

CHAD 752.5640

Plan say 42 parking spaces Required
40 are provided

Break down of non-storage + storage area

70%	43
30%	2

2 handlings

60%	37
40%	3

65%	43
35%	3



BAILEY BISHOP & LANE, INC.

Engineers

Surveyors

Planners

TO: Brain Kepner

LETTER OF TRANSMITTAL

DATE: October 16, 2006

SUBJECT: Dollar General 060718MUG

COPIES	DESCRIPTION
1	Set of Plans
	Letter to Chad stating needs
	Requirements of LOR's

THESE ARE TRANSMITTED as checked below:

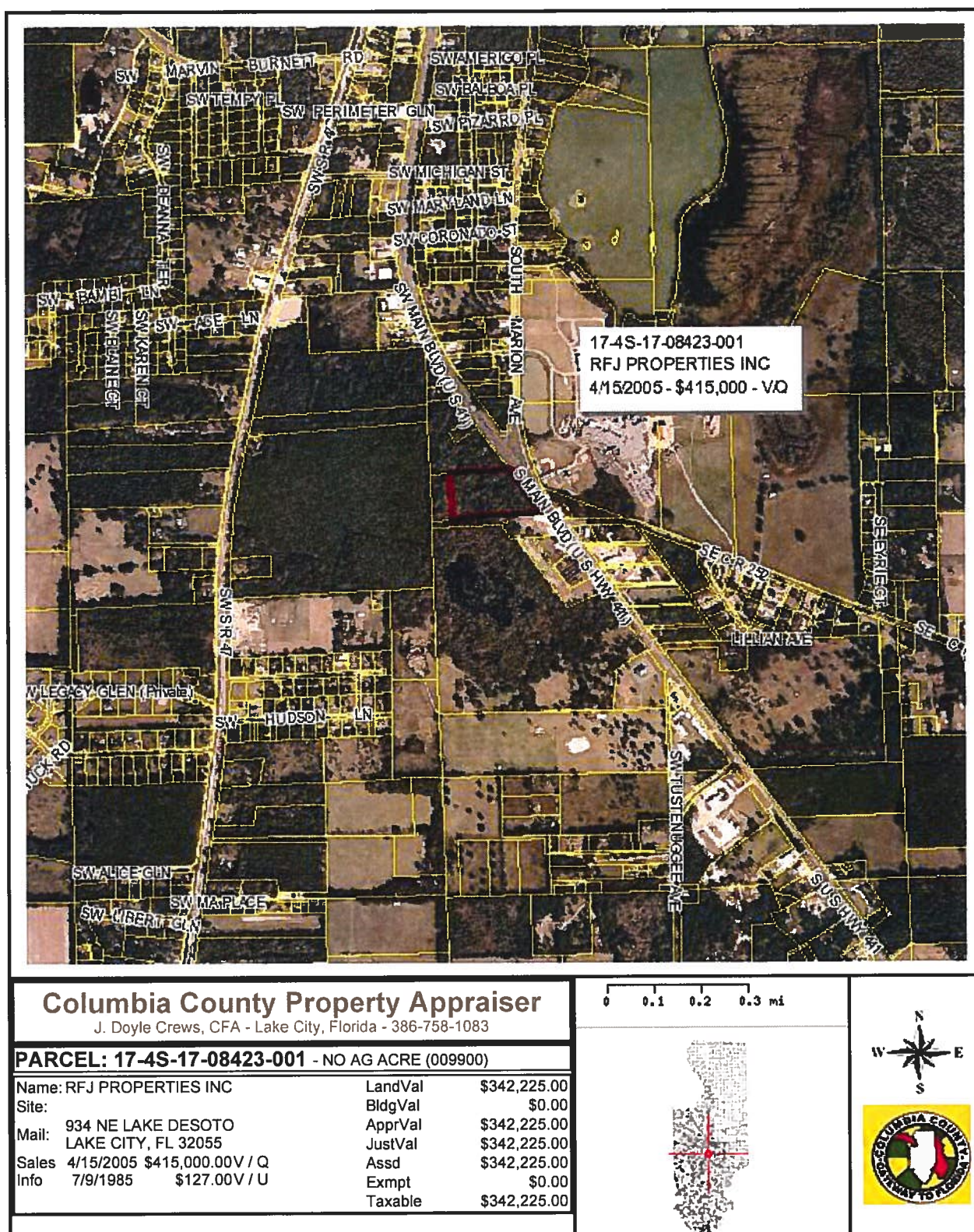
☐ For approval ☐ For your use ☒ For review and comment ☐ As requested

REMARKS:

COPY TO:

SIGNED: Chad McCormick

Chad McCormick



This information, GIS Map Updated: 9/1/2006, was derived from data which was compiled by the Columbia County Property Appraiser Office solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. No warranties, expressed or implied, are provided for the accuracy of the data herein, it's use, or it's interpretation. Although it is periodically updated, this information may not reflect the data currently on file in the Property Appraiser's office. The assessed values are NOT certified values and therefore are subject to change before being finalized for ad valorem assessment purposes.

District No. 1 - Ronald Williams
District No. 2 - Dewey Weaver
District No. 3 - George Skinner
District No. 4 - William Whitley
District No. 5 - Elizabeth Porter

BOARD OF COUNTY COMMISSIONERS • COLUMBIA COUNTY



31 October 2006

Chad McCormick
Bailey, Bishop & Lane, Inc.
P.O. box 3717
Lake City, FL 32056-3717

RE: Dollar General, Muggridge, Wimberly Limited, LLC

Dear Chad:

The above referenced project located on U.S. Highway 41 is less than 1/2 in size and does not require going through the Site and Development Plan Review process of the Planning and Zoning Board. Please find enclosed the check for \$300.00 that was submitted for Site and Development Review by the Planning and Zoning Board. Based on the revised site plan submitted to this office, dated 16 October 2006, the proposed development does meet the requirements of the Columbia County Land Development Regulations. A building permit can be applied for at any time.

If you have any questions concerning this matter, please do not hesitate to contact me at 758.1007.

