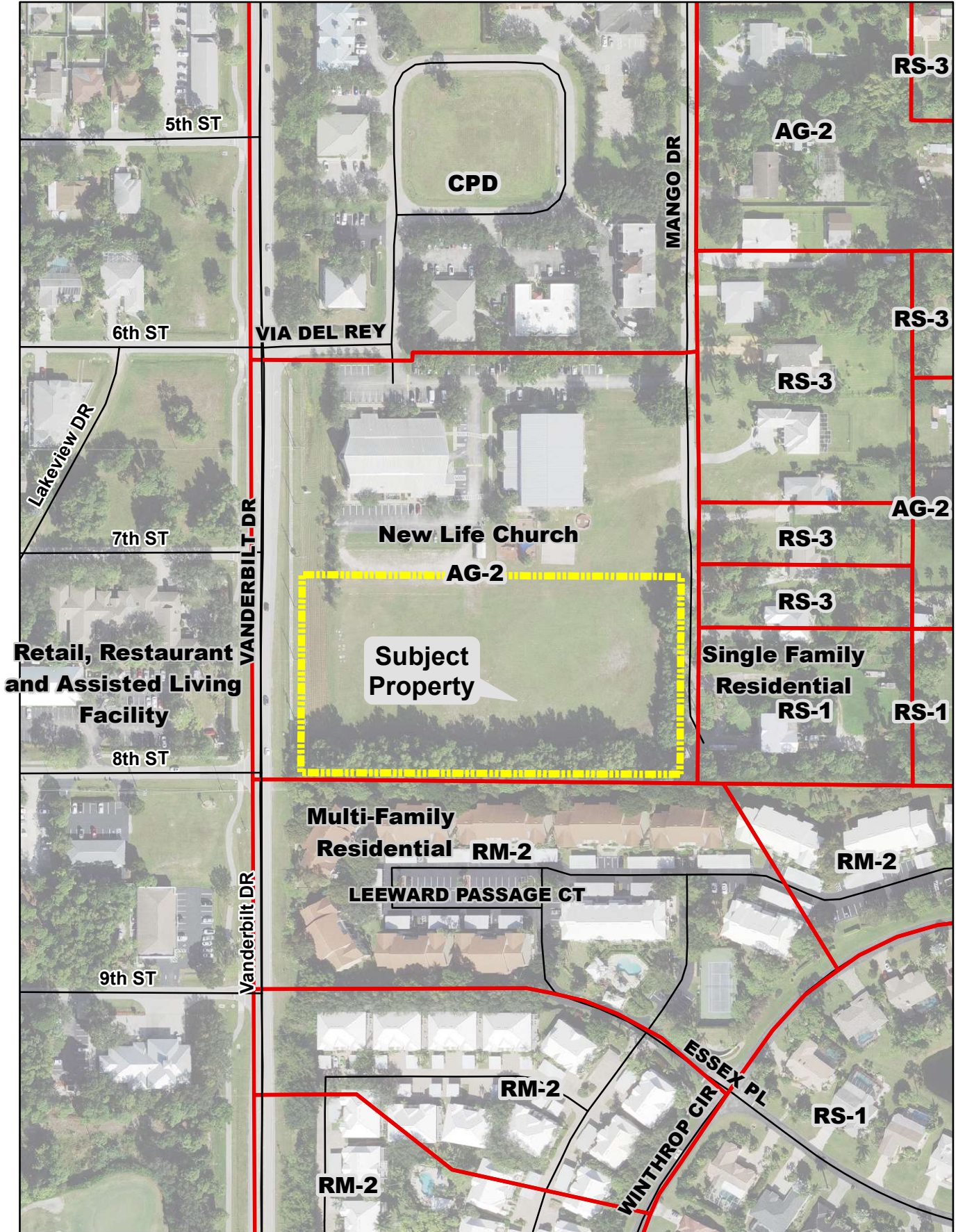


TABLE OF CONTENTS  
 THE GROVE RPD  
 PD22-94289-BOS

Area Location Map	Page 2
Staff Report	Page 3
Application Summary	Page 3
Background	Page 4
Property Development Regulations	Page 4
Deviations	Page 5
Conclusions	Page 5
Recommendation	Page 5
Conditions	Page 6
Exhibit A: Legal Description & Sketch	Page 8
Exhibit B: Master Concept Plan	Page 9
Attachment A: Background & Informational Analysis	Page 10
Attachment B: City of Bonita Springs Zoning Ordinance 19-03	Page 14
Attachment C: Application Backup	
Cover Letter	Page 19
Application	Page 21
Waiver for Submittal Requirements	Page 42
Narrative	Page 45
Traffic Impact Statement	Page 49
Master Concept Plan	Page 70
Line of Site Exhibits	Page 71
Property Development Regulations	Page 74
Schedule of Uses	Page 75
Deviations and Justifications	Page 76
Surrounding Property Owners Mailing List	Page 83
Water Management Narrative	Page 104
Ordinance 19-03	Page 106
Pre-Submittal Neighborhood Meeting Documents	Page 111
Application Sufficiency Letter	Page 155
Post-Sufficiency Neighborhood Meeting Documents	Page 157
Property Posting	Page 222
Zoning Board Meeting Advertisement	Page 223

# The Grove RPD Exhibit II-D, II-F-3 and IV-N



**BONITA SPRINGS, FLORIDA**  
**COMMUNITY DEVELOPMENT DEPARTMENT**  
**ZONING DIVISION**  
**STAFF REPORT**

**TYPE OF CASE:** PLANNED DEVELOPMENT AMENDMENT

**CASE NUMBER:** PD22-94289-BOS

**HEARING DATE:** April 18, 2023

**PLANNER:** Mike Fiigon II, Senior Planner

**APPLICATION SUMMARY:**

- A. Applicant: SRG Vanderbilt, LLC
- B. Agent: Q. Grady Minor & Associates, P.A., Coleman, Yovanovich & Koester, P.A.
- C. Request: To amend a Residential Planned Development (RPD) to include 24 multi-family units as the principal use of the property, and to add one (1) deviation.
- D. Location: East side of Vanderbilt Drive, South of the First Baptist Church; STRAP: 04-48-25-B1-00002.000A, Bonita Springs, Florida 34134
- E. Future Land Use Plan Designation: Medium Density Multi-Family Residential
- F. Current Zoning: Residential Planned Development (RPD)
- G. Current Land Use: Vacant

By this reference, the Applicant's application in its entirety, including amendments and correspondence, is made part of this record and is available at the City Clerk's and Community Development's Offices.

**BACKGROUND:**

The property was rezoned from the Agricultural zoning district (AG-2) to a Residential Planned Development (RPD) pursuant to Zoning Ordinance 19-03, approved on July 15, 2019 (Attachment B). At the time, the intent was to construct a 92-bed assisted living facility (ALF) which included a mix of independent, dependent, and memory care beds. In 2020, a development order application for the ALF project was submitted to the City. In early 2022, the City was informed that the property was in the process of being sold and that the ALF project would be discontinued. A pre-application meeting was set up with the Applicant’s agent to discuss a future proposal for the property to include 24 multi-family units an amenity building with a pool and garages that would be sold with the multi-family units. The Applicant’s agent was informed that such a request would require an amendment to Ordinance 19-03. The amendment request was filed and is the basis for this staff report.

**Uses:** As part of the amendment request, the Applicant proposes the following changes to the Schedule of Uses:

- Accessory Uses and Structures
- Administrative Offices
- ~~Assisted Living Facilities, group housing for seniors, including independent, dependent, and memory care beds~~
- Carports/Garages
- Dwelling Units: Multi-Family
- ~~Community Gardens~~
- Entrance Gates
- Essential Service Facilities
- Excavation, Water Retention
- Fences and Walls
- ~~Food and Beverage Services, Limited~~
- Parking Lot Accessory
- Recreation Facilities, Personal
- Signs Per LDC
- ~~Staff Guest Quarters~~

**Property Development Regulations:** The Applicant also proposes the following amendments to the property development standards, with regulations not listed intending to remain as previously approved:

Minimum Setbacks:	Principal Structure	Accessory
Vanderbilt Drive (west)	<del>50</del> <u>75</u> feet	45 feet
Mango Road (east)	<del>20</del> <u>40</u> feet	15 feet
North	<del>20</del> <u>40</u> feet	15 feet
South	<del>30</del> <u>50</u> feet	<del>30</del> <u>40</u> feet
Maximum Building Height:	<del>30</del> <u>35</u> feet	30 feet
Minimum Building Separation:	<del>40</del> <u>20</u> feet	

**Deviations:** A deviation from LDC 3-291 (connection separation) was approved as part of Ordinance 19-03. As part of this request, the Applicant is requesting one additional deviation, outlined below:

**Deviation Request #2:** A deviation from LDC 3-418(d)(6) which indicates that if roads, drives, or parking areas are located less than 125 feet from an existing residential subdivision or residential lots, a solid wall or combination berm and solid wall note less than eight feet in eight must be constructed not less than 25 feet from the abutting property and landscaped (with a minimum of five trees and 18 shrubs per 100 lineal feet, to instead allow the required wall to be located 20 feet from the property line.

**Applicant Justification:** *This deviation places the required wall 20' feet from the property line within the required 25' wide buffer, which will allow installation of the required landscaping on the between the wall and the abutting property, and to allow for the applicant to provide landscaping between the wall and the internal driveway. The property is separated from the property to the east by Mango Road and the proposed relocation of the wall to 20' from the ROW with the otherwise required landscaping on the exterior of the wall will have no impact on the nearby homes. The property to the south is separated from the proposed project by an existing 50'+/- wide preserve/buffer. The proposed relocation of the wall to 20' from the property line will have no impact on the adjacent property.*

**Staff Analysis:** Within the property, the Applicant is proposing a two-way drive aisle and detached garages to the south and a two-way drive aisle to the east. In addition, the property to the south (Bermuda Isle II Condominiums) is separated from the subject property by platted buffer and drainage easements. Staff does not object to the deviation request. Approving this deviation does not absolve the Applicant of having to meet landscape buffering standards, which will include plantings on both sides of the wall. Staff recommends **APPROVAL** of this deviation request.

### **CONCLUSIONS:**

It is Staff's opinion that the Applicant has properly demonstrated that the proposed amendment is appropriate for the RPD. Additional analysis performed by Staff in order to reach this conclusion can be found by reviewing "Attachment A."

### **RECOMMENDATION:**

Staff recommends **APPROVAL** of a Residential Planned Development (RPD) zoning amendment to Ordinance 19-03 to include 24 multi-family units as the principal use of the property. This recommendation of approval is subject to the following conditions:

Conditions:

1. The project shall be generally consistent with the Master Concept Plan provided and labeled as Exhibit "B."

2. Schedule of Uses:

Accessory Uses and Structures

Administrative Offices

~~Assisted Living Facilities, group housing for seniors, including independent, dependent, and memory care beds~~

Carports/Garages

Dwelling Units: Multi-Family

~~Community Gardens~~

Entrance Gates

Essential Service Facilities

Excavation, Water Retention

Fences and Walls

~~Food and Beverage Services, Limited~~

Parking Lot Accessory

Recreation Facilities, Personal

Signs Per LDC

~~Staff Guest Quarters~~

3. Property Development Regulations: The Applicant proposes the following property development standards:

Minimum Lot Area: N.A.

Minimum Setbacks:	Principal Structure	Accessory
Vanderbilt Drive (west)	<del>50</del> <u>75</u> feet	45 feet
Mango Road (east)	<del>20</del> <u>40</u> feet	15 feet
North	<del>20</del> <u>40</u> feet	15 feet
South	<del>30</del> <u>50</u> feet	<del>30</del> <u>40</u> feet
Maximum Building Height:	<del>30</del> <u>35</u> feet	30 feet

Minimum Building Separation: ~~40~~ 20 feet

Minimum Open Space: 40 percent

4. All remaining conditions of City of Bonita Springs Zoning Ordinance 19-03 remain in full force and effect, unless modified by this approval.

## Deviations

1. **[Approved pursuant to Ordinance 19-03]** Deviation from LDC Section 3-291, requiring intersection separations to be a minimum of 330 feet, to allow a separation of 275 feet consistent with existing conditions along Vanderbilt Drive.
2. A deviation from LDC 3-418(d)(6) which indicates that if roads, drives, or parking areas are located less than 125 feet from an existing residential subdivision or residential lots, a solid wall or combination berm and solid wall not less than eight feet in height must be constructed not less than 25 feet from the abutting property and landscaped (with a minimum of five trees and 18 shrubs per 100 lineal feet, to instead allow the required wall to be located 20 feet from the property line. Staff recommends **APPROVAL** of this deviation.

## EXHIBITS:

- A. Legal Description and Sketch of the Subject Property
- B. The Grove RPD Master Concept Plan (MCP)

## ATTACHMENTS:

- A. Background and Informational Analysis
- B. City of Bonita Springs Zoning Ordinance 19-03
- C. Application Backup (Final Documents)







## ATTACHMENT “A”

### **BACKGROUND AND INFORMATIONAL ANALYSIS:**

#### Surrounding Land Use:

<u>Existing Zoning &amp; Land Use</u>	<u>Future Land Use Map</u>
Subject Parcel: RPD, Vacant	Med. Den. MF Res. 6 du/ac
North: AG-2, Church	Med. Den. MF Res. 6 du/ac
East: RS-1 and RS-3, SF Residential	Mod. Den. Residential 5.8 du/ac
South: RM-2, MF Res. Bermuda Isles II Condo	Med. Den. MF Res. 6 du/ac
West: C-3, Commercial: Kiva Assisted Living, Multi-Use Plaza (Collier County)	Urban Residential Sub district (Collier County)

#### Planned Development Analysis

Review criteria	Yes – Mostly - Partly - No
Demonstrate compliance with the Bonita Plan, this Land Development Code, and any other applicable code or regulation	Yes – The application is in compliance with the Comprehensive Plan and applicable Land Development Code Regulations
The request meets or exceeds performance and location standards set forth for the proposed uses	Yes – The MCP as submitted meets the requirements of the Zoning Code.
Including the use of TDR or affordable housing bonuses are the densities or intensities (general uses) consistent with the Comprehensive Plan	Yes – the maximum allowable density is 24 units, which is what is being requested.
The request is compatible with existing or planned uses in the surrounding area	Yes – The surrounding uses are residential, retail, and an assisted living facility. The request is for a residential use.

Approval of the request will not place an undue burden upon existing transportation or planned infrastructure facilities and will be served by streets with the capacity to carry traffic generated by the development	Yes-- The proposed multi-family project will account for less than 2% of the adjacent roadway network's level of service capacity. Projects that generate less than 2% are considered to be non-significant for traffic impacts.
Will the request adversely affect environmentally critical areas and natural resources	No – While no environmentally critical areas or natural resources were observed, the owner must obtain a Certificate to Dig, prior to any on-site development activities.
Public facilities are, or will be, available and adequate to serve the proposed land use	Yes - Public facilities are available to the site.
Deviations needed to enhance or to achieve the objectives of the planned development	Yes –the proposed added deviation will allow for the proper location of a two-way drive aisle and a landscape area abutting the proposed project wall on the south side.
Deviations needed to preserve, promote and or protect the public health, safety and welfare	Yes – the proposed added deviation will allow for the proper location of a two-way drive aisle to better serve the development, while still providing adequate screening and buffering of any potential headlight glare onto adjacent properties.

Environmental

There are no environmentally critical areas on-site, nor are there any heritage trees present. With regards to landscaping, the Applicant has not requested any deviations to landscaping or buffering standards for required plantings or numbers of plantings. A deviation is being requested regarding the location of a wall on the south side, eight (8) feet in height. Pursuant to LDC 3-418, a wall or a berm/wall combination is required for any roads, drives, or parking areas that are located less than 125 feet from existing residential areas. The wall is required to be at least 25 feet from the abutting property. The deviation is to allow the wall 20 feet from the abutting property. Staff's analysis of the deviation is provided in the Staff Report.

Stormwater

At this time, the primary discharge point for the church property and the subject property is west, to the right of way of Vanderbilt Drive, then north to Bonita Beach Road. One aspect the developer will need to explore at time of local development order would be to possibly increase the berm height in order to prevent water from flowing south and to

continue with the permitted northern movement towards Bonita Beach Road. The developer will need to provide detailed stormwater calculations as part of the local development order submittal. The development order cannot be approved without an adequate stormwater plan that clearly shows no increased runoff on adjacent properties.

### Traffic

The Applicant provided a Traffic Impact Statement (TIS), which was reviewed by the City's transportation engineer as well as Collier County. The primary point of access for the project is Vanderbilt Drive, which is under the jurisdiction of Collier County and classified as a minor collector road, with a maximum service capacity of 1,000 vehicles per hour (vph). Based on projected build-out conditions, The affected segment of Vanderbilt Drive will have a traffic demand of 883 vph. The project is proposed to account for a 1.73% impact to the roadway network. Projects that have an impact less than 2% are considered to be nonsignificant.

Other areas of impact would be Bonita Beach Road west of Vanderbilt, Bonita Beach Road west of US 41, and Bonita Beach Road west of Arroyal road. The associated project impact at its peak would be 0.12%, 0.79%, and 0.30% respectively. Similar to the impacts on Vanderbilt, these impacts are considered nonsignificant.

The project will also have access off Mango Drive, but it is designated as emergency access only and cannot be used as a general access point. The project will need to include the required sidewalk infrastructure, as shown on the MCP. Coordination for the exact location of the sidewalk within the Vanderbilt right of way will need to be with Collier County and will be the developer's responsibility.

### Comprehensive Plan

The property is located in the Medium Density Multi-Family Residential future land use category. This category is described as follows:

***Policy 1.1.8.1: Medium Density Multi-Family Residential - Intended to accommodate multi-family, modular and manufactured housing, and existing mobile home and recreational vehicle parks up to a maximum density of 10 units per gross acre and approximately 1,341 acres of gross land area in the land use category; group homes and foster care facilities, public schools and other public, semi-public and recreational uses on a limited basis. This land use category is applied primarily to existing properties developed with multi-family or mobile home/recreational vehicle parks located within the Coastal Management Area (CMA), or lands formerly afforded a land use designation of Urban Community in the Lee Plan, or properties adjacent to existing or planned major roadways.***

- a. *Appropriate residential housing types include conventional and modular constructed single-family and duplex structures, on permanent foundations, cluster housing, zero lot line, townhouses, multi-family structures, and mobile homes or recreational vehicles in existing mobile home or recreational vehicle parks.*
- b. *Residential density shall be limited to not more than six units dwelling units per acre. If affordable housing is provided, residential density may be increased by up to four additional dwelling units per acre. This density range is consistent with the density previously afforded under the Urban Community land use designation in the Lee Plan.*
- c. *Commercial uses may be appropriate provided they are primarily intended to serve the residents of a mixed use project and are sensitive to nearby residential uses.*
- d. *Maximum allowable height of structures shall be 75 feet from the base flood elevation to the eaves, except that no new structures or modification of existing structures located on the islands west of the mainland may be constructed in excess of 35 feet in height.*

The proposed project is a multi-family development of 24 units and is consistent with Policy 1.1.8.1 of the future land use element.

With regards to the Traffic Element, the project fronts fully constructed roadways and will be providing the required multimodal infrastructure. A Traffic Impact Statement (TIS) was provided and was reviewed by the City's traffic engineer as well as Collier County. Another TIS will be required as part of the local development order submittal. It is the Staff opinion that the project is consistent with the traffic element of the Bonita Plan.

With regards to the Housing Element, this residential project is proposed in a largely residential area and will be multi-family in nature, similar to the Bermuda Isles II Condominium to the south. While the Applicant has not elected to build affordable housing by definition, the option will remain available and could yield additional density if affordable units are provided, or, if a contribution to the City's affordable housing fund is made. The Staff opinion is that the project is consistent with the housing element of the Bonita Plan.

The remaining comprehensive plan elements (Coastal/Conservation Management, Intergovernmental Coordination, Capital Improvements, and Recreation/Open Space are not applicable to this amendment request.

CITY OF BONITA SPRINGS  
ZONING ORDINANCE NO. 19 - 03

A ZONING ORDINANCE OF THE CITY OF BONITA SPRINGS, FLORIDA; CONSIDERING A REQUEST BY OSPREY CAPITAL MANAGEMENT I, LLC TO REZONE APPROXIMATELY 4 +/- ACRES FROM THE AG-2 AGRICULTURAL ZONING DISTRICT TO A RESIDENTIAL PLANNED DEVELOPMENT (RPD) FOR A 92-BED ASSISTED LIVING FACILITY; LOCATED AT 3971 VIA DEL REY, BONITA SPRINGS, FL 34134; PROVIDING FOR AN EFFECTIVE DATE.

**WHEREAS**, Osprey Capital Management I, LLC, has filed an application to request to rezone approximately 4+/- acres from the AG-2 zoning district to a residential planned development (RPD) to allow a 92-bed assisted living facility; and

**WHEREAS**, the subject property is located on the east side of Vanderbilt Driver south of Via Del Rey adjacent to the First Baptist Church of Bonita Springs, and is described more particularly as:

“See Exhibit A”

**WHEREAS**, a Public Hearing was advertised and heard on June 25, 2019, by the City of Bonita Springs Board for Land Use Hearings and Adjustments and Zoning Board of Appeals (“Zoning Board”) on Case PD18-50293-BOS, which considered the evidence available and recommended denial (4-3 vote) after giving full and complete consideration of the record, consisting of the Staff Recommendation, the documents on file with the City, and the testimony of all interested parties. The June 25, 2019 Staff Report prepared by Community Development and evidence submitted at the Zoning Board hearing, as part of the City Council hearing record, are on file with the City Clerk.

**NOW, THEREFORE, BE IT ORDAINED** by the City Council of the City of Bonita Springs, Florida:

**SECTION ONE: APPROVAL OF REQUEST**

City Council of Bonita Springs hereby approves the request to rezone approximately 4+/- acres from the AG-2 zoning district to a residential planned development (RPD) to allow a 92-bed assisted living facility, subject to the following uses, conditions and deviations:

Conditions:

1. The project should be generally consistent with the Master Concept Plan dated April 2019 and titled “The Coastal Cottages RPD” prepared by Q. Grady Minor and Associates, P.A., and attached hereto (Exhibit “B”).
2. The Schedule of Uses are as follows:  
Accessory Uses and Structures

Administrative Offices  
 Assisted Living Facilities, group housing for seniors, including independent, dependent, and memory care beds  
 Carports/Garages  
 Community Gardens  
 Entrance Gates  
 Essential Service Facilities  
 Excavation, Water Retention  
 Fences and Walls  
 Food and Beverage Services, Limited  
 Parking Lot Accessory  
 Recreation Facilities, Personal  
 Signs Per LDC  
 Staff Guest Quarters

3. The Development Regulations are as follows:

Minimum Lot Area and Dimensions: N/A

Minimum Setbacks:	Principal Structure	Accessory
Vanderbilt Drive (west)	50 feet	45 feet
Mango Road (east)	20 feet	15 feet
North	20 feet	15 feet
South	30 feet	30 feet
Maximum Building Height:	30 feet	30 feet

Minimum Building Separation: 10 feet  
 Minimum Open Space: 40 percent

4. Additional Conditions – At the time of local development order, the Applicant shall meet the following criteria:

- a. Provide engineering plans showing how the site will store and treat its surface water runoff consistent with the City's Comprehensive Plan and the City's LDC, including compliance with Policy 9.3.3 of the Conservation/Coastal Management Element of the City's Comprehensive Plan, which states that an additional fifty (50) percent water quality is required over the already required South Florida Water Management District water quality.
- b. Provide a drainage analysis demonstrating that the site development plan has no adverse impact on adjacent properties and that there is sufficient on-site drainage capacity, storm-water conveyance, and controlled discharge. The drainage analysis shall include, but not be limited to:
  - i. Provide an Interconnected Pond and Channel Routing (ICPR) Model. The 100-year 24 hour storm event is the

primary storm used to evaluate the proposed design. The City reserves the right to request additional modeling of other storm events upon review of the data. All data submitted shall be formatted for inclusion into the city's Interconnected Pond Routing (ICPR) Model.

- ii. A drainage map for all contributory areas within and into the development, showing flow paths/arrows, existing on-site and off-site drainage structures (sizes and inverts), and sub-basin areas; and (2) hydrologic and hydraulic calculations for the 5-, 25-, and 100-year design storm events in order to establish existing baseline conditions.
- c. Drainage impediments identified during the modeling process must be addressed in the drainage plan.
- d. Landscaping – Some of the buffers widths shown on the Master Concept Plan are greater than the LDC minimum. These are a condition of approval.
- e. Coordinate with, and provide documentation from, Collier County regarding the connection to Vanderbilt Drive.
- f. This is an archaeological sensitive area. A Certificate to Dig is required prior to the commencement of any on-site development.
- g. A separate site permit is required for the portions of the sidewalk and roadway shown on the Master Concept Plan that are located on the CHURCH parcel.
- h. Roof gutters are required as part of the drainage plan.
- i. All handicap spaces must have direct pedestrian access to the building and comply with ADA Standards 206 Accessible Route.
- j. This Plan is subject to conditions set forth herein and the rules, regulations laws and codes in place at the time of Development Order and Constructions Plan approval. Approval of this Planned Development is no a guarantee of future approvals.

Deviations:

Deviation from LDC Section 3-291. Requiring intersection separations to be a minimum of 330 feet, to allow a 275' separation consistent with existing conditions along Vanderbilt Drive.

