



COURTESY NOTICE TO ADJACENT PROPERTY OWNERS OF RECEIPT OF ZONING APPLICATION

Date: July 31, 2024

Case Number: DCI2024-00023

Case Name: JBRA CPD

Request: Request to rezone 0.6± acres from Two-Family Conservation (TFC-2) and Commercial (C-1) to Commercial Planned Development (CPD) to allow a 2,840-square-foot package store and a commercial parking lot.

Location: 810 and 816 South St., and 19260 San Carlos Blvd., Iona/McGregor Planning Community, Lee County, FL.

PROPERTY OWNER'S REPRESENTATIVE: Patty Kulak
Rvi Planning + Landscape Architecture
(609) 477-8465

Lee County Planner: Adam Mendez
(239) 533-8325

This is a courtesy notice. A public hearing date has not yet been set. You will receive another notice once the hearing date and time have been established.

The electronic file may be reviewed Monday through Friday between the hours of 7:30 a.m. and 4:30 p.m. at the Lee County Zoning Division, 1500 Monroe St., Fort Myers, FL 33901. You may also view and track this zoning case online, through eConnect at <https://aca.leegov.com>. Call 239-533-8585 for additional information.

SAN CARLOS ISLAND ANNEX LLC
103 15TH AVE NW #200
WILLMAR MN 56201

UNKNOWN HEIRS OF
1130 MAIN ST
FORT MYERS BEACH FL 33931

OLSEN MARINE HOLDINGS LLC
12191 CORCORAN PL
FORT MYERS FL 33913

UNKNOWN HEIRS OF
1130 MAIN ST
FORT MYERS BEACH FL 33931

WEHMEYER ALLEN & CHRISTINE
1644 HICKORY CIR NE
SOLON IA 52333

SAN CARLOS LODGE INC
JOEL HALL
5861 N COUNTY RD 375 E
PITTSBORO IN 46167

HANDS DAVID RICHARD &
777 SAN CARLOS DR
FORT MYERS BEACH FL 33931

CONRAD RONALD J SR & SANDRA
440 RAYMOND PL #6
DUBUQUE IA 52001

BRASWELL JOHN AUBURN TR
1796 BALVENIE
BRENTWOOD TN 37027

WOLFS RUDOLPH & VERONICA
801 SAN CARLOS DR
FORT MYERS BEACH FL 33931

WOLFS RUDOLPH + VERONICA
801 SAN CARLOS DR
FORT MYERS BEACH FL 33931

RIFICI JOHN & GIOVANNA
805 SAN CARLOS DR
FORT MYERS BEACH FL 33931

LEA RONALD A & BARBARA K
807 SAN CARLOS DR
FORT MYERS BEACH FL 33931

LANGLEY COLIN MARK +
130 PEARL ST
FORT MYERS BEACH FL 33931

AIKENS GREGORY J L/E
14012 WOLL DR
LAKEVIEW OH 43331

NADEAU THOMAS R +
945 SAN CARLOS DR
FORT MYERS BEACH FL 33931

LEE COUNTY
PO BOX 398
FORT MYERS FL 33902

RAJB LLC
3618 FOWLER ST #D
FORT MYERS FL 33901

JBRA JUNIOR LAND HOLDINGS LLC
3618 FOWLER ST #D
FORT MYERS FL 33901

SAN CARLOS FAMILY RESORT LLC
361 SEMINOLE WAY
FORT MYERS BEACH FL 33931

LINK G ARDEN & DOROTHY G TR
7692 SCHOOLHOUSE LN
ZIONSVILLE PA 18092

SFFC LLC
17911 PALM CIRCLE
FORT MYERS BEACH FL 33931

