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Writer's Direct Dial Number: 239-533-8372

January 13, 2023

Margaret Emblidge
Agnoli, Barber & Brundage, Inc
7400 Trail Blvd., Ste 200
Naples, FL 34108

Re: The Nest SWFL
DCI2022-00004 - Minor PD

Dear Margaret Emblidge:

The Zoning Section has reviewed the information provided for the above zoning application. The Land Development Code requires additional information for the application to be sufficient. Please respond to each requirement not satisfied on the attached checklists. For your assistance, we have enclosed any additional memoranda from the various Lee County reviewing agencies.

A public hearing date will not be scheduled until a complete application is submitted.

If you do not provide the requested supplements or corrections within 30 calendar days of this letter, the Code requires that this application be considered withdrawn. Please feel free to contact me or the staff reviewers if you have any questions.

Sincerely,

DEPARTMENT OF COMMUNITY DEVELOPMENT
Zoning Section

Electronically signed on 1/13/2023 by
Chahram Badamtchian, Planner, Senior

Margaret Emblidge
Agnoli, Barber & Brundage, Inc
Re: The Nest SWFL
DCI2022-00004
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Environmental Review:

Please indicate how much impervious is being proposed within the CPD tract. Section 10-415 states that a large development (a project of ten acres or more in land area or two acres or more in impervious area) must provide 30% open space. If the CPD parcel contains over 2 acres of impervious, the MCP will have to demonstrate 30% open space.

The ETAC meeting held on 1/10/23 discussed the possibility of site reconfiguration prior to approval from ETAC. Project cannot be found sufficient until ETAC makes a recommendation.

Please contact Camryn Siverson at CSiverson@leegov.com or by calling 239-533-8313 with any questions regarding the above review comments.

Natural Resources Review:

Please provide a revised bald eagle management plan as discussed during the 1/10/23 Eagle Technical Advisory Committee (ETAC) meeting. Items discussed include but are not limited to best management practices, commercial uses, and potential site design change. The Project cannot be found sufficient until ETAC makes a recommendation.

Please contact Nicholas DeFilippo at NDeFilippo@leegov.com or by calling 239-533-8983 with any questions regarding the above review comments.