**SECTION TWO: FINDINGS AND CONCLUSIONS**



Based upon an analysis of the application and the standards for approval of a planned development rezone, the City Council makes the following findings and conclusions:

1. The Applicant has proven entitlement to the rezoning by demonstrating compliance with the Bonita Springs Comprehensive Plan, the Land Development Code, and other applicable codes and regulations.
2. Approval of this request will not place an undue burden upon existing transportation or planned infrastructure facilities. The appropriate roadway links are currently over capacity, but the traffic generated by the proposed zoning will not have a significant impact on the volume.
3. Urban services, as defined in the Bonita Springs Comprehensive Plan, are available and adequate to serve the proposed land use.
4. The requested planned development:
  - a. appropriately conditioned meets or exceeds all general performance and locational standards set forth for potential uses allowed by the request;
  - b. is consistent with the intensities and general uses set forth in the Bonita Springs Comprehensive Plan, while the request does not include residential density, outside of a caretaker's residence within the proposed building, and thus, the project is well below the permitted maximum density; and
  - c. is compatible with existing uses in the surrounding area.
5. Additionally, pursuant to section 4-299(a)(2) and (4) of the LDC;
  - a. The proposed use or mix of uses is appropriate at the subject location;
  - b. The recommended conditions to the concept plan and other applicable regulations provide sufficient safeguards to the public interest.
  - c. The recommended conditions are reasonably related to the impacts on the public's interest created by or expected from the proposed development.

### **SECTION THREE: INCORPORATION OF RECORD**

City Council of Bonita Springs hereby adopts and incorporates into this ordinance the record hearing exhibits and attachments considered as part of the application as follows:

**EXHIBITS:**

- A. Legal Description and Sketch of the Subject Property
- B. Master Concept Plan (MCP) dated April 2019

**ATTACHMENTS:**

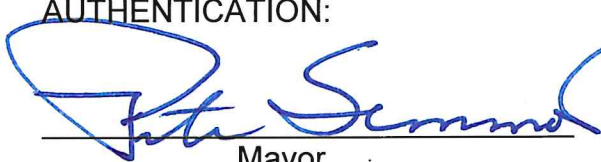
- A. Transcript of Neighborhood Meeting
- B. Background and Informational Analysis
- C. Application for Planned Development
- D. Traffic Report
- E. Drainage Report / Calcs
- F. Citizen Responses


**SECTION FOUR: EFFECTIVE DATE**

This Ordinance shall take effect thirty (30) days from the date of adoption.

**DULY PASSED AND ENACTED** by the City Council of the City of Bonita Springs, Lee County, Florida, this 15th day of July, 2019.

**AUTHENTICATION:**

  
\_\_\_\_\_  
Mayor

  
\_\_\_\_\_  
City Clerk

**APPROVED AS TO FORM:**   
\_\_\_\_\_  
City Attorney

Vote:

Carr	Aye	O'Flinn	Aye
DeWitt	Aye	Quaremba	Aye
Forbes	Aye	Simmons	Aye
Gibson	Aye		

Date filed with City Clerk: 7/15/19



Civil Engineers • Land Surveyors • Planners • Landscape Architects

August 10, 2022

Michael Fiigon, AICP  
City of Bonita Springs Community Development  
9220 Bonita Beach Road, Suite 109  
Bonita Springs, FL 34135

RE: The Grove RPD Amendment (fka Coastal Cottages RPD) – Submittal 1

Dear Mr. Fiigon:

Enclosed, please find the completed Public Hearing Application for Planned Development, for the Groves Condominiums Residential Planned Development (RPD) amendment. The applicant is proposing to amend the RPD to change the RPD name from “Coastal Cottages” to “The Grove”, remove the ALF use and add up to 24 multi-family residential dwelling units.

The subject 4.1+/- acre property is located on the eastern side of Vanderbilt Drive approximately 350 feet south of Via Del Rey in Section 04, Township 48, Range 25, Bonita Springs, FL.

Documents filed with submittal 1 include the following:

1. Cover Letter
2. Application
3. Part V Affidavit
4. Exhibit I-B-4 Covenant of Unified Control
5. Exhibit I-B-5 and 6 Surrounding Property Owner Map and List
6. Exhibit I-B-7 Surrounding Property Owner Mailing Labels
7. Exhibit I-F Disclosure Form
8. Boundary Survey
9. Exhibit II-D, II-F-3 and IV-N Zoning and Location Map
10. Exhibit II-E-2 and IV-D Comp Plan Consistency & Description of Development
11. Traffic Impact Statement
12. Exhibit IV-A Public Transit Routes Map
13. Exhibit IV-C Existing Easement and R-O-W Maps
14. Previous Approvals
15. Exhibit IV-E Master Concept Plan
16. Property Development Regulations

M

RE: The Grove RPD Amendment (fka Coastal Cottages RPD) – Submittal 1

August 10, 2022

Page 2 of 2

17. Exhibit IV-G Schedule of Uses
18. Exhibit IV-H Schedule of Deviations and Justifications
19. Exhibit IV-I Surface Water Management Plan
20. Exhibit IV-O Map Hist Arch Sites
21. Neighborhood Meeting Documents
22. CD Containing Application and Exhibits

Please feel free to contact me if you have any questions.

Sincerely,

A handwritten signature in blue ink, appearing to read "D. Wayne Arnold". The signature is stylized and written in a cursive-like font.

D. Wayne Arnold, AICP

Cc: SRG Vanderbilt, LLC  
Richard D. Yovanovich, Esq.  
GradyMinor File (CCPDA-22)



## NEIGHBORHOOD MEETING REQUIREMENT

Community Development Dept. | 9220 Bonita Beach Road, Ste. 111 | Bonita Springs, FL 34135 | (239) 444-6150 | [permitting@cityofbonitaspringscd.org](mailto:permitting@cityofbonitaspringscd.org)

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### **RE: Neighborhood Meeting Mandatory Requirement for Comprehensive Plan Amendment, Rezoning (conventional or planned development), and Special Exception applications.**

On September 5, 2018 the Bonita Springs City Council adopted regulations for Neighborhood Meetings. The purpose of a neighborhood meeting is to educate occupants and owners of nearby lands about the proposed development and application, receive comments, address concerns about the development proposal, and resolve conflicts and outstanding issues, where possible.

Neighborhood meetings are mandatory for applications for a future land use map amendment, rezoning, and special exception. Neighborhood meetings are optional for all other applications. Applicants are required to conduct a neighborhood meeting prior to filing its application with the city and a second neighborhood meeting within 30 days after the city has deemed the application to be sufficient.

Please see City of Bonita Springs LDC Section 4-28 or our website for more information.

For additional questions, contact the Planner on Call at (239)-444-6166.



**PART I  
APPLICANT\PROPERTY OWNERSHIP INFORMATION**

A. Name(s) of applicant(s): SRG Vanderbilt, LLC  
Mailing Address: Street: 3400 E Lafayette St.  
City: Detroit State: MI Zip: 48207  
Phone Number: Area Code: (239) 287-3385 Number: \_\_\_\_\_ Ext: \_\_\_\_\_  
E-mail: Hannah.roberts@soave.com

B. Relationship of applicant to property:  
 Owner \_\_\_\_\_ Trustee \_\_\_\_\_ Option holder \_\_\_\_\_ Lessee \_\_\_\_\_ Contract Purchaser \_\_\_\_\_  
Other (indicate): \_\_\_\_\_

*If applicant is NOT the owner or the person authorized by the Covenant of Unified Control, submit a **Notarized Authorization Form** from the owner or his authorized representative. Label as Exhibit I-B.*

*\* If the application is City-initiated, enter the date the action was initiated by the Council: \_\_\_\_\_ Attach a copy of the "green sheet" and a list of all property owners, and their mailing addresses, for all properties within the area described. Names and addresses must be those appearing on the latest tax rolls of Lee County. Label the "green sheet" as "Exhibit I-B-2" and the list as "Exhibit I-B-3". [Sec. 4-193]*

C. Name of owner(s) of property: SRG Vanderbilt, LLC  
Mailing Address: Street: 3400 E Lafayette St.  
City: Detroit State: MI Zip: 48207  
Phone Number: Area Code: \_\_\_\_\_ Number: \_\_\_\_\_ Ext: \_\_\_\_\_  
Fax Number: Area Code: \_\_\_\_\_ Number: \_\_\_\_\_

D. Date property was acquired by present owner(s): April 2022

E. Is the property subject to a sales contract or sales option?  NO \_\_\_\_\_ YES

F. Is owner(s) or contract purchaser(s) required to file a disclosure form? \_\_\_\_\_ NO  YES. If yes, please complete and submit Exhibit I-F (attached).

G. Are there any existing deed restrictions or other covenants on this property which may affect this request?  
 NO \_\_\_\_\_ YES. If yes, submit a copy of the deed restrictions or other covenants and a statement explaining how the restrictions may affect the requested action. Label as "Exhibit I-G".

H. Authorized Agent(s): List names of authorized agents (submit additional sheets if necessary).  
Name: Q. Grady Minor & Associates, P.A. / Coleman, Yovanovich & Koester, P.A.  
Address: 3800 Via Del Rey, Bonita Springs 34134 / 4001 Tamiami Trail North, Suite 300, Naples 34103  
Contact Person: D. Wayne Arnold, AICP / Richard D. Yovanovich, Esq.  
Phone: 239-947-1144 / 239-435-3535 E-mail: warnold@gradyminor.com / ryovanovich@cyklawfirm.com

**PART II  
GENERAL INFORMATION**

A. Request:

1. Rezoning from RPD TO:(check all applicable)

<input checked="" type="checkbox"/>	RPD - Residential	<input type="checkbox"/>	MPD - Mixed Use
<input type="checkbox"/>	MHPD - Mobile Home	<input type="checkbox"/>	RVPD - Recreational Vehicle
<input type="checkbox"/>	CPD - Commercial	<input type="checkbox"/>	CFPD - Community Facilities
<input type="checkbox"/>	IPD - Industrial	<input type="checkbox"/>	AOPD - Airport Operations

2. Option Chosen:  Option 1  Option 2

3. Other - Provide specific details. \_\_\_\_\_

B. Legal Description and Boundary Sketch: Is property within a platted subdivision recorded in the official Plat Books of Lee County?

NO. Attach a legible copy of the legal description (label it Exhibit II-B-1.) and Certified sketch of description as set out in chapter 5J-17.053. (labeled Exhibit II-B-2.). **If the legal description is available on computer disc (Word or Word Perfect) please provide a copy at time of application.**

YES. Property is identified as:

Subdivision Name: \_\_\_\_\_

Plat Book: \_\_\_\_\_ Page: \_\_\_\_\_ Unit: \_\_\_\_\_ Block: \_\_\_\_\_ Lot: \_\_\_\_\_

Section: \_\_\_\_\_ Township: \_\_\_\_\_ Range: \_\_\_\_\_

Attach a copy of the Plat Book page with subject property clearly marked. Label this Exhibit II-B-3.

C. Project Street Address: N.A.

D. General Location Of Property (referenced to major streets): South of the intersection of Vanderbilt Drive and Via Del Rey on the east side of Vanderbilt Drive

E. City of Bonita Springs Plan Information

1. City of Bonita Springs Land Use Classification: Medium Density MultiFamily Residential

2. Are you proposing any City of Bonita Springs amendments which could affect the subject property?

NO  YES If yes, submit a copy of the proposed amendment (labeled as "Exhibit II-E-1") along with a statement as to how the proposed amendment will affect your property (labeled as "Exhibit II-E-2").

F. Drainage, Water Control and Other Environmental Issues

1. Is the property within an Area of Special Flood Hazard as indicated in the Flood Insurance Rate Maps (FIRM)s?

NO  YES. If yes, specify the minimum elevation required for the first habitable floor).  
\_\_\_\_\_ NGVD (MSL)



2. Are there any environmentally sensitive lands such as, but not limited to: wetlands, mangrove forests, creek & river shorelines, sand dunes, xeric scrub, mature pine forests, or other unique land forms as defined in the Bonita Plan Goal 15 and it's Objectives and Policies, Objective 4.1, Policies 7.1.1 d. 2, 7.2.3, Goal 14 and Policies 14.1.1 through 14.3.5 and applicable sections of the Land Development Code (LDC). Are there any listed species occupied habitat as defined in the Bonita Plan or LDC on the subject property, Bonita Plan Policy 7.1.1 d. 2, 7.4.1 through 7.10.3, Objective 7.12 and Policies 7. 12.1 through 7.12.3, and applicable sections of the LDC?

X NO \_\_\_\_\_ YES If yes, delineate these areas on a map or aerial photo and label it Exhibit II-F-1. Also, complete Exhibit II-F-2 attached hereto.

G. Present Use of Property: Is the property vacant? \_\_\_\_\_ NO X YES

If the property is not vacant, the owner or applicant's signature on this application indicates that the Owner agrees to either remove all existing buildings and structures, OR that the proposed use of the building or structure(s) will be in compliance with all applicable requirements of the Land Development Regulations. **[Sec. 4-194(b)(3)]**

Briefly describe current use of the property: \_\_\_\_\_

Undeveloped

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H. Property Dimensions

- 1. Width (average if irregular parcel): 588+/- Feet
- 2. Depth (average if irregular parcel): 306+/- Feet
- 3. Frontage on road or street: 306+/- Feet on Vanderbilt Drive  
(Name of street)
- 4. Total land area: 4.1+/- Acres or Square Feet

I. Land Area Calculations

- 1. Undevelopable Areas:
  - a. Freshwater wetland areas 0
  - b. Other wetland areas 0
  - c. Submerged land subject to tidal influence: 0
  - d. Total (a + b + c): 0
- 2. Remaining developable land (H.4 less I.1.d): 4.1+/-

**PART III  
PROPOSED DEVELOPMENT**

A. Nature of Request

1. Will the development contain living units? \_\_\_\_\_ NO <sup>X</sup> \_\_\_\_\_ YES. If the answer is yes, please indicate the total number of living units proposed, by type:

\_\_\_\_\_ Single Family      \_\_\_\_\_ Mobile Homes      \_\_\_\_\_ Recreational Vehicles  
\_\_\_\_\_ Zero-Lot-Line      \_\_\_\_\_ Duplex/Two Family      \_\_\_\_\_ Townhouses  
24 \_\_\_\_\_ Multiple Family      24 \_\_\_\_\_ TOTAL ALL TYPES

2. If the development will contain living units, please complete Exhibit III-A-2 (attached) and enter the following information:

a. PERMITTED total units (from Exhibit III-A-2): 24  
b. PROPOSED total units (from A-1. above): 24  
c. PROPOSED density (from Exhibit III-A-2): 24

3. Will the development contain non-residential areas? <sup>X</sup> \_\_\_\_\_ NO \_\_\_\_\_ YES. If the answer is yes, please indicate the size [gross square footage (gsf) unless indicated otherwise] of each general class of uses below:

Retail: \_\_\_\_\_ Total gsf

Offices: \_\_\_\_\_ Total gsf

Medical: \_\_\_\_\_ gsf      Non-medical: \_\_\_\_\_ gsf

Hotel/Motel: \_\_\_\_\_ Total units

Size of units: \_\_\_\_\_ 0-425 sq. Ft.      \_\_\_\_\_ 426-725 sq. Ft.      \_\_\_\_\_ 726 or more sq. Ft.

Industrial: \_\_\_\_\_ Total gsf

Under roof: \_\_\_\_\_ gsf      Not under roof: \_\_\_\_\_ gsf

Mines, Quarries, or General Excavation: Acres to be excavated: \_\_\_\_\_

Other-specify: \_\_\_\_\_

Number of Beds (if applicable): \_\_\_\_\_ OR: \_\_\_\_\_ gsf

4. Building Height

35' Maximum height of buildings (in feet above grade)

2 Number of Habitable Floors

5. Aviation Hazard: Do you propose any structures, lighting, or other features that might affect safe flight conditions?

<sup>X</sup> \_\_\_\_\_ NO \_\_\_\_\_ YES. If yes, please submit an explanation and label it Exhibit III-A-5.

B. Facilities

1. Fire District: Bonita Springs Fire District

2. Water Supply

a. Estimated daily consumption of potable water:

1. Residential units: 6250 gpd

2. Mobile Home units: \_\_\_\_\_ gpd

3. Rec. Vehicle units: \_\_\_\_\_ gpd

4. Commercial: \_\_\_\_\_ gpd

5. Industrial: \_\_\_\_\_ gpd

b. Source of potable water: Bonita Springs Utilities

c. Do you have a written agreement from the utility company to serve your project?

NO \_\_\_\_\_ YES. If yes, please submit a copy of the agreement.

d. Source of Non-potable water: \_\_\_\_\_

3. Sanitary Sewer Service

a. Estimated daily production of wastewater:

1. Residential units: 6250 gpd

2. Mobile Home units: \_\_\_\_\_ gpd

3. Recreational Vehicles: \_\_\_\_\_ gpd

4. Commercial: \_\_\_\_\_ gpd

5. Industrial: \_\_\_\_\_ gpd

b. Is any special effluent anticipated?  NO \_\_\_\_\_ YES. If yes, please complete Exhibit III-B-3 (attached).

c. Source of sanitary sewer service: Bonita Springs Utilities

d. Do you have a written agreement from the utility company to serve your project?

NO \_\_\_\_\_ YES. If yes, please submit a copy of the agreement.

e. Will a private on-site disposal facility be used?  NO \_\_\_\_\_ YES. If yes, please complete Exhibit III-B-3 (attached).

f. Are individual sewage disposal systems proposed?  NO \_\_\_\_\_ YES.

C. Transportation

1. Has this project been exempted from filing a Traffic Impact Statement?

NO \_\_\_\_\_ YES \_\_\_\_\_ NOT REQUIRED (Exist. development). If it has been exempted, attach a copy of the exemption and label it Exhibit III-C.

**PART IV - SUBMITTAL REQUIREMENTS**

COPIES REQUIRED					Exhibit #	Item
SUB	DRI	PD	EXIST	MINOR		
	15	15	15	15		Completed application <b>[4-193(b)]</b>
	1	1	1	1		Application Fee <b>[2-571]</b>
	2	2	2	2	I-B-1	<b>Notarized</b> Authorization Form (if applicable) [4-194]]
	2	2	2	2	I-B-2	<b>Green Sheet</b> (If applicable)
	2	2	2	2	I-B-3	List of Property Owners (If applicable) [4-194(a)(5)]
	2	2	2	2	I-B-4	<b>Notarized</b> Covenant & doc. Of Unified Control [4-194(b)(1)(b)]
	1	1	1	1	I-B-5	Surrounding Property Owners List [4-194(a)(6)]
	2	2	2	2	I-B-6	Property Owners Map 4-194(a)(7)]
	2	2	2	2	I-B-7	Mailing Labels for Surrounding Property Owners
	2	2	2	2	I-F	<b>Notarized</b> Disclosure Form (if applicable) [4-194(b)(1)]
	2	2	2	2	I-G	<b>Deed Restrictions &amp; Narrative</b> (if applicable) [4-194(b)(2)]
	15	15	15	15	II-B-1	Legal Description [4-196(1)]
	15	15	15	15	II-B-2	Certified sketch of description (if applicable) [4-196(1)]
	2	2	2	2	II-B-3	Plat Book Page (if applicable) [4-196(1)]
	15	15	15	15	II-D	Area Location Map [4-194(a)(4)]
	15	15	15	15	II-E-1	Bonita Springs Plan Amendment (if applicable) [4-295(a)(5) & 4-370]
	15	15	15	15	II-E-2	Narrative/how prop. complies with Bonita Comp Plan, etc. [4-295(a)(5)]
	15	15	15	15	II-F-1	Environ. Sensitive Lands map (if app.) [4-325(c)]
	4	4	4	4	II-F-2	Environmental Assessment [4-1339]
	15	15	4	4	II-F-3	Exist. zoning & current land use map/photo [4-295(a)(4)a]
	15	15	4	4	II-F-4	Soils, vegetation and ground cover maps [4-295(a)(4)c.]
	15	15	4	4	II-F-5	Topography map (if available) [4-295(a)(4)c.]
	15	15	-	-	III-A-2	Density Calcs (if applicable) [4-295(a)(6)c.]
	15	15	-	-	III-A-5	Aviation Hazard (if applicable) [4-987 et seq.]
	15	15	-	-	III-B-3	Sanitary Sewer Facilities(if applicable) [3-353]
	6	6	-	6	III-C	Traffic Imp. Statement (if applicable) [4-295 (a)(7)]
	6	6	-	6	III-C	TIS Exemption Form (if applicable) [4-295(a)(7)]
	15	15	6	6	IV-A	Public transit routes map (if applicable) [4-295(a)(4)d.]
	15	15	6	6	IV-C	Existing easements and r-o-w map. [4-295(a)(4)e.]
	15	15	15	15	IV-D	Description of proposed development. [4-295(a)(6)]
	15	15	15	15	IV-E	Master Concept Plan (Option 1) [4-295(a)(6)a]
	15	15	15	15	IV-F	Master Concept Plan (Option 2) [4-295(a)(6)b]
	1	1	1	1		11 inch by 17 inch copy of the Master Concept Plan
	15	15	15	15	IV-G	Schedule of Uses [4-295(a)(8)]
	15	15	15	15	IV-H	Schedule of Dev. & Justification [4-295(a)(9)]
	4	4	-	-	IV-I	Surface Water Management Plan [4-295(b)(1)]
	4	4	-	-	IV-J	Protected Species Management Plan [4-295(b)(2)]
	15	15	15	15	IV-K	Program for phased development (if applicable) [4-295(b)(3)]
	15	15	15	15	IV-L	Hazardous Material Emergency Plan (if applicable) [4-194]]
	-	-	4	-	IV-M	Mobile Home Park Rezoning Information [4-195(d) et seq.]
	3	3	3	3	IV-N	Aerial [4-295(a)(4)(b)]
	3	3	3	3	IV-O	Map of Historical & Archaeological Sites [4-295(a)(4)(f)]
	3	3	3	3	IV-P	Possible Impacts on Historical & Archaeological Sites[4-295(a)(4)(f)]
	1	1	1	1	IV-Q	Application and Exhibits on CD-ROM

**\*At least one copy must be an original.**

**PART V**

**AFFIDAVIT**

I, \_\_\_\_\_ certify that I am the owner or authorized representative of the property described herein, and that all answers to the questions in this application and any sketches, data or other supplementary matter attached to and made a part of this application, are honest and true to the best of my knowledge and belief. I also authorize the staff of the City of Bonita Springs Community Development to enter upon the property during normal working hours for the purpose of investigating and evaluating the request made thru this application.

\_\_\_\_\_  
Signature of Owner or Owner-authorized Agent

\_\_\_\_\_  
Date

as

\_\_\_\_\_  
Typed or printed name and title

STATE OF FLORIDA)  
COUNTY OF LEE)

The foregoing instrument was certified and subscribed before me this \_\_\_\_\_ day of \_\_\_\_\_ 20<sup>22</sup>, by \_\_\_\_\_, who is personally known to me or who has produced \_\_\_\_\_ as identification.

\_\_\_\_\_  
Signature of notary public

(SEAL)

\_\_\_\_\_  
Printed name of notary public

## PART I – GENERAL EXPLANATORY NOTES

THE APPLICANT MUST PAY THE APPROPRIATE APPLICATION FEE AS SET FORTH BY THE CITY.

UPON WRITTEN REQUEST, THE DIRECTOR MAY MODIFY THE SUBMITTAL REQUIREMENTS CONTAINED IN THIS SECTION IF THE APPLICANT CLEARLY DEMONSTRATES THAT THE SUBMISSION WILL HAVE NO BEARING ON THE REVIEW AND PROCESSING OF THE APPLICATION. THE REQUEST AND THE DIRECTOR'S WRITTEN RESPONSE MUST ACCOMPANY THE APPLICATION SUBMITTED AND WILL BECOME A PART OF THE PERMANENT FILE.

## PART I – EXPLANATORY NOTES

- A. Applicant's Name: Application may be made by the landowner or the authorized agent. **[Sec. 4-193(a)]** Where there is more than one owner, either legal or equitable, then all such owners must jointly initiate the application. Exceptions to this are:
- 1) It is not required that both husband and wife initiate the application on private real property owned by them.
  - 2) The property is subject to a land trust agreement, the trustee may initiate the application.
  - 3) The fee owner is a corporation, any duly authorized corporate official may initiate the application.
  - 4) The fee owner is a partnership, the general partner may initiate the application.
  - 5) The fee owner is an association, the association may appoint an agent to initiate the application on behalf of the association.
  - 6) The property is a condominium or time-share condominium, refer to Sec. 4-193(a)(1)b. for rules.
  - 7) The property is a subdivision, refer to Sec. 4-193(a)(1)c. for rules.
  - 8) Rezoning initiated by the City Council on property not owned by the City.

- B. Relationship of applicant to owner: If the applicant is not the owner of the property or the person authorized to represent the owner through the Covenant of Unified Control, the applicant must submit proof of authority to represent the owner. This may be accomplished with a **notarized** authorization form from the owner or his authorized representative. Label this submittal as Exhibit I-B-1.

If the owner does not desire to sign the attached Covenant of Unified Control he may submit an alternate document for consideration by the City Attorney's office prior to submitting the application for rezoning. A copy of the City Attorney's approval of the document must be submitted with the application.

If the application is City-initiated by the City of Bonita Springs Council, attach a copy of the "green sheet" whereby the action was authorized. Label the copy as Exhibit I-B-2.

Submit a list of the names of all property owners and their addresses for property included within the requested action. Label as Exhibit I-B-3.

- C. Name of owner (s): see F. below
- D. Date property was acquired by present owner(s). If the City initiated the rezoning and does not own the property or have it under contract for purchase, enter "Not Applicable".
- E. If the request is City-initiated and the City is not purchasing the property, enter "Not Applicable".
- F. Disclosure Form: Except for City-Initiated rezonings, a Disclosure Form (Exhibit I-F, attached) must be submitted for any entity whose interest in the property is other than solely equity interest(s) which are regularly traded on an established commodities market in the United States or another Country.
- G. Existing Deed Restrictions: A copy of the deed restrictions on the subject property, if any, and a statement as to how the deed restrictions may affect the requested action must be submitted.
- H. Authorized Agent(s): If the owner or applicant has authorized agent(s) to act on his/her behalf, list the agent(s) name, mailing address and phone number. If City-initiated, enter "Not Applicable".