19170 SAN CARLOS CORP
19170 SAN CARLOS BLVD
FORT MYERS BEACH FL 33931

JBRA JUNIOR LAND HOLDINGS LLC
3618 FOWLER ST
FORT MYERS FL 33901

BON AIR INVESTORS GROUP LLC
13177 N EASTSHORE DR
SYRACUSE IN 46567

SAN CARLOS LODGE INC
JOEL HALL
5861 N COUNTY RD 375 E
PITTSBORO IN 46167

LEE COUNTY
PO BOX 398
FORT MYERS FL 33902

MAJD LLC
4109 W RIVERSIDE DR
FORT MYERS FL 33901

D + R GRANITE AND MARBLE LLC
2419 SE 8TH PL
CAPE CORAL FL 33990

PETRO OF SOUTH FLORIDA INC
8673 LITTLETON RD
N FT MYERS FL 33903

OAK STREET TRADERS LLC
786 OAK ST
FORT MYERS BEACH FL 33931

OAK STREET TRADERS LLC
786 OAK ST
FORT MYERS BEACH FL 33931

LEMONS UNLIMITED LLC
6875 ESTERO BLVD
FORT MYERS BEACH FL 33931

D + R GRANITE AND MARBLE LLC
2419 SE 8TH PL
CAPE CORAL FL 33990

SAN CARLOS ISLAND ANNEX LLC
103 15TH AVE NW #200
WILLMAR MN 56201

RYAN BUTTONWOOD HOLDINGS LLC
6662 ESTERO BLVD APT 108
FORT MYERS BEACH FL 33931

MACER PAUL +
PO BOX 2521
FORT MYERS BEACH FL 33932

MAZE JOHN ORAN +
3808 HIRONDELLE LN
FLORISSANT MO 63034

SUSAN J WEED TRUST +
504 E BAKER ST
WARSAW IN 46580

JAMES + MARY LOU SMITH TRUST
1505 RANCH ROAD
WARSAW IN 46580

RICK WEED TRUST +
504 E BAKER ST
WARSAW IN 46580

AVINK CYNTHIA S TR
14222 GREEN ST
GRAND HAVEN MI 49417

YAKE JEFFRY L
19281 SAN CARLOS BLVD #8
FORT MYERS BEACH FL 33931

JAMIESON DARYL
8964 INKSTER RD
ROMULUS MI 48174

GULF COVE TRAILER PARK ASSN
19281 SAN CARLOS BLVD OFC
FORT MYERS BEACH FL 33931

MACER DEBRA
PO BOX 2521
FORT MYERS BEACH FL 33932

ABATE MIKE J & LORRI K
10525 WINE PALM RD
FORT MYERS FL 33966

LONERGAN JOHN R &
8500 BIG MANGROVE DR
FORT MYERS FL 33908

TROYER MARTIN & TERI
1344 E GALYN ST
STURGIS MI 49091

SCHAUER RAYMOND W &
3830 TIFFANY LN
HERMITAGE PA 16148

COLEMAN PAMELA
19281 SAN CARLOS BLVD #30
FORT MYERS BEACH FL 33931

THOMPSON LESLIE A & GAYLE D
3107 160TH ST
BELMOND IA 50421

MILD RICHARD L JR &
2950 MOREFIELD RD
HERMITAGE PA 16148

LANIE JOE & CAROLYN
152 VILLEFRANCHE DR
WEST LAFAYETTE IN 47906

PINTAR JOSEPH M & BETTY L TR
9600 SUNSET COVE LN #116
FORT MYERS FL 33919

WASKO PAUL G & DEBORAH A
2280 FLEETWOOD DR
HERMITAGE PA 16148

COLLIER RUTH ANN TR
9055 BISMARK HWY
VERMONTVILLE MI 49096

SALEK LAVERNE J +
148 EMERALD LAND
FRUITLAND IA 52749

BURTON LARRY D & EVELYN M
4385 SOUTH TRIANGLE TRAIL
MONTICELLO IN 47960

KUROWSKY AUDREY
663 HAZEL ST
GIRARD OH 44420

VERWORN DAVID A
65598 300TH ST
WARROAD MN 56763

PAINE JOHN +
643 CATHY ANN DR
BOARDMAN OH 44512

HICKEY KATHY LYNN +
3876 MOREFIELD RD
HERMITAGE PA 16148

