

A decorative background graphic featuring a stylized sun with yellow rays and a white outline, partially obscured by two large, light green leaves. The sun and leaves are set against a light blue, wavy shape at the bottom.

DRC-26-011

(BCC Land Use Meeting 4-28-2026)

Atwell LLC./Firelight North Phase I & 2C

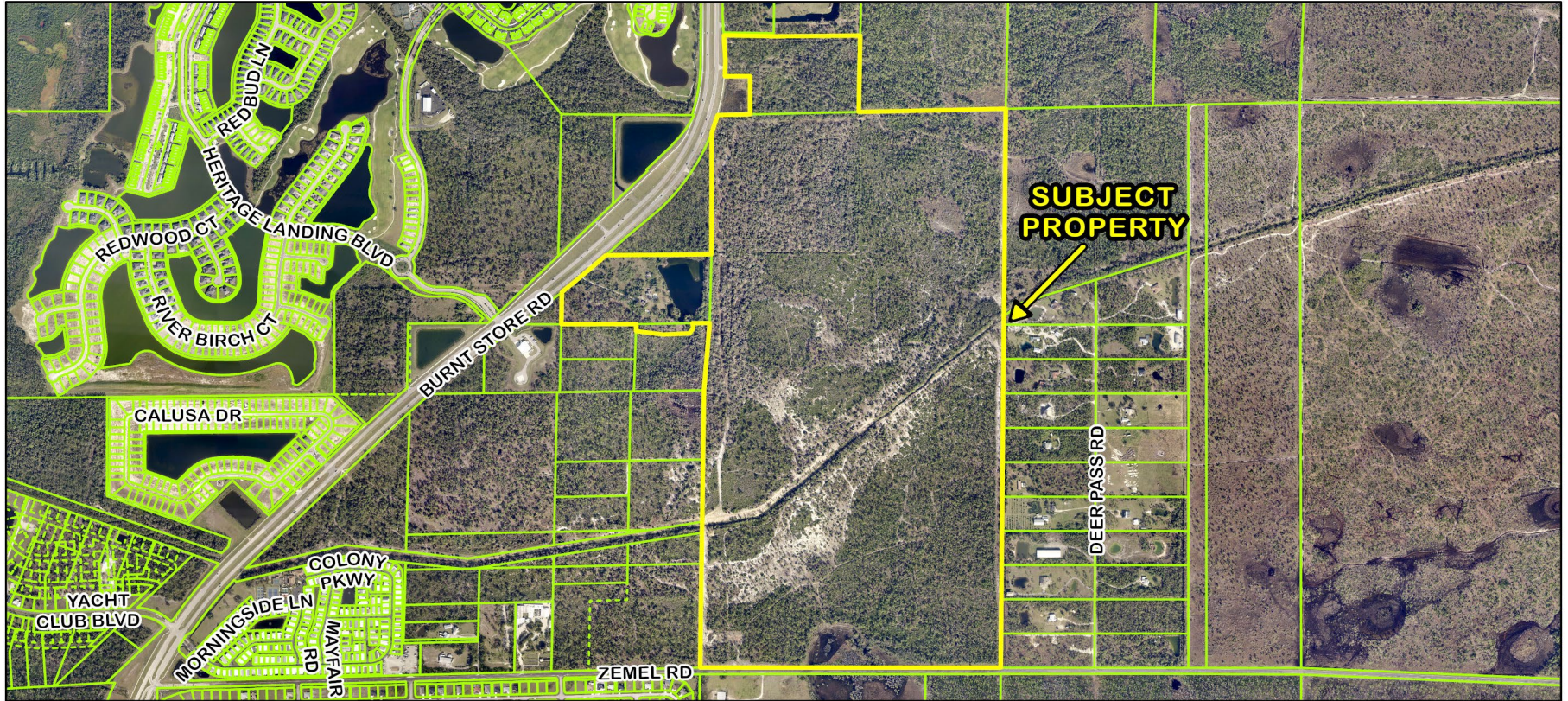


DRC-26-011

