

Comment Card

Community Planning Area:

San Carlos Island

Comments:

Do NOT replace the language
Policy 32.2.2 about expenditure of
public funds.

Do NOT approve the mixed use
overlay. More intense development
on San Carlos Island is needed

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments: _____

Lee Plan Amendments

Policy 1.1.14 - Benefits Private Bay
Harbor Marina Village project

Sec. 34-2175 Height Limitations - Benefits
Bay Harbor Marina Village project

Would allow a height of 230 feet - Bad!!!

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments: Policy 11.1.2 - Benefits Bay

Harbor Marina Village

Policy 11.2.7 - Benefits Marina Village

Objective 32.2 - Redevelopment
Benefits Bay Harbor Marina Village
with higher density

Policy 32.2.3 - DO NOT encourage
redemption that creates higher
density

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments: _____

Policy 32.3.4 - This should be the
DEP's call not County

Need to better educate the staff
on the San Carlos Island Community

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments: _____

I would like a meeting about
San Carlos Island on site

Joanne Lemmer
470-4993

jj37A@yahoo.com

(continue on back)

Comment Card

Community Planning Area:

San Carlos Island

Comments:

34-1749 - The plan does not include all the entire area.

Lee Plan Amendments
There was no desire for more commercial redevelopment

Policy 11.1.2 - Do not calculate entire project area for density

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments: Why was the main Oard area of the existing San Carlos Island Plan not included in new plan?

What will happen if they are left out of the new areas.

Policy 32.1.2 - What does "but not limited to" mean?

Policy 32.1.4 - Bad Language

(continue on back)

Comment Card

Community Planning Area: San Carlos

Comments: _____

We don't want the ~~the~~ Existing
Policy 32.2.2. to change Keep it!!

Do not Adopt Changes - Bad Planning

Keep the existing San Carlos Island
Overlay 33-1742 -

(continue on back)

32.3.3 - policy, use of "encourage" seems better suited as an objective

Goals don't provide for protection of existing residents

Concern/Question - who is responsible for taxes on slips @ end of FW and Ebb Tide properties.

Comment Card

Community Planning Area: SAN CARLOS ISLAND

Comments: I think All of this Rezoning is wrong
you need to leave the island alone, we don't
need more we need less, I live on the island
And the reason I do is because I like the small
Town feel, we don't want downtown Ft. Myers or
the beach problems, the more you bring in and build
the more drugs and Homeless and other problem
you bring in on us. fix what we have first then
TALK to us.

Michael Gomez

Continue on back

email to: PODPlanning@leegov.com

Comment Card

Community Planning Area: San Carlos Island

Comments:

The changes to the properties on San Carlos Blvd may help to renew and revitalize the area. The part that does not fit in is the change from 7 acres to 5 acres for the changing to the blue zone. Any proposed changes that make it easier for the large oversize development such as the one proposed by Bay Harbor are going to struggle to find community support. If you could change that portion you may find more support from the island community.

(continue on back)



Many of us moved here for the quaint fishing village and do not have an interest in creating another crowded space like Estero island.

P.S. I overheard misinformation regarding Margautgulle. You must be very frustrated hearing all the misinformation on this

Comment Card

Christy Hennessey
821 San Carlos Dr.
and Carmel, IN

Community Planning Area:

San Carlos mapping.

Comments: I had a nice conversation with Becky. My winter home is on the bay on San Carlos Drive. I would love to see Sunnyland GONE. My greatest interest is cleaning up Estero Blvd.'s approach to the Matanzas Pass Bridge. The junk yards, the area behind San Carlos Blvd. on South Street, are a terrible eyesore (I passed along photos I brought) Semmer Electric uses it as a dead semi trailer graveyard.

I don't personally think investors are going to hop onto building Ebb Tide or Bay Harbor with the current building ordinances — too expensive to build.

(continue on back)

At this meeting, there were people clearly impassioned with their way of life. I am on # San Carlos Bay on the water in the new homes being built on the 7 waterfront lots. I am →

not riled up by the proposed Bay Harbor because I don't think it is going to happen. That being said, it will look a far cry better than Buttonwood and Oak Streets... so I do like that.

