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Project Narrative
For
Amazon Distribution Center
Kings Highway Commerce Park Parcel-III

The site is located at the southeast corner of Kings Hwy and White Road approximately 1/2 mile north of Okeechobee Rd (SR-70) and consist of 107.45 ac of land. See Exhibit-A

A Commercial/industrial development is proposed with 1.1 msf of building area at buildout with the required infrastructure. The project is anticipated to provide approximately 745 jobs.

The intent of this project is to provide an industrial/distribution/commercial development as outlined under CP-1 zoning section 125-207a. The goal is to build a trend setting development considering the proximity to I-95 and Florida turnpike.

Phase-I of the project consists of 1.1 msf of office /warehouse.
A future Phase-II shall be 530 ksf of the same use is anticipated.
See Exhibit-B.

The intersection of Kings Hwy & White Road shall be improved to full access with signals to be installed in the future as warranted.

This project has already participated in re-construction of Peters Rd along its west property line.

We believe this project will be a model for future developments along King's Highway in this area considering the enormous growth of on-line commerce and the similar need for processing, storage and distribution facilities that are required to meet the broad variety of products that consumers demand.

Exhibit A

Aerial