## PART II – EXPLANATORY NOTES

### A. Nature of Request:

1. If for rezoning to a Planned Development district, indicate the zoning classification(s) being requested.
2. If not for rezoning provide specific details of the action requested. (eg. Amendment to PD. Etc),

### B. Legal Description: **If rezoning to more than one district, a separate legal description must be provided for each classification requested.**

If the property is not within a platted subdivision recorded in the official plat books of Lee County, a complete legal description must be attached which is sufficiently detailed and legible so as to be able to locate said property on county maps or aerial photographs. The legal description must include the Section, Township, Range, and parcel number(s).

If the application includes multiple contiguous parcels, the legal description may describe the perimeter boundary of the total area, and need not describe each individual parcel, except where different zoning requests are made on individual parcels. Label the legal description as Exhibit II-B-1.

If the request is owner-initiated, a survey or a certified sketch of description as set out in chapter 5J-17.053, Florida Administrative Code must be submitted, unless the subject property consists of one or more undivided platted lots. If the application includes multiple abutting parcels, the legal description must describe the perimeter boundary of the total area, but need not describe each individual parcel. However, the STRAP number for each parcel must be included.

The Director has the right to reject any legal description which is not sufficiently detailed or legible so as to locate said property, and may require a certified survey or boundary-survey prepared by a surveyor meeting the minimum technical standards for land surveying in the state, as set out in chapter 5J-17.053, F.A.C. Boundaries must be clearly marked with a heavy line. The boundary line must include the entire area to be developed. If the request is owner-initiated the Federal Emergency Management Agency flood zone and required finished floor elevation must be shown as well as the location of existing structures on the property.

### C. Project Street Address: If the street address is unknown, the address may be obtained from the Lee County E-911 Addressing Division at (239) 338-3200.

### D. General Location: The general location should reference known major streets so as to indicate to the general public the location of the property. A property location map must be submitted. Label the map as Exhibit II-D.

### E. City of Bonita Springs Plan Information:

1. List the current City of Bonita Springs Land Use Classification of the subject parcel(s).
2. City of Bonita Springs Plan Information. Submit a copy of any amendment being proposed to the City of Bonita Springs Plan by the applicant which may affect the subject property as well as the Planning Division's reference number for the amendment. Label the proposed amendment as Exhibit II-E-1. Attach a statement as to how the amendment will affect your property. Label the statement as Exhibit II-E-2.

### F. Drainage, Water Control and Other Environmental Issues

2. If environmentally sensitive areas exist on the site, an environmental assessment must be prepared that examines the existing conditions, addresses the environmental problems, and proposes means and mechanisms to protect, conserve, or preserve the environmental and natural resources.

### H. Property Dimensions: If the parcel is irregularly shaped, indicate the average width and depth of the property. Indicate the length of property abutting any existing street rights-of-way or easements. If property abuts more than one street, indicate frontage on each street.

The total area (in square feet or acres) of the property.

### I. Land Area Calculations

1. Undevelopable Areas: Insert the area of land identified as undevelopable by the following terms:
  - a. Freshwater wetlands
  - b. Other wetlands
  - c. Submerged land subject to tidal inundation. The area of land which is submerged and is subject to tidal inundation.

## PART III – EXPLANATORY NOTES

### A. Nature of Request

5. Aviation Hazard: If your project is near any commercial or general aviation facility or within any area delineated on the Lee County Port Authority Airspace Notification Map as a notification area, describe any structures (including proposed communication towers), lighting, or other features which could adversely affect safe flight, and labeled it Exhibit III.A.5.

### B. Facilities

1. Fire District: List the Fire District in which the property is located.
2. Water Supply:
  - a. Estimate the daily consumption of potable water by the proposed project.  
For residential projects, use 250 gpd (gallons per day) per unit. If the water treatment facility serves only mobile homes or recreational vehicles, the following figures may be used:
    - Mobile Homes use 187.5 gpd. per unit.
    - Recreational Vehicles use 150 gpd. per unit.For all other types of projects, show calculations and source of consumption rates utilized.
  - b. If the property lies wholly or partly in the certificated franchised service area of an established water utility, name the utility company.  
If a private, on-site, potable water system is proposed, please provide a description of the system.
  - d. Source of non-potable water service: If a separate system is proposed for non-potable (irrigation) water uses, please specify the source.
3. Sanitary Sewer Service.
  - a. Estimated daily production of wastewater  
For residential projects use 200 gpd (gallons per day) per unit. If the sewage treatment facility serves only mobile homes or recreational vehicles, the following figures may be used:
    - Mobile Homes use 150 gpd per unit.
    - Recreational Vehicles use 120 gpd per unitFor all other types of projects, show calculations and source of consumption rates utilized.
  - b. If any special types of effluent can be anticipated, please submit Exhibit III.B.3. (attached)
  - c. If the property lies wholly or partly in the certificated or franchised service area of an established sanitary sewer district or sewer utility name the utility.
  - e. If a private, on-site, wastewater treatment and disposal facility is proposed, please submit Exhibit III.B.3 (attached).

## PART IV - EXPLANATORY NOTES: Exhibits not previously discussed.

Surrounding Property Owners List: A complete list of all property owners, and their mailing addresses, for all property within three hundred seventy-five (375) feet [five hundred (500) feet if for a COP] of the perimeter of the subject property or the portion thereof that is the subject of the request. Names and addresses of property owners shall be deemed to be those appearing on the latest tax rolls of the County. The applicant is responsible for the accuracy of such list. **[Sec 4-194(a)(6)]**

Property Owners Map: A City Zoning map or other similar map displaying all of the parcels of property within three hundred seventy-five feet [five hundred (500) feet if for a COP] of the perimeter of the subject parcel or the portion thereof that is the subject of the request, referenced by number or other symbol to the names on the property owners list. The applicant shall be responsible for the accuracy of the map. **[Sec. 4-194(a)(7)]**

Unified Control Documentation. A notarized document (see Exhibit IV-D) corroborating unified control over the subject parcel. **[Sec. 4-295(a)(3)]**

If the owner does not desire to sign the attached Covenant of Unified Control he may submit an alternate document for consideration by the City Attorney's office prior to submitting the application for rezoning.

Existing Conditions: **[Sec. 4-295(a)(4)]** NOTE: If more than one of the following requirements is shown on the same set of maps or photos, please mark the document with all appropriate exhibition numbers.

Existing zoning and current uses: Show existing zoning and current land uses surrounding the property to a distance of 375 feet.



Soils, vegetation and ground cover: Classified in accordance with USDA/SCS system and the Florida Land Use and Cover Classification System, respectively

Topography: Provide a City of Bonita Springs Topographical map (if available).

Public Transit: Show the property in relation to existing and proposed public transit routes and bus stops, including what facilities exist at the bus stop.

Environmental Assessment: Areas of encroachment by undesirable exotic (floral) species, the line of mean high water, and jurisdictional boundaries of state and federal agencies, and Coastal Construction Setback Lines. If the site contains unique landforms or biological areas such as creek beds, sand dunes, coastal or interior hammocks, or old growth pine flatwoods, additional information may be required including wildlife and plant inventories and hydrologic details, in order to identify the highest quality biological communities and develop suitable conservation measures. Please contact the City of Bonita Springs Community Development at 239-444-6150 with any questions concerning this environmental assessment.

Master Concept Plan: Refer to Sec. 4-295 (a)(6)a.3. or b. 3. AND 4-295(a)(7)a. for information.

Schedule of Uses: **[Sec. 4-295(a)(7)]**

1. A summary of the kinds of uses proposed for the entire site (for projects containing residential uses, this shall include the types of proposed dwelling units);
2. The units (gross square feet for commercial/industrial uses, number of units for residential, motel/ hotel uses, beds for institutional types of uses, etc.) of each kind of use for the entire site;
3. For developments containing uses for which the parking requirements are to be determined by the Director, the number of parking spaces proposed for those uses.

Schedule of deviations: Refer to Sec. 4-295(a)(6)a.9. or b.9. and 4-295(a)(7)d.

Traffic Impact Statement: **[Sec. 4-295(a)(6)a.11 Or b. 10 and 4-295(a)(7)]** Format and degree of detail is set forth in the adopted City of Bonita Springs Code.

Surface Water Management Plan: **[Sec. 4-295 (b)(1)]** Written statements which describe:

1. The runoff characteristics of the property in its existing state;
2. In general terms, the drainage concept proposed, including the outfall to canals or natural water bodies including how drainage flow from adjacent properties will be maintained;
3. The retention features (including existing natural features) that will be incorporated into the drainage system and the legal mechanism which will guarantee their maintenance;
4. How existing natural features will be preserved. Include an estimate of the ranges of existing and post development water table elevations, where appropriate.
5. Describe the requirements for fill materials posed by this development for other than building pads (use, volume, etc.)
6. If the property is subject to seasonal inundation or subject to inundation by a stream swollen by the rains of a 100-year storm event, indicate the measures that will be taken to mitigate the effects of expectable flooding. **[3-324]**

Management Plan for Protected Species: **[Sec. 4-295(b)(2)]** Refer to the Sec. 3-456.

Program for phased development: **[Sec. 4-295(b)(3)]** Description of program for phased development (if applicable). A description of the program of phased construction, if the development is to be so constructed.

## GENERAL

- a. The applicant is responsible for the accuracy and completeness of this application. Any time delays or additional expenses necessitated due to the submittal of inaccurate or incomplete information shall be the responsibility of the applicant.
- b. All information submitted with the application or submitted at the public hearing becomes part of the public record and shall be a permanent part of the file.
- c. All applications must be submitted in person. Mailed-in applications will not be processed.
- d. All attachments and exhibits submitted shall be of a size that will fit or conveniently fold to fit into a letter size (8 1/2" x 11") folder.
- e. The Department staff will review this application for compliance with requirements of the City of Bonita Springs Land Development Code. If any deficiencies are noted, the applicant will be notified.
- f. All applicants shall pay an application fee as set forth in the City of Bonita Springs Fees and Charges Manual.

**EXHIBIT I-F  
DISCLOSURE OF INTEREST FORM FOR:**

**STRAP NO.** 04-48-25-B1-00002.000A      **CASE NO.** \_\_\_\_\_

1. If the property is owned in fee simple by an INDIVIDUAL, tenancy by the entirety, tenancy in common, or joint tenancy, list all parties with an ownership interest as well as the percentage of such interest.

Name and Address	Percentage of Ownership
_____	_____
N.A.	_____
_____	_____
_____	_____
_____	_____

2. If the property is owned by a CORPORATION, list the officers and stockholders and the percentage of stock owned by each.

Name, Address, and Office	Percentage of Stock
_____	_____
N.A.	_____
_____	_____
_____	_____
_____	_____

3. If the property is in the name of a TRUSTEE, list the beneficiaries of the trust with percentage of interest.

Name and Address	Percentage of Interest
_____	_____
N.A.	_____
_____	_____
_____	_____
_____	_____

4. If the property is in the name of a GENERAL PARTNERSHIP OR LIMITED PARTNERSHIP, list the names of the general and limited partners.

Name and Address	Percentage of Ownership
_____	_____
SRG Vanderbilt, LLC a foreign limited liability company	100
Edward L. Schwartz as Manager	_____
Richar T. Brockhaus as Manager	_____
_____	_____
_____	_____

5. If there is a CONTRACT FOR PURCHASE, whether contingent on this application or not, and whether a Corporation, Trustee, or Partnership, list the names of the contract purchasers below, including the officers, stockholders, beneficiaries, or partners.

Name, Address, & Office (if applicable)	Percentage of Stock
N.A.	

Date of Contract: N.A.

6. If any contingency clause or contract terms involve additional parties, list all individuals or officers, if a corporation, partnership, or trust.

Name and Address
N.A.

For any changes of ownership or changes in contracts for purchase subsequent to the date of the application, but prior to the date of final public hearing, a supplemental disclosure of interest shall be filed.

The above is a full disclosure of all parties of interest in this application, to the best of my knowledge and belief.

Signature: \_\_\_\_\_  
(Applicant)

\_\_\_\_\_  
(Printed or typed name of applicant)

STATE OF FLORIDA  
COUNTY OF LEE

The foregoing instrument acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2022, by \_\_\_\_\_, who is personally known to me or who has produced \_\_\_\_\_ as identification.

\_\_\_\_\_  
Signature of Notary Public

\_\_\_\_\_  
Printed Name of Notary Public

(SEAL)

**EXHIBIT II-F-2  
ENVIRONMENTAL ISSUES**

**A. Topography:** Describe the range of surface elevations of the property:

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Surface elevations of the property range from approximately 12.4 feet to 13.4 feet NGVD 1929.  
Additionally, there is a water management area on the west end of the property.

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**B. Sensitive Lands:** Identify any environmentally sensitive lands, including, but not limited to, wetlands (as defined in the Comprehensive Plan), flow ways, creek beds, sand dunes, other unique land forms [see the Comprehensive Plan for listed species occupied habitat (see Sec. 4-1337 et seq. of the Land Development Code).

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N.A.

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**C. Preservation/Conservation of Natural Features:** Describe how the lands listed in B. above will be protected by the completed project:

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N.A.

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**D. Shoreline Stabilization:** If the project is located adjacent to navigable natural waters, describe the method of shoreline stabilization, if any, being proposed:

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N.A.

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**EXHIBIT III-A-2  
PRELIMINARY DENSITY CALCULATIONS\***

**A. Gross Residential Acres**

1. Total land area:		4.1+/- acres
2. Area to be used for non-residential uses: (Line A.2.a. plus A.2.b.):		0 acres
a. R-O-W providing access to non-residential uses:		0 acres
b. Non-residential use areas:		0 acres
3. Gross residential acres (Line A.1 less A.2):		4.1+/- acres
a. Uplands areas	Medium Density MultiFamily Residential	4.1+/- acres
b. Freshwater Wetlands areas		0 acres
c. Other Wetland areas		0 acres

**B. Comprehensive Plan Land Use Classification:** \_\_\_\_\_ (If more than one classification, calculations for each classification must be submitted)

**Density Standards (from the Comprehensive Plan)**

1. Maximum density for Land Use Classification:	6 units/gross res. acre
2. Maximum total density for Land Use Classification:	10 units/gross res. acre

**MAXIMUM PERMITTED DWELLING UNITS**

**C. High Density Residential, High Density Mixed Use/Village, "Old 41" Town Center Mixed Use Redevelopment Overlay Area.**

1. Standard density uplands units (A.3.a. times B.1)	_____ units
2. Standard density wetlands units (A.3.b. & A.3.c. times B.1)	_____ units
3. Total standard density units (sum of C.1 & C.2)	_____ units
4. Max. Total density units [A.3.a. times ((B.1 plus 1/2 of ( B.2 less B.1)))]	_____ units
5. <b>Sub-total permitted std. density units</b> (line C.3 or C.4 - whichever is less):	_____ <b>Units Sub-total</b>
6. BONUS UNITS (REQUESTED)	
a. Low-moderate housing density:	_____ units
b. TDR units:	_____ units
c. <b>Sub-total (C.6.a plus C.6.b)</b>	_____ units
7. <b>Total Permitted Units (C.5. plus C.6.c):</b>	_____ <b>Units Total</b>

**NOTE:** may not exceed (A.3.a. times B.2) plus (A.3.b. and A.3.c. times .05).

\* Subject to staff review and correction.

**D. Moderate Density Mixed Use/Planned Development, Medium Density Multi-Family Residential, Medium Density Residential, Moderate Density Residential**

1. Standard density uplands units (A.3.a. times B.1)	24 units
2. Standard density freshwater wetlands units (A.3.b. times B.1)	0 units
3. Total standard density units (sum of D.1 & D.2)	24 units
4. Maximum upland density (A.3.a. times 8)	32 units
5. <b>Total permitted units</b> (line D.3 or D.4 - whichever is less):	24 <b>Units</b>

**E. Suburban Density Residential, Low Density Residential, Estate Residential**

- 1. Standard density uplands units (A.3.a. times B.1) \_\_\_\_\_ units
- 2. Standard density freshwater wetlands units (A.3.b times B.1) \_\_\_\_\_ units
- 3. Total standard density (sum of E.1 & E.2) \_\_\_\_\_ units
- 4. Maximum upland density (A.3.a. times 4) \_\_\_\_\_ units
- 5. **Total permitted units** (line E.3 or E.4 - whichever is less): \_\_\_\_\_ **Units Total**

**F. Conservation, Resource Protection, DRGR**

- 1. Total acres of "Open Land" \_\_\_\_\_ acres
- 2. Maximum density (F.1 times 0.2\*) \_\_\_\_\_ units
- 3. Total permitted units: \_\_\_\_\_ units

**EXHIBIT III-B-3  
SANITARY SEWER FACILITIES**

A. **Special Effluent:** If special effluent is anticipated, please specify what it is and what strategies will be used to deal with its' special characteristics:

N.A.

B. **Private On-site Facilities:** If a private on-site wastewater treatment and disposal facility is proposed, please provide a detailed description of the system including:

1. Method and degree of treatment:

N.A.

2. Quality of the effluent:

N.A.

3. Expected life of the facility:

N.A.

4. Who will operate and maintain the internal collection and treatment facilities:

N.A.

5. Receiving bodies or other means of effluent disposal:

N.A.

C. **Spray Irrigation:** If spray irrigation will be used, specify:

1. The location and approximate area of the spray fields:

N.A.

2. Current water table conditions:

N.A.

3. Proposed rate of application:

N.A.

4. Back-up system capacity:

N.A.



**EXHIBIT I-B-4  
COVENANT OF UNIFIED CONTROL**

The undersigned do hereby swear or affirm that they are the fee simple title holders and owners of record of property commonly known as STRAP #04-48-25-B1-00002.000A and legally described in exhibit A attached hereto.  
(street address)

The property described herein is the subject of an application for planned development zoning. We hereby designate \_\_\_\_\_ as the legal representative of the property and as such, this individual is authorized to legally bind all owners of the property in the course of seeking the necessary approvals to develop. This authority includes but is not limited to the hiring and authorization of agents to assist in the preparation of applications, plans, surveys, and studies necessary to obtain zoning and development approval on the site. This representative will remain the only entity to authorize development activity on the property until such time as a new or amended covenant of unified control is delivered to the City of Bonita Springs.

The undersigned recognize the following and will be guided accordingly in the pursuit of development of the project:

1. The property will be developed and used in conformity with the approved master concept plan including all conditions placed on the development and all commitments agreed to by the applicant in connection with the planned development rezoning.
2. The legal representative identified herein is responsible for compliance with all terms, conditions, safeguards, and stipulations made at the time of approval of the master concept plan, even if the property is subsequently sold in whole or in part, unless and until a new or amended covenant of unified control is delivered to and recorded by the City of Bonita Springs.
3. A departure from the provisions of the approved plans or a failure to comply with any requirements, conditions, or safeguards provided for in the planned development process will constitute a violation of the Land Development Code.
4. All terms and conditions of the planned development approval will be incorporated into covenants and restrictions which run with the land so as to provide notice to subsequent owners that all development activity within the planned development must be consistent with those terms and conditions.
5. So long as this covenant is in force, City of Bonita Springs can, upon the discovery of noncompliance with the terms, safeguards, and conditions of the planned development, seek equitable relief as necessary to compel compliance. The City of Bonita Springs will not issue permits, certificates, or licenses to occupy or use any part of the planned development and the City may stop ongoing construction activity until the project is brought into compliance with all terms, conditions and safeguards of the planned development.

\_\_\_\_\_  
Owner  
\_\_\_\_\_  
Printed Name

STATE OF FLORIDA  
COUNTY OF LEE

Sworn to (or affirmed) and subscribed before me this \_\_\_\_\_ day of \_\_\_\_\_, 2022, by \_\_\_\_\_, who is personally known to me or who has produced \_\_\_\_\_ as identification.

\_\_\_\_\_  
Notary Public  
\_\_\_\_\_  
(Name typed, printed or stamped)  
(Serial Number, if any)



# Request for Submittal Requirement Waiver

Community Development Dept. | 9220 Bonita Beach Road, Suite 111 | Bonita Springs, FL 34135 | Phone: 239 444 6150 | Fax: 239 444 6140

Upon written request, the Director may modify the submittal requirements for Public Hearings, Development Orders, Limited Review Development Orders and other Administrative Action Applications where it can be clearly demonstrated that the submission will have no bearing on the review and processing of the application. The request and the Director's written response must accompany the application submitted and will become a part of the permanent file.

### APPLICATION FOR WAIVER OF REQUIRED SUBMITTAL ITEMS (indicate the appropriate application type)

- Public Hearing - General Requirements (4-194)
- Public Hearing - Additional Requirements for:
  - Development of Regional Impact (4-195(a))
  - Planned Developments (4-295(b))
  - Master Concept Plan Extension (4-303)
  - Master Concept Plan Reinstatement (4-303)
  - Rezoning other than Planned Developments (4-195(c))
  - Mobile Home Park (4-195(d))
  - Special Exception (4-195(e))
  - Variances (4-195(f))
- Administrative Action Requirements (4-196)
- Development Order - Submittal Requirements (3-133)
  - Application Form and Contents (3-135)
  - Additional Required Submittals (3-136)
- Limited Review Development Order – Submittal Requirements (3-133)
  - Required Submittals (3-160)

#### PLEASE PRINT OR TYPE:

STRAP Number: 04-48-25-B1-00002.000A

Name of Project: The Grove RPD

Name of Agent: Q. Grady Minor & Associates, P.A. / Coleman, Yovanovich & Koester, P.A.

Street Address: 3800 Via Del Rey, Bonita Springs 34134 / 4001 Tamiami Trail North, Suite 300, Naples 34103

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Phone #: 239-947-1144 / 239-435-3535 Fax #: \_\_\_\_\_

E-mail: warnold@gradyminor.com / ryovanovich@cyklawfirm.com

Name of Applicant\*: SRG Vanderbilt, LLC

Street Address: 3400 E Lafayette St.

City: Detroit State: MI Zip: 48207

Phone #: (239) 287-3385 Fax #: \_\_\_\_\_

E-mail: Hannah.roberts@soave.com

\* If applicant is not the owner, a letter of authorization from the owner must be submitted.

**A. SPECIFIC SECTION(S) AND REQUIREMENT(S) FOR WHICH A WAIVER IS SOUGHT:**

Section Number	Requirement
#1 4-295(a)(4)c.1.	Soils Map
#2 4-295(a)(4)c.2.	Vegetation and ground cover map
#3 4-295(a)(4)c.3.	Significant areas of rare and unique upland habitats
#4 _____	_____
#5 _____	_____
#6 _____	_____
#7 _____	_____
#8 _____	_____
#9 _____	_____

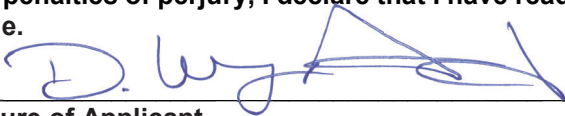
**B. SCOPE OF PROJECT AND REASON(S) FOR REQUEST:**

Describe the project scope and provide reason(s) why the request for submittal waiver(s) should be approved. Use additional sheets if necessary and attach to this application form. (Please print or type)

The site has been previously cleared and filled.

There are no native vegetation areas on-site and no environmentally sensitive lands on-site.

Under penalties of perjury, I declare that I have read the foregoing application and that the facts stated in it are true.



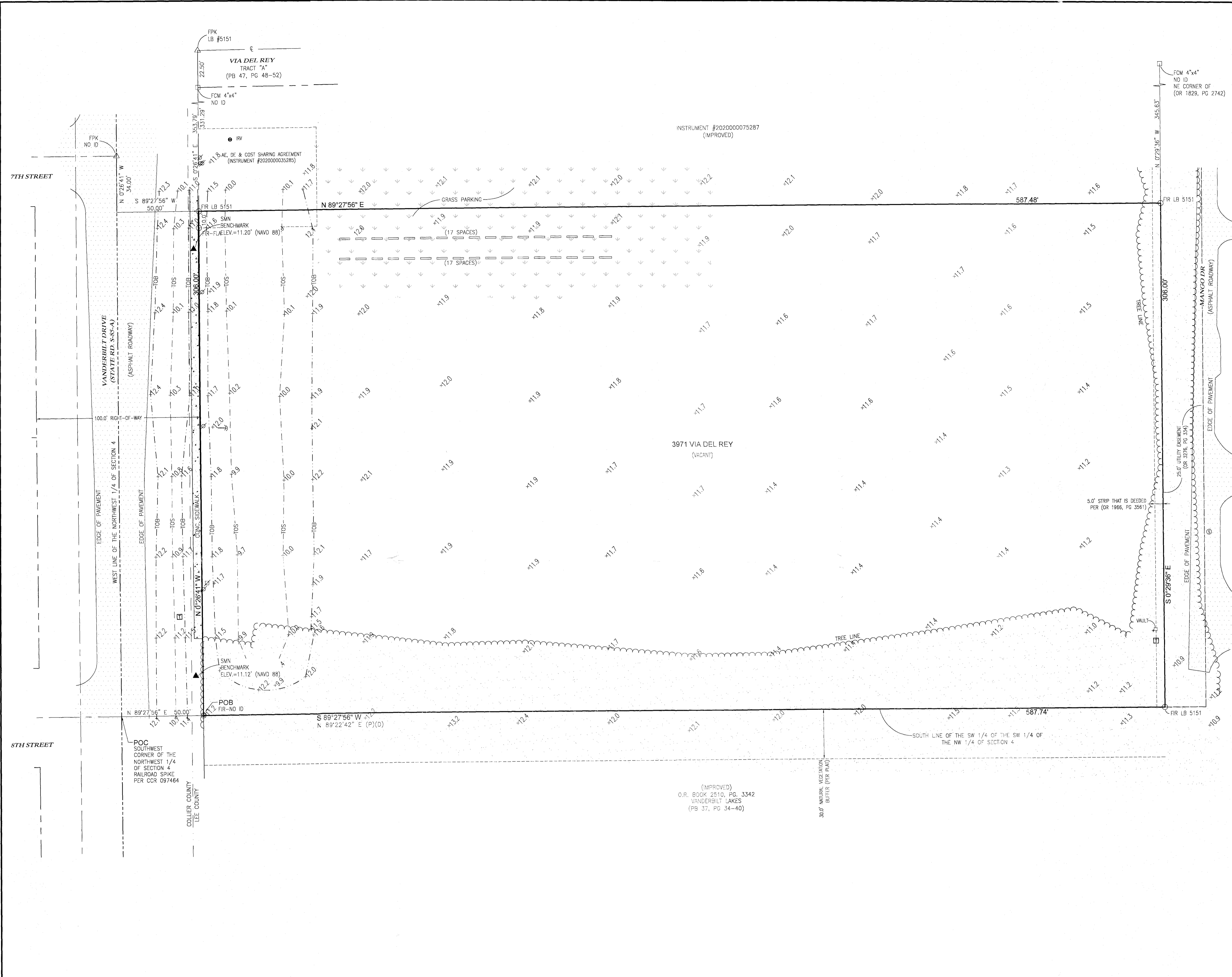
Signature of Applicant

Directors Decision:  Request Approved  Request Denied

Comments: The City's Environmental Specialist walked the site and agrees with the Applicant's justification for a waiver.