Sincerely,

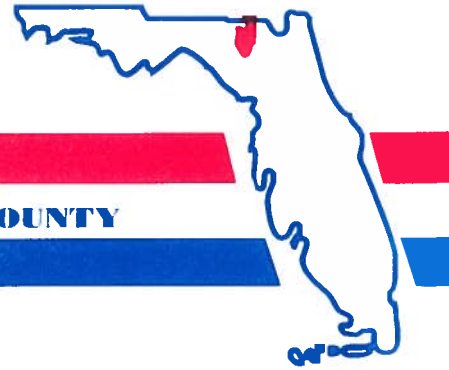
A handwritten signature in black ink, appearing to read "B. L. Kepner".

Brian L. Kepner
Land Development Land Development,
County Planner

Enclosure

BOARD MEETS FIRST THURSDAY AT 7 00 P M
AND THIRD THURSDAY AT 7 00 P M

District No. 1 - Ronald Williams
District No. 2 - Dewey Weaver
District No. 3 - George Skinner
District No. 4 - William Whitley
District No. 5 - Elizabeth Porter



BOARD OF COUNTY COMMISSIONERS • COLUMBIA COUNTY

27 October 2006

TO: File

FROM: Land Development Regulation Administrator

SUBJECT: BP 06-1 (Bailey, Bishop & Lane, Inc./Muggridge Winberly Limited, LLC)

Concurrency Assessment Concerning a Building Permit

The following assessment is provided for the purpose of a binding concurrency determination regarding the demand and residual capacities for public facilities required to be addressed within the Concurrency Management System. This assessment serves as a binding concurrency determination, but does not ensure that facilities, which are not owned, operated or permitted by the County will be available to the property at the time development occurs.

BP 06-1, an application by Bailey, Bishop & Lane, Inc., as agent for Muggridge Wimberly Limited, LLC., for site and development plan approval for a commercial retail use located in a COMMERCIAL INTENSIVE (CI) zoning district in accordance with a site plan dated October 16, 2006 to be located on property described, as follows:

A parcel of land lying with in Section 17, Township 4 South, Range 17 East, Columbia County, Florida. Being more particularly described, as follows: Commence at the Northwest corner of said Section 17; thence South 01°52'10" East along the West line of said Section 17 a distance of 813.46 feet; thence North 87°55'42" East 915.22 feet to the Westerly right-of-way line of U.S. Highway 41 (State Road 25); thence South 36°04'59" East along said Westerly right-of-way line of U.S. Highway 41 (State Road 25) a distance of 285.99 feet to the Point of Beginning; thence continue South 36°04'59" East along said Westerly right-of-way line of U.S. Highway 41 (State Road 25) a distance of 147.50 feet; thence South 53°55'01" West 46.66 feet; thence South 65°16'38" West 50.33 feet; thence South 54°00'42" West 81.77 feet; thence North 88°17'33" West 61.32 feet; thence North 59°59'13" West 88.95 feet; thence North 04°07'14" West 115.79 feet to the Southerly right-of-way line of a proposed 60 foot road; thence North 85°52'46" East along said Southerly right-of-way line of a proposed 60 foot road a distance of 28.83 feet to a point of a curve; thence along the arc of said curve concave to the

BOARD MEETS FIRST THURSDAY AT 7 00 P M
AND THIRD THURSDAY AT 7 00 P M

North, having a radius of 260.00 feet, a delta of 31°57'45", a chord bearing of North 69°53'53" East and distance of 143.17 feet, an arc distance of 145.04 feet and said Southerly right-of-way line of a proposed 60 foot road; thence North 53°55'01" East still along said Southerly right-of-way line of a proposed 60 foot road a distance of 13.88 feet to the point of a curve; thence Southeasterly along the arc of said curve concave to the South having a radius of 25.00 feet, a delta of 90°00'00", a chord bearing of South 81°04'59" East and chord distance of 35.36 feet, an arc distance of 39.27 feet and said Southerly right-of-way line of a proposed 60 foot road to the Point of Beginning.

Containing 0.98 acre, more or less.

Availability of and Demand on Public Facilities

Potable Water Impact -

The site is located within the City of Lake City community potable water system service area. The community potable water system is currently meeting or exceeding the adopted level of service standard for potable water facilities established within the Comprehensive Plan.

The proposed development will result in a 9,100 square feet gross floor area of specialty retail commercial use to be located on the site.

An average specialty retail commercial use is estimated to have 1.82 employees per 1,000 square feet gross floor area:

$9.1 (9,100 \text{ square feet gross floor area}) \times 1.82 (\text{employees per } 1,000 \text{ square feet gross floor area})$
 $= 11 \text{ employees} \times 45 \text{ gallons of potable water usage per employee per day} = 495 \text{ gallons of}$
potable water usage per day.

Permitted capacity of the community potable water system = 6,000,000 gallons of potable water per day.

From July 2004 to June 2005, the average daily potable water usage = 2,801,285 gallons of potable water per day

Residual available capacity prior to reserved capacity for previously approved development = 3,198,715 gallons of potable water per day.

Less reserved capacity for previously approved development = 246,471 gallons of potable water per day.

Residual available capacity after reserved capacity for previously approved development = 2,952,244 gallons of potable water per day.

Less estimated gallons of potable water use as a result of this proposed development = 495 gallons of potable water per day.

Residual capacity after proposed development = 2,951,749 gallons of potable water per day.

Based upon the above analysis, the potable water facilities are anticipated to continue to meet or exceed the adopted level of service standard for potable water facilities as provided in the Comprehensive Plan, after adding the potential potable water demand generated by the specialty retail commercial use of the site.

Sanitary Sewer Impact -

The site proposes to connect in with the City of Lake City community centralized sanitary sewer system service area. The community centralized sanitary sewer system is currently not meeting the adopted level of service standard for sanitary sewer established within the Comprehensive Plan. Currently the City of Lake City has a temporary permit from F.D.E.P. allowing for an addition 500,000 gallons of sanitary sewer effluent being treated per day.

The proposed development will result in a 9,100 square feet gross floor area of specialty retail commercial use to be located on the site.

