



Civil Engineers • Land Surveyors • Planners • Landscape Architects

March 15, 2018

Nancy Gundlach  
Principal Planner  
Land Development Services  
Growth Management Division  
2800 North Horseshoe Drive  
Naples, FL 34104

**RE: Review Letter 2: Planned Unit Development Amendment  
PL20170002496  
Fiddlers Creek – Marco Shores PUD**

Dear Ms. Gundlach,

This correspondence is our formal response to the sufficiency review letter provided to us on March 7, 2018. Responses to staff comments have been provided in **bold**.

*Rejected Review: Environmental Review*

*Reviewed By: Craig Brown*

*Email: CraigBrown@colliergov.net Phone #: (239) 252-2548*

Correction Comment 1:

Why are some areas labeled Preserve and some Reserve? (LDC 3.05.07 H.1.).

Why is preserve not in Land Use Summary, only in subnotes?

Please revise the Land Use Summary Table Fiddler's Creek Planned Unit Development (Unit 30). (Page 9 of 72)

Add "Preserve" instead of "Reserve".

BrownCraig 02/26/2018

**Response:**

**The word Reserve has been replaced with the word Preserve as requested.**

*Rejected Review: Public Utilities - PUED Review*

*Reviewed By: Eric Fey*

*Email: EricFey@colliergov.net Phone #: (239) 252-2434*

Correction Comment 1:

9/11/2017: Both commercial tracts are within the potential well field area for the future Southeast Regional Water Treatment Plant (SERWTP). Please consider adding a commitment to provide well site easements and call me to discuss specifics.

2/26/2018: The requested well site should contain approximately 4,000 square feet with the preferred dimensions being 50' x 80' and access being on the longer side, via Sandpiper Dr. A County Utility Easement shall be dedicated for the well site and as needed for maintenance access and raw water transmission facilities. A temporary construction easement shall also be provided as needed to construct the well site improvements in the final, approved location. The location of the well site shall satisfy all setback distances required per Chapter 62-532 of the Florida Administrative Code. The easement is to be dedicated, subject to compensation at fair market value of the land or equivalent impact fee credit pursuant to Section 74-205 of the Collier County Code of Ordinances, at the time of plat recording or Site Development Plan permitting, unless waived at that time by the Public Utilities Department. Please incorporate these details into the language for commitment B(6) in Section 12.4 of the PUD document, and coordinate the revised language with the County Attorney's Office prior to resubmittal.

**Response:**

**At the County's request, the property owner has considered providing well sites. We have revised the County's proposed language regarding the well site so it is acceptable to the property owner. If the revised language is not acceptable to the County, the property owner will not add a commitment to provide well site easements.**

*Rejected Review: County Attorney Review*

*Reviewed By: Heidi Ashton-Cicko*

*Email: heidiashton@colliergov.net Phone #: (239) 252-8773*

Correction Comment 3:

Miscellaneous Corrections: Regarding July 25, 2017 PUD document: p.17 Please provide documentation to show the location of parcels 21, 22, 60, 61, 62, 64, 65, 66, 67, 68, 69 and 70? Response letter says it is on the existing master plan. 2-27-18 Please provide a legible version of the existing master plan.

**Response:**

**A copy of the more legible master plan is included.**

Correction Comment 7:

Miscellaneous Corrections: Is the entrance exhibit to be attached to the PUD Ordinance? Or is this only a visual aid for the hearing.

Nancy Gundlach

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PUD

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**Response:**

**This exhibit is only for a visual aid.**

Correction Comment 8:

Miscellaneous Corrections: Please make the changes noted on my 2-27-18 review.

**Response:**

**The changes are incorporated into the PUD as requested.**

Please contact either Richard Yovanovich at 435-3535 or me if there are any questions.

Sincerely,

A handwritten signature in blue ink, appearing to read "D. Wayne Arnold". The signature is stylized with a large, sweeping "D" and a long, horizontal stroke extending to the right.

D. Wayne Arnold, AICP

cc: FCC Commercial LLC  
Aubrey J. Ferrao  
Tony DiNardo  
Joseph Livio Parisi, Esq.  
Jazer Challenger  
Richard D. Yovanovich, Esq.  
GradyMinor File