I attended all the meetings for TPI-FMB and LOVE the final plan that was approved. It is going to raise the bar for ~~as~~ esthetics all up and down the island. The surrounding businesses are VERY excited. I whole-heartedly want a TPI "architecture"-look on San Carlos Island. These high rises are absurd. But then, I am on the other side of San Carlos Island.

Bottom Line: People have a right to sell their property. If trailer park owners want to sell, it is their legal right. It is their right to build within the current zoning ordinance. Prevent them from building within the "laws", they can file a lawsuit and win. Many people here don't know that.

Comment Card

Community Planning Area: SCI

Comments: 33-1742

Object to eliminating Water Dependent Overlay +
"consolidating" language + "simplify"
according to staff
In reality we are losing protections
in many areas on SCI
Keep existing Overlay

(continue on back)

Comment Card

Community Planning Area: San Carlos

Comments: Keep Existing San Carlos
development overlay 33-1742

We do not want existing
policy ~~to~~ change 32.2.2

Do Not adopt changes -
Bad Planning

(continue on back)

Comment Card

Community Planning Area: SCI

Comments: Appears changes were written by
Staff to accommodate
the Bay Harbor proposed development
This does not seem fair to
residents to have changes so
similar to what applicant is
asking

(continue on back)

Comment Card

Community Planning Area: SCI

Comments: new 1.1.14

Marina Village designation
reduces acreage from 7+ to 5

on site affordable housing
allows for very low, low and/or moderate

or - allows for only
moderate (median income ³80K)

too much do not see where this guarantees
leeway "affordable
housing"

(continue on back)

Comment Card

Community Planning Area: SCI

Comments: 33-1746
allows new uses that there
is not know need for on SCI
see prior list of existing businesses

(continue on back)

Comment Card

Community Planning Area: SCI

Comments: 32.4 Transportation
remain "F" road & yet more development
density is allowed
monitor situation does not
help make improvements

32.4.1. - coordinate traffic movement
traffic on SCI definitely a problem
Residents can not access
homes or business

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments: Goal 32 -

- do not recall commercial redevelopment to serve the Island
- was high priority at Community workshop
- preserving neighborhood
- opposed higher density

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments:

Policy 32.1.4

proposed changes in language allows for
almost unlimited change -
SCI loses protections in place

32.1.2 - "but not limited to"

language takes away protections from old 32.1.2

Policy 32.1.1

reduces language of 1 page to 3 sentences -
again SCI loses protections

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments: Lee Plan "use of Mixed Use Overlay"

w/o increasing potential density
overwhelming response at Community Meeting
- No increased density -

Policy 11.2.7

Old policy does not allow

use of non-residential uses in density
calculations

(continue on back)

Comment Card

Community Planning Area: SAN CARLOS ISLAND

Comments: _____

NO!

W. Summer

(continue on back)

3/20/19

Comment Card

Community Planning Area: San Carlos Island

Comments: _____

Goal 32: Needs to include language re: maintaining current residential integrity.

Policy 32.3.3 (and others) use the word "Encourage". This seems more like an 'objective' rather than 'Policy'

Completely object to the building heights being proposed in the Manna Village category. This is just asking for high rise condos & hotels. This island and area is too small

(continue on back)



for such large buildings.

Could be more clear about changing

DRMULWD to Marina Village designation.
Seems like a category was being added
rather than replaced.

Comment Card

Community Planning Area: _____

Comments: _____

DONT CHANGE SAN CARLOS ISLAND

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments: _____

We are concerned by the planning of Marina Village. We have only one way out from Main St besides Buttonwood. We cannot support a huge development and we are against becoming a parking lot for Esteria Blvd. Please stop this.

K. Crawford Port Carlos Cove

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments:

1. Thought this was a meeting - that plans would be explained. Instead we have another opportunity for the county to say "we're listening" when you really "just do this for no real reason. You will do whatever you want, not what long-time or even newer SCI residents want."
2. We like our small community feel here. That's why we choose to be here. What you propose will ruin what we have. No thanks.

(continue on back)

Comment Card

Community Planning Area: _____

Comments: opens the door to over development
we don't want high rises or big development

Resolution # 78-316

Whereas, it is recognized by the BOCC that
increased density on Estero Island and San Carlos Island
is detrimental to the health, safety and welfare
of the general public and those vicinities, and, ...

(continue on back)

Comment Card

Community Planning Area: _____

Comments: We want San Carlos Island
left like it is.