WERNER MITCHELL C +
827 DURHAM BROWN RD
SENECA SC 29678

MACDONALD JEFFREY
1542 ALMEDA WAY
FORT MYERS FL 33901

GIBSON MATTHEW W TR
22365 ALKIRE RD
CIRCLEVILLE OH 43113

BOLLENBACHER JAMES &
314 CANTERBURY DR
HURON OH 44839

BATES JAMES D +
2403 KEVIN ST
VENICE FL 34293

BODWAY ANTHONY J & TRACEY A
3002 PINE AVE SW
HOWARD LAKE MN 55349

GIBSON MATTHEW WILLIAM TR
22365 ALKIRE RD
CIRCLEVILLE OH 43113

HINKLE BEVERLY A TR
19281 SAN CARLOS BLVD #58
FORT MYERS BEACH FL 33931

YOUNG DAVID L +
15341 POWER DAM RD
DEFIANCE OH 43512

RODGERS MICHAEL J +
18 CAPTAIN TEACH RD
EAST SANDWICH MA 02537

GULF COVE TRAILER PARK ASSN
19281 SAN CARLOS BLVD OFC
FORT MYERS BEACH FL 33931

GULF COVE TRAILER PARK ASSN
19281 SAN CARLOS BLVD OFC
FORT MYERS BEACH FL 33931

GULF COVE INC
19281 SAN CARLOS BLVD OFC
FORT MYERS BEACH FL 33931

GULF COVE TRAILER PARK ASSN
19281 SAN CARLOS BLVD OFC
FORT MYERS BEACH FL 33931

GULF COVE INC
19281 SAN CARLOS BLVD OFC
FORT MYERS BEACH FL 33931

LEVI MICHAEL A &
825 SAN CARLOS DR
FORT MYERS BEACH FL 33931

HENNESSEY JOHN M &
10754 ELDORADO CIR
NOBLESVILLE IN 46060

815 SAN CARLOS LLC
101 BEACON DR
WILDER KY 41076

SHAW JOHN R & DEBRA G TR
811 SAN CARLOS DR
FORT MYERS BEACH FL 33931

ZOMBECK JOHN THOMAS &
3835 LINCOLN ST
DEARBORN MI 48124

JOLLY BARRY +
1097 RACETRACK RD
ALEXANDRIA KY 41001

TRIPP COLIN & LYNN
22672 MADISON ST
SAINT CLAIR SHORES MI 48081

HENNESSEY JOHN M &
10754 ELDORADO CIR
NOBLESVILLE IN 46060

MILLER SCOTT R & EMILY L
484 N 9TH ST
OSKALOOSA IA 52577

WELLS DANIEL & HILARY
1609 MILLIKAN
CHAMPAIGN IL 61822

Bruce Strayhorn
Strayhorn & Person, P.L.
2125 First Street, Ste. 201
Fort Myers, FL 33901

John Gallagher
JBRA Junior Land Holdings LLC
3618 Fowler Street, Ste. D
Fort Myers, FL 33901

Megan Strayhorn
Strayhorn & Persons. P.L.
2125 First Street
Suite 201
Fort Myers, FL 33901

NAPIER MARGARET
810 SOUTH ST
FORT MYERS BEACH, FL 33931

Patty Kulak
RVI Planning + Landscape Architecture
28100 Bonita Grande Drive
Suite 305
Bonita Springs, FL 34120

Stephanie Caldwell
Greensite Engineering, Inc.
13300-56 South Cleveland Ave
#611
Fort Myers, FL 33907

Yury Bykau
TR Transportation Consultants, Inc.
2726 Oak Ridge Court, Ste 503
Fort Myers, FL 33901

Email List Report

Wednesday, July 31, 2024
10:25:28 AM

Community	Name	Association
Iona/McGregor	Ron Inge	Inge and Associates, Inc.
Iona/McGregor	Scott Massengill	Lexington Country Club
Iona/McGregor	Barbara Curcio	Harbour Isle Master President
Iona/McGregor	Howard Wright	-