

EXECUTIVE SUMMARY

- The purpose of this Phase I Environmental Site Assessment (ESA) was to identify "Recognized Environmental Conditions" in connection with the subject site, which consists of land which is developed as a golf driving range (Golf World). A commercial development is proposed to be constructed on the site, which is located at 13451 Brookshire Lakes Blvd. in Fort Myers, Lee County, Florida.
- A review was conducted of United States Geological Survey (USGS) "Fort Myers SE" Quadrangle (topographic) maps, showing where the property is located. No "Recognized Environmental Conditions" were identified.
- Regulatory review activities revealed that no petroleum discharges have been reported for the site. No on-site or off-site "Recognized Environmental Conditions" were identified as a result of these regulatory review activities.
- A review of the available historical sources utilized for this Phase I ESA indicated that the subject site was undeveloped in the earliest period reviewed (1958) and remained undeveloped through at least 1990. No "Recognized Environmental Conditions" were identified based on the review of historical sources.
- Site reconnaissance activities performed for the subject site identified no "Recognized Environmental Conditions".
- LuAnne Thomas of GDE interviewed Mr. Tillman Ashmore, the Golf World manager, on January 30, 2006. An environmental Phase I questionnaire regarding current and past site operations and land use was completed during the interview. For the purpose of this report, Mr. Ashmore is identified as the "key site manager". No "Recognized Environmental Conditions" were identified based on the answers Mr. Ashmore provided for the questionnaire during the interview.
- GDE has performed a Phase I ESA in conformance with the scope and limitations of ASTM E 1527-00 for the subject site, which consists of land which is developed as a golf driving range. A commercial development is proposed to be constructed on the site which is located at 13451 Brookshire Lakes Blvd. in Fort Myers, Lee County, Florida. Any exceptions to, or deletions from, this practice are discussed in the Site Specific Limiting Conditions section of this report. This report revealed no evidence of "Recognized Environmental Conditions" for the subject site.

Recommendations

As a result of this Phase I ESA, no additional assessment activities are recommended.