An average specialty retail commercial use is estimated to have 1.82 employees per 1,000 square feet gross floor area:

$9.1 (9,100 \text{ square feet gross floor area}) \times 1.82 (\text{employees per 1,000 square feet gross floor area}) = 11 \text{ employees} \times 34.5 (\text{gallons of sanitary sewer effluent per employee per day}) = 380 \text{ gallons of sanitary sewer effluent per day.}$

Permitted available capacity of the community centralized sanitary sewer system = 3,000,000 gallons of sanitary sewer effluent per day.

From July 2004 to June 2005, the average daily sanitary sewer usage = 3,127,916 gallons of sanitary sewer effluent per day.

With the temporary permit allowing and additional 500,000 gallons of sanitary sewer effluent per day. The residual available capacity prior to reserved capacity for previously approved development = 372,084 gallons of sanitary sewer effluent per day.

Less reserved capacity for previously approved development = 159,793 gallons of sanitary sewer effluent per day.

Residual available capacity after reserved capacity for previously approved development = 212,291 gallons of sanitary sewer effluent per day.

Less estimated gallons of sanitary sewer use as a result of this proposed development = 380 gallons of sanitary sewer effluent per day.

Residual capacity after the proposed amendment = 211,911 gallons of sanitary sewer effluent per day.

Based upon the above analysis, the sanitary sewer facilities are anticipated to continue to meet or exceed the adopted level of service standard for sanitary sewer facilities as provided in the Comprehensive Plan, after adding the theoretical sanitary sewer demand generated by the specialty retail commercial use of the site.

Solid Waste Impact -

Solid waste facilities for the use to be located on the site are provided at the County sanitary landfill, the level of service standard established within the Comprehensive Plan for the provision of solid waste disposal is currently being met or exceeded.

The proposed development will result in a 9,100 square feet gross floor area of specialty retail commercial use to be located on the site.

Based upon an average of 5.5 pounds of solid waste generated per 1,000 square feet gross floor area per day:

$9.1 (9,100 \text{ square feet gross floor area}) \times 5.5 (\text{pounds of solid waste generated per 1,000 square feet gross floor area per day}) = 50 \text{ pounds of solid waste generated per day.}$

Total County average solid waste disposal per day (including municipalities) = 392,500 pounds per day.

Based upon the annual projections of solid waste disposal at the sanitary landfill for 2006, solid waste facilities are anticipated to meet or exceed the adopted level of service standard for solid waste facilities, as provided in the Comprehensive Plan, after adding the solid waste demand generated by the specialty retail commercial use of the site.

Drainage Impact -

Drainage facilities will be required to be maintained on site for the management of stormwater. As stormwater will be retained on site, there are no anticipated additional impacts to drainage systems as a result of the proposed amendment. The retention of stormwater is anticipated to continue to meet or exceed the adopted level of service standard for drainage established within the Comprehensive Plan.

Recreation Impact -

The level of service standards established within the Comprehensive Plan for the provision of recreation facilities are currently being met or exceeded.

As there will be no additional population generated by the proposed specialty retail commercial use, the proposed development is not anticipated to have an adverse impact on recreational facilities.

Therefore, the level of service standards established within the Comprehensive Plan for the provision of recreation facilities are anticipated to continue to be met or exceeded.

Traffic Impact -

The roadway serving the site is currently meeting or exceeding the level of service standard required for traffic circulation facilities as provided in the Comprehensive Plan.

The proposed development will result in a 9,100 square feet gross floor area of specialty retail commercial use to be located on the site.

Summary of Trip Generation Calculations for an average Speciality Retail Use

Based upon 40.67 trips per 1,000 square feet gross floor area per day:

$9.1 (9,100 \text{ square feet gross floor area}) \times 40.67 (\text{trips per 1,000 square feet gross floor area per day}) = 370 \text{ trips, less 25 percent pass by trips (93)} = 277 \text{ trips per day } (370 - 93 = 277).$

The following table contains information concerning the assessment of the traffic level of service on the surrounding road network by the proposed development.

Level of Service Section	Existing Average Annual Daily Traffic	Existing Level of Service	Reserved Capacity Trips for Previously Approved Development	Development Trips	Average Annual Daily Traffic With Development	Level of Service With Development
Section 9 U. S. 41 (from City of Lake City south limits to end of 4 lane/U.S. 441)	12,900 ^a	B	0	277	13,177	B

a 2005 Annual Average Daily Traffic Count Station Data, Florida Department of Transportation.

Sources: Trip Generation. 6th Edition, Institute of Transportation Engineers, January 1997.
Quality/Level of Service Handbook. Florida Department of Transportation, February 2002.

Based upon the above analysis and the adopted level of service standard of "C" with a capacity of 34,700 trips for Section 9, the roadway serving the site is anticipated to continue to meet or exceed the level of service standard required for traffic circulation facilities as provided in the Comprehensive Plan after adding the projected number of trips associated with the proposed development.

Surrounding Land Uses

Currently the site is vacant. The site is bound on the north by vacant land, on the east by public and commercial, on the south by commercial land uses and on the west by vacant land.

Historic Resources

According to Illustration A-II of the Comprehensive Plan, entitled Historic Resources, which is based upon the Florida Division of Historical Resources, Master Site File, dated 1989 and 1996, there are no known historic resources located on the site.

Flood Prone Areas

According to Illustration A-V of the Comprehensive Plan, entitled General Flood Map, which is based upon the Flood Insurance Rate Map, prepared by the Federal Emergency Management Agency, dated January 6, 1988, the site is located in a zone X. Zone X has been determined to be outside of the 500 year flood.

Wetlands

According to Illustration A-VI of the Comprehensive Plan, entitled Wetland Areas, which is based upon the National Wetlands Reconnaissance Survey, dated 1981, and the National Wetlands Inventory, dated 1987, there are no wetlands located on the site.

Minerals

According to Illustration A-VII of the Comprehensive Plan, entitled Minerals, which is based upon Natural Resources, prepared by the North Central Florida Regional Planning Council, 1977, the site is within an area known to contain phosphate deposits.

Soil Types

According to Illustration A-VIII of the Comprehensive Plan, entitled General Soil Map, which is based upon the U.S. Department of Agriculture, Soil Conservation Service, Soil Survey dated October 1984, the site contains Albany fine sand soils (0 to 5 percent slope).