Signature: 

Date: 12/16/2022



**PROPERTY DESCRIPTION:**  
(PER PROVIDED TITLE COMMITMENT)

A PARCEL OF LAND BEING A PORTION OF SECTION 4, TOWNSHIP 48 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

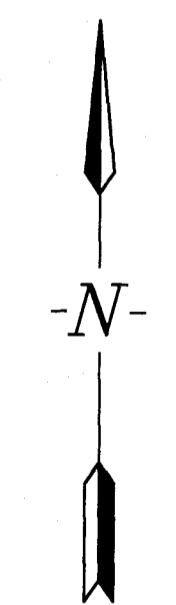
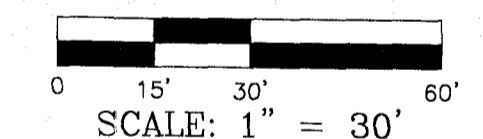
COMMENCING AT SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 4; THENCE ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 4 NORTH 89°27'56" EAST, A DISTANCE OF 50.00 FEET TO A POINT ON THE EAST RIGHT-OF-WAY OF VANDERBILT DRIVE (S.R. S-85-A) AND ALSO BEING THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED;

THENCE ALONG SAID EAST RIGHT-OF-WAY NORTH 07°26'41" WEST, A DISTANCE OF 306.00 FEET; THENCE NORTH 89°27'56" EAST, A DISTANCE OF 587.48 FEET TO A POINT ON THE WEST RIGHT-OF-WAY OF MANGO DRIVE; THENCE ALONG SAID WEST RIGHT-OF-WAY SOUTH 00°29'36" EAST, A DISTANCE OF 306.00 FEET TO THE SOUTHWEST CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1866, PAGE 3561, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; THENCE ALONG THE SOUTH LINE OF SAID LANDS AND THE SOUTH LINE OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1829, PAGE 2742, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA SOUTH 89°27'56" WEST, A DISTANCE OF 587.74 FEET TO THE POINT OF BEGINNING.

CONTAINING 4.13 ACRES, MORE OR LESS.

TOGETHER WITH A NON-EXCLUSIVE RIGHT OF USE AS TO ACCESS EASEMENT AND DRAINAGE EASEMENT DATED FEBRUARY 10, 2020 AND RECORDED IN INSTRUMENT NO. 202000035285, PUBLIC RECORDS OF LEE COUNTY, FLORIDA

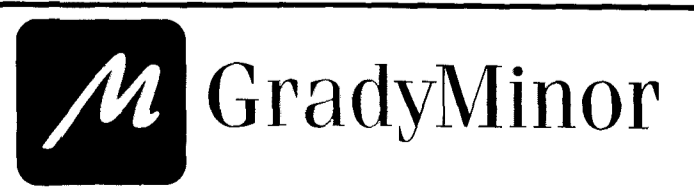
- NOTES:**
1. BEARINGS SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICAN DATUM OF 1983, NATIONAL GEODETIC SURVEY ADJUSTMENT OF 2011 OBTAINED USING RTK GPS OBSERVATIONS ON THE FOOT NETWORK AND ARE REFERENCED TO THE EAST RIGHT-OF-WAY LINE OF VANDERBILT DRIVE, BEING N 07°26'41" W.
  2. THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A TITLE COMMITMENT PROVIDED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, FILE NUMBER OF 21127520, HAVING AN EFFECTIVE DATE OF DECEMBER 3, 2021 REVISION # 2 AT 8:00 AM, AND MAY BE SUBJECT TO EASEMENTS, RESERVATIONS AND/OR RESTRICTIONS OF RECORD. ALL MATTERS OF TITLE SHOULD BE REFERRED TO AN ATTORNEY AT LAW.
  3. THIS PROPERTY IS LOCATED WITHIN FLOOD ZONE X HAVING NO BASE FLOOD ELEVATION, PER THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP # 12071C 0654 F, DATED 8/28/08.
  4. CERTAIN FEATURES REPRESENTED BY SYMBOLS MAY NOT BE SHOWN AT THEIR TRUE LOCATION AND/OR SCALE IN ORDER TO BE ABLE TO DEPICT THEM ON THIS MAP.
  5. DIMENSIONS SHOWN HEREON ARE IN U.S. SURVEY FEET AND DECIMALS THEREOF. ELEVATIONS SHOWN HEREON ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88). SOURCE BENCHMARK IS NGS U 718.
  6. THIS SURVEY DOES NOT ADDRESS ANY ENVIRONMENTAL CONCERNS, ENDANGERED WILDLIFE OR JURISDICTIONAL WETLANDS, IF ANY, EXCEPT AS SHOWN ON THIS SURVEY.
  7. THIS CERTIFICATION IS ONLY FOR THE LANDS DESCRIBED HEREON. IT IS NOT A CERTIFICATION OF TITLE, ZONING, SETBACKS, OR FREEDOM OF ENCUMBRANCES.
  8. THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL BASED SEAL OF A LICENSED FLORIDA SURVEYOR AND MAPPER. NO ADDITIONS OR DELETIONS TO THIS SURVEY MAP ARE PERMITTED WITHOUT THE EXPRESSED WRITTEN CONSENT OF THE SIGNING PARTY.
  9. UNLESS OTHERWISE NOTED, BELOW GROUND UTILITIES AND FOUNDATIONS WERE NOT LOCATED FOR THE PURPOSES OF THIS SURVEY.
  10. BY SIGNING BELOW I CERTIFY THAT THIS SURVEY WAS MADE UNDER MY DIRECTION AND THAT IT MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER SJ-17.051, F.A.C. PURSUANT TO CHAPTER 472.027, FLORIDA STATUTES.
  11. DATE OF LAST FIELD WORK: 2/22/2022. TOPOGRAPHY SHOWN HEREON TAKEN FROM A SURVEY PREPARED BY THIS FIRM WITH A DATE OF LAST FIELD WORK OF 8/16/2018.



**LEGEND**

POC POINT OF COMMENCEMENT	PB PLAT BOOK	ELEV ELEVATION	☉ CATCH BASIN
POB POINT OF BEGINNING	OR OFFICIAL RECORDS BOOK	INV INVERT ELEVATION	☉ DRAINAGE MANHOLE
FP FOUND IRON PIPE	PROFESSIONAL SURVEYOR AND MAPPER	RM RM ELEVATION	☉ TELEPHONE RISER/POLE
FR FOUND 3/8" IRON ROD	LICENSED BUSINESS	A/C AIR CONDITIONING UNIT/PAD	☉ CABLE TELEVISION RISER/BOX
LB SET 5/8" IRON ROD W/ CAP, LB #5151	STATE PLANE COORDINATES	CONC CONCRETE	☉ ELECTRIC MANHOLE
FM FOUND CONCRETE MONUMENT	RIGHT-OF-WAY	COR CORRUGATED METAL PIPE	☉ WATER VALVE
SOM SET CONC MONUMENT W/ ALUMINUM DISK	PUBLIC UTILITY EASEMENT	CP CORRUGATED PLASTIC PIPE	☉ WATER METER
PUE FOUND PARKER KALON NAIL	COUNTY UTILITY EASEMENT	RC REINFORCED CONCRETE PIPE	☉ BACK FLOW PREVENTOR
FW SET PARKER KALON NAIL W/ ALUMINUM DISK	UTILITY EASEMENT	CHW CONCRETE HEADWALL	☉ FIRE HYDRANT
AC ACCESS EASEMENT	DRAINAGE EASEMENT	TOP OF BANK	☉ FIRE DEPARTMENT CONNECTION
DISK LB # 5151	LANDSCAPE BUFFER EASEMENT	TOE OF SLOPE	☉ BATTERIA SAMPLE POINT
DRILL HOLE	LAKE MAINTENANCE EASEMENT	EDGE OF WATER	☉ AIR RELEASE VALVE
FOUND DRILL HOLE	LANDSCAPE BUFFER EASEMENT	CENTER LINE	☉ IRRIGATION VALVE/ CONTROL VALVE
FOUND WIG NAIL	FLORIDA POWER AND LIGHT	EDGE OF PAVEMENT	☉ GAS VALVE
SET WIG NAIL	SOUTH SPRINGS UTILITY EASEMENT	LANDSCAPE BUFFER EASEMENT	☉ GAS LINE MARKER
PLAT	NATIONAL GEODETIC VERTICAL DATUM OF 1929	FLORIDA POWER AND LIGHT	☉ GAS MARKER
MEASURED		NATIONAL GEODETIC VERTICAL DATUM OF 1929	☉ UTILITY POLE - WOOD
CALCULATED			☉ UTILITY POLE - CONCRETE
DEED/TITLE COMMITMENT			☉ GUY ANCHOR
			☉ OVERHEAD WIRES
			☉ WELL

REVISION: 9/25/2022 - ADDED TOPOGRAPHY  
 REVISION: 4/21/2022 - ADDED CERTIFICATIONS  
 REVISION: 2/25/2022 - ADDED CERTIFICATIONS



**GradyMinor**  
 Civil Engineers • Land Surveyors • Planners • Landscape Architects  
 Cert. of Auth. EB 0005151 Cert. of Auth. LB 0005151  
 Bonita Springs: 239.947.1144 www.GradyMinor.com Fort Myers: 239.690.4380

O. Grady Minor and Associates, P.A.  
 3800 Via Del Rey  
 Bonita Springs, Florida 34134

DRAWN BY:	AH
CHECKED BY:	DLS
JOB CODE:	3971VDR
SCALE:	1" = 30'
DATE:	23 FEBRUARY 2022
FILE:	21-233-BST.DWG
SHEET:	1 of 1

**BOUNDARY & TOPOGRAPHIC SURVEY w/ IMPROVEMENTS**

3971 VIA DEL REY  
 BONITA SPRINGS, FL 34134

LYING IN  
 SECTION 4, TOWNSHIP 48 SOUTH, RANGE 25 EAST  
 LEE COUNTY, FLORIDA

9/26/22  
 DATE SERVED

*Donald L. Saint-Joy III*  
 DONALD L. SAINT-JOY III, P.S.M.  
 FL LICENSE #6761  
 FOR THE FIRM

G:\SURVEY\PROJECT SURVEY 2021\233 - 3971 VIA DEL REY ALTA\SURVEY 21-233-BST.DWG

## The Grove RPD

### Exhibit II-E-2 – Narrative how complies with comp plan Exhibit IV-D – Description of proposed development

Sec. 4-295. Application.

- (a) *Minimum required information for all planned development zoning applications.* Rezoning applications for planned developments must include the following information, supplemented, where necessary, with written material, maps, plans, or diagrams. Wherever this section calls for the exact or specific location of anything on a map or plan, the location must be indicated by dimensions from an acceptable reference point, survey marker or monument.
- (5) *Explanation.* A narrative explanation as to how the proposed development complies with the Bonita Plan, the design standards set forth in section 4-325, and the guidelines for decision-making embodied in section 4-131.

**The applicant is proposing to amend the existing Coastal Cottages RPD in order to eliminate the assisted living facility (ALF) use and to add multi-family dwelling units as the principal permitted use for the RPD. The project name is proposed to change to The Grove Condominium RPD. The property development regulations are proposed to be revised as well as the master concept plan in order to develop the market rate condominium community on the subject 4.1+/- acre site. The project will continue to have principal access directly to Vanderbilt Drive in the location aligned immediately east of 7th Street. An emergency only gated access remains on Mango Drive.**

Sec. 4-131. Zoning board standard for review.

- (d) *Zoning matters.*
- (3) *Findings.* Before preparing their recommendation to the city council on a rezoning, the zoning board must find that:
- a. The applicant has proved entitlement to the rezoning or special exception by demonstrating compliance with the Bonita Plan, this Land Development Code, and any other applicable code or regulation;

#### Future Land Use Element

**The project is located in the Medium Density Multi-Family Residential Future Land Use Category. This Future Land Use Category provides for:**

**Policy 1.1.8.1: Medium Density Multi-Family Residential** - Intended to accommodate multi-family, modular and manufactured housing, and existing mobile home and recreational vehicle parks up to a maximum density of 10 units per gross acre and approximately 1,341 acres of gross land area in the land use category; group homes and foster care facilities, public schools and other public, semi-public and recreational uses on a limited basis. This land use category is applied primarily to existing

properties developed with multi-family or mobile home/recreational vehicle parks located within the Coastal Management Area (CMA), or lands formerly afforded a land use designation of Urban Community in the Lee Plan, or properties adjacent to existing or planned major roadways.

- a. Appropriate residential housing types include conventional and modular constructed single-family and duplex structures, on permanent foundations, cluster housing, zero lot line, townhouses, multi-family structures, and mobile homes or recreational vehicles in existing mobile home or recreational vehicle parks.
- b. Residential density shall be limited to not more than six units dwelling units per acre. If affordable housing is provided, residential density may be increased by up to four additional dwelling units per acre. This density range is consistent with the density previously afforded under the Urban Community land use designation in the Lee Plan.
- c. Commercial uses may be appropriate provided they are primarily intended to serve the residents of a mixed use project and are sensitive to nearby residential uses.
- d. Maximum allowable height of structures shall be 75 feet from the base flood elevation to the eaves, except that no new structures or modification of existing structures located on the islands west of the mainland may be constructed in excess of 35 feet in height.

**The 4.1+/- acre property permits 24 dwelling units based on the standard density of 6 du/acre (4.1x 6= 24.6). The proposed development standards are comparable to surrounding development, adequate public facilities exist to service the project, and there are no environmental issues associated with the project, as the site has been previously cleared and filled. The site is not within the City's Coastal Management Zone or Coastal High Hazard Area.**

**As proposed, the amended RPD is consistent with the Future Land Use Element of the City of Bonita Springs Comprehensive Plan.**

### **Transportation Element**

**Policy 1.1.3 establishes transportation level of service standards for all roadways. Vanderbilt Drive is a Collier County roadway. The Traffic Impact Analysis prepared for the 24 multi-family dwellings indicates that Vanderbilt Drive will continue to operate at an acceptable level of service.**

### **Housing Element**

**Policy 1.1.1 of the Housing Element requires that the City identify on the Future Land Use Map suitable areas for a variety of dwelling unit types. The City has identified this area as**

being suitable for multi-family dwellings at a maximum density of 10 dwelling units per acre. The 24 dwelling units equates to a density of 5.9 dwelling units per acre and is within the allowable range of density permitted in this area of the City of Bonita Springs.

- b. The request will meet or exceed all performance and locational standards set forth for the potential uses allowed by the request;

**There are no performance or location standards for the proposed use. The proposed uses are to be sited in a compatible manner with the surrounding community but taking into account the relationship with the adjacent roads and access.**

- c. The request, including the use of TDR or affordable housing bonus density units, is consistent with the densities, intensities and general uses set forth in the Bonita Plan;

**The proposed use of multi-family residential dwelling units will be in compliance with the LDC and Comprehensive Plan.**

- d. The request is compatible with existing or planned uses in the surrounding area;

**The surrounding areas are Vanderbilt Drive, commercial and residential to the west, New Life Church and Grace Classical Academy campus to north, residential to the east and the Bermuda Isles condominiums to the south. The Master Concept Plan depicts the proposed arrangement of buildings and identifies proposed buffers.**

- e. Approval of the request will not place an undue burden upon existing transportation or planned infrastructure facilities and will be served by streets with the capacity to carry traffic generated by the development;

**The traffic impact statement (TIS) submitted with this application confirms the proposed uses will not have an adverse impact on capacity.**

- f. Where applicable, the request will not adversely affect environmentally critical areas and natural resources;

**The site was previously cleared for agricultural use. No native vegetation exists on-site.**

- g. In the case of a planned development rezoning, the decision of the zoning board must also be supported by the formal findings required by section 4-299(a)(2) and (4);

**Acknowledged.**

- h. The zoning board must also find that public facilities are, or will be, available and adequate to serve the proposed land use.

**Acknowledged. There are no existing or anticipated public facility deficiencies.**



**JMB** TRANSPORTATION ENGINEERING, INC.  
TRAFFIC/TRANSPORTATION ENGINEERING & PLANNING SERVICES

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**TRAFFIC IMPACT STATEMENT**

**The Grove RPD**  
(City of Bonita Springs, Florida)

July 18, 2022  
Revised November 8, 2022

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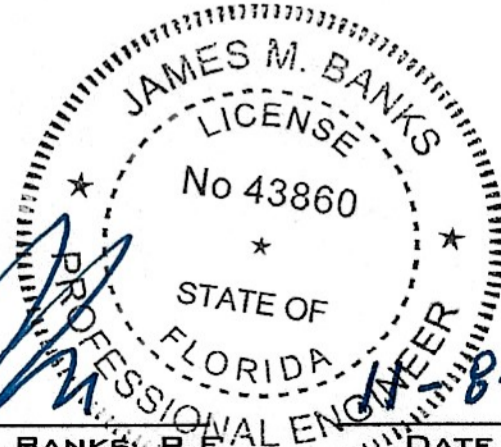
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Prepared by:

**JMB** TRANSPORTATION ENGINEERING, INC.  
4711 7TH AVENUE SW  
NAPLES, FLORIDA 34119

CERTIFICATE OF AUTHORIZATION NO. 27830

(JMB PROJECT NO. 180517-Z-2)



JAMES M. BANKS, P.E. DATE  
FLORIDA REG. NO. 43860

# TABLE OF CONTENTS

<b>Conclusions</b>	<b>2</b>
<b>Scope of Project</b>	<b>4</b>
<b>Table A - Existing &amp; Proposed Land Uses</b>	<b>4</b>
<b>Figure 1 - Project Location &amp; Roadway Classification</b>	<b>4.1</b>
<b>Site Plan</b>	<b>4.2</b>
<b>Project Generated Traffic</b>	<b>5</b>
<b>Table B - Approved vs. Proposed Land Use Trips</b>	<b>5</b>
<b>Table 1 - Trip Generation Computations</b>	<b>5.1</b>
<b>Existing + Committed Road Network</b>	<b>6</b>
<b>Project Generated Traffic Distribution</b>	<b>6</b>
<b>Area of Significant Impact</b>	<b>6</b>
<b>Figure 2 - Project Traffic Distribution</b>	<b>6.1</b>
<b>Table 2 - Area of Impact/Road Classification</b>	<b>6.2</b>
<b>2022 thru 2025 Project Build-out Traffic Conditions</b>	<b>7</b>
<b>Table 3 - 2022 &amp; 2025 Link Volumes</b>	<b>7.1</b>
<b>Table 4 - 2025 Link Volumes/Capacity Analysis</b>	<b>7.2</b>
<b>Appendix</b>	<b>8</b>

## **Conclusions**

Based upon the findings of this report, it was determined that The Grove RPD will not significantly or negatively impact the surrounding (E + C) road network or cause any roadways to operate below the adopted level of service standard. It was determined that the proposed 24 multi-family dwelling units will generate a demand of no more than twenty-three (23) peak hour peak directional trips and the project's traffic is less than 2% of the adjacent road network's adopted level of service capacity. In fact, the project will have a de minimis impact on the adjacent road network (i.e., less than a 1% impact on any road's adopted capacity standard). Furthermore, the report finds that The Grove RPD will not cause any off-site transportation deficiencies that require mitigation.

Based upon the findings and conclusions of this report, it was determined that the proposed rezoning of the property referred to as The Grove RPD will not have a significant or negative impact upon the surrounding road network.

Although the project will not significantly or negatively impact the adjacent road network, the Developer will be required to pay for the project's portion of "consumed" capacity via payment of road impact fees. As set forth by the City of Bonita Springs' Impact Fee Ordinance, the fees are a pro rata assessment towards the funding of area-wide transportation improvements in order to support new growth. The amount of road impact fees paid per type of land use are determined via a "consumption-based impact fee approach", in which new development is charged based upon the proportion of vehicle-miles of travel (VMT) that each unit of new development is expected to consume of a lane mile of roadway network. The cost of consumed lane miles is based upon current roadway construction costs within Lee County. Therefore, the payment of road impact fees is the project's pro rata share of funding transportation improvements that are deemed necessary to support the demands generated by new growth. The fair share road impact fees can be used by the City of Bonita Springs to fund future transportation improvements that are deemed needed to support all existing and future developments that have an impact on the road network.

## Concurrency Review

Vanderbilt Drive (south of Bonita Beach Road) is under the jurisdiction of Collier County Government, which has classified the road as a two-lane minor collector having an adopted performance standard of level of service LOS D with a maximum service capacity of 1,000 vph for the 100<sup>th</sup> highest hour peak direction. As shown on Table 4, Vanderbilt Drive will have a future traffic demand of 883 vphpd and a v/c ratio of 0.88. Therefore, it has been determined that this project will be consistent with Collier County's and the City's Concurrency Management Policy.

### Site-Related Roadway Improvements

Because the site will have direct access to Vanderbilt Drive and the road is under the jurisdiction of Collier County Government, turn lane warrants were based upon the thresholds set forth by Collier County's Turn Lane Policy (see warrant thresholds below).

Vanderbilt Drive is a two-lane major collector (see Collier Functional Classification Map in the appendix) having a posted speed limit of 45 MPH. It was determined that a left-ingress turn lane and a right-ingress turn lane are not warranted at the site's access on Vanderbilt Drive.

#### *III. TURN LANES, DRIVEWAYS, ACCESS ROADS DESIGN REQUIREMENTS*

*a. Turn lanes are required and must be constructed whenever any of the following conditions exist:*

*1. Two Lane Roadways: (1) Left turn lanes must be provided whenever the left turn volume is 20 vehicles or more.*

Left turn lane determination – The volume of left turn movements at the project's access on Vanderbilt Drive will be less than 20 vph.

*2. Right turn lanes must be provided whenever the right turn volume is 40 vehicles or more.*

Right turn lane determination – The volume of right turn movements at the project's access on Vanderbilt Drive will be less than 40 vph.

**Scope of Project**

The Grove RPD is a proposed rezoning of property that is currently entitled for a 92-bed ALF. It is proposed to rezone the property to allow for the development of 24 multi-family dwelling units. The site is located on the east side of Vanderbilt Drive and approximately one-half mile south of Bonita Beach Road, within the City of Bonita Springs. The project proposes to have one (1) full access on Vanderbilt Drive that will be aligned with 7th Street. For additional detail, refer to the site development plans prepared by Grady Minor.

**Table A  
Existing & Proposed Land Uses**

<b>Existing Land Use</b>	<b>Proposed Alternate Land Use</b>
Assisted Living Facility (92-Beds)	Multi-Family (24 d.u.'s)

### Project Generated Traffic

Traffic that can be expected to be generated by the project was estimated based upon the guidelines established by the Institute of Transportation Engineers, Trip Generation Manual, 11<sup>th</sup> Edition. That is, historical traffic data collected at similar land uses was relied upon in estimating the project's traffic. It was concluded that land use codes Multi-Family (LUC 220) and Assisted Living facility (LUC 254) were most appropriate in estimating the approved and proposed land uses' trips. Trip generation computations are shown in Table 1 and summarized below in Table B.

**Table B**  
**Approved vs. Proposed Land Use Trips**

Land Use	AM Peak Hour (vph)	PM Peak Hour (vph)
Approved Land Uses (92-Bed ALF)	17	22
Proposed Land Uses (25 Multi-Family Units)	<b>30</b>	<b>31</b>

### **Existing + Committed Roadway Conditions**

Figure 1 and Table 2 depict the project's surrounding roadway conditions.

Bonita Beach Road (west of U.S. 41) is classified as a four-lane divided arterial having an adopted performance standard of level of service LOS E. A maximum service volume capacity of 1,900 vph for the 100<sup>th</sup> highest hour peak direction has been established for this road by the City of Bonita Springs.

Vanderbilt Drive (south of Bonita Beach Road) is under the jurisdiction of Collier County Government, which has classified the road as a two-lane minor collector having an adopted performance standard of level of service LOS D with a maximum service capacity of 1,000 vph for the 100<sup>th</sup> highest hour peak direction.

### **Project Generated Traffic Distribution**

The project's net new traffic was distributed to the surrounding road network based upon logical means of ingress/egress, current and future traffic patterns in the area, nearby businesses, and recreational attractions, as well as growth trends for the surrounding areas. Table 2 provides a detail of the traffic distributions to the adjacent road network. Table 2 and Figure 3 depict the project traffic assignments by directional volume.

### **Area of Significant Impact**

The project's area of significant impact was determined based upon the City of Bonita Springs' 2%, 2% and 3% criteria (i.e., if the project's traffic is 2% or more of a roadway's adopted level of service capacity, then the project has a significant impact upon that link). Table 2 describes the project traffic distributions and the level of impact on the surrounding roadways. As determined, the project's impacts on Vanderbilt Drive and Bonita Beach Road will be de minimis impact (i.e., less than 1% of the road's adopted capacity).

