



Writer's Direct Dial # (239) 533-8542

Kevin Ruane
District One

December 12, 2024

Cecil L. Pendergrass
District Two

Ray Sandelli
District Three

Al Quattrone
4301 Veronica Shoemaker Boulevard
Fort Myers, FL 33916

Brian Hamman
District Four

Mike Greenwell
District Five

RE: Request for Administrative Amendment to MCP
Case No. ADD2024-00212

Dave Harner, II
County Manager

Dear Mr. Quattrone:

Richard Wm. Wesch
County Attorney

Donna Marie Collins
County Hearing
Examiner

The Zoning Section has reviewed the information provided for the above-referenced application. The Lee County Land Development Code (LDC) requires additional information for the application to be sufficient.

Please respond to the sufficiency review comments herein within thirty (30) calendar days of the date of this letter. This application may be considered withdrawn if no response is received within this timeframe.

Please feel free to contact me at KMuhammad@leegov.com or (239) 533-8542 if you have any questions.

Sincerely,
DEPARTMENT OF COMMUNITY DEVELOPMENT
Zoning Section
Electronically signed on 12/12/2024 by
Khalil Muhammad, Planner (Zoning)
Lee County Department of Community Development
Khalil Muhammad
Planner
KAM

December 12, 2024

Al Quattrone

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1. Zoning Review

A. Please provide communication between applicant and FDOT seeking approval of the roadway access relocation.

2. Environmental

- A. Provide an updated open space table and chart showing where 30% open space is being achieved. Open space is defined as a minimum area of 180 sq. ft. and 10 ft. wide.
- B. The application claims that trees were removed by FDOT. But the MCP for Z-13-015 does not show that buffers overlapped within the ROW. The northern boundary on Z-13-015 is measured at ± 453 , and this distance is the same on the new MCP. Pursuant to 34-174 (i) (2) e, revise the MCP to show all existing and proposed easements and explain further how the request to remove preserved trees is equal or better than what is already authorized or by what code requires.
- C. Pursuant to LDC 34-373 (a) (4), to approve the request administratively, demonstrate there are no changes to the indigenous preserve area that would negatively affect screening or buffering or the adjacent properties.