



Consolidated Review Comments

Record Number: [CPA2025-00013](#)

Department of Community Development
 Planning
 P.O. Box 398
 Fort Myers, FL 33902

Click the record number to open it in the eConnect/ACA portal.

Report Date: 04/23/2026

Record Type: Comprehensive Plan Amendment

Address: 13750 BONITA BEACH RD SE, BONITA SPRINGS, FL 34135

Project Name: White Willow CPA

Record Description: Amend the Future Land Use Map for the 47 +/- acre property from Density Reduction/Groundwater Resources to Outlying Suburban

Staff has reviewed the application submittal for the Lee Plan Amendment, CPA2025-00013, originally received 2025-12-19 00:00:00. Planning Staff finds that the application materials are insufficient and further information is needed. A public hearing date will not be scheduled until a complete application is submitted. If you do not provide the requested supplements of corrections within 90 days of this letter, this application will be considered withdrawn. Please feel free to contact Planning at (239) 533-8585 if you have any questions.

GENERAL COMMENTS:

The information below is an advisory summary of any significant issues identified for the project.

<u>Corrections</u>	<u>Review Comments</u>	<u>Reviewer</u>	<u>Status</u>	<u>Comment ID</u>
<u>Planning Review</u>				
Yes	REPEAT COMMENT: Policy 17.3.2 requires one public information meeting to be held for map amendments that fall within a community plan area. The community meeting must be completed, and all information included in Policy 17.3.4 must be provided before the application is found sufficient.	Lindsey Karczewski	Open	12
Yes	Please note on April 21, 2026, the BOCC gave staff direction to pursue amendments to the Southeast Lee Community Plan Area. These amendments may impact the requested comprehensive plan amendments.	Lindsey Karczewski	Open	24
Yes	Staff acknowledges comment regarding correspondence for letters of availability to the required agencies. For future applications, note that page 3 of a CPA application, under item #3, states that an application must include the applicant's correspondence/request to the responding agency to ensure the request is consistent with the application.	Lindsey Karczewski	Open	25

CORRECTIONS NEEDED:

Items marked Yes must be resolved before the plan review can be approved. Items marks "No" may be deferred to subsequent submittals and are not required to be addressed prior to approval of plans and documents.

REVIEWER CONTACT INFORMATION:

<i>Reviewer Name</i>	<i>Reviewer Email</i>	<i>Reviewer Phone</i>
Lindsey Karczewski	lkarczewski@leegov.com	239-533-8174