### **2022 thru 2025 Project Build-out Traffic Conditions**

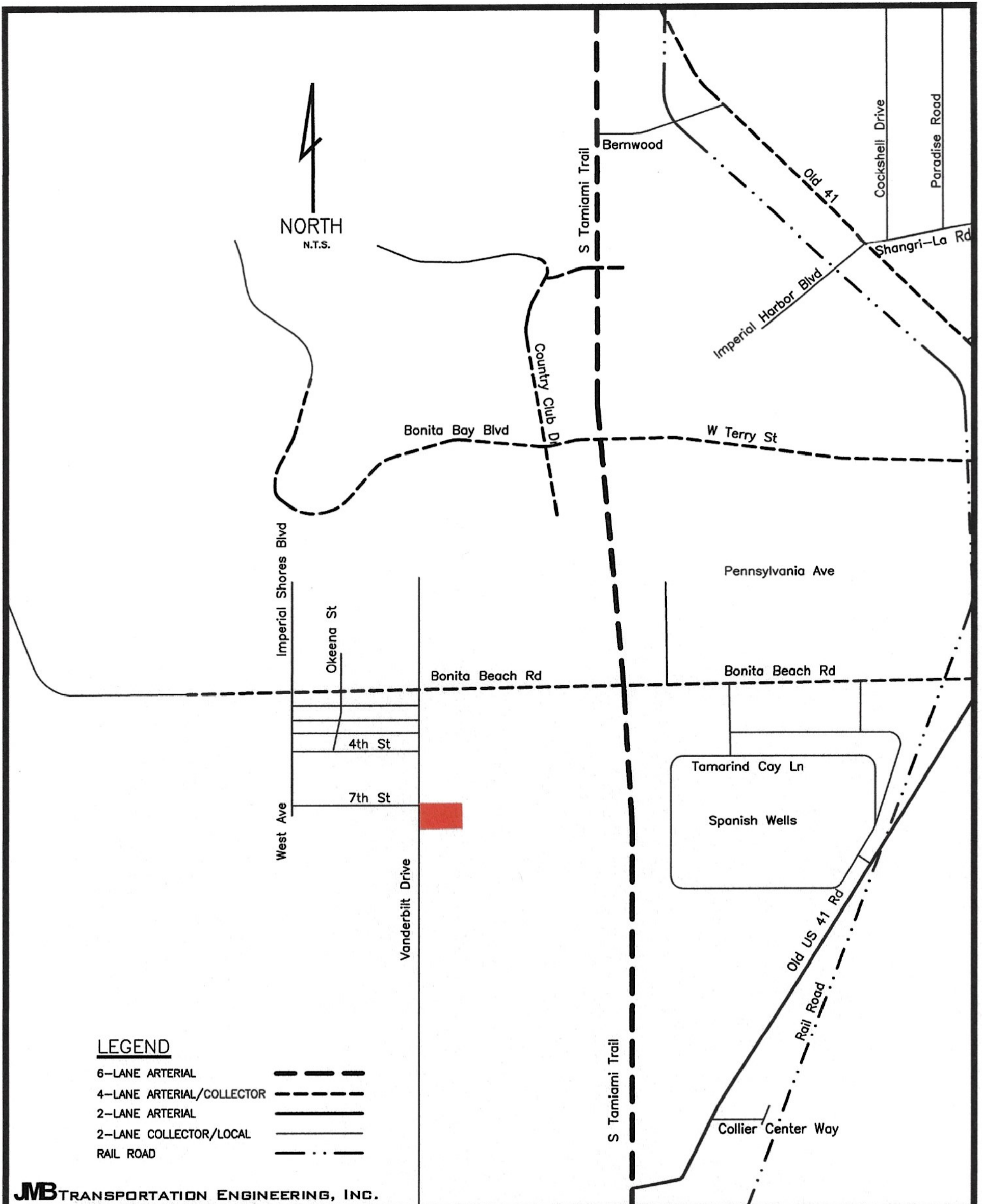
In order to establish 2022 thru 2025 project build-out conditions, traffic count data was adjusted for peak season conditions, peak hour conditions, peak hour (K30), peak direction (D Factor), and then an annual growth rate was applied to forecast future volumes. The peak season/peak hour/peak direction volumes, which are depicted on Table 3 for Bonita Beach Road were obtained from the City of Bonita Springs 2021 Traffic Count Report. The annual growth rate was derived from historical traffic counts also established by the respective source. After the background data was established, the project generated traffic was added to the 2025 traffic volumes. Table 4 provides a summary of the anticipated 2022 thru 2025 traffic conditions.

As determined, Vanderbilt Drive (south of Bonita Beach Road) is under the jurisdiction of Collier County Government, which has classified the road as a two-lane minor collector having an adopted performance standard of level of service LOS D with a maximum service capacity of 1,000 vph for the 100<sup>th</sup> highest hour peak direction. As shown on Table 4, Vanderbilt Drive will have a future traffic demand of 883 vphpd and a v/c ratio of 0.88. Therefore, it has been determined that this project will be consistent with Collier County's and the City's Concurrency Management Policy.



## APPENDIX

Support Documents



**The Grove RPD**

July 18, 2022

**Project Location & Roadway Classification**

**FIGURE 1**



**TABLE 1**  
**TRIP GENERATION COMPUTATIONS**  
The Grove RPD

**EXISTING LAND USE**

Land Use

<u>Code</u>	<u>Land Use Description</u>	<u>Build Schedule</u>
<b>254</b>	<b>Assisted Living</b>	92 Beds

Land Use

<u>Code</u>	<u>Trip Period</u>	<u>Trip Generation Equation</u>	<u>Total Trips</u>	<u>Trips Enter/Exit</u>
<b>LUC 254</b>	Daily Traffic (ADT) =	$T = 2.60(X) =$	<b>239 ADT</b>	
	AM Peak Hour (vph) =	$T = 0.18(X) =$ 60% Enter/ 40% Exit =	<b>17 vph</b>	10 / 7 vph
	PM Peak Hour (vph) =	$T = 0.24(X) =$ 39% Enter/ 61% Exit =	<b>22 vph</b>	9 / 13 vph

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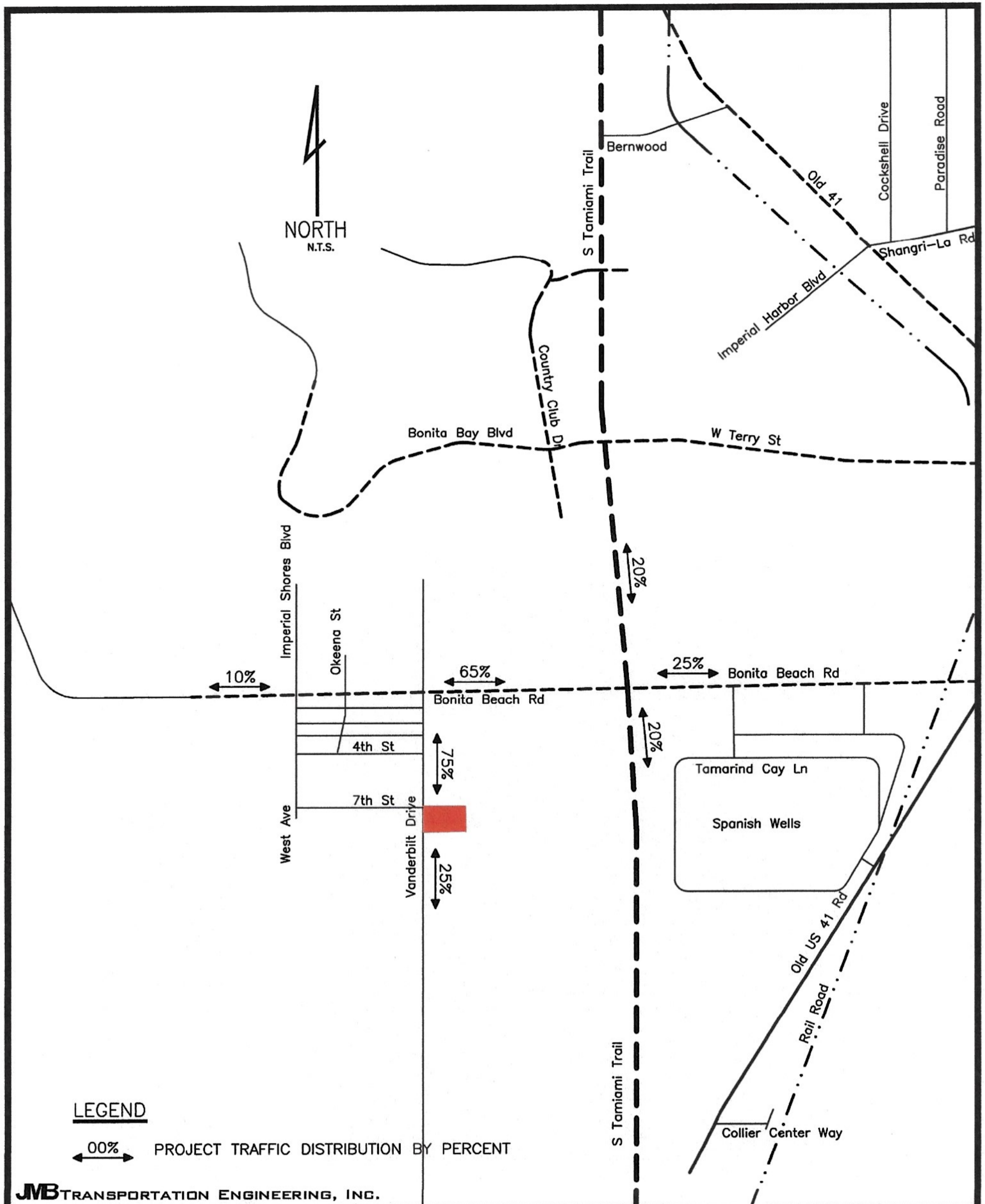
**PROPOSED LAND USE**

Land Use

<u>Code</u>	<u>Land Use Description</u>	<u>Build Schedule</u>
<b>220</b>	<b>Multi-Family (Low Rise)</b>	24 Units

Land Use

<u>Code</u>	<u>Trip Period</u>	<u>Trip Generation Equation</u>	<u>Total Trips</u>	<u>Trips Enter/Exit</u>
<b>LUC 220</b>	Daily Traffic (ADT) =	$T = 6.41(X) + 75.31 =$	<b>229 ADT</b>	
	AM Peak Hour (vph) =	$T = 0.31(X) + 22.85 =$ 24% Enter/ 76% Exit =	<b>30 vph</b>	7 / 23 vph
	PM Peak Hour (vph) =	$T = 0.43(X) + 20.55 =$ 63% Enter/ 37% Exit =	<b>31 vph</b>	20 / 11 vph

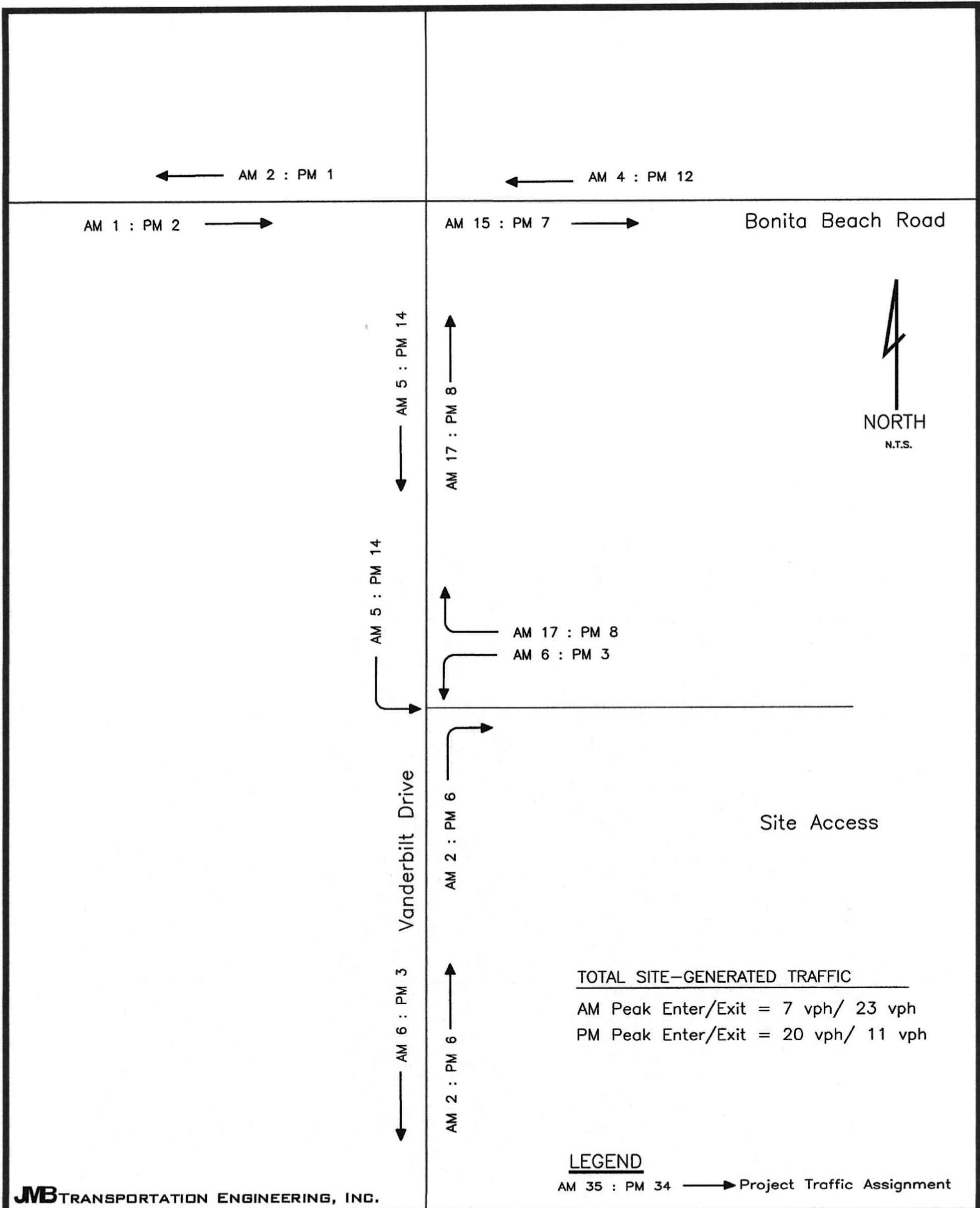


**The Grove RPD**

July 18, 2022

**Project-Generated Traffic Distribution**

**FIGURE 2**



**JMB** TRANSPORTATION ENGINEERING, INC.

**The Grove RPD**

October 14, 2022

**Project-Generated Traffic Assignment**

**FIGURE 3**

**TABLE 2  
PROJECT'S AREA OF IMPACT**

Project Traffic PM Peak Hour Peak Direction (vphpd) =		23		Project Traffic		Project Traffic		Project's		Significant	
Station	Road	Class	% Distribution	PK Direction	Volume (vph)	Adopted	Service Volume	Percentage	Impact	Significant	Impact
Bonita Beach Rd	W. of Vanderbilt Dr	4LD	10%		2	1900		0.12%		NO	
	W. of U.S. 41	4LD	65%		15	1900		0.79%		NO	
	W. of Arroyal	4LD	25%		6	1900		0.30%		NO	
Vanderbilt Drive	S. of Bonita Beach Rd	2LN	75%		17	1000		1.73%		NO	
	S. of Project Site	2LN	25%		6	1000		0.58%		NO	

**TABLE 3  
ROADWAY LINK VOLUMES**

Station	Base yr Traffic Count	2021 Traffic Count	Years of Growth	Growth Rate	Min. Growth Rate	K Fact	D Fact	2021		2022		2025	
								(ADT)	(ADT)	PK Direction (VPHPD)	Peak Hour PK Direction (VPHPD)	PK Direction (VPHPD)	Peak Hour PK Direction (VPHPD)
S. of Bonita Beach Rd	6900	8900	4	6.57%	6.57%	13.0%	58.0%	671	715	866	671	715	866
S. of Project Site	6900	8900	4	6.57%	6.57%	13.0%	58.0%	671	715	866	671	715	866



**TABLE 4  
CONCURRENCE ROADWAY LINK VOLUME & CAPACITY ANALYSIS**

Station	2022		2025		2025		2025		2025		2025	
	Peak Hour PK Direction (vphpd)	LOS	Peak Hour PK Direction (vphpd)	LOS	Peak Hour PK Direction (vphpd)	LOS	Project Peak Hour PK Direction (vphpd)	Total Pk Hr Peak Season PK Direction (vphpd)	LOS E Service Vol. Peak Hour PK Direction (vphpd)	Ratio	Build-Out Peak Hour PK Direction LOS	
Vanderbilt Drive	715	D	866	D	17	D	883	1000	0.88	D		
S. of Bonita Beach Rd	715	D	866	D	6	D	871	1000	0.87	D		
S. of Project Site												

F/E Station Number	Reference Lee County Station Number	Location	Start Date	Direction 1 and 2	3 Day Average Direction 1	3 Day Average Direction 2	ADT Direction 1 and 2	FDOJ Seasonal Factor	AADT Direction 1 and 2	K Factor from Lee County	D Factor from Lee County	Peak Hour Two-way Service Volumes	Level Of Service (LOS)	Lee County PCS
12/4	N/A	Morton Ave N of East Terry St	2-Mar-21	N/S	3209	3205	6414	0.93	6000	11%	53%	660	D	42
12/3	N/A	Old 41 Rd Between Collier County Line to Bonita Beach Rd	2-Mar-21	N/S	9953	8985	18938	0.93	17600	12%	57%	2112	F	16
12/2	N/A	Old 41 Rd N of Bonita Beach Rd	2-Mar-21	N/S	6397	7479	13876	0.93	12900	12%	57%	1548	F	16
12/0	N/A	Old 41 Rd N of E/W Terry St	16-Mar-21	N/S	10583	11033	21616	0.93	20100	12%	57%	2412	D	16
12/6	N/A	Old 41 Rd S of US 41	2-Mar-21	N/S	8290	6417	14707	0.93	13700	12%	57%	1644	D	16
12/8	N/A	Old 41 S/O Bernwood Pkwy	2-Mar-21	N/S	8270	8352	16622	0.93	15500	12%	57%	1860	D	16
00/2	N/A	Paradise Rd N. of Shangri-La	2-Mar-21	N/S	1891	1897	3788	0.93	3500	17%	57%	595	D	63
00/1	N/A	Pennsylvania Ave E. of Los Amigos Lane	16-Mar-21	E/W	1579	1776	3355	0.93	3100	13%	56%	403	C	92
12/1	494	Pennsylvania Ave W of Old 41 Rd	2-Mar-21	E/W	2363	2098	4461	0.93	4100	11%	53%	451	C	42
00/3	N/A	Tropical Acres Dr N. of Shangri-La	2-Mar-21	N/S	312	282	594	0.93	600	17%	57%	102	C	63
12/2	N/A	Shangri-La Rd E of Old US 41	2-Mar-21	E/W	3710	3431	7141	0.93	6600	12%	57%	792	D	16
00/0	N/A	US-41, N. of Shopping Center Entrance	2-Mar-21	N/S	26809	26204	53013	0.93	49300	11%	55%	5423	F	93
00/9	N/A	US-41, S. of Beaumont Rd	2-Mar-21	N/S	21549	20884	42433	0.93	39500	13%	56%	5135	D	92
00/8	N/A	Vanderbilt Dr N. of Woods Edge Pkwy	2-Mar-21	N/S	4881	4730	9611	0.93	8900	13%	58%	1157	D	7
12/9	N/A	W Terry St E of US 41	2-Mar-21	E/W	6019	6058	12077	0.93	11200	11%	53%	1232	C	42
12/5	N/A	Woods Edge Pkwy W of US 41	2-Mar-21	E/W	3621	2652	6273	0.93	5800	12%	60%	696	C	23
12/0	N/A	Longfellow Ln W of Imperial Pkwy	2-Mar-21	E/W	423	298	721	0.93	700	11%	53%	77	C	42
00/7	N/A	Bonita Beach Rd between Imperial Parkway and I-75	2-Mar-21	E/W	23672	23177	46849	0.93	43600	11%	53%	4796	C	42
00/8	N/A	Bonita Beach Rd between Hunters Ridge Blvd and Bonita Grande Dr	2-Mar-21	E/W	12120	12502	24622	0.93	22900	11%	53%	2519	D	42
00/9	N/A	Bonita Beach Rd E. of Bonita Grande Dr	2-Mar-21	E/W	10003	10319	20322	0.93	18900	11%	53%	2079	D	42
00/0	N/A	Luke St between Kens Way and Bonita Beach Rd	2-Mar-21	N/S	353	567	920	0.93	900	13%	58%	117	C	7
00/1	N/A	Quails Walk E. of Luke St	2-Mar-21	E/W	263	256	519	0.93	500	13%	58%	65	C	7
00/2	N/A	Imperial Shores Blvd S. of Vandia Dr	2-Mar-21	N/S	1287	1449	2736	0.93	2500	13%	58%	325	C	7
00/3	N/A	Tarpon Avenue E. of Sherry Ln	2-Mar-21	E/W	427	313	740	0.93	700	13%	58%	91	C	7
00/4	N/A	Logan Blvd S. of Bonita Beach Rd	2-Mar-21	N/S	2950	2811	5761	0.93	5400	11%	53%	594	D	42
00/5	N/A	Bonita Beach Rd E. of Logan Blvd	2-Mar-21	E/W	6553	6545	13098	0.93	12200	11%	53%	1342	C	42

\*\* Collected weekend counts also.



FTE Station Number	Reference Lee County Station Number	Location	Counts performed by FTE or obtained from Lee County																
			Obtained from the Lee County Traffic Count Report 2012																
			2003	2004	2005	2006	2007	2008	Dec-09	Dec-10	Feb-12	Jan-14	Feb-15	Feb-16	March-17	March-18	April-19	March-20	March-21
1223	N/A	Old 41 Rd Between Collier County Line to Bonita Beach Rd	12600	13700	14000	14000	13000	11600	N/A	15200	14600	14100	14900	14700	14200	15200	17600	17500	17600
1222	N/A	Old 41 Rd N of Bonita Beach Rd	16500	18500	17600	17400	18300	13200	15400	15000	14700	13500	13100	9000	8700	10500	12200	12400	12900
1220	N/A	Old 41 Rd N of E/W Terry St	22000	24600	26300	26700	23500	19900	23800	23700	28300	25200	20700	18400	17700	19000	11900	22000	20100
1216	N/A	Old 41 Rd S of US 41	13000	14200	15000	16000	13200	N/A	12000	12500	12200	12100	12000	11900	11500	11800	13500	14200	13700
1228	N/A	Old 41 S/O Bernwood Pkwy	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	13600	13900	13300	13700	15700	16300	15500
0002	N/A	Paradise Rd N. of Shangri-La	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	2500	2900	3500	3600	3500
0001	N/A	Pennsylvania Ave E. of Los Amigos Lane	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	3100	3500	4200	3600	3100
1221	0-94	Pennsylvania Ave W of Old 41 Rd	4100	4000	4900	4500	4300	3000	6300	6400	6000	5600	4400	3400	3300	4300	4800	5900	4100
0003	N/A	Tropical Acres Dr N. of Shangri-La	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	400	500	500	600
1212	N/A	Shangri-La Rd E of Old US 41	N/A	N/A	N/A	N/A	N/A	N/A	5000	5100	5100	4900	4600	5800	5600	6300	7100	7500	6600
0010	N/A	US-41, N. of Shopping Center Entrance	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	49200	45600	54200	50600	49300
0009	N/A	US-41, S. of Beaumont Rd	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	35600	35500	44000	41100	39500
0008	N/A	Vanderbilt Dr N. of Woods Edge Pkwy	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	6900	8400	9500	10200	8900
1219	N/A	W Terry St E of US 41	13300	12000	11400	12200	12200	11600	12700	12800	13900	11000	12400	13300	12800	11700	12700	13100	11200
1225	N/A	Woods Edge Pkwy W of US 41	N/A	N/A	N/A	N/A	N/A	N/A	4500	5000	3900	5300	4200	4500	4400	4100	5100	5600	5800
1210	N/A	Longfellow Ln W of Imperial Pkwy	N/A	N/A	N/A	N/A	N/A	N/A	500	300	300	200	U/C	600	500	N/A	800	600	700
0017	N/A	Bonita Beach Rd between Imperial Parkway and I-75	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	3700	50300	46600	43600
0018	N/A	Luke St between Kens Way and Bonita Beach Rd	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	18300	21400	22500	22900
0019	N/A	Bonita Beach Rd E. of Bonita Grande Dr	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	9700	15900	18800	18900
0020	N/A	Luke St between Kens Way and Bonita Beach Rd	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	900	800	900	900
0021	N/A	Quails Walk E. of Luke St	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	500	400	500	500
0022	N/A	Imperial Shores Blvd S. of Vanda Dr	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	2200	2200	2500
0023	N/A	Tarpon Avenue E. of Sherry Ln	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	800	700	700
0024	N/A	Logan Blvd S. of Bonita Beach Rd	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	4300	5400
0025	N/A	Bonita Beach Rd E. of Logan Blvd	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	12200

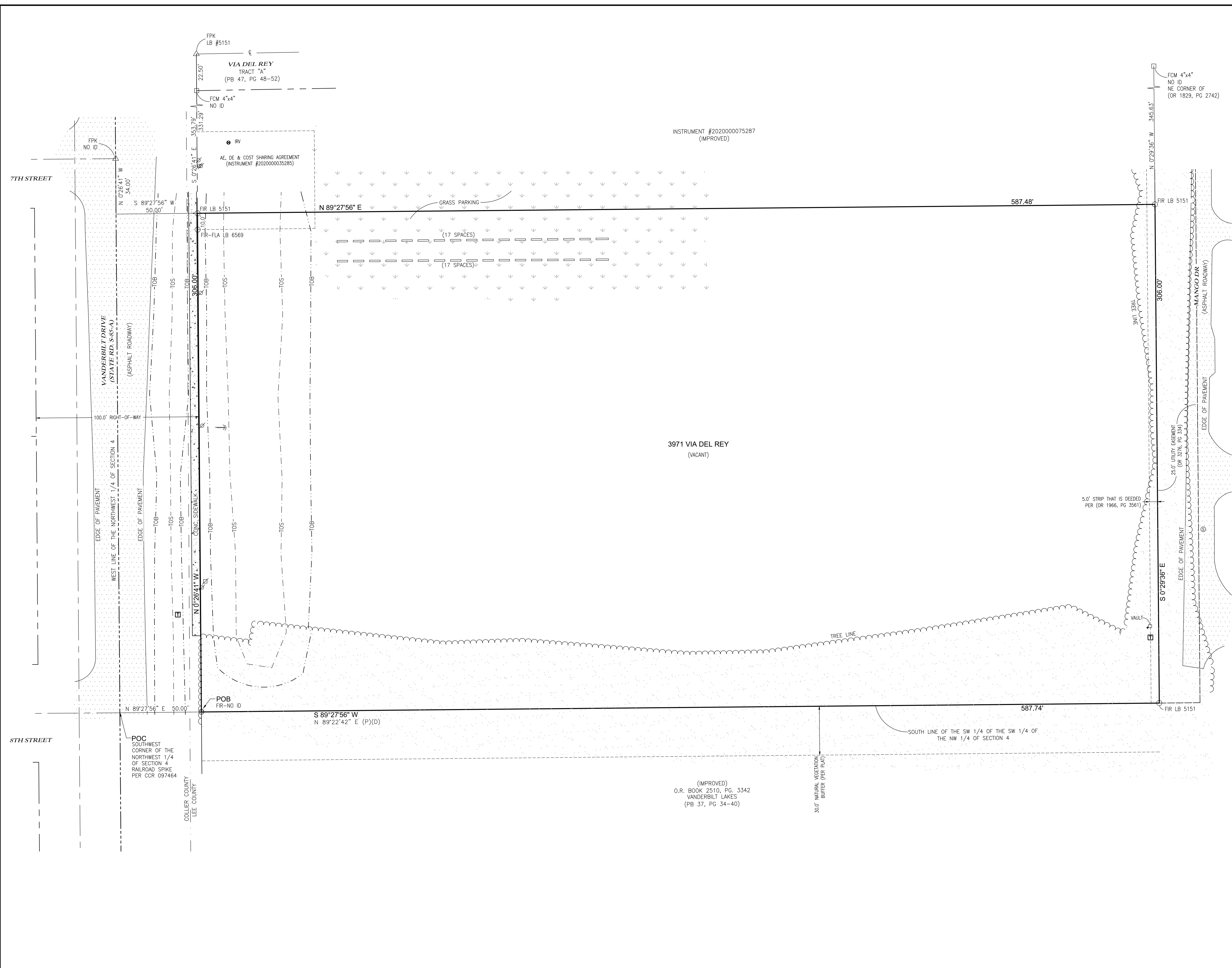
\*\* Collected weekend counts also.



