Block, Alvin

From: Al Quattrone [Al@qainc.net]
Sent: Wednesday, June 13, 2018 5:14 PM
To: Block, Alvin; Ennis, Audra; Sulzer, Jessica
Cc: Jeff Wright; Will Anderson Creighton; Brent Evans; Greg Stuart (greg@stuarturbandesign.com)
Subject: [EXTERNAL] RE: Insufficiency Letter for DCI2018-00003/The Pine Island 7-11 CPD

Chip

As you can imagine, we were hoping to be found sufficient based on our last submittal and per the meeting we recently had with Staff.

Comment #1: Regarding the bus stop, this comment came up on the March 30th sufficiency comment letter and we were advised by staff that LeeTran wanted a Fee-in-Lieu of improvements and we responded that we would address it at time of Development Order, which we have done with our most recent DO resubmittal (DO Case # DOS2018-00031).

Comment #2: Regarding the interconnection of our site to the commercial site to the west, this did not come up in the four prior reviews by Development Services and we feel it should not be a reason for a formal insufficiency letter. This comment was part of Development Services review of our Development Order and we are providing a future stub to the west in the event the parcel to the west is redeveloped in such a way that an interconnection would be feasible. We request this be a condition of the zoning approval. The DO Case # DOS2018-00031, addresses this comment.

Comment #3: Per our recent meeting on 05/30, which included the Creighton team, Jeff Wright, and John Fredyma. We discussed, and it was understood, that we should include the deviation in the event that the HEX feels a deviation is warranted since the property does have an alternate access to Nikki's Lane.

Therefore, we respectfully request our application to be deemed sufficient per LDC Section 34-373(d)(8)

Thanks,
Al Quattrone, P.E.

Quattrone & Associates, Inc.
Engineers, Planners & Development Consultants
4301 Veronica Shoemaker Boulevard
Fort Myers, FL 33916
239.936.5222 | QAINC.NET | f 239.936.7228

From: Toussaint, Tracy
Sent: Wednesday, June 13, 2018 2:45 PM
To: Al Quattrone ; Block, Alvin ; Ennis, Audra ; Workman, Elizabeth ; Sweigert, Rebecca ; Dunn, Brandon ; Evans, Marcus ; Warthen, David ; Wu, Lili
Subject: Insufficiency Letter for DCI2018-00003/The Pine Island 7-11 CPD

Dear Mr. Quattrone:

Attached, please find your copy of the Insufficiency Letter for DCI2018-00003/The Pine Island 7-11 CPD.

PLEASE NOTE: A hard copy of this will not be provided.

Thanks,

Tracy Toussaint
Administrative Specialist
Lee County DCD - Administration
Ttoussaint@leegov.com
(239) 533-8949 - Phone
(239) 485-8344 - Fax

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