Chipley fine sand soils (0 to 5 percent slope) are moderately well drained, nearly level to gently sloping soils in somewhat depressed areas and on flats in the uplands. The surface is comprised of fine sand to a depth of 7 inches. Fine sand extends to a depth of 80 inches.

Albany fine sand soils (0 to 5 percent slope) have severe limitations for building site development.

Vegetative Communities/Wildlife

According to Illustration V-I of the Data and Analysis Report, entitled Vegetative Communities, the site is located within a non-vegetative community. There are no known wildlife habitats associated with a non-vegetative community.

Application for Site and Development Plan
Approval by Planning and Zoning Board

ACTIONS BY APPLICANT ON PROPERTY

A previous site and development plan application:

_____ was made with respect to these premises, Application No. _____
X was not made with respect to these premises.

I (we) hereby certify that all of the above statements and the statements contained in any papers or plans submitted herewith are true and correct to the best of my (our) knowledge and belief.

If title holder(s) are represented by an agent, a letter of such designation from the title holder(s) addressed to the County's Building and Zoning Coordinator must be attached.

CHAD MCORMICK

Applicant Name (Type or Print)

Chad McCormick

Applicant Signature

09/29/2006

Date

APPLICANT ACKNOWLEDGES THAT EITHER APPLICANT OR A REPRESENTATIVE MUST BE PRESENT AT THE PUBLIC HEARINGS BEFORE THE BOARD, OTHERWISE THE REQUEST WILL NOT BE CONSIDERED (UNLESS APPLICANT'S APPEARANCE IS PREVIOUSLY WAIVED BY STAFF).

FOR OFFICE USE ONLY

Date Filed: 10-2-06

Site and Development Plan Application No. 06-09

Fee Amount: 300.00 Receipt No.: 3510

Planning and Zoning Board Decision: _____
(Granted, Denied, etc.)

Date of Action of Planning and Zoning Board: _____

062,1,323.00

THIS INSTRUMENT WAS PREPARED BY:

TERRY McDAVID
POST OFFICE BOX 1328
LAKE CITY, FL 32056-1328

RETURN TO:

TERRY McDAVID
POST OFFICE BOX 1328
LAKE CITY, FL 32056-1328

File No. 06-143

Property Appraiser's
Parcel Identification No.
Part of R08423-001

Inst:2006020346 Date:08/25/2006 Time:15:22
Doc Stamp-Deed : 1329.00

DC, P. Dewitt Cason, Columbia County 8:1094 P:41

WARRANTY DEED

THIS INDENTURE, made this 24th day of August 2006, BETWEEN RFJ PROPERTIES, INC., a corporation existing under the laws of the State of Florida, whose post office address is 934 NE Lake DeSoto Circle, Lake City, Florida 32055, of the County of Columbia, State of Florida, Grantor, and MUGGRIDGE & WIMBERLY LIMITED, L.L.C., a Georgia Limited Liability Company, whose post office address is 50 East Broad Avenue, Camilla, Georgia 31730, Grantee.

WITNESSETH: that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00), to it in hand paid, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, remisod, released, conveyed and confirmed, and by these presents doth grant, bargain, sell, alien, remise, release, convey and confirm unto the said Grantee, and its successors and assigns forever, all that certain parcel of land lying and being in the County of Columbia and State of Florida, more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO FOR LEGAL DESCRIPTION.

TOGETHER WITH a non-exclusive, perpetual easement for ingress, egress and utilities over and across the strip of land 60 feet in width adjacent to the Northerly line of the parcel hereby conveyed. Grantee's rights under said easement shall terminate at such time as the easement area is accepted as a public road by Columbia County, Florida.

Grantor reserves a non-exclusive, perpetual easement for utilities over and across the Easterly 30 feet of the parcel hereby conveyed which Grantor may assign or convey to the City of Lake City, Florida.

SUBJECT TO: Restrictions, easements and outstanding mineral rights of record, if any, and taxes for the current year.

TOGETHER WITH all the tenements, hereditaments and appurtenances, with every privilege, right, title, interest and estate, reversion, remainder and easement thereto belonging or in anywise appertaining.



TO HAVE AND TO HOLD the same in fee simple forever.

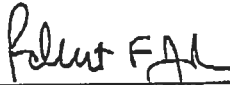
And the said Grantor doth covenant with said Grantee that it is lawfully seized of said premises; that they are free of all encumbrances, and that it has good right and lawful authority to sell the same; and the said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused these presents to be signed in its name by its President, and its corporate seal to be affixed the day and year above written.

Signed, sealed and delivered
in our presence:

RFJ PROPERTIES, INC.


(First Witness)
Terry McDavid
Printed Name

(Second Witness)
Myrtle Ann McElroy
Printed Name

By: 
Robert F. Jordan
President


Inst:2006020346 Date:08/25/2006 Time:15:22

Doc Stamp-Deed : 1323.00

DC,P.Dewitt Cason,Columbia County 8:1094 P:42

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 24th day of August 2006, by ROBERT F. JORDAN, President of RFJ PROPERTIES, INC., a Florida corporation, on behalf of said corporation. He is personally known to me and did not take an oath.


Notary Public
My Commission Expires:

