

## Sharon Umpenhour

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**From:** GundlachNancy <Nancy.Gundlach@colliercountyfl.gov>  
**Sent:** Friday, December 07, 2018 2:47 PM  
**To:** FeyEric  
**Cc:** Wayne Arnold; ryovanovich@cyklawfirm.com; Michael Herrera; BellowsRay; WeeksDavid  
**Subject:** RE: PL20180002899 Journey's End (PUDZ)

Hi Eric,

I have researched this and have confirmed that the 100-foot wide greenbelt was part of a zoning re-evaluation in 1992. Unless someone, somewhere has an objection, I am o.k. with the removal of the 100-foot wide greenbelt.

Respectfully,

*Nancy*

Nancy Gundlach, AICP, PLA  
Principal Planner  
Zoning Services

(239)252-2484

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**From:** GundlachNancy  
**Sent:** Thursday, November 29, 2018 1:01 PM  
**To:** FeyEric <Eric.Fey@colliercountyfl.gov>; Wayne Arnold <WArnold@gradyminor.com>  
**Cc:** ryovanovich@cyklawfirm.com; Michael Herrera <MHerrera@gradyminor.com>  
**Subject:** RE: PL20180002899 Journey's End (PUDZ)

Hi Eric,

I will research this and will let you know. It may take a week or so.

Wayne,

If you can provide any research that you might have, please do so.

Thank you-

Respectfully,

*Nancy*

Nancy Gundlach, AICP, PLA  
Principal Planner  
Zoning Services

(239)252-2484

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**From:** FeyEric  
**Sent:** Thursday, November 29, 2018 9:24 AM  
**To:** Wayne Arnold <[WArnold@gradyminor.com](mailto:WArnold@gradyminor.com)>; GundlachNancy <[Nancy.Gundlach@colliercountyfl.gov](mailto:Nancy.Gundlach@colliercountyfl.gov)>  
**Cc:** [ryovanovich@cyklawfirm.com](mailto:ryovanovich@cyklawfirm.com); Michael Herrera <[MHerrera@gradyminor.com](mailto:MHerrera@gradyminor.com)>  
**Subject:** RE: PL20180002899 Journey's End (PUDZ)

Assuming that to be the case, Nancy, would you support eliminating the 100' green belt along the east property line given that the adjacent CCWSD property was rezoned from Agricultural (A) to Public Use (P) in 2007, 15 years after imposition of that condition?

Respectfully,

Eric Fey, P.E.  
Senior Project Manager



Public Utilities Engineering & Project Management Division  
Continuous Improvement

**NOTE: Email Address Has Changed**

3339 Tamiami Trail East, Suite 303, Naples, Florida 34112-5361  
Phone: 239.252.1037 Cell: 239.572.0043

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**From:** Wayne Arnold <[WArnold@gradyminor.com](mailto:WArnold@gradyminor.com)>  
**Sent:** Thursday, November 29, 2018 8:21 AM  
**To:** FeyEric <[Eric.Fey@colliercountyfl.gov](mailto:Eric.Fey@colliercountyfl.gov)>  
**Cc:** [ryovanovich@cyklawfirm.com](mailto:ryovanovich@cyklawfirm.com); Michael Herrera <[MHerrera@gradyminor.com](mailto:MHerrera@gradyminor.com)>; GundlachNancy <[Nancy.Gundlach@colliercountyfl.gov](mailto:Nancy.Gundlach@colliercountyfl.gov)>  
**Subject:** RE: PL20180002899 Journey's End (PUDZ)

Eric, I spoke with David Weeks and he indicated that none of the original files exist that would have been created for each parcel evaluated under the old zoning re-evaluation program. David didn't recall specifically a basis for the 100' greenbelt, but he suspects it was simply to insure an appropriate buffer for higher density zoning to transition to lower density lands that did not have urban densities at that time. They clearly were not based on any environmental assessment given that the 100' can be used for water management, etc.

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**From:** FeyEric <[Eric.Fey@colliercountyfl.gov](mailto:Eric.Fey@colliercountyfl.gov)>  
**Sent:** Wednesday, November 28, 2018 11:40 PM  
**To:** Wayne Arnold <[WArnold@gradyminor.com](mailto:WArnold@gradyminor.com)>  
**Cc:** [ryovanovich@cyklawfirm.com](mailto:ryovanovich@cyklawfirm.com); Michael Herrera <[MHerrera@gradyminor.com](mailto:MHerrera@gradyminor.com)>; GundlachNancy <[Nancy.Gundlach@colliercountyfl.gov](mailto:Nancy.Gundlach@colliercountyfl.gov)>  
**Subject:** PL20180002899 Journey's End (PUDZ)

Wayne,

At the subject pre-application meeting on 10/30/18, we discussed the 100' green belt required along the east and south property lines of the Journey's End property, pursuant to Ord. 92-77. As I mentioned at the end of the meeting, we have a similar restriction on our adjacent parcel at 1300 Manatee Rd, more particularly a 100' setback on all sides of the

property, pursuant to Ord. 07-56. Based on the attached email, it appears our condition was imposed by the Planning Commission. I have requested the agenda item and minutes for RZ-2005-AR-7271, which was heard at the 1/4/2007 CCPC meeting. I will let you know what I learn once I receive the requested documents.

Have you gained any historical context on the 100' green belt condition? I imagine this was also a condition imposed by the Planning Commission.

Respectfully,

Eric Fey, P.E.  
Senior Project Manager



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