Attachment "F"

Collier County Annual Update and Inventory Report (AUIR) Based on Adopted LOS, Tr

ID#	TCMA or TCEA	Road#	Link	From	To	Exist Road	Cnt. Sta.	Min Std *	Peak Dir	Service Volume	2020		2021	
											Peak Hour	Peak Hour	Peak Hour	Peak Hour
114.0	NW-TCMA	CR901	Vanderbilt Drive	Bonita Beach Road	Wiggins Pass Road	2U	548	D	N	1,000	500	390		
115.0	NW-TCMA	CR901	Vanderbilt Drive	Wiggins Pass Road	111th Avenue	2U	578	D	N	1,000	980	400		



**PROPERTY DESCRIPTION:**  
(PER PROVIDED TITLE COMMITMENT)

A PARCEL OF LAND BEING A PORTION OF SECTION 4, TOWNSHIP 48 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

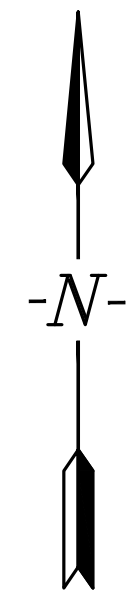
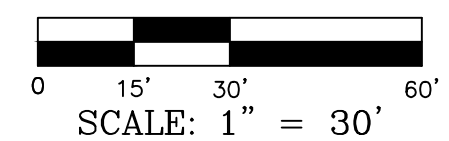
COMMENCING AT SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 4; THENCE ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 4 NORTH 89°27'56\"/>

THENCE ALONG SAID EAST RIGHT-OF-WAY NORTH 0°26'41\"/>

CONTAINING 4.13 ACRES, MORE OR LESS.

TOGETHER WITH A NON-EXCLUSIVE RIGHT OF USE AS TO ACCESS EASEMENT AND DRAINAGE EASEMENT DATED FEBRUARY 10, 2020 AND RECORDED IN INSTRUMENT NO. 202000035285, PUBLIC RECORDS OF LEE COUNTY, FLORIDA

- NOTES:**
1. BEARINGS SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICAN DATUM OF 1983, NATIONAL GEODETIC SURVEY ADJUSTMENT OF 2011 OBTAINED USING RTK GPS OBSERVATIONS ON THE DOT NETWORK AND ARE REFERENCED TO THE EAST RIGHT-OF-WAY LINE OF VANDERBILT DRIVE, BEING N 0°26'41\"/>
  - 2. THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A TITLE COMMITMENT PROVIDED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, FILE NUMBER OF 21127520, HAVING AN EFFECTIVE DATE OF DECEMBER 3, 2021 REVISION # 2 AT 8:00 AM., AND MAY BE SUBJECT TO EASEMENTS, RESERVATIONS AND/OR RESTRICTIONS OF RECORD. ALL MATTERS OF TITLE SHOULD BE REFERRED TO AN ATTORNEY AT LAW.
  - 3. THIS PROPERTY IS LOCATED WITHIN FLOOD ZONE X HAVING NO BASE FLOOD ELEVATION, PER THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP # 12071C 0654 F, DATED 8/28/08.
  - 4. CERTAIN FEATURES REPRESENTED BY SYMBOLS MAY NOT BE SHOWN AT THEIR TRUE LOCATION AND/OR SCALE IN ORDER TO BE ABLE TO DEPICT THEM ON THIS MAP. DIMENSIONS SHOWN HEREON ARE IN U.S. SURVEY FEET AND DECIMALS THEREOF.
  - 5. THIS SURVEY DOES NOT ADDRESS ANY ENVIRONMENTAL CONCERNS, ENDANGERED WILDLIFE OR JURISDICTIONAL WETLANDS, IF ANY, EXCEPT AS SHOWN ON THIS SURVEY.
  - 6. THIS CERTIFICATION IS ONLY FOR THE LANDS DESCRIBED HEREON. IT IS NOT A CERTIFICATION OF TITLE, ZONING, SETBACKS, OR FREEDOM OF ENCUMBRANCES.
  - 7. THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A LICENSED FLORIDA SURVEYOR AND MAPPER. NO ADDITIONS OR DELETIONS TO THIS SURVEY MAP ARE PERMITTED WITHOUT THE EXPRESSED WRITTEN CONSENT OF THE SIGNING PARTY.
  - 8. UNLESS OTHERWISE NOTED, BELOW GROUND UTILITIES AND FOUNDATIONS WERE NOT LOCATED FOR THE PURPOSES OF THIS SURVEY.
  - 9. BY SIGNING BELOW I CERTIFY THAT THIS SURVEY WAS MADE UNDER MY DIRECTION AND THAT IT MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17.051, F.A.C., PURSUANT TO CHAPTER 472.027, FLORIDA STATUTES.
  - 10. DATE OF LAST FIELD WORK: 2/22/2022.



**LEGEND**

POC	POINT OF COMMENCEMENT	PB	PLAT BOOK	ELEV	ELEVATION	⊠	CATCH BASIN	☉	LIGHT POLE
POB	POINT OF BEGINNING	OR	OFFICIAL RECORDS BOOK	RM	RM ELEVATION	⊡	DRAINAGE MANHOLE	☎	TELEPHONE MANHOLE
FP	FOUND IRON PIPE	PSM	PROFESSIONAL SURVEYOR AND MAPPER	INVT	INVERT ELEVATION	⊢	METRIC DIO	☎	TELEPHONE RESERVOIR
FIR	FOUND 5/8\"/>								

**GradyMinor**

O. Grady Minor and Associates, P.A.  
3800 Via Del Rey  
Bonita Springs, Florida 34134

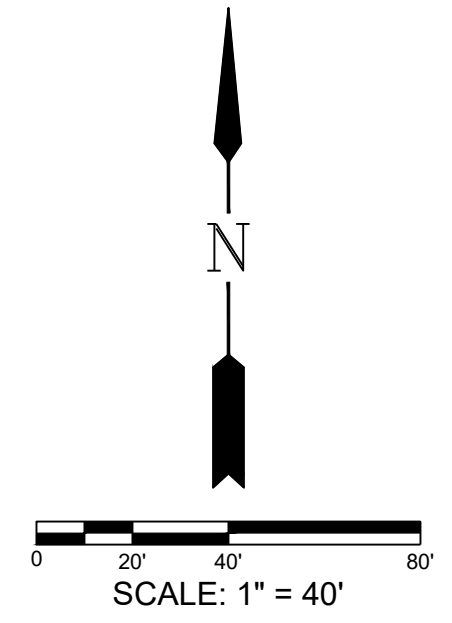
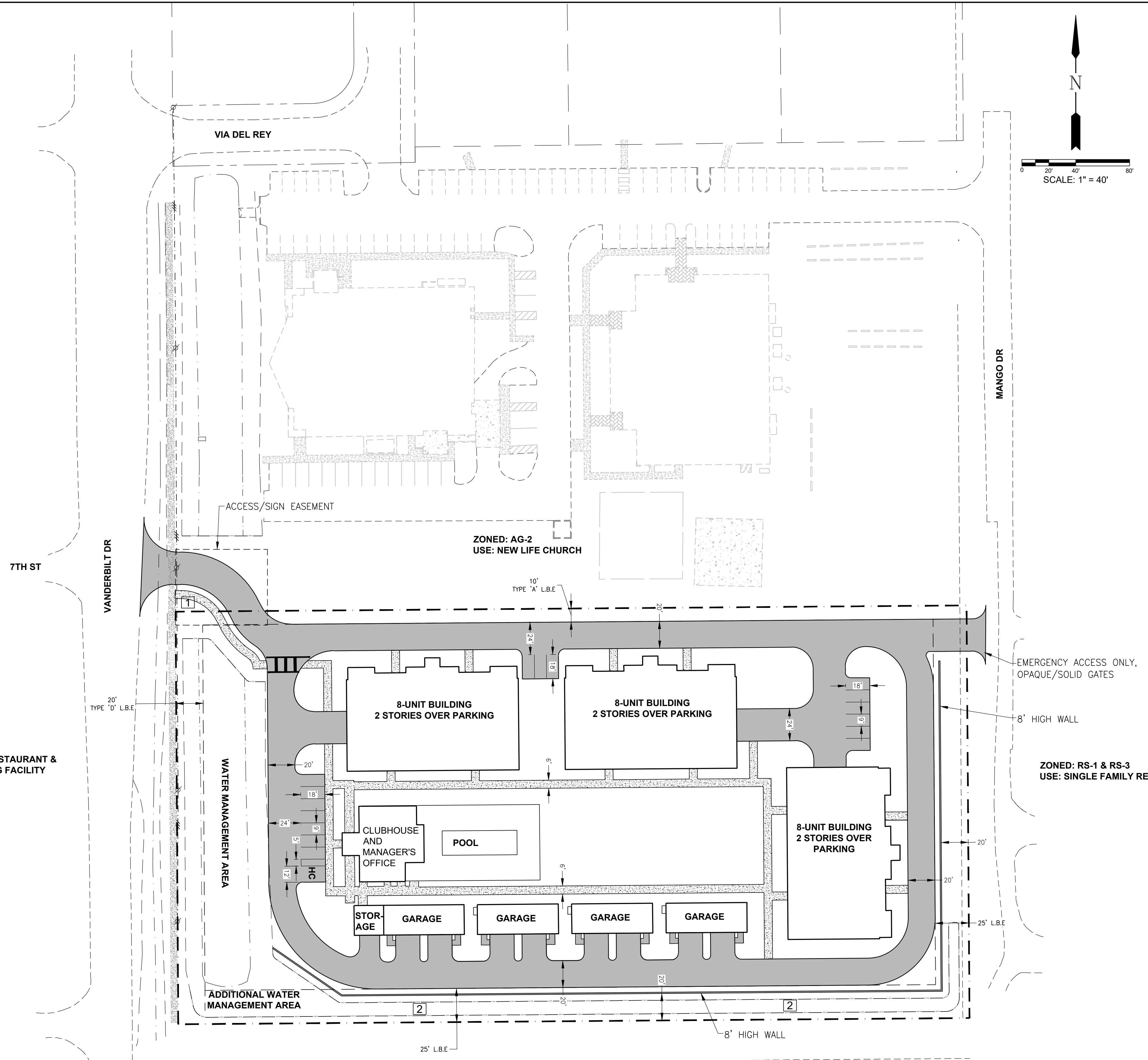
Civil Engineers • Land Surveyors • Planners • Landscape Architects

Cert. of Auth. EB 0005151      Cert. of Auth. LB 0005151      Business LC 26000266

Bonita Springs: 239.947.1144      www.GradyMinor.com      Fort Myers: 239.690.4380

DRAWN BY:	AH	<b>BOUNDARY SURVEY w/ IMPROVEMENTS</b>	
CHECKED BY:	DLS	3971 VIA DEL REY BONITA SPRINGS, FL 34134	DATE SIGNED
JOB CODE:	3971VDR	LYING IN SECTION 4, TOWNSHIP 48 SOUTH, RANGE 25 EAST LEE COUNTY, FLORIDA	
SCALE:	1" = 30'		
DATE:	23 FEBRUARY 2022		
FILE:	21-233-BS.DWG		
SHEET:	1 of 1		

DATE SIGNED: DONALD L. SAINTENOY III, P.S.M. FL LICENSE #6761 FOR THE FIRM



**SITE SUMMARY**

PLAN DESIGNATION: MEDIUM DENSITY RESIDENTIAL  
 EXISTING ZONING DESIGNATION: COASTAL COTTAGES RPD  
 EXISTING LAND USE: UNDEVELOPED  
 PROPOSED ZONING DESIGNATION: THE GROVE RPD  
 GROSS AREA: 4.13± ACRES  
 MAXIMUM DWELLING UNITS: 24 MULTI-FAMILY  
 STRAP NUMBERS: 04-48-25-B1-00002.0000  
 STREET ADDRESS: VANDERBILT DRIVE

**INDIGENOUS PRESERVE:**

REQUIRED: 0  
 PROVIDED: 0

**OPEN SPACE:**

REQUIRED: 1.65± ACRE (4.13± ACRE X 0.40)  
 PROVIDED: 1.65± ACRE

**DEVELOPMENT REGULATIONS:**

**MINIMUM SETBACKS:**

**PRINCIPAL:**  
 VANDERBILT DRIVE 75 FEET  
 MANGO ROAD 40 FEET  
 NORTH 40 FEET  
 SOUTH 50 FEET

**ACCESSORY:**  
 VANDERBILT DRIVE 45 FEET  
 MANGO ROAD 15 FEET  
 NORTH 15 FEET  
 SOUTH 40 FEET

**MINIMUM BUILDING SEPARATION:** 20 FEET

**MAXIMUM BUILDING HEIGHT:**  
 PRINCIPAL: 35 FEET - EAVE HEIGHT (2 STORIES OVER PARKING)  
 ACCESSORY: 30 FEET

**PARKING:**

REQUIRED: 46 SPACES (24 UNITS @ 1.75 SPACE/UNIT + 10%)

PROVIDED: 71 (FINAL SPACE COUNT TO BE SHOWN AT TIME OF DEVELOPMENT ORDER)

**DEVIATIONS:**

- RELIEF FROM LDC SECTION 3-291 - CONNECTION SEPARATION
- RELIEF FROM LDC SECTION 3-418(d)(6) - LANDSCAPE STANDARDS

**NOTES**

- THIS PLAN IS CONCEPTUAL IN NATURE AND IS SUBJECT TO MODIFICATION AT THE TIME OF AGENCY PERMITTING, D.O. OR PLAT APPROVAL. HOWEVER, ANY SUCH MODIFICATION SHALL BE IN COMPLIANCE WITH THE APPLICABLE LAND DEVELOPMENT CODE (LDC) DESIGN STANDARDS AND GUIDELINES.

#	DEVIATION

Revision	Date	Description

DESIGNED BY: QGMA  
 DRAWN BY: C.K.  
 APPROVED: D.W.A.  
 JOB CODE: CCPDA-22  
 SCALE: 1" = 40'

O. Grady Minor and Associates, P.A.  
 3800 Via Del Rey  
 Bonita Springs, Florida 34134

Civil Engineers • Land Surveyors • Planners • Landscape Architects  
 Cert. of Auth. EB 0005151 Cert. of Auth. LB 0005151  
 Business LC 26000266  
 Bonita Springs: 239.947.1144 www.GradyMinor.com Fort Myers: 239.690.4380

**THE GROVE RPD**

EXHIBIT IV.E  
 MASTER CONCEPT PLAN  
 REVISED 2/2/2023

MUNICIPALITY: BONITA SPRINGS
SEC/TWNSHP/RNG 4/485/25E
DATE: JULY 2022
SUBMITTAL TYPE: MCP
SHEET 1 OF 1

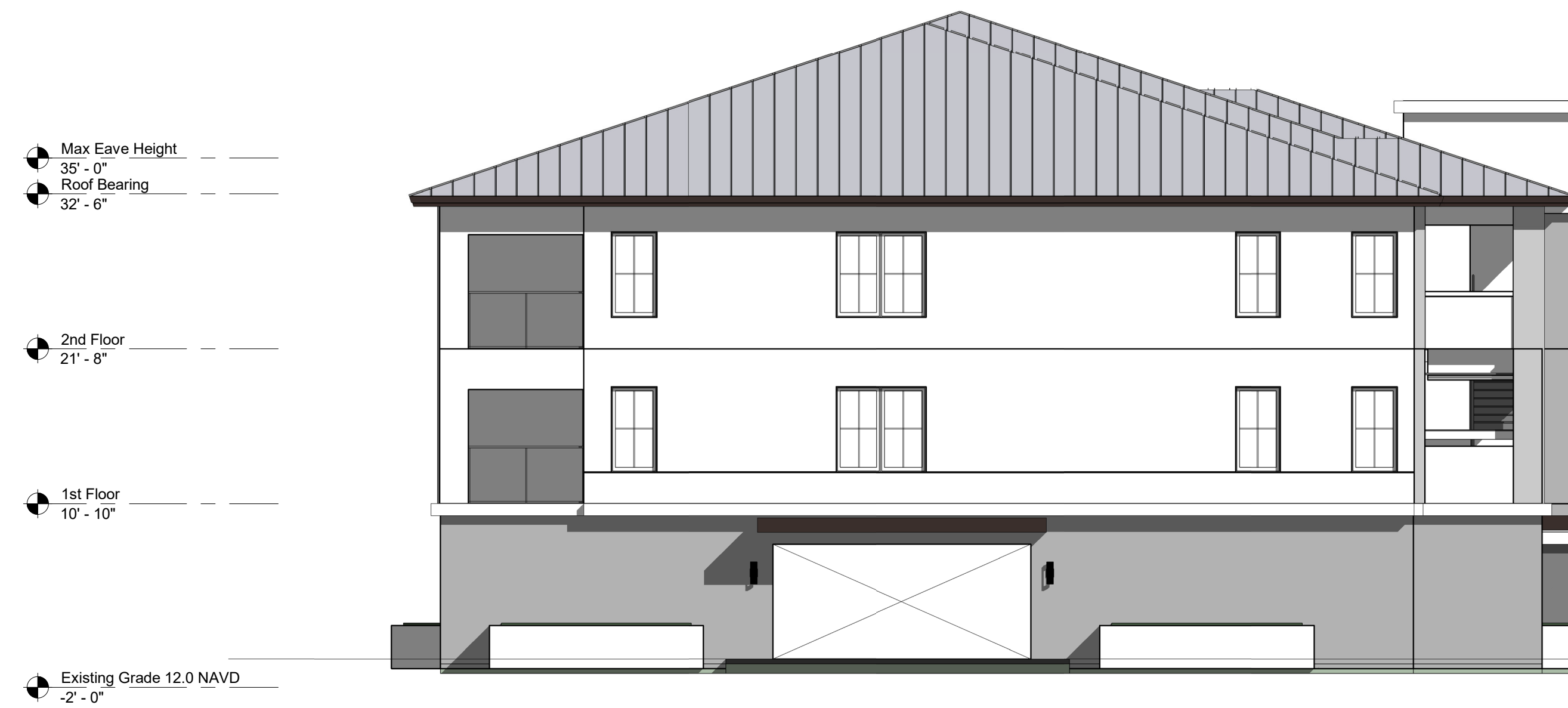
C:\PLANNING\PROJ - PLANNING\CGPDA-22 COASTAL COTTAGES PD (PD22-94289-B05)\DRAWINGS\CGPDA-22 MCP-84.DWG 2/2/2023 2:40 PM



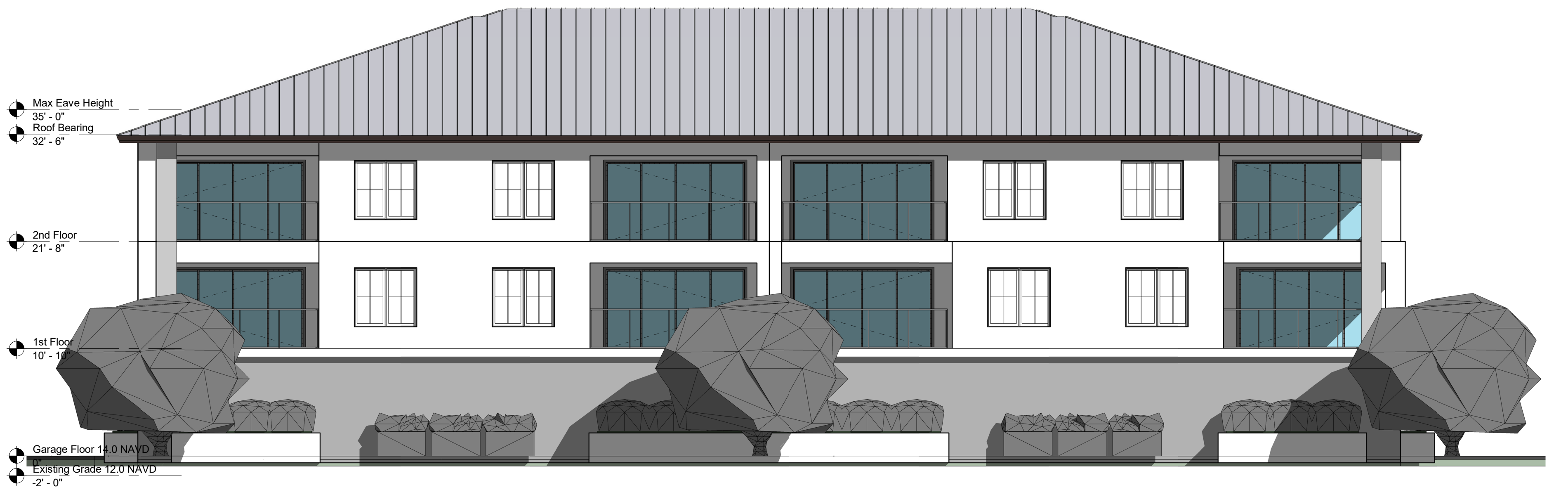
3 Side Elevation  
A5.1 1/8" = 1'-0"



1 Front Elevation  
A5.1 1/8" = 1'-0"



4 Elevation 2 - a  
A5.1 1/8" = 1'-0"



2 Rear Elevation  
A5.1 1/8" = 1'-0"

No.	Description	Date

Project # 22.1061  
Date: 11.3.22  
Drawn: Author  
Checked: Checker  
Scale 1/8" = 1'-0"

THE GROVE. A CONDOMINIUM

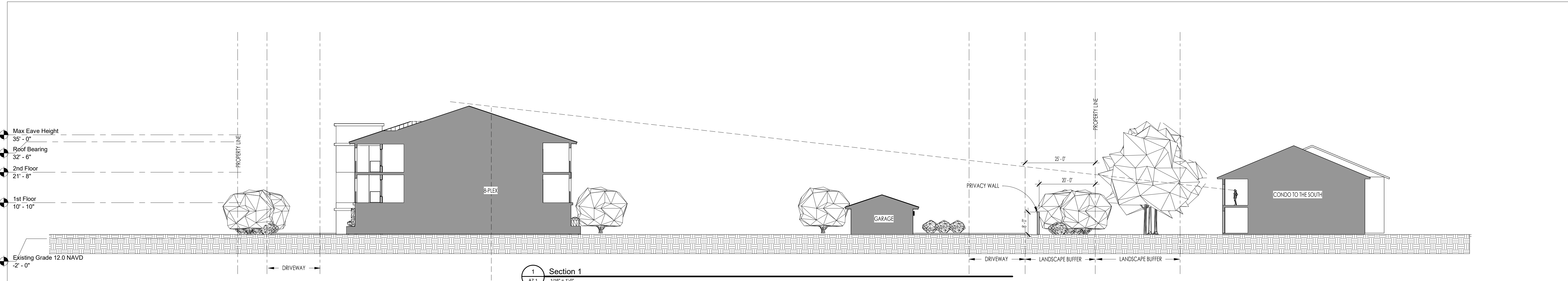
Elevations

Lars W Young Inc

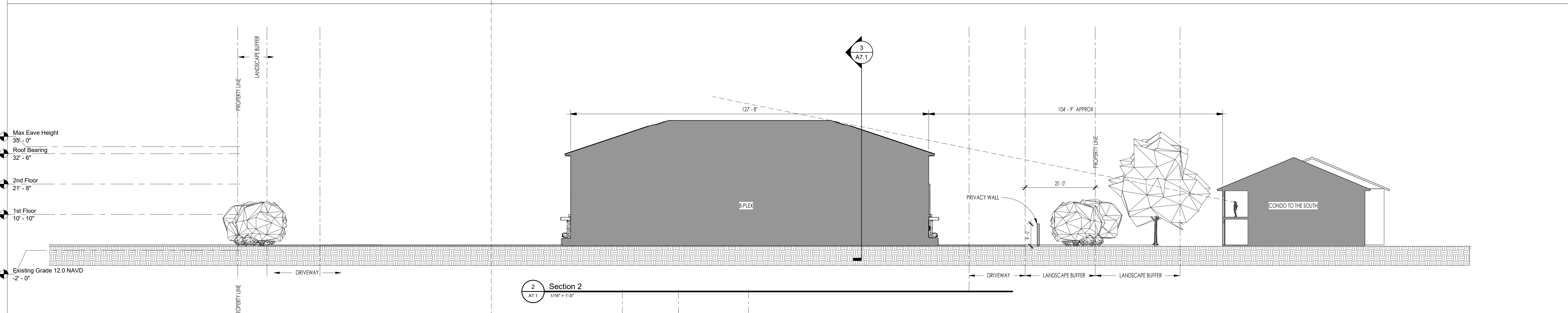
Architecture  
6961 Sable Ridge Ln  
Naples, FL 34109  
phone: 239.591.8899