We do not want more development
in ~~the area~~ in our area

And we do not want To be a Parking
lot for FMB

(continue on back)

Comment Card

Community Planning Area: SAN CARLOS ISLAND

Comments:

YOU DONT LISTED - WE WANT TO STAY
A SMALL VILLAGE - NO HIGH RISES OVER
3 STORIES.

NO OFF ISLAND PARKING.

YOU ARE A BUNCH OF CARPET BAGGERS
COMING TO RAPE & PILLAGE OUR ISLAND.

WHO IS PAYING YOU TO DO THIS.
HOW MANY MILLIONS HAVE COUNTY STAFF

SPENT HELPING BAY HARBOR.

Comment Card

Community Planning Area: _____

Comments: _____

DO NOT WANT this
Proposal on SAN Carlos
To MANY People for
amount of space
Too ~~big~~ much Traffic

(continue on back)

Comment Card

Community Planning Area:

Jay Cidlers Island

Comments:

Stop the Density
No High Rise Buildings

(continue on back)

Comment Card

Community Planning Area: SAN CARLOS ISLAND

Comments:

A 230 FT HIGH RISE BUILDING DOES NOT
FIT ON OUR ISLAND. NEITHER DOES A PARKING
LOT FOR THE RESORT ON FORT MEERS BEACH.

WE, THE RESIDENTS OF THIS ISLAND COMPLETELY
OBJECT TO YOUR PLANS TO RUIN IT FOR THE
PEOPLE THAT LIVE HERE.

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments: _____

Stop density. - Bad staff
planning. Incorrect information
Only benefits Bay Harbor Marina Village!!

(continue on back)

Comment Card

Community Planning Area: _____

Comments:

Stop! The density is
unacceptable. Please Do Not
Change the Island by allowing
High Rise

(continue on back)

48 Emily Ln
Richard Powers

Comment Card

Community Planning Area: San Carlos Island

Comments: _____

The proposed plan is Not
Acceptable -

Includes high rises, increased density,
Did not listen to our concerns.

(continue on back)

More to Follow

Comment Card

Community Planning Area: _____

Comments: I am concerned with emergency services response time. I live with the possibility of having another stroke. The longer the response time the more brain I lose or more.

(continue on back)

Comment Card

Community Planning Area: SAN CARLOS ISLAND

Comments: POLICY 11.1.2 RESIDENTIAL DENSITY SHOULD
BE CALCULATED ON THE SPECIFIC "RESIDENTIAL"
AVERAGE NOT THE WHOLE PROJECT

NO DEVELOPMENT OVER 75 FEET HIGH

(continue on back)

Comment Card

Community Planning Area: SAN CARLOS ISLAND

Comments: I AM NOT IN FAVOR OF CHANGE THE RULES
WE HAVE BEEN LIVING BY FOR YEARS. THEY HAVE
SERVED US WELL. THROWING THE LID OFF
PANDORA'S BOX WILL DESTROY THIS TINY ISLAND
KEEP OUR RULES IN PLACE

THERE IS A DISTINCT FENCE HERE WITH
RESIDENTS ON ONE SIDE AND MONEY MONGERS
ON THE OTHER

(continue on back)

Comment Card

Community Planning Area: SAN CARLOS ISLAND

Comments: I am not in favor of your changes to our
comp plan. We need to focus on fixing our area
with local people if possible & keeping the large
developers away! This is our home please
don't ruin it, I've love our island the way
it is.

(continue on back)

Comment Card

Community Planning Area: _____

Comments:

Don't want any more density on the Island. Liked how it was that's why we bought here for our retirement. It will bring too much traffic + people. Also don't need parking on San Carlos for Ft Myers Beach. Let them knock something down for a parking lot over on the Beach.

No off island Parking

No

(continue on back)

How much money has been spent on Helping Bay Harbor By County staff.

Comment Card

Community Planning Area: SAN CARLOS ISLAND

Comments: NOTHING OVER 75 FEET HIGH

(continue on back)

Comment Card

Community Planning Area: SAN CARLOS ISLAND

Comments:

THE PRESENT HEIGHT LIMIT IS 35 FT.
LEAVE IT THAT WAY!!!

