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April 7, 2016

Mr. John Dulmer, AICP
City of Bonita Springs Community Development
9220 Bonita Beach Road, Suite 109
Bonita Springs, FL 34135

RE: Pelican Landing RPD/CPD Amendment - PD15-23496

Dear Mr. Dulmer:

At the February 3, 2016 City Council Hearing, council voted unanimously to remand the subject PD amendment to the Bonita Springs Zoning Board. The PD amendment was remanded to the Planning and Zoning Board for the sole purpose of evaluating the zoning application under the Lee Plan requirements. The staff and the City attorney indicated that there was no evaluation of consistency of the application with the Lee Plan. It is our understanding that the hearing before the zoning board will be limited to an evaluation of plan consistency.

In a follow up meeting with Community Development staff, the applicant was asked to complete a Lee County PD Amendment Application, and to provide the Comprehensive Plan Consistency Analysis for the proposed amendment based on the Outlying Suburban Future Land Use Category.

Attached hereto is the completed Lee County PD Amendment Application, which includes the project narrative and Comprehensive Plan Consistency Analysis. We have also provided project narratives relating to water, sewer, and environmental data for the project. No modifications are necessary to the proposed DRI, which is being modified through the Chapter 380.06 (19) (e) 2 f.s. change process. That pending application can continue to proceed simultaneously with the RPD/CPD amendment.

Once you have reviewed this information we appreciate an opportunity to meet with you and your staff. Please feel free to contact Ms. Neale Montgomery at 239-336-6235 or me if you have any questions.

Sincerely,

A handwritten signature in blue ink that reads 'D. Wayne Arnold'. The signature is stylized and cursive.

D. Wayne Arnold, AICP

Cc: Barry Ernst
Neale Montgomery
GradyMinor File