Florida Registration # AR0016735  
lwyarch@gmail.com

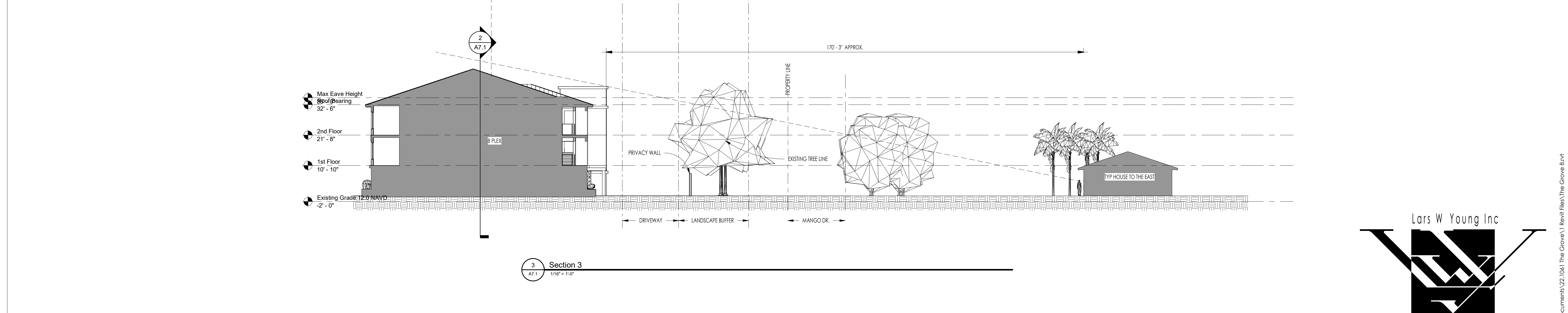
A5.1



1 Section 1  
A7.1 1/16" = 1'-0"



2 Section 2  
A7.1 1/16" = 1'-0"



3 Section 3  
A7.1 1/16" = 1'-0"

No.	Description	Date

THE GROVE. A CONDOMINIUM

Sections

Project # 22.1061  
Date: 11.3.22  
Drawn: Author  
Checked: Checker  
Scale 1/16" = 1'-0"

Lars W Young Inc



Architecture  
6961 Sable Ridge Ln  
Naples, FL 34109  
phone: 239.591.8899  
lwyarch@gmail.com

Florida Registration # AR0016735

11/3/2022 12:07:22 PM

A7.1

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No.	Description	Date
	Project #	22.1061
	Date:	11.3.22
	Drawn:	Author
	Checked:	Checker
	Scale	12" = 1'-0"

THE GROVE. A CONDOMINIUM

Renderings



Lars W Young Inc

Architecture  
6961 Sable Ridge Ln  
Naples, FL 34109  
phone: 239.591.8899

Florida Registration # AR0016735

lwyarch@gmail.com

A9.1

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# The Grove RPD

## Property Development Regulations

Minimum Lot Area:	N.A.
Minimum Setbacks:	
Principal: Vanderbilt Drive	75 feet
Mango Road	40 feet
North	40 feet
South	50 feet
Accessory: Vanderbilt Drive	45 feet
Mango Road	40 feet
North	15 feet
South	40 feet
Minimum Building Separation:	20 feet
Minimum Open Space:	40 percent
Maximum Building Height:	
Principal:	35 feet – Eave height (2 stories over parking)
Accessory:	30 feet

# The Grove RPD

## Exhibit IV-G Schedule of Uses

1. Accessory Uses and Structures
2. Administrative Offices
- ~~3. Assisted Living Facilities, group housing for seniors, including independent, dependent and memory care beds~~
- ~~4.3. \_\_\_\_\_ Carports/Garages~~
- ~~5. Community Gardens~~
4. Dwelling Units: Multi-family
- ~~6.5. \_\_\_\_\_ Entrance Gates~~
- ~~7.6. \_\_\_\_\_ Essential Service Facilities~~
- ~~8.7. \_\_\_\_\_ Excavation, Water Retention~~
- ~~9.8. \_\_\_\_\_ Fences and Walls~~
- ~~10. Food and Beverage Services, Limited~~
- ~~11.9. \_\_\_\_\_ Parking Lot Accessory~~
- ~~12.10. \_\_\_\_\_ Recreation Facilities, Personal~~
- ~~13.11. \_\_\_\_\_ Signs Per LDC~~
- ~~14. Staff Guest Quarters~~

# The Grove RPD

## Exhibit IV-H Deviations and Justifications

1. Deviation 1 seeks relief from Sec. 3-291, which requires Connections of streets, access roads or accessways must be in accordance with the minimum standards in Table 1, which is 330 feet to allow a 275 foot separation from the adjacent intersection along Vanderbilt Drive.

### Justification:

This deviation is justified because the centerline to centerline separation is 330 feet; however, as measured by the City's requirement, the spacing is 275 feet. The applicant has worked with Collier County, who has jurisdiction over the Vanderbilt Drive roadway to align the proposed access for Coastal Cottages with 7<sup>th</sup> Street, which is an existing local street located west of Vanderbilt Drive. This access location will minimize vehicular and pedestrian conflicts, providing for a safer condition than locating the access at the 330 foot separation.

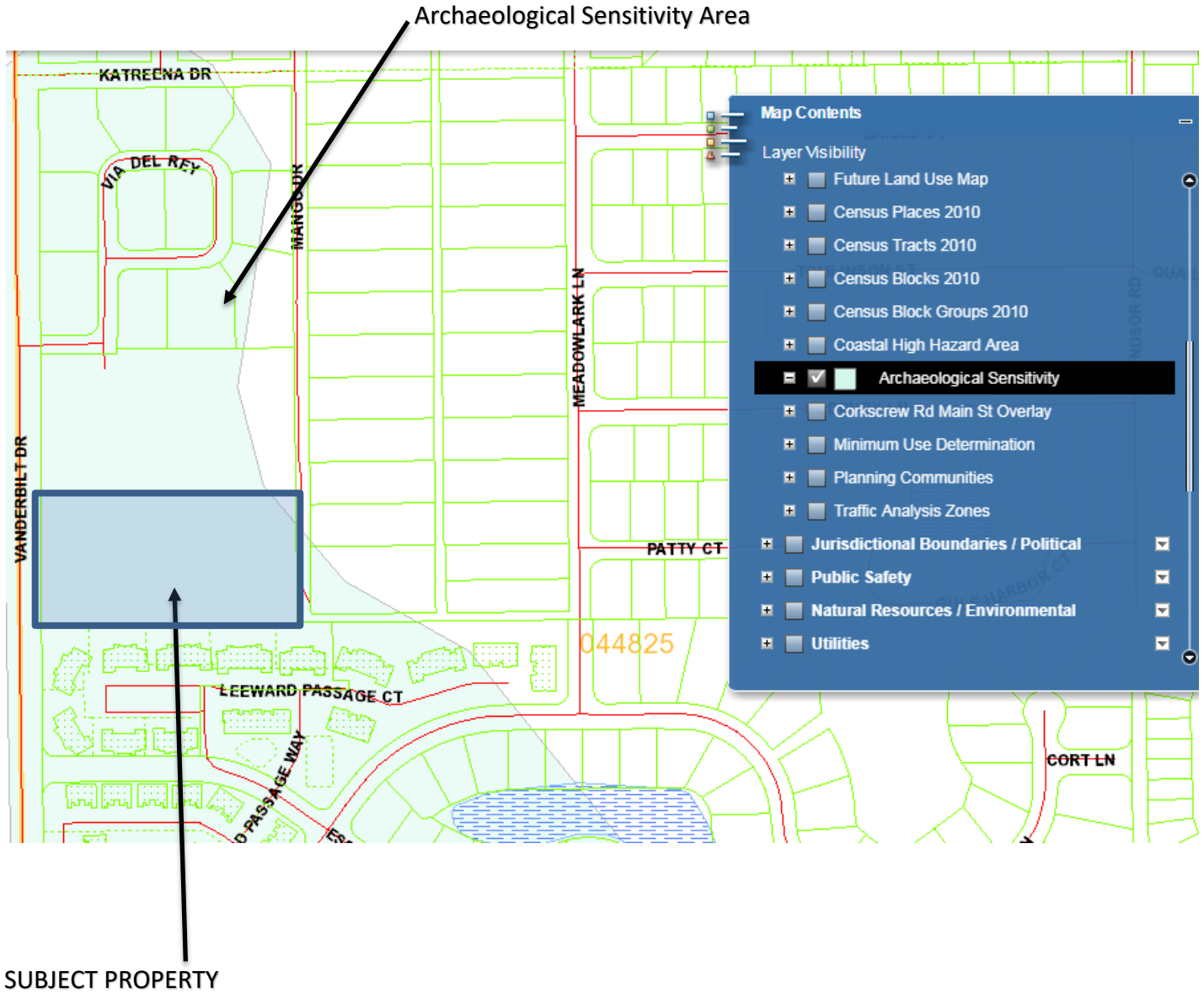
2. A deviation from LDC Section LDC Sec. 3-418(d)(6) which indicates If roads, drives, or parking areas are located less than 125 feet from an existing residential subdivision or residential lots, a solid wall or combination berm and solid wall not less than eight feet in height must be constructed not less than 25 feet from the abutting property and landscaped (between the wall and the abutting property) with a minimum of five trees and 18 shrubs per 100 lineal feet, instead to allow the required eight feet high solid wall to be located 20 feet from the property line.

### Justification:

This deviation places the required wall 20' feet from the property line within the required 25' wide buffer, which will allow installation of the required landscaping on the between the wall and the abutting property, and to allow for the applicant to provide landscaping between the wall and the internal driveway. The property is separated from the property to the east by Mango Road and the proposed relocation of the wall to 20' from the ROW with the otherwise required landscaping on the exterior of the wall will have no impact on the nearby homes. The property to the south is separated from the proposed project by an existing 50'+/- wide preserve/buffer. The proposed relocation of the wall to 20' from the property line will have no impact on the adjacent property.

# The Grove RPD

## Exhibit IV-O Map of Historical & Archaeological Sites





**This record search is for informational purposes only and does NOT constitute a project review. This search only identifies resources recorded at the Florida Master Site File and does NOT provide project approval from the Division of Historical Resources. Contact the Compliance and Review Section of the Division of Historical Resources at 850-245-6333 for project review information.**



August 29, 2018

Marco A. Espinar  
Collier Environmental Consultants Inc.  
E-mail: [marcoe@prodigy.net](mailto:marcoe@prodigy.net)

In response to your inquiry of August 29, 2018 the Florida Master Site File lists no archeological sites and no other cultural resources found at the designated area of Lee County, Florida

**T48S R25E Section 04 as submitted with search request**

When interpreting the results of this search, please consider the following information:

- **This search area may contain *unrecorded* archaeological sites, historical structures or other resources even if previously surveyed for cultural resources.**
- **Federal, state and local laws require formal environmental review for most projects. This search DOES NOT constitute such a review. If your project falls under these laws, you should contact the Compliance and Review Section of the Division of Historical Resources at 850-245-6333.**

Please do not hesitate to contact us if you have any questions regarding the results of this search.





Sincerely,

Eman M. Vovsi, Ph.D.  
Data Base Analyst  
Florida Master Site File  
[Eman.Vovsi@DOS.MyFlorida.com](mailto:Eman.Vovsi@DOS.MyFlorida.com)



Mapwise 2017

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-  Selected Custom Parcels
-  Streets OSM Hybrid
-  County Boundaries
-  Parcel Outlines



PART V

AFFIDAVIT

I, Edward L. Schwartz, Manager certify that I am the owner or authorized representative of the property described herein, and that all answers to the questions in this application and any sketches, data or other supplementary matter attached to and made a part of this application, are honest and true to the best of my knowledge and belief. I also authorize the staff of the City of Bonita Springs Community Development to enter upon the property during normal working hours for the purpose of investigating and evaluating the request made thru this application.

[Handwritten Signature]  
Signature of Owner or Owner-authorized Agent

7/27/2022  
Date

Edward L. Schwartz as Manager of SRG Vanderbilt, LLC  
Typed or printed name and title

STATE OF FLORIDA)  
COUNTY OF LEE)

The foregoing instrument was certified and subscribed before me this 27<sup>th</sup> day of July 2022, by Edward L. Schwartz, who is personally known to me or who has produced \_\_\_\_\_ as identification.

[Handwritten Signature]  
Signature of notary public

Gina Marie Litton  
Printed name of notary public





**EXHIBIT I-B-4  
COVENANT OF UNIFIED CONTROL**

The undersigned do hereby swear or affirm that they are the fee simple title holders and owners of record of property commonly known as STRAP #04-48-25-B1-00002.000A and legally described in exhibit A attached hereto. (street address)

The property described herein is the subject of an application for planned development zoning. We hereby designate Q. Grady Minor & Associates, P.A. and Coleman, Yovanovich & Koester, P.A. as the legal representative of the property and as such, this individual is authorized to legally bind all owners of the property in the course of seeking the necessary approvals to develop. This authority includes but is not limited to the hiring and authorization of agents to assist in the preparation of applications, plans, surveys, and studies necessary to obtain zoning and development approval on the site. This representative will remain the only entity to authorize development activity on the property until such time as a new or amended covenant of unified control is delivered to the City of Bonita Springs.

The undersigned recognize the following and will be guided accordingly in the pursuit of development of the project:


1. The property will be developed and used in conformity with the approved master concept plan including all conditions placed on the development and all commitments agreed to by the applicant in connection with the planned development rezoning.
2. The legal representative identified herein is responsible for compliance with all terms, conditions, safeguards, and stipulations made at the time of approval of the master concept plan, even if the property is subsequently sold in whole or in part, unless and until a new or amended covenant of unified control is delivered to and recorded by the City of Bonita Springs.
3. A departure from the provisions of the approved plans or a failure to comply with any requirements, conditions, or safeguards provided for in the planned development process will constitute a violation of the Land Development Code.
4. All terms and conditions of the planned development approval will be incorporated into covenants and restrictions which run with the land so as to provide notice to subsequent owners that all development activity within the planned development must be consistent with those terms and conditions.
5. So long as this covenant is in force, City of Bonita Springs can, upon the discovery of noncompliance with the terms, safeguards, and conditions of the planned development, seek equitable relief as necessary to compel compliance. The City of Bonita Springs will not issue permits, certificates, or licenses to occupy or use any part of the planned development and the City may stop ongoing construction activity until the project is brought into compliance with all terms, conditions and safeguards of the planned development.

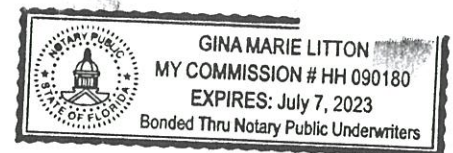
  
Owner

Edward L. Schwartz as Manager of SRG Vanderbilt, LLC  
Printed Name

STATE OF FLORIDA  
COUNTY OF Collier

Sworn to (or affirmed) and subscribed before me this 27<sup>th</sup> day of July 2022, by Edward L. Schwartz, who is personally known to me or who has produced \_\_\_\_\_ as identification.

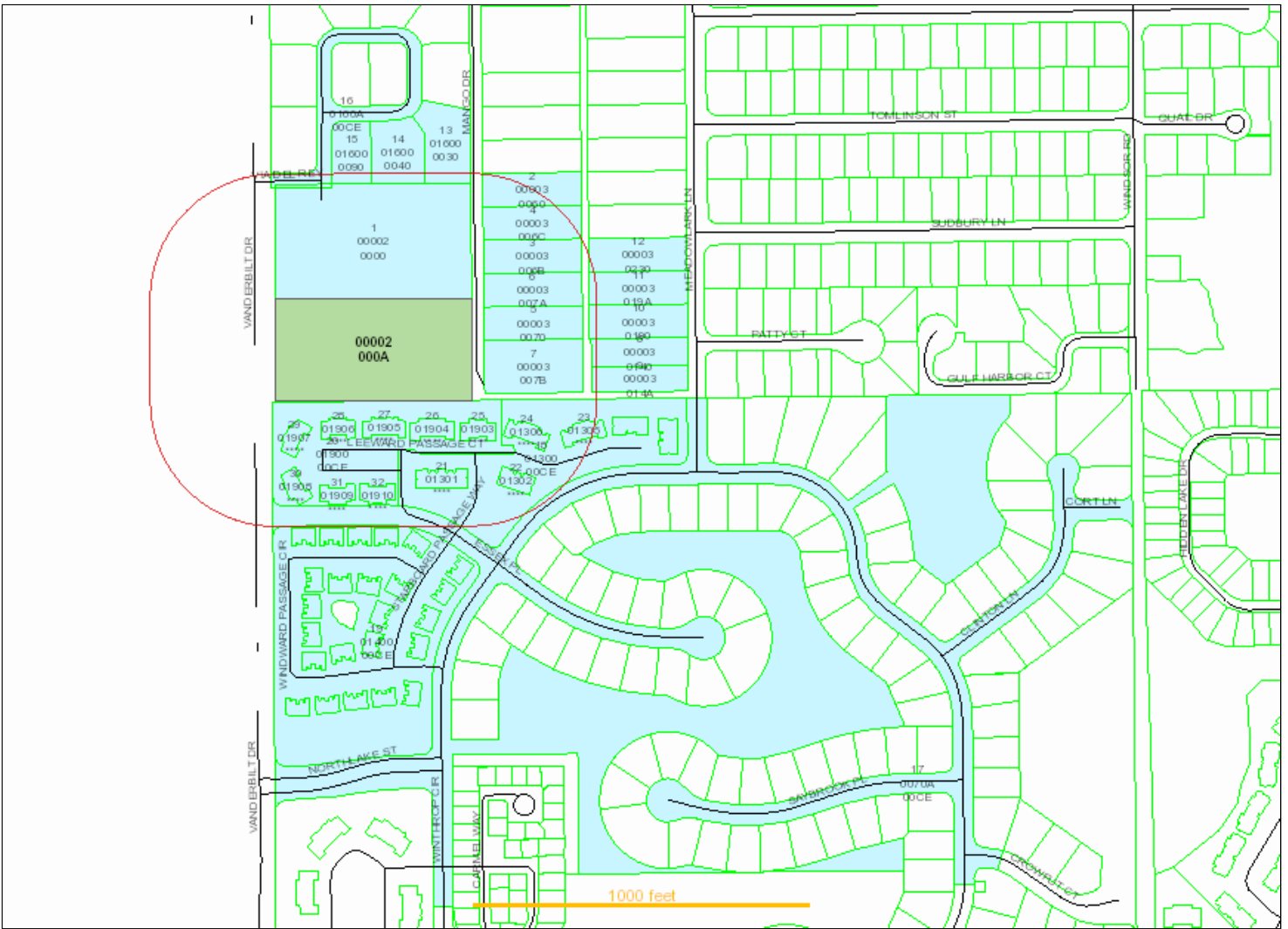
  
Notary Public  
Gina Marie Litton  
(Name typed, printed or stamped)  
(Serial Number, if any)



## EXHIBIT A

A PARCEL OF LAND BEING A PORTION OF SECTION 4, TOWNSHIP 48 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 4; THENCE ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 4 NORTH 89°27'56" EAST, A DISTANCE OF 50.00 FEET TO A POINT ON THE EAST RIGHT-OF-WAY OF VANDERBILT DRIVE (S.R. S-85-A) AND ALSO BEING THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE ALONG SAID EAST RIGHT-OF-WAY NORTH 00°26'41" WEST, A DISTANCE OF 306.00 FEET; THENCE NORTH 89°27'56" EAST, A DISTANCE OF 587.48 FEET TO A POINT ON THE WEST RIGHT-OF-WAY OF MANGO DRIVE; THENCE ALONG SAID WEST RIGHT-OF-WAY SOUTH 00°29'36" EAST, A DISTANCE OF 306.00 FEET TO THE SOUTHEAST CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1966, PAGE 3561, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; THENCE ALONG THE SOUTH LINE OF SAID LANDS AND THE SOUTH LINE OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1829, PAGE 2742, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA SOUTH 89°27'56" WEST, A DISTANCE OF 587.74 FEET TO THE POINT OF BEGINNING.

Together with a Non-Exclusive right of use as to Access Easement and Drainage Easement dated February 10, 2020 and recorded in Instrument No. 2020000035285, Public Records of Lee County, Florida.



Date of Report: June 01, 2022

Buffer Distance:  feet

Parcels Affected: 128

Subject Parcel: **04-48-25-B1-00002.000A**

[Click here to download the map image, mailing labels \(Avery 5161\) and CSV formatted information.](#)

To change, add or remove subject parcels please change the parcel selection in [GeoView](#)

OWNER NAME AND ADDRESS	STRAP AND LOCATION	LEGAL DESCRIPTION	MAP INDEX
FIRST BAPTIST CHURCH OF BONITA 3971 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-00002.0000</b> 3971 VIA DEL REY BONITA SPRINGS FL 34134	N POR OF SW 1/4 OF SW 1/4 OF NW 1/4 LESS E 25 FT RD R/W MANGO DR + S/D	1
ALEXE DANA-SORANA 28369 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0060</b> 28369 MANGO DR BONITA SPRINGS FL 34134	PARL IN E1/2 OF W1/2 DESC IN OR 0278 PG 0110 LESS PARLS 3.006A THRU 3.006C	2
MCKEE MICHAEL E 28405 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.006B</b> 28405 MANGO DR BONITA SPRINGS FL 34134	FR NE COR OF NW1/4 OF NW1/4 RUN W635FT S2125FT TO POB-DESC IN OR2399/1610	3
CAMPBELL DAVID O + 28387 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.006C</b> 28387 MANGO DR BONITA SPRINGS FL 34134	FR NE COR OF NW1/4 OF NW1/4 RUN W635FT S1825FT TO POB-DESC OR2399/1612	4
TOLEDO MARIANA PO BOX 791 BONITA SPRINGS FL 34133	<b>04-48-25-B1-00003.0070</b> 28451 MANGO DR BONITA SPRINGS FL 34134	PARL IN E 1/2 OF W 1/2 AS DESC IN OR 1293 PG 1829 LESS N 100 FT - S 160 FT	5
GRABER ANNE 28435 MANGO DR	<b>04-48-25-B1-00003.007A</b> 28435 MANGO DR	PARL IN NW 1/4 AS DESC IN OR 1343 PG 1438	6

BONITA SPRINGS FL 34134	BONITA SPRINGS FL 34134		
MCCORMICK W MORRIS & 28471 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.007B</b> 28471 MANGO DR BONITA SPRINGS FL 34134	PARL IN SE1/4 OF SW1/4 OF NW1/4 AS DESC IN OR2286 PG 3589 + OR 2355 PG 1851	7
BLAD STEVEN E TR 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0140</b> 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL LYING IN NW 1/4 OF NW 1/4 AS DESC IN INST#2009000083451	8
BLAD STEVEN E TR 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.014A</b> 28480 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL LYING IN NW 1/4 OF NW 1/4 AS DESC IN INST#2009000083452	9
ENGEL ALBERT W PO BOX 2232 BONITA SPRINGS FL 34133	<b>04-48-25-B1-00003.0190</b> 28450 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 25 FT W + 2325 FT S OF NE COR NW 1/4 OF NW 1/4 TH S 100 FT W 295 FT N 100 FT	10
HICKS DANIEL R 28434 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.019A</b> 28434 MEADOWLARK LN BONITA SPRINGS FL 34134	FR NE COR OF NW 1/4 OF NW 1/4 TH W 25 FT TH S 2.225 FT FOR POB TH CONT S 100	11
BUTTS STEVEN C 28414 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0230</b> 28414 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 2125 FT S + 25 FT W OF NE COR OF NW 1/4 OF NW 1/4 TH S 100 FT W 295 FT N	12
PHELAN FAMILIES LLC 3820 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0030</b> 3820 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 3	13
VIA DEL REY LLC 3800 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0040</b> 3800 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 4	14
VIA DEL REY LLC 3800 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0090</b> 3780 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 9	15
VANDERBILT OFFICE PARK 3960 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-0160A.00CE</b> RIGHT OF WAY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 TR A RD R/W	16
VANDERBILT COMM SERVICES ASSN COLLIER FINANCIAL INC 4985 E TAMiami TRL NAPLES FL 34113	<b>04-48-25-B4-0070A.00CE</b> 3990 NORTH LAKE ST BONITA SPRINGS FL 34134	VANDERBILT LAKES REPLAT PB 37 PGS 34 -40 TRACTS A B + R/W COMMON ELEMENT	17
BERMUDA ISLES GULF COAST PROPERTY MGMT 8951 BONITA BEACH RD SE BONITA SPRINGS FL 34135	<b>04-48-25-B4-01300.00CE</b> 3876 ESSEX PL BONITA SPRINGS FL 34134	BERMUDA ISLES CONDO OR 2075 PG 2392 / CPB 16 PG 88 COMMON ELEMENTS	18
BERMUDA CAYS CONDO ASSOC WARNER CORP 886 110TH AVE N # 7 NAPLES FL 34108	<b>04-48-25-B4-01400.00CE</b> BERMUDA CAYS CONDO C/E BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO C/E POOL/TENNIS OR2075 PG2312 LESS OR 2660 PG 3581 POOL AREA	19
BERMUDA ISLES II CONDO ASSOC LAINE MGMT SERVICE 10915 BONIITA BEACH RD #1111 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01900.00CE</b> BERMUDA ISLES C/E BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 C/E POOL + TENNIS	20
MCGOURTY BETTY A TR UNIT 101 3941 LEEWARD PASSAGE CT BONITA SPRINGS FL 34134	<b>04-48-25-B4-01301.1010</b> 3941 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 101	21
FREY BARBARA J TR 7091 TOLAN RD PLEASANT PLAINS IL 62677	<b>04-48-25-B4-01301.1020</b> 3941 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 102	21
ALEGADO EDWARD R + HELEN 3941 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01301.1030</b> 3941 LEEWARD PASSAGE CT	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 103	21

