



Consolidated Review Comments

Record Number: [DCI2025-00008](#)

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

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

Report Date: 07/07/2026

Record Type: Planned Development

Address: 350 HOMESTEAD RD S, LEHIGH ACRES, FL 33936

Project Name: Wildcat RPD

Record Description: Rezone 139.10+/- acres from RM-2 and AG-2 to RPD to allow up to 600 residential units, limited to single family detached and two family detached.

The Zoning Section has reviewed the submission package for the above-referenced application in accordance with the submittal requirements contained in the Lee County Land Development Code (LDC). Please be advised that the application is insufficient at this time. The application cannot be deemed sufficient for public hearing until the deficiencies provided in the attached comments are addressed.

If you are unable to resubmit within thirty (30) days of this letter, you may request an extension and waive the statutory review deadlines set forth in F.S. 125.022 by completing and returning the [Request for Waiver Form](#).

If you have any questions prior to resubmitting, please contact the lead reviewer for a meeting to discuss the attached comments.

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>Environmental Review</u>				
Yes	Environmental: 1. Repeat Comment: Please clarify if existing lake bank slopes are 4 to 1 or 6 to. If 4 to 1 please provide a deviation to codify the existing lakes. 2. Please revise open space hatching. Please refer to LDC Section 10-415(d) for use of open space. Currently the plans depict new development and roads where proposed open space is being depicted. 3. Please revise hatching to show the areas of the development that does not require open space that is equal to 102.6 acres and provide a new hatching for the remaining area that does require open space.	Paige Carroll	Open	31

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:

<u>Reviewer Name</u>	<u>Reviewer Email</u>	<u>Reviewer Phone</u>
Paige Carroll	pcarroll@leegov.com	-