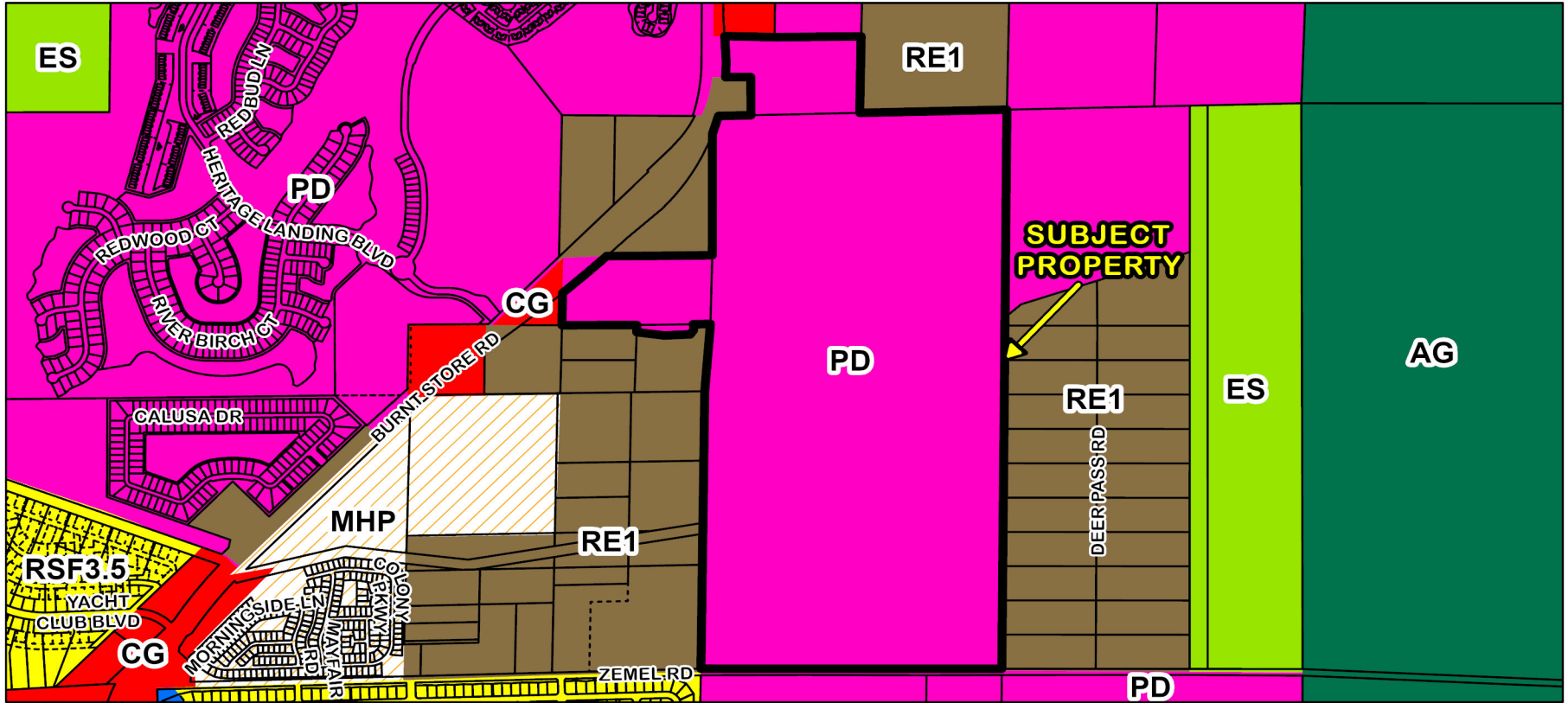
- Atwell LLC is requesting a PD Modification for Firelight North - Phase 1 Entry Mod and Phase 2C (DRC-25-067). The project consists of the Phase 1 entry road on Zemel Road and the Phase 2C addition of 43 proposed single-family lots. The project site is 349.0± acres and is located at 26000 Zemel Rd, Punta Gorda, FL.
- Located in Commission District II.