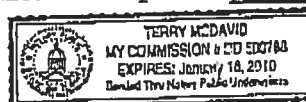
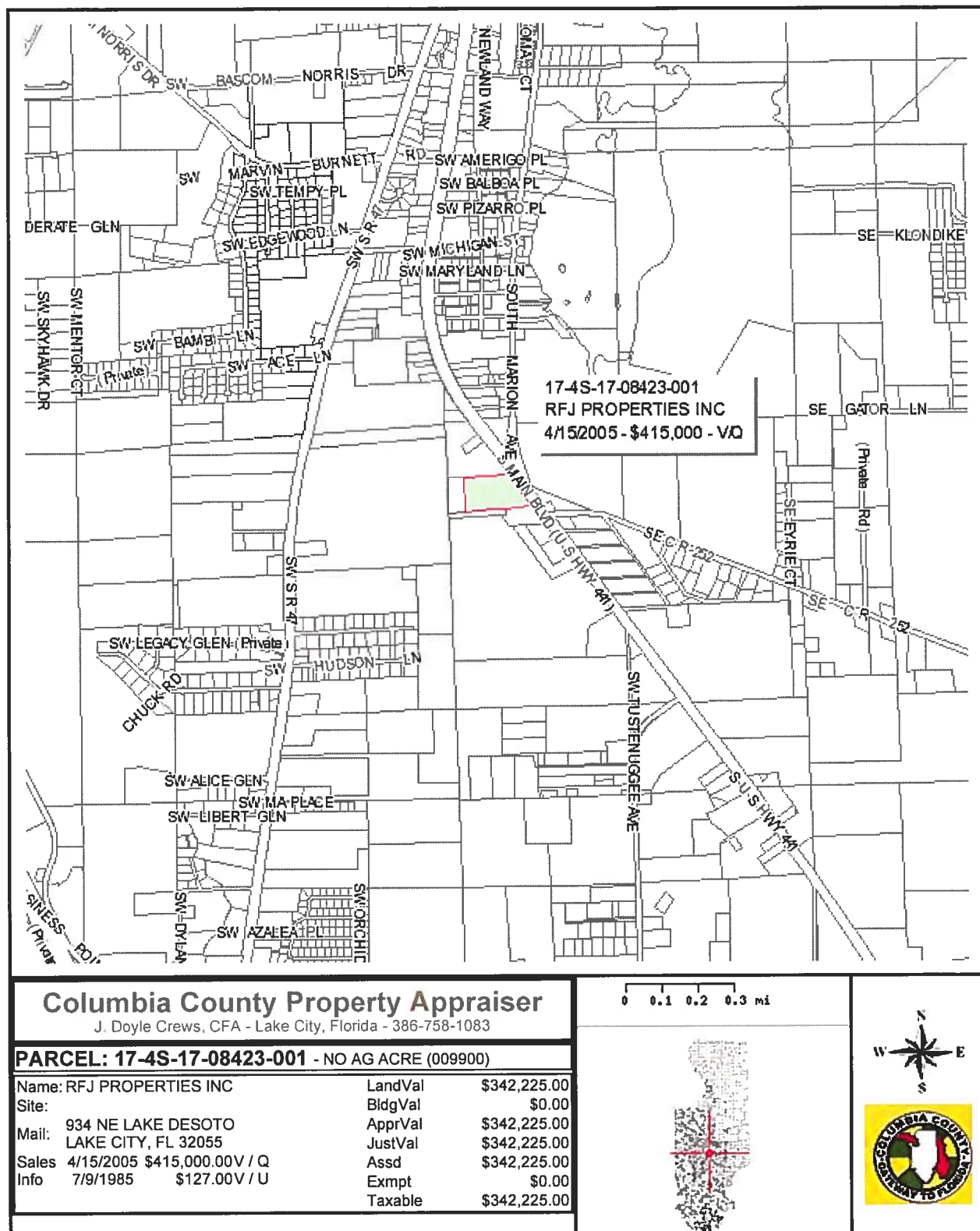


EXHIBIT A

COMMENCE AT THE NORTHWEST CORNER OF SECTION 17, TOWNSHIP 4 SOUTH, RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA, AND RUN THENCE S 01°52'10" E, ALONG THE WEST LINE OF SAID SECTION 17, 813.46 FEET; THENCE N 87°55'42" E, 915.22 FEET TO THE WESTERLY RIGHT OF WAY OF U.S. HIGHWAY NO. 41 (STATE ROAD NO. 25); THENCE S 36°04'59" E, ALONG SAID WESTERLY RIGHT OF WAY, 285.99 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S 36°04'59" E, ALONG SAID WESTERLY RIGHT OF WAY, 147.50 FEET; THENCE S 53°55'01" W, 46.66 FEET; THENCE S 65°16'38" W, 50.33 FEET; THENCE S 54°00'42" W, 81.77 FEET; THENCE N 88°17'33" W, 61.32 FEET; THENCE N 59°59'13" W, 88.95 FEET; THENCE N 04°07'14" W, 115.79 FEET TO THE SOUTHERLY RIGHT OF WAY OF A PROPOSED 60 FOOT ROAD; THENCE N 85°52'46" E, ALONG SAID PROPOSED RIGHT OF WAY, 28.83 FEET TO A POINT OF A CURVE; THENCE RUN EASTERLY ALONG SAID PROPOSED RIGHT OF WAY ALONG THE ARC OF SAID CURVE CONCAVE TO THE NORTH HAVING A RADIUS OF 260.00 FEET, A DELTA OF 31°57'45", A CHORD BEARING AND DISTANCE OF N 69°53'53" E - 143.17 FEET, AN ARC DISTANCE OF 145.04 FEET; THENCE N 63°55'01" E, ALONG SAID PROPOSED RIGHT OF WAY, 13.88 FEET TO THE POINT OF A CURVE; THENCE RUN SOUTHEASTERLY ALONG SAID PROPOSED RIGHT OF WAY ALONG THE ARC OF SAID CURVE CONCAVE TO THE SOUTH HAVING A RADIUS OF 25.00 FEET, A DELTA OF 90°00'00", A CHORD BEARING AND DISTANCE OF S 81°04'59" E - 35.36 FEET, AN ARC DISTANCE OF 39.27 FEET TO THE POINT OF BEGINNING.

Inst:2006020346 Date:08/25/2006 Time:15:22
Doc Stamp-Deed : 1323.00
DC, P. Dewitt Cason, Columbia County B:1094 P:43



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BAILEY BISHOP & LANE, INC.

Engineers

Surveyors

Planners

September 22th, 2006

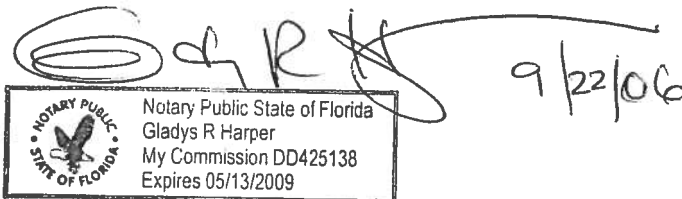
Gregory G. Bailey, P.E.
Bailey, Bishop & Lane
P.O. Box 3717
Lake City, FL 32056

Dear Greg

This will authorize you and your firm to act as our agent on matters concerning Dollar General, a proposed site plan in Section 17, Township 4 South, Range 17 East, Columbia County, Florida.