(continue on back)

Comment Card

Community Planning Area: _____

Comments: _____

HAVE TRAFFIC PEOPLE AT WORKSHOPS
TO EXPLAIN IMPROVEMENTS PLANNED/
TO BE IMPROVED BY URBAN AND BAY HARBOR
ON MAIN STREET
STREET SCAPING

(continue on back)

Comment Card

Community Planning Area: San Carlos Island

Comments: Can't get off island now so how do you expect 100'+ big. people additional + retail parking to help anyone other than CO. coffers!

Unrealistic heights. Guess need to annex to FMB to keep down height.

(continue on back)

Comment Card

Community Planning Area: San Carlos Isl

Comments:

Did Not listen at
community meeting last
year

(continue on back)

Comment Card

Community Planning Area:

San Carlos Island

Comments:

Pine Ridge to Bridge - 1 lane (outer) east
+ 1 lane west (outer lane) for Trolleys only

1 lane east + 1 lane west automobiles

Center lane for Turning and landscaped median
where appropriate

This would encourage more trolley ridership since
trolley would get to beach faster -

(continue on back)

Comment Card

Community Planning Area:

San Carlos Island

Comments:

ADD SIDEWALK TO Buttonwood -
At least From San Carlos Blvd to the
curve in front of Sportsmans Cove.

(continue on back)

Comment Card

Community Planning Area: South of Main St.

Comments: From the answers we received to our
questions, it sounds like the proposed changes
are reasonable, concerning the water depen-
dent zone.

If you would like to ask us for further
comment, call 517-605-3307. Joe Zilke

(continue on back)

Comment Card

Community Planning Area: SAN CARLOS ISLAND

Comments:

Continuing mixed use / Retail on ground
floor & residential above - (allow double dip)

(continue on back)

Comment Card

Community Planning Area: _____

Comments: There was NO presentation !!

~

The material was already available online.

You wasted my time

Carol Gunglin

(continue on back)

Comment Card

Community Planning Area: _____

Comments: _____

I don't agree with the
plan.

(continue on back)

Comment Card

Resident of

Community Planning Area: Oak St.

Comments:

What has Estero Island done for San Carlos Is. - I object to having parking for the beach unless San Carlos benefits financially from this.

I object to the greedy amount of Hight Day Harbor... 20 stories (that completely changes the character of the Home I bought 20 yrs. ago. What about sewer? What about water? Will there be pollution? you bet + who will clean it up?

We have manatees in that canal. What becomes of them?

(continue on back)

Comment Card

Community Planning Area: OAK STREET

Comments: I AM OPPOSED TO USING LOW INCOME HOUSING FOR 7 YRS AS A PLOY TO BUILD LARGE DENSITY CONDOS/APTS.

I DO NOT WANT TO PROVIDE PARKING FOR FT. MYERS BEACH. THE BEACH SHOULD NOT BENEFIT FROM MY TAX DOLLARS

I'M OPPOSED TO ANYTHING OVER 7 STORIES OR HUGE PARKING STRUCTURES IN MY BACK YARD. BAY HARBOR SHOULD NOT BE ALLOWED TO CRAM HUNDREDS OF PEOPLE ON 7 ACRES.

(continue on back)

NO ROOFTOP GREEN SPACE!

PLEASE CONSIDER TRAFFIC AS LEAVING THE ISLAND REQUIRES HOURS TO RETURN. I.



Town of Fort Myers Beach

Anita Cereceda
Mayor

Ray Murphy
Vice Mayor

Joanne Shamp
Council Member

Bruce Butcher
Council Member

Rexann Hosafros
Council Member

March 20, 2019

Mikki Rozdolski
Planning Manager
Lee County Community Development Department
Fort Myers, FL, 33901

Dear Mrs. Rozdolski,

We have noticed that Lee County staff has proposed few changes to the Lee Plan that will adversely effect traffic to Town of Fort Myers Beach. Mixed use overlay and future land use change from Industrial to Urban Community along San Carlos Blvd will increase the entitlements. These proposed changes will increase to the currently unacceptable traffic delays into and around Fort Myers Beach.

The Town Council of Fort Myers Beach object to increases in development without the current and future traffic conditions being mitigated prior to any enhanced development. We request that no new development entitlements be granted until a plan of action and funding for improvements are identified and the improvements are implemented.

Sincerely,

Jason W. Green, AICP, CFM
Community Development Director