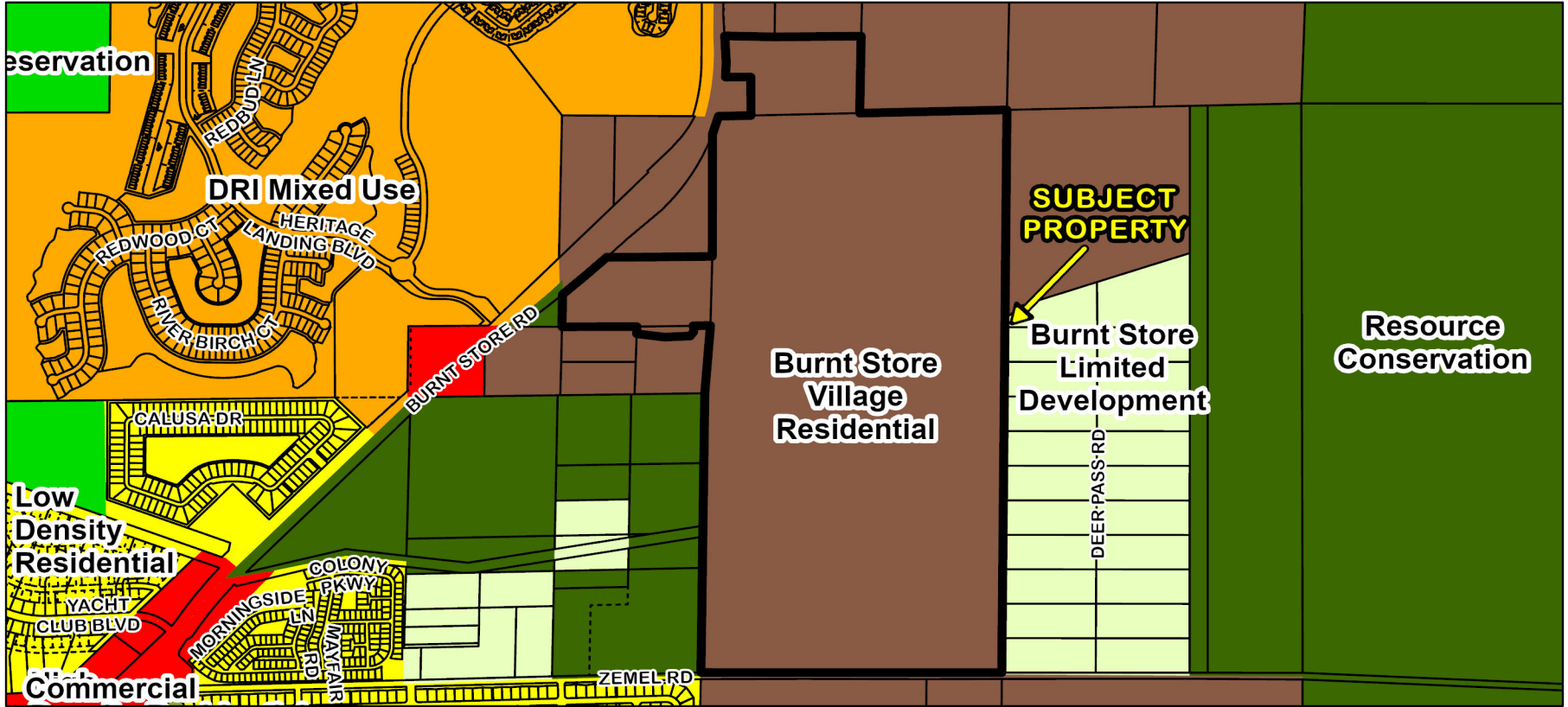
DRC-26-011 Location Map



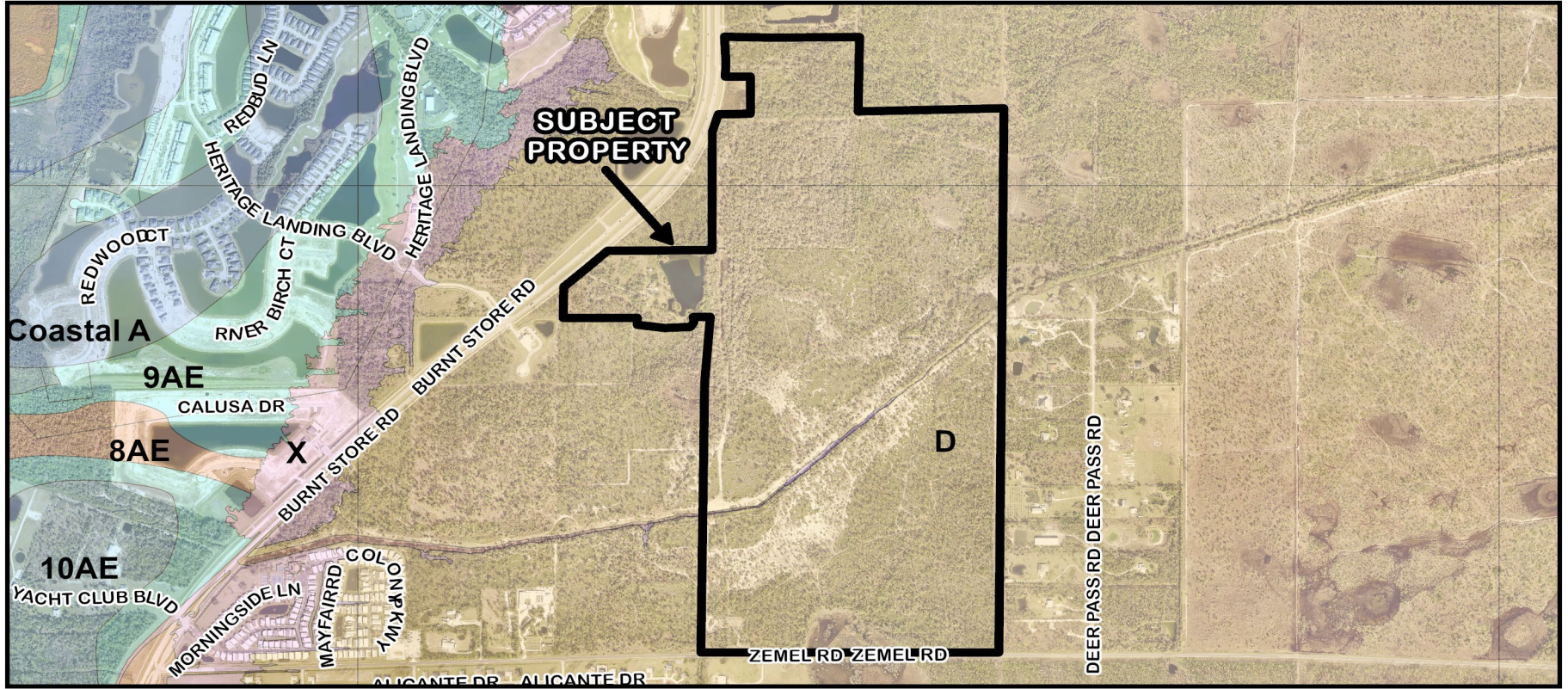
DRC-26-011 Area Image



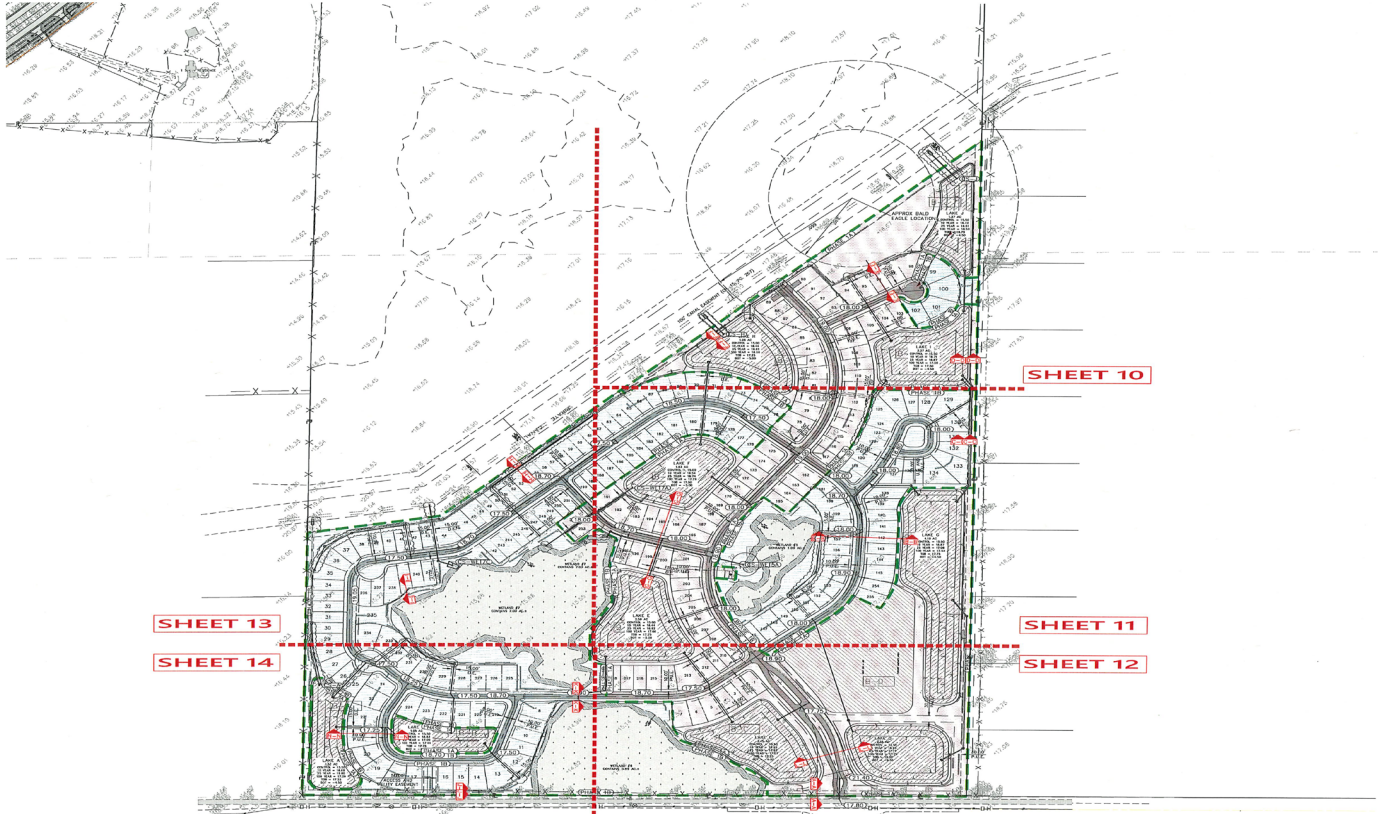
DRC-26-011 Zoning Designations



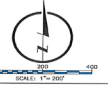
DRC-26-011 FLUM Designations



DRC-26-011 Flood Zones (Subject Property - X and D Zones)



REVIEWED FOR CODE COMPLIANCE
 3/18/2026 DRC-26-011



OVERALL PAVING, GRADING AND DRAINAGE
 FIRELIGHT NORTH - PHASE 1
 CHARLOTTE COUNTY, FLORIDA
 ZEMEL LAND PARTNERS, LLC

811
 Know what's below. Call before you dig.

NOT RELEASED FOR CONSTRUCTION

DESIGNED BY: MORRIS SANDERS	DESIGNED BY: BRIAN W. HANCOCK	ADVISED BY: MORRIS SANDERS
PROJECT NUMBER: 14-2	COMPLETION DATE: 03/29/2025	SURVEY NUMBER: NAVD. 1988
BOOK AND PAGE:	SHEET	

C:\Users\jmorris\OneDrive\Documents\Firelight North - Phase 1\Overall Paving, Grading and Drainage.dwg