Sincerely,

Ray Muggridge/ Ernie Wimberly
Dollar General Site Plan





**SUWANNEE
RIVER
WATER
MANAGEMENT
DISTRICT**

9225 CR 49
LIVE OAK, FLORIDA 32060
TELEPHONE: (386) 362-1001
TELEPHONE: 800-226-1066
FAX (386) 362-1056

GENERAL PERMIT

PERMITTEE:

MUGGRIDGE, WIMBERLY LIMITED, LLC
POST OFFICE BOX 111
CAMILLA, GA 31768

PERMIT NUMBER: ERP06-0534

DATE ISSUED: 10/20/2006

DATE EXPIRES: 10/20/2009

COUNTY: COLUMBIA

TRS: S17/T4S/R17E

Duplicate

PROJECT: DOLLAR GENERAL-LAKE CITY (-04/17/17)

Approved entity to whom operation and maintenance may be transferred pursuant to rule 40B-4.1130, Florida Administrative Code (F.A.C.):

RAY MUGGRIDGE
MUGGRIDGE, WIMBERLY LIMITED, LLC
POST OFFICE BOX 111
CAMILLA, GA 31768

Based on information provided, the Suwannee River Water Management District's (District) rules have been adhered to and an environmental resource general permit is in effect for the permitted activity description below:

Construction and operation of a surfacewater management system serving 0.08 acres of impervious surface on a total project area of 0.98 acres in a manner consistent with the application package submitted by Greg Bailey, P.E. of Bailey Bishop and Lane, Inc., certified on September 29, 2006.

It is your responsibility to ensure that adverse off-site impacts do not occur either during or after construction. Any additional construction or alterations not authorized by this permit may result in flood control or water quality problems both on and off site and will be a violation of District rule.

You or any other substantially affected persons are entitled to request an administrative hearing or mediation. Please refer to enclosed notice of rights.

This permit is issued under the provisions of chapter 373, F.S., chapter 40B-4, and chapter 40B-400,

F.A.C. A general permit authorizes the construction, operation, maintenance, alteration, abandonment, or removal of certain minor surface water management systems. This permit authorizes the permittee to perform the work necessary to construct, operate, and maintain the surface water management system shown on the application and other documents included in the application. This is to notify you of District's agency action concerning Notice Of Intent. This action is taken pursuant to rule 40B-4 and 40B-400, F.A.C.

Standard Conditions for All General Permits:

1. The permittee shall perform all construction authorized in a manner so as to minimize adverse impacts to fish, wildlife, natural environmental values, and water quality. The permittee shall institute necessary measures during construction including riprap, reinforcement, or compaction of any fill materials placed around newly installed structures, to minimize erosion, turbidity, nutrient loading, and sedimentation in the receiving waters.
2. Water quality data representative of the water discharged from the permitted system, including, but not limited to, the parameters in chapter 62-302, F.A.C., shall be submitted to the District as required. If water quality data are required, the permittee shall provide data as required on the volume and rate of discharge including the total volume discharged during the sampling period. All water quality data shall be in accordance with and reference the specific method of analysis in "Standard Methods for the Examination of Water and Wastewater" by the American Public Health Association or "Methods for Chemical Analysis of Water and Wastes" by the U.S. Environmental Protection Agency.
3. The operational and maintenance phase of an environmental resource permit will not become effective until the owner or his authorized agent certifies that all facilities have been constructed in accordance with the design permitted by the District. If required by the District, such as-built certification shall be made by an engineer or surveyor. Within 30 days after the completion of construction of the system, the permittee shall notify the District that the facilities are complete. If appropriate, the permittee shall request transfer of the permit to the responsible entity approved by the District for operation and maintenance. The District may inspect the system and, as necessary, require remedial measures as a condition of transfer of the permit or release for operation and maintenance of the system.
4. Off-site discharges during and after construction shall be made only through the facilities authorized by the permit. Water discharged from the project shall be through structures suitable for regulating upstream stage if so required by the District. Such discharges may be subject to operating schedules established by the District.
5. The permit does not convey to the permittee any property right nor any rights or privileges other

than those specified in the permit and chapter 40B-1, F.A.C.

6. The permittee shall hold and save the District harmless from any and all damages, claims, or liabilities which may arise by reason of the construction, operation, maintenance, alteration, abandonment, or development in a Works of the District which is authorized by the permit.

7. The permit is issued based on the information submitted by the applicant which reasonably demonstrates that adverse off-site water resource impacts will not be caused by the permitted activity. It is the responsibility of the permittee to insure that such adverse impacts do not in fact occur either during or after construction.

8. It is the responsibility of the permittee to obtain all other clearances, permits, or authorizations required by any unit of local, state, or federal government.

9. The surfacewater management system shall be constructed prior to or concurrent with the development that the system is intended to serve and the system shall be completed within 30 days of substantial completion of the development which the system is intended to serve.

10. Except for General Permits After Notice or permits issued to a unit of government, or unless a different schedule is specified in the permit, the system shall be inspected at least once every third year after transfer of a permit to operation and maintenance by the permittee or his agent to ascertain that the system is being operated and maintained in a manner consistent with the permit. A report of inspection is to be sent to the District within 30 days of the inspection date. If required by chapter 471, F.S., such inspection and report shall be made by an engineer.

11. The permittee shall allow reasonable access to District personnel or agents for the purpose of inspecting the system to insure compliance with the permit. The permittee shall allow the District, at its expense, to install equipment or devices to monitor performance of the system authorized by their permit.

12. The surfacewater management system shall be operated and maintained in a manner which is consistent with the conditions of the permit and chapter 40B-4.2040, F.A.C.

13. The permittee is responsible for the perpetual operation and maintenance of the system unless the operation and maintenance is transferred pursuant to chapter 40B-4.1130, F.A.C., or the permit is modified to authorize a new operation and maintenance entity pursuant to chapter 40B-4.1110, F.A.C.

14. All activities shall be implemented as set forth in the plans, specifications and performance criteria as approved by this permit. Any deviation from the permitted activity and the conditions for

undertaking that activity shall constitute a violation of this permit.

