terms, conditions, safeguards, and stipulations made at the time of approval of the master plan, even if the property is subsequently sold in whole or in part, unless and until a new or amended covenant of unified control is delivered to and recorded by Collier County.
3. A departure from the provisions of the approved plans or a failure to comply with any requirements, conditions, or safeguards provided for in the planned unit development process will constitute a violation of the Land Development Code.
4. All terms and conditions of the planned unit development approval will be incorporated into covenants and restrictions which run with the land so as to provide notice to subsequent owners that all development activity within the planned unit development must be consistent with those terms and conditions.
5. So long as this covenant is in force, Collier County can, upon the discovery of noncompliance with the terms, safeguards, and conditions of the planned unit development, seek equitable relief as necessary to compel compliance. The County will not issue permits, certificates, or licenses to occupy or use any part of the planned unit development and the County may stop ongoing construction activity until the project is brought into compliance with all terms, conditions and safeguards of the planned unit development.

Owner

Douglas A. Stewart as Vice President of Goodwill Industry of SW FL, Inc.

STATE OF FLORIDA
COUNTY OF LEE

Sworn to (or affirmed) and subscribed before me this 13th day of DEC, 2018 by Douglas A. Stewart as Vice President of Goodwill Industry of SW FL, Inc. who is personally known to me or has produced 103 as identification.



Mary E Lavelle
Notary Public
(Name typed, printed or stamped)

EXHIBIT "A"

Tract 113 and the North 150 feet of Tract 114, Golden Gate Estates, Unit No. 30, according to the plat thereof recorded in Plat Book 7, page 58, of the Public Records of Collier County, Florida, LESS AND EXCEPT a portion thereof being further described as follows:

The South 22.5 feet of the North 72.5 feet LESS the East 53 feet thereof and the West 34 feet of the East 87 feet LESS the North 72.5 feet thereof of Tract 113, and the West 34 feet of the East 87 feet of the North 150 feet of Tract 114, Golden Gate Estates, Unit No. 30, according to the plat thereof as recorded in Plat Book 7, Page 58, of the Public Records of Collier County, Florida.

AND

The West 46 feet of the East 133 feet of the North 150 feet of Tract 114, Golden Gate Estates, Unit No. 30, according to the plat thereof as recorded in Plat Book 7, Page 58, Public Records of Collier County, Florida.

AND

All that part of Tract 113, Golden Gate Estates, Unit 30, according to the plat thereof as recorded in Plat Book 7, Page 58, Public Records of Collier County, Florida, and being more particularly described as follows:

Commencing at the Southeast corner of said Tract 113, a point on the East line of Section 29, Township 49 South, Range 26 East, Collier County, Florida; thence along the South line of said Tract South 89° 31' 51" West 87.00 feet to the Point of Beginning; thence continuing along said South Tract line South 89° 31' 51" West 46.00 feet; thence leaving said South Tract line North 00° 07' 35" West 205.72 feet; Thence North 60° 50' 30" West 78.86 feet; Thence South 89° 31' 37" West 368.67 feet; Thence South 00° 28' 19" East 8.00 feet; Thence South 89° 31' 37" West 277.90 feet to the West line of said Tract 113; Thence along said West Tract line North 00° 28' 12" West 40.84 feet; thence leaving said West Tract line North 89° 31' 51" East 761.56 feet; Thence South 00° 07' 35" East 277.50 feet to the Point of Beginning.

AND

The North 72.5 feet of said Tract 113, and the East 87 feet (Less the North 72.5 feet) of Tract 113, and the East 87 feet of the North 150 feet of Tract 114, Golden Gate Estates, Unit No. 30, according to the Plat thereof, as recorded in Plat Book 7, Page 58, Public Records of Collier County, Florida.