



LAND USE*	TOTAL DEVELOPMENT (THROUGH 12-15-2025)
RETAIL	370,990 SF
HOTEL	240 ROOMS
HOSPITAL	375 BEDS
MEDICAL OFFICE	212,000 SF
DAY CARE CENTER**	5,000 SF
RESTAURANT	8,000 SF

NOTES:
 * Assisted Living Facility may be developed consistent with the approved Land Use Exchange Matrix.
 ** Day Care Center may be located anywhere within the Hospital's ownership parcel.
 *** Retention pond can be reconfigured within the east Medical Office/Restaurant parcel, subject to SWFWMD approval.

————— = DRI BOUNDARY (126.7 acres)
 - - - - - = HOSPITAL BOUNDARY (55.4 acres)

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DESIGNED: _____
 DRAWN: JEB
 CHECKED: JEB
 P.L.: _____
 CT

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PREPARED FOR:
 HCA HEALTH SERVICES OF FLORIDA, INC.
 3625 UNIVERSITY BOULEVARD SOUTH
 JACKSONVILLE, FLORIDA 32216

SHEET DESCRIPTION:
 MITCHELL RANCH PLAZA DRI
 MASTER DEVELOPMENT PLAN
 MAP H

NO.	DATE	REVISIONS	APPROVED BY
3	10/2010	REVISE POND	
2	9/2010	REVISE POND, DRIVE NAMES	
1	2/2010	ADDRESS 1st SUFFICIENCY RESPONSE	

JOB NO. 238-03
 EPN 222
 P.S. & P.C. NONE
 DATE 2/11/2010
 SHEET OF

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