15. This permit or a copy thereof, complete with all conditions, attachments, exhibits, and modifications, shall be kept at the work site of the permitted activity. The complete permit shall be available for review at the work site upon request by District staff. The permittee shall require the contractor to review the complete permit prior to commencement of the activity authorized by this permit.

16. Activities approved by this permit shall be conducted in a manner which do not cause violations of state water quality standards.

17. Prior to and during construction, the permittee shall implement and maintain all erosion and sediment control measures (best management practices) required to retain sediment on-site and to prevent violations of state water quality standards. All practices must be in accordance with the guidelines and specifications in the Florida Stormwater, Erosion, and Sedimentation Control Inspector's Manual unless a project specific erosion and sediment control plan is approved as part of the permit, in which case the practices must be in accordance with the plan. If site-specific conditions require additional measures during any phase of construction or operation to prevent erosion or control sediment, beyond those specified in the erosion and sediment control plan, the permittee shall implement additional best management practices as necessary, in accordance with the Florida Stormwater, Erosion, and Sedimentation Control Inspector's Manual. The permittee shall correct any erosion or shoaling that causes adverse impacts to the water resources.

18. Stabilization measures shall be initiated for erosion and sediment control on disturbed areas as soon as practicable in portions of the site where construction activities have temporarily or permanently ceased, but in no case more than seven days after the construction activity in that portion of the site has temporarily or permanently ceased.

19. At least 48 hours prior to commencement of activity authorized by this permit, the permittee shall submit to the District a Construction Commencement Notice Form No. 40B-1.901(14) indicating the actual start date and the expected completion date.

20. When the duration of construction will exceed one year, the permittee shall submit construction status reports to the District on an annual basis utilizing an Annual Status Report Form No. 40B-1.901(15). These forms shall be submitted during June of each following year.

21. For those systems which will be operated or maintained by an entity requiring an easement or deed restriction in order to provide that entity with the authority necessary to operate or maintain the system, such easement or deed restriction, together with any other final operation or maintenance documents as are required by Paragraph 40B-4.2030(2)(g), F.A.C., and Rule 40B-4.2035, F.A.C.,

must be submitted to the District for approval. Documents meeting the requirements set forth in these subsections of District rules will be approved. Deed restrictions, easements and other operation and maintenance documents which require recordation either with the Secretary of State or Clerk of the Circuit Court must be so recorded prior to lot or unit sales within the project served by the system, or upon completion of construction of the system, whichever occurs first. For those systems which are proposed to be maintained by county or municipal entities, final operation and maintenance documents must be received by the District when maintenance and operation of the system is accepted by the local governmental entity. Failure to submit the appropriate final documents referenced in this paragraph will result in the permittee remaining liable for carrying out maintenance and operation of the permitted system.

22. Each phase or independent portion of the permitted system must be completed in accordance with the permitted plans and permit conditions prior to the initiation of the permitted use of site infrastructure located within the area served by that portion or phase of the system. Each phase or independent portion of the system must be completed in accordance with the permitted plans and permit conditions prior to transfer of responsibility for operation and maintenance of that phase or portion of the system to a local government or other responsible entity.

23. Within 30 days after completion of construction of the permitted system, or independent portion of the system, the permittee shall submit a written statement of completion and certification by a registered professional engineer or other appropriate individual as authorized by law, using the supplied As-Built Certification Form No. 40B-1.901(16) incorporated by reference in Subsection 40B-1.901(16), F.A.C. When the completed system differs substantially from the permitted plans, any substantial deviations shall be noted and explained and two copies of as-built drawings submitted to the District. Submittal of the completed form shall serve to notify the District that the system is ready for inspection. The statement of completion and certification shall be based on on-site observation of construction (conducted by the registered professional engineer, or other appropriate individual as authorized by law, or under his or her direct supervision) or review of as-built drawings for the purpose of determining if the work was completed in compliance with approved plans and specifications. As-built drawings shall be the permitted drawings revised to reflect any changes made during construction. Both the original and any revised specifications must be clearly shown. The plans must be clearly labeled as "as-built" or "record" drawing. All surveyed dimensions and elevations shall be certified by a registered surveyor. The following information, at a minimum, shall be verified on the as-built drawings:

- a. Dimensions and elevations of all discharge structures including all weirs, slots, gates, pumps, pipes, and oil and grease skimmers;
- b. Locations, dimensions, and elevations of all filter, exfiltration, or underdrain systems including cleanouts, pipes, connections to control structures, and points of discharge to the receiving waters;

c. Dimensions, elevations, contours, or cross-sections of all treatment storage areas sufficient to determine stage-storage relationships of the storage area and the permanent pool depth and volume below the control elevation for normally wet systems, when appropriate;

d. Dimensions, elevations, contours, final grades, or cross-sections of the system to determine flow directions and conveyance of runoff to the treatment system;

e. Dimensions, elevations, contours, final grades, or cross-sections of all conveyance systems utilized to convey off-site runoff around the system;

f. Existing water elevation(s) and the date determined; and

g. Elevation and location of benchmark(s) for the survey.

24. The operation phase of this permit shall not become effective until the permittee has complied with the requirements of the condition in paragraph 23 above, the District determines the system to be in compliance with the permitted plans, and the entity approved by the District in accordance with Rule 40B-4.2035, F.A.C., accepts responsibility for operation and maintenance of the system. The permit may not be transferred to such approved operation and maintenance entity until the operation phase of the permit becomes effective. Following inspection and approval of the permitted system by the District, the permittee shall request transfer of the permit to the approved responsible operation and maintenance operating entity if different from the permittee. Until the permit is transferred pursuant to Rule 40B-4.1130, F.A.C., the permittee shall be liable for compliance with the terms of the permit.

25. Should any other regulatory agency require changes to the permitted system, the permittee shall provide written notification to the District of the changes prior to implementation so that a determination can be made whether a permit modification is required.

26. This permit does not eliminate the necessity to obtain any required federal, state, local and special District authorizations prior to the start of any activity approved by this permit. This permit does not convey to the permittee or create in the permittee any property right, or any interest in real property, nor does it authorize any entrance upon or activities on property which is not owned or controlled by the permittee, or convey any rights or privileges other than those specified in the permit and in this chapter and Chapter 40B-4, F.A.C.

