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April 29, 2015

JOSH PHILPOTT
STANTEC
3800 COLONIAL BLVD.
SUITE 100
FORT MYERS, FL 33966

Re: GENOVA
CPA2015-00004
Map Amendment Application

Dear JOSH PHILPOTT:

Planning staff finds the above mentioned submittal is insufficient and further information is needed. The following comments pertain to the section of the application indicated.

II A. a TYPE, Text Amendment

Please note this amendment will require an amendment to Table 1(b), this is considered to be a text amendment.

III E. 1. a. Potential development of the Subject Property, Calculation of maximum allowable development under existing FLUM, Residential Units/Density

Please provide the total number of units that could be permitted with the current future land use category.

III E. 2. a. Potential development of the Subject Property, Calculation of maximum allowable development under proposed FLUM, Residential Units/ Density

Please provide the total number of units that could be permitted with the proposed future land use category.

IV A. 9. General Information and Maps, If applicant is not the owner, a letter authorizing the applicant to represent the owner.

Please provide a letter from the owner authorizing the applicant to represent the owner.

IV B. 1. Traffic Circulation Analysis

I-75 north and south Corkscrew Rd is within the 3 mile radius from the project and they should be included in the traffic analysis.

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IV B. 3. c. Public Facilities Impacts, Provide a letter from the appropriate agency determining the adequacy/provision of existing/proposed support facilities, including, Law enforcement

Please provide a letter from the Lee County Sheriff's Office stating they are able to serve the proposed development.

IV E. 2. Internal Consistency with the Lee Plan, List goals and objectives of the Lee Plan. Include an evaluation of all relevant policies under each goal and objective.

The applicant may wish to provide a more detailed narrative concerning consistency with Goal 19. Specifically, staff would recommend more detail relative to Objectives 19.1, 19.3, and 19.4; as well as Policies 19.1.1, 19.1.3, 19.2.1, 19.3.1, 19.4.2, 19.6.3, and 19.6.4. There may be other provisions that the applicant also wishes to address.

If I can be of any assistance or if you have any questions, please do not hesitate to call me at (239) 533-8585.

Sincerely,
DEPARTMENT OF COMMUNITY DEVELOPMENT
Planning Division



Brandon D Dunn, Principal Planner

Cc: *Planning file: CPA2015-00004*
Brandon Dunn