27. The permittee is hereby advised that Section 253.77, F.S., states that a person may not commence any excavation, construction, or other activity involving the use of sovereign or other lands of the state, the title to which is vested in the Board of Trustees of the Internal Improvement Trust Fund without obtaining the required lease, license, easement, or other form of consent

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authorizing the proposed use. Therefore, the permittee is responsible for obtaining any necessary authorizations from the Board of Trustees prior to commencing activity on sovereignty lands or other state-owned lands.

28. Any delineation of the extent of a wetland or other surface water submitted as part of the permit application, including plans or other supporting documentation, shall not be considered specifically approved unless a specific condition of this permit or a formal determination under 40B-400.046, F.A.C., provides otherwise.

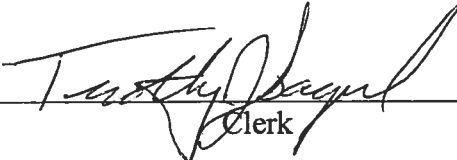
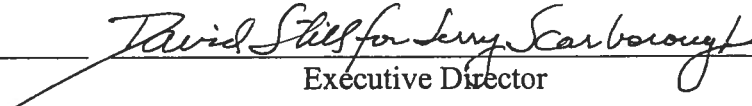
29. The permittee shall notify the District in writing within 30 days of any sale, conveyance, or other transfer of ownership or control of the permitted system or the real property at which the permitted system is located. All transfers of ownership or transfers of a permit are subject to the requirements of Rule 40B-4.1130, F.A.C. The permittee transferring the permit shall remain liable for any corrective actions that may be required as a result of any permit violations prior to such sale, conveyance or other transfer.

30. If historical or archaeological artifacts are discovered at any time on the project site, the permittee shall immediately notify the District.

31. The permittee shall immediately notify the District in writing of any previously submitted information that is later discovered to be inaccurate.

WITHIN 30 DAYS AFTER COMPLETION OF THE PROJECT, THE PERMITTEE SHALL NOTIFY THE DISTRICT, IN WRITING, THAT THE FACILITIES ARE COMPLETE.

Approved by  Date Approved 10-20-06
District Staff

 Clerk
 Executive Director

NOTICE OF RIGHTS

1. A person whose substantial interests are or may be determined has the right to request an administrative hearing by filing a written petition with the Suwannee River Water Management District (District), or may choose to pursue mediation as an alternative remedy under Section 120.569 and 120.573, Florida Statutes, before the deadline for filing a petition. Choosing mediation will not adversely affect the right to a hearing if mediation does not result in a settlement. The procedures for pursuing mediation are set forth in Sections 120.569 and 120.57 Florida Statutes. Pursuant to Rule 28-106.111, Florida Administrative Code, the petition must be filed at the office of the District Clerk at District Headquarters, 9225 C.R. 49, Live Oak, Florida 32060 within twenty-one (21) days of receipt of written notice of the decision or within twenty-one (21) days of newspaper publication of the notice of District decision (for those persons to whom the District does not mail actual notice). A petition must comply with Chapter 28-106, Florida Administrative Code.
2. If the Governing Board takes action which substantially differs from the notice of District decision to grant or deny the permit application, a person whose substantial interests are or may be determined has the right to request an administrative hearing or may chose to pursue mediation as an alternative remedy as described above. Pursuant to Rule 28-106.111, Florida Administrative Code, the petition must be filed at the office of the District Clerk at District Headquarters, 9225 C.R. 49, Live Oak, Florida 32060 within twenty-one (21) days of receipt of written notice of the decision or within twenty-one (21) days of newspaper publication of the notice of District decision (for those persons to whom the District does not mail actual notice). Such a petition must comply with Chapter 28-106, Florida Administrative Code.
3. A substantially interested person has the right to a formal administrative hearing pursuant to Section 120.569 and 120.57(1), Florida Statutes, where there is a dispute between the District and the party regarding an issue of material fact. A petition for formal hearing must comply with the requirements set forth in Rule 28-106.201, Florida Administrative Code.
4. A substantially interested person has the right to an informal hearing pursuant to Section 120.569 and 120.57(2), Florida Statutes, where no material facts are in dispute. A petition for an informal hearing must comply with the requirements set forth in Rule 28-106.301, Florida Administrative Code.
5. A petition for an administrative hearing is deemed filed upon receipt of the petition by the Office of the District Clerk at the District Headquarters in Live Oak, Florida.
6. Failure to file a petition for an administrative hearing within the requisite time frame shall constitute a waiver of the right to an administrative hearing pursuant to Rule 28-106.111, Florida Administrative Code.

7. The right to an administrative hearing and the relevant procedures to be followed is governed by Chapter 120, Florida Statutes, and Chapter 28-106, Florida Administrative Code.

8. Pursuant to Section 120.68, Florida Statutes, a person who is adversely affected by final District action may seek review of the action in the District Court of Appeal by filing a notice of appeal pursuant to the Florida Rules of Appellate Procedure, within 30 days of the rendering of the final District action.

9. A party to the proceeding before the District who claims that a District order is inconsistent with the provisions and purposes of Chapter 373, Florida Statutes, may seek review of the order pursuant to Section 373.114, Florida Statutes, by the Florida Land and Water Adjudicatory Commission, by filing a request for review with the Commission and serving a copy of the Department of Environmental Protection and any person named in the order within 20 days of adoption of a rule or the rendering of the District order.

10. For appeals to the District Courts of Appeal, a District action is considered rendered after it is signed on behalf of the District, and is filed by the District Clerk.

11. Failure to observe the relevant time frames for filing a petition for judicial review, or for Commission review, will result in waiver of the right to review.

CERTIFICATE OF SERVICE

I hereby certify that a copy of the foregoing Notice of Rights has been sent by U.S. Mail to:

MUGGRIDGE, WIMBERLY LIMITED, LLC
POST OFFICE BOX 111
CAMILLA, GA 31768

At 4:00 p.m. this 23rd day of Oct, 2006.



Jon M. Dinges
Deputy Clerk
Suwannee River Water Management District
9225 C.R. 49

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Live Oak, Florida 32060

386.362.1001 or 800.226.1066 (Florida only)

cc: File Number: ERP06-0534