	#103 BONITA SPRINGS FL 34134		
HAGER JAMES J + PATRICIA A 102 PINE ST MIDDLEBORO MA 02346	<b>04-48-25-B4-01301.1040</b> 3941 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 104	21
DUCKWALL CHARLES + MARY 514 N DR W MARSHALL MI 49068	<b>04-48-25-B4-01301.1050</b> 3941 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 105	21
DYBEL JOSEPH S 15 PINE ST SCHERERVILLE IN 46375	<b>04-48-25-B4-01301.1060</b> 3941 LEEWARD PASSAGE CT #106 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 106	21
DONN J CALABRESE FAMILY PARTNS 111 PARCE AVE FAIRPORT NY 14450	<b>04-48-25-B4-01301.2010</b> 3941 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 201	21
FREY BARBARA J TR 7091 TOLAN RD PLEASANT PLAINS IL 62677	<b>04-48-25-B4-01301.2020</b> 3941 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 202	21
PIGNATIELLO ANGELA 3941 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01301.2030</b> 3941 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 203	21
FROHLICH MINDY 6654 KINSMAN ROAD PITTSBURGH PA 15217	<b>04-48-25-B4-01301.2040</b> 3941 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-204	21
MULHERAN KATHLEEN M PO BOX 1434 BONITA SPRINGS FL 34133	<b>04-48-25-B4-01301.2050</b> 3941 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-205	21
CASSIDY LISA M + 98 FOREST ST DANVERS MA 01923	<b>04-48-25-B4-01301.2060</b> 3941 LEEWARD PASSAGE CT #206 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-206	21
SCHAROSCH GERALD + 717 DEBORAH CT MANSFIELD OH 44904	<b>04-48-25-B4-01302.1010</b> 3921 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-101	22
MILLER SCOTT + NANCY 418 CREEKSIDE DR HOT SPRINGS VA 24445	<b>04-48-25-B4-01302.1020</b> 3921 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-102	22
BLANCHARD DIANE 936 DOUGLAS RD BRONSON MI 49028	<b>04-48-25-B4-01302.1030</b> 3921 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-103	22
MAGUIRE DAVID J TJR TR + 3921 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.1040</b> 3921 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-104	22
CLAYTON HOWARD & 3921 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.2010</b> 3921 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-201	22
FREY BARBARA J TR 7091 TOLAN RD	<b>04-48-25-B4-01302.2020</b> 3921 LEEWARD PASSAGE CT	BERMUDA ISLES OR 2075 PG 2393	22

PLEASANT PLAINS IL 62677	#202 BONITA SPRINGS FL 34134	PH-1 BLDG-2 UNIT-202	
CUMMINGS IHOKO O UNIT 203 3921 LEEWARD PASSAGE CT BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.2030</b> 3921 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-203	22
FINDLEY STEVEN R & 3921 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.2040</b> 3921 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT 204	22
DELFINO DARLENE & 3910 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.1010</b> 3910 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-101	23
MENTON MICHAEL + MEREDITH T 3910 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.1020</b> 3910 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-102	23
DOYLE GREGG & LORI A 9532 SOUTH CENTRAL PARK AVE EVERGREEN PARK IL 60805	<b>04-48-25-B4-01305.1030</b> 3910 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-103	23
LILLY LAWRENCE E + LINDA L 38225 CHARWOOD DR STERLING HEIGHTS MI 48312	<b>04-48-25-B4-01305.1040</b> 3910 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-104	23
HOLMES WARREN G + PHYLLIS M 527 HOMECREST DR AMHERST NY 14226	<b>04-48-25-B4-01305.1050</b> 3910 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-105	23
MCCARTHY COLLEEN C 3910 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2010</b> 3910 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-201	23
BILLEK-GRACYAS JUDITH TR 29W356 OAK LN WEST CHICAGO IL 60185	<b>04-48-25-B4-01305.2020</b> 3910 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-202	23
CAMPBELL ROY J & BARBARA L 1646 POTTERSVILLE ROAD SPENCER IN 47460	<b>04-48-25-B4-01305.2030</b> 3910 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH 2 BLDG 5 UNIT 203	23
HESS LARRY J & LINDA L TR 3910 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2040</b> 3910 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-204	23
ARENA ANTHONY J + LYNDIA C 3910 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2050</b> 3910 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-205	23
SCUDDER CAROLE A + 5358 ASHLEY DR SW LILBURN GA 30047	<b>04-48-25-B4-01306.1010</b> 3920 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 101	24
BAKER TIMOTHY JR 1 THORWALD DR SOUTH DENNIS MA 02660	<b>04-48-25-B4-01306.1020</b> 3920 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 102	24
CORDELL RAMONA J 6910 SUN RIVER DR	<b>04-48-25-B4-01306.1030</b> 3920 LEEWARD PASSAGE CT	BERMUDA ISLES OR 2501 PG 1391	24

FISHERS IN 46038	#103 BONITA SPRINGS FL 34134	PH-II BLDG 6 UNIT 103	
LARGAY WAY LLC 13966 OLD COAST RD NAPLES FL 34110	<b>04-48-25-B4-01306.1040</b> 3920 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 104	24
MOUSSEAU ERIC C 41221 WINDMILL ST HARRISON TOWNSHIP MI 48045	<b>04-48-25-B4-01306.1050</b> 3920 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 105	24
MCCARTHY KAREN S 3920 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2010</b> 3920 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 201	24
OBRIEN RICHARD M & SHERYL L 3920 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2020</b> 3920 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 202	24
CROPPER JAMES F & JUDITH F 3 FRANCES DR NEWBURYPORT MA 01950	<b>04-48-25-B4-01306.2030</b> 3920 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 203	24
HAIMAN PAUL K 3920 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2040</b> 3920 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 204	24
SEISER LOUIS P + 177 ALBERT ST TORRINGTON CT 06790	<b>04-48-25-B4-01306.2050</b> 3920 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 205	24
SPECHT GREGORY M + 3930 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01903.1010</b> 3930 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 101	25
KASTNER JENNIFER 720 N LARRABEE ST #1106 CHICAGO IL 60654	<b>04-48-25-B4-01903.1020</b> 3930 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 102	25
GREAT VALLEY RENTALS LLC 1 GRANVILLE WAY EXTON PA 19341	<b>04-48-25-B4-01903.1030</b> 3930 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 103	25
MCNAMEE MARY CATHERINE TR 140 CARRIAGE WAY DR # 224C BURR RIDGE IL 60527	<b>04-48-25-B4-01903.1040</b> 3930 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 104	25
LABARBERA LISA A + 4170 THROGS NECK EXPWY BRONX NY 10465	<b>04-48-25-B4-01903.2010</b> 3930 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 201	25
HINKLE RICHARD E & 213 FOX HOLLOW DR BUTLER PA 16001	<b>04-48-25-B4-01903.2020</b> 3930 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 202	25
PINK ELENA 15210 FLORIST CIR APPLE VALLEY MN 55124	<b>04-48-25-B4-01903.2030</b> 3930 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 203	25
DIMAGGIO DADE + 111 N MAIN UNIT 307	<b>04-48-25-B4-01903.2040</b> 3930 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO OR 2510 PG 3342	25

ROYAL OAK MI 48067	#204 BONITA SPRINGS FL 34134	PH-6 BLDG 3 UNIT 204 + CCPT#3-204	
HEANEY KATHLEEN & 303 FLECTCHER LAKE AVE BRADLEY BEACH NJ 07720	<b>04-48-25-B4-01904.1010</b> 3940 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 101	26
SCARBOROUGH LEESHA R 3940 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.1020</b> 3940 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 102+(XF- CCPT)	26
ACRA KIRK W & MEREDITH G 1565 W JORDAN DR GREENSBURG IN 47240	<b>04-48-25-B4-01904.1030</b> 3940 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 103	26
MCCAMMENT LARRY L 1421 W PARK RD GREENSBURG IN 47240	<b>04-48-25-B4-01904.1040</b> 3940 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 104	26
MAFFIA JOHN + GRACE 21 BROOKSIDE RD CLARKSBURG NJ 08510	<b>04-48-25-B4-01904.1050</b> 3940 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 105	26
PENBERTHY DANIEL 70 NIAGARA SHORE DRIVE TONAWANDA NY 14150	<b>04-48-25-B4-01904.2010</b> 3940 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 201	26
WOLOVLEK DEBRA K 3940 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.2020</b> 3940 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 202+(XF- CCPT)	26
BELFIORI PHILIP T + CAROL ANN 3940 LEEWARD PASSAGE CT#203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.2030</b> 3940 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 203	26
SHEERIN WALTER J & JEAN A TR 3940 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.2040</b> 3940 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 204	26
BRADD THOMAS STUART + KIM 1050 LILYDALE BELLE RIVER ON N0P 2L0 CANADA	<b>04-48-25-B4-01904.2050</b> 3940 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 205	26
KOMARA JOHN J JR & LINDA L 15539 MOSS GLEN TR NEWBURY OH 44065	<b>04-48-25-B4-01905.1010</b> 3950 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 101+(XF- CCPT)	27
FORTE BRIAN S 3950 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01905.1020</b> 3950 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 102	27
YEAGER JOHN C & 7157 OAKBAY DR NOBLESVILLE IN 46062	<b>04-48-25-B4-01905.1030</b> 3950 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 103	27
PURGARIC KEITH A & LEANN E 2375 GARLAND ST SYLVAN LAKE MI 48320	<b>04-48-25-B4-01905.1040</b> 3950 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 104+(XF- CCPT)	27
KEOUGH BARBARA + 3950 LEEWARD PASSAGE CT #105	<b>04-48-25-B4-01905.1050</b> 3950 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342	27



BONITA SPRINGS FL 34134	#105 BONITA SPRINGS FL 34134	PH 2 BLDG 5 UNIT 105	
OLENICK DONALD D II + JANNETTE 2804 BIG SUR DR LEWIS CENTER OH 43035	<b>04-48-25-B4-01905.2010</b> 3950 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 201	27
ANDRIANAS NICHOLAS & 1 SOUND BREEZE DR MILLER PLACE NY 11764	<b>04-48-25-B4-01905.2020</b> 3950 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 202	27
GOLAB DAVID P + 3950 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01905.2030</b> 3950 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 203	27
WEISER ERIC B & LINDA 212 NORTH ST STONEHAM MA 02180	<b>04-48-25-B4-01905.2040</b> 3950 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 204	27
DROBNY DENNIS P + 1849 PARKWOOD RD SNELLVILLE GA 30078	<b>04-48-25-B4-01905.2050</b> 3950 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 205	27
STICE D M + PO BOX 168 ASHLAND IL 62612	<b>04-48-25-B4-01906.1010</b> 3960 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-101	28
FORTE CHRISTINA M PO BOX 1806 BONITA SPRINGS FL 34133	<b>04-48-25-B4-01906.1020</b> 3960 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-102	28
KOBY SHIRLEY A + 3960 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.1030</b> 3960 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-103	28
KLINE MARIPAT PUTNAM + 3960 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.1040</b> 3960 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-104	28
SANDERS THOMAS E & 3960 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2010</b> 3960 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-201	28
CORI HELEN 3960 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2020</b> 3960 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-202+(XF- CCPT)	28
HAWLEY ROSALIE 3960 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2030</b> 3960 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-203	28
GEIGER GILBERT G L/E 3630 MARTINDALE RD NE CANTON OH 44714	<b>04-48-25-B4-01906.2040</b> 3960 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-204	28
FREITAS JOSE MANUEL & 400 COVENTRY HILL TRL NEW MARKET ON L3X 2A1 CANADA	<b>04-48-25-B4-01907.1010</b> 3970 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 101	29
JONSSON STACY 3970 LEEWARD PASSAGE CT #102	<b>04-48-25-B4-01907.1020</b> 3970 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO OR 2510 PG 3342	29

BONITA SPRINGS FL 34134	#102 BONITA SPRINGS FL 34134	PH-3 BLDG 7 UNIT 102	
GODDARD SANDRA F TR 121 W RIDGE CIR LEROY MI 49655	<b>04-48-25-B4-01907.1030</b> 3970 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 103	29
RISTUCCI MILDRED 9 BELL OAK LN LEMONT IL 60439	<b>04-48-25-B4-01907.1040</b> 3970 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 104	29
CARON BROOKE + 51 SUFFOLK ST BELLINGHAM MA 02019	<b>04-48-25-B4-01907.2010</b> 3970 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 201	29
MILLER EDWARD G + JOYCE L TR 3228 INDIANWOOD LN JOLIET IL 60431	<b>04-48-25-B4-01907.2020</b> 3970 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 202	29
POTOCKI WENDY 3970 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01907.2030</b> 3970 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 203+(XF- CCPT)	29
POZZI AMY 633 DETROIT AVE LAKE ORION MI 48362	<b>04-48-25-B4-01907.2040</b> 3970 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 204	29
CARACCILO BRETT J & PAMELA + 2 ROBINS NEST DR PERRINEVILLE NJ 08535	<b>04-48-25-B4-01908.1010</b> 3971 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 101	30
BOYER MARK & LISA 762 PRINCETON LN NEW LENOX IL 60451	<b>04-48-25-B4-01908.1020</b> 3971 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 102	30
HERBOLD RICHARD FRANCIS 152 MAIN ST HINGHAM MA 02043	<b>04-48-25-B4-01908.1030</b> 3971 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 103	30
DALY CONCETTA L/E NANCY A MULLIGAN POA 824 VALLEY VIEW DR BROOKFIELD OH 44403	<b>04-48-25-B4-01908.1040</b> 3971 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 104	30
SHIELDS THERESA & 1059 WINTER HAVEN ST MORTON IL 61550	<b>04-48-25-B4-01908.2010</b> 3971 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 201	30
SHANE MICHAEL E + CAROLE S 1244 REDWOOD DR PEKIN IL 61554	<b>04-48-25-B4-01908.2020</b> 3971 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 202	30
NAGY BALAZS + SHIRLEY M 3971 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01908.2030</b> 3971 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 203	30
HELBLING MATTHEW A + 704 LIVINGSTON ST GRIDLEY IL 61744	<b>04-48-25-B4-01908.2040</b> 3971 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 204+(XF- CCPT)	30
ADAMS RICHARD & THERESA 7 STEVEN CT	<b>04-48-25-B4-01909.1010</b> 3961 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342	31

MOUNT SINAI NY 11766	#101 BONITA SPRINGS FL 34134	PH 7 BLDG 9 UNIT 101	
MISEK THOMAS J + 3961 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01909.1020</b> 3961 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 102+(XF- CCPT)	31
MIRAGLIA PAUL J 3961 LEEWARD PASSAGE CT # 103 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01909.1030</b> 3961 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 103	31
LEWIS DEBRA KAY TR 6497 JOHN R RD TROY MI 48085	<b>04-48-25-B4-01909.1040</b> 3961 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 104+(XF- CCPT)	31
DOBROWOLSKY MYRON + OKSANA 800 W GILBERT AVE PALATINE IL 60067	<b>04-48-25-B4-01909.2010</b> 3961 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 201	31
PAPANDREA JOHN & 10830 FULMAR CT NAPLES FL 34119	<b>04-48-25-B4-01909.2020</b> 3961 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 202	31
MACK BARRETT D 270 MOUNT HOPE DR ALBANY NY 12202	<b>04-48-25-B4-01909.2030</b> 3961 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 203	31
POSILA JOEL + TINA 114 BAYVIEW CIR WOLCOTT CT 06716	<b>04-48-25-B4-01909.2040</b> 3961 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 204	31
THRASH CLAY H TR 7693 KEY DEER DR WORTHINGTON OH 43085	<b>04-48-25-B4-01910.1010</b> 3951 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 101	32
JULIEN JOANNE M 3951 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.1020</b> 3951 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 102	32
BRADY JAMES T + KAREN D 4421 OCEAN HEIGHTS AVE MAYS LANDING NJ 08330	<b>04-48-25-B4-01910.1030</b> 3951 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 103	32
WESTERMAN STEPHEN J & 259 SAUNDERS BROOK RD CHEPACHET RI 02814	<b>04-48-25-B4-01910.1040</b> 3951 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 104	32
GASS IRENE G TR 3951 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.2010</b> 3951 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 201	32
DEVINE ANNA K TR 3951 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.2020</b> 3951 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 202	32
KENNAUGH CRAIG + ANN TR 1312 EAGLE CREST DR LEMONT IL 60439	<b>04-48-25-B4-01910.2030</b> 3951 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 203	32
AURIEMMA SUSAN 3951 LEEWARD PASSAGE CT #204	<b>04-48-25-B4-01910.2040</b> 3951 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO OR 2510 PG 3342	32



FIRST BAPTIST CHURCH OF BONITA  
3971 VIA DEL REY  
BONITA SPRINGS FL 34134

ALEXE DANA-SORANA  
28369 MANGO DR  
BONITA SPRINGS FL 34134

MCKEE MICHAEL E  
28405 MANGO DR  
BONITA SPRINGS FL 34134

CAMPBELL DAVID O +  
28387 MANGO DR  
BONITA SPRINGS FL 34134

TOLEDO MARIANA  
PO BOX 791  
BONITA SPRINGS FL 34134

GRABER ANNE  
28435 MANGO DR  
BONITA SPRINGS FL 34134

MCCORMICK W MORRIS &  
28471 MANGO DR  
BONITA SPRINGS FL 34134

BLAD STEVEN E TR  
28470 MEADOWLARK LN  
BONITA SPRINGS FL 34134

BLAD STEVEN E TR  
28470 MEADOWLARK LN  
BONITA SPRINGS FL 34134

ENGEL ALBERT W  
PO BOX 2232  
BONITA SPRINGS FL 34133

HICKS DANIEL R  
28434 MEADOWLARK LN  
BONITA SPRINGS FL 34134

BUTTS STEVEN C  
28414 MEADOWLARK LN  
BONITA SPRINGS FL 34134

PHELAN FAMILIES LLC  
3820 VIA DEL REY  
BONITA SPRINGS FL 34134

VIA DEL REY LLC  
3800 VIA DEL REY  
BONITA SPRINGS FL 34134

VIA DEL REY LLC  
3800 VIA DEL REY  
BONITA SPRINGS FL 34134

VANDERBILT OFFICE PARK  
3960 VIA DEL REY  
BONITA SPRINGS FL 34134

VANDERBILT COMM SERVICES ASSN  
COLLIER FINANCIAL INC  
4985 E TAMiami TRL  
NAPLES FL 34113

BERMUDA ISLES  
GULF COAST PROPERTY MGMT  
8951 BONITA BEACH RD SE  
BONITA SPRINGS FL 34135

BERMUDA CAYS CONDO ASSOC  
WARNER CORP  
886 110TH AVE N # 7  
NAPLES FL 34108

BERMUDA ISLES II CONDO ASSOC  
LAINE MGMT SERVICE  
10915 BONITA BEACH RD #1111  
BONITA SPRINGS FL 34134

MCGOURTY BETTY A TR  
UNIT 101  
3941 LEEWARD PASSAGE CT  
BONITA SPRINGS FL 34134

FREY BARBARA J TR  
7091 TOLAN RD  
PLEASANT PLAINS IL 62677

ALEGADO EDWARD R + HELEN  
3941 LEEWARD PASSAGE CT #103  
BONITA SPRINGS FL 34134

HAGER JAMES J + PATRICIA A  
102 PINE ST  
MIDDLEBORO MA 02346

DUCKWALL CHARLES + MARY  
514 N DR W  
MARSHALL MI 49068

DYBEL JOSEPH S  
15 PINE ST  
SCHERERVILLE IN 46375

DONN J CALABRESE FAMILY PARTNS  
111 PARCE AVE  
FAIRPORT NY 14450

FREY BARBARA J TR  
7091 TOLAN RD  
PLEASANT PLAINS IL 62677

PIGNATIELLO ANGELA  
3941 LEEWARD PASSAGE CT #203  
BONITA SPRINGS FL 34134

FROHLICH MINDY  
6654 KINSMAN ROAD  
PITTSBURGH PA 15217

MULHERAN KATHLEEN M  
PO BOX 1434  
BONITA SPRINGS FL 34133

CASSIDY LISA M +  
98 FOREST ST  
DANVERS MA 01923

SCHAROSCH GERALD +  
717 DEBORAH CT  
MANSFIELD OH 44904

MILLER SCOTT + NANCY  
418 CREEKSIDE DR  
HOT SPRINGS VA 24445

BLANCHARD DIANE  
936 DOUGLAS RD  
BRONSON MI 49028

MAGUIRE DAVID J TJR TR +  
3921 LEEWARD PASSAGE CT #104  
BONITA SPRINGS FL 34134

CLAYTON HOWARD &  
3921 LEEWARD PASSAGE CT #201  
BONITA SPRINGS FL 34134

FREY BARBARA J TR  
7091 TOLAN RD  
PLEASANT PLAINS IL 62677

CUMMINGS IHOKO O  
UNIT 203  
3921 LEEWARD PASSAGE CT  
BONITA SPRINGS FL 34134

FINDLEY STEVEN R &  
3921 LEEWARD PASSAGE CT #204  
BONITA SPRINGS FL 34134

DELFINO DARLENE &  
3910 LEEWARD PASSAGE CT #101  
BONITA SPRINGS FL 34134

MENTON MICHAEL + MEREDITH T  
3910 LEEWARD PASSAGE CT #102  
BONITA SPRINGS FL 34134

DOYLE GREGG & LORI A  
9532 SOUTH CENTRAL PARK AVE  
EVERGREEN PARK IL 60805

LILLY LAWRENCE E + LINDA L  
38225 CHARWOOD DR  
STERLING HEIGHTS MI 48312

HOLMES WARREN G + PHYLLIS M  
527 HOMECREST DR  
AMHERST NY 14226

MCCARTHY COLLEEN C  
3910 LEEWARD PASSAGE CT #201  
BONITA SPRINGS FL 34134

BILLEK-GRACYAS JUDITH TR  
29W356 OAK LN  
WEST CHICAGO IL 60185

CAMPBELL ROY J & BARBARA L  
1646 POTTERSVILLE ROAD  
SPENCER IN 47460

HESS LARRY J & LINDA L TR  
3910 LEEWARD PASSAGE CT #204  
BONITA SPRINGS FL 34134

ARENA ANTHONY J + LYNDA C  
3910 LEEWARD PASSAGE CT #205  
BONITA SPRINGS FL 34134

SCUDDER CAROLE A +  
5358 ASHLEY DR SW  
LILBURN GA 30047

BAKER TIMOTHY JR  
1 THORWALD DR  
SOUTH DENNIS MA 02660

CORDELL RAMONA J  
6910 SUN RIVER DR  
FISHERS IN 46038

LARGAY WAY LLC  
13966 OLD COAST RD  
NAPLES FL 34110

MOUSSEAU ERIC C  
41221 WINDMILL ST  
HARRISON TOWNSHIP MI 48045

MCCARTHY KAREN S  
3920 LEEWARD PASSAGE CT #201  
BONITA SPRINGS FL 34134

OBRIEN RICHARD M & SHERYL L  
3920 LEEWARD PASSAGE CT #202  
BONITA SPRINGS FL 34134

CROPPER JAMES F & JUDITH F  
3 FRANCES DR  
NEWBURYPORT MA 01950

HAIMAN PAUL K  
3920 LEEWARD PASSAGE CT #204  
BONITA SPRINGS FL 34134

SEISER LOUIS P +  
177 ALBERT ST  
TORRINGTON CT 06790

SPECHT GREGORY M +  
3930 LEEWARD PASSAGE CT #101  
BONITA SPRINGS FL 34134

KASTNER JENNIFER  
720 N LARRABEE ST #1106  
CHICAGO IL 60654

GREAT VALLEY RENTALS LLC  
1 GRANVILLE WAY  
EXTON PA 19341

MCNAMEE MARY CATHERINE TR  
140 CARRIAGE WAY DR # 224C  
BURR RIDGE IL 60527

LABARBERA LISA A +  
4170 THROGS NECK EXPWY  
BRONX NY 10465

HINKLE RICHARD E &  
213 FOX HOLLOW DR  
BUTLER PA 16001

PINK ELENA  
15210 FLORIST CIR  
APPLE VALLEY MN 55124

DIMAGGIO DADE +  
111 N MAIN UNIT 307  
ROYAL OAK MI 48067

HEANEY KATHLEEN &  
303 FLECTCHER LAKE AVE  
BRADLEY BEACH NJ 07720

SCARBOROUGH LEESHA R  
3940 LEEWARD PASSAGE CT #102  
BONITA SPRINGS FL 34134

ACRA KIRK W & MEREDITH G  
1565 W JORDAN DR  
GREENSBURG IN 47240

MCCAMMENT LARRY L  
1421 W PARK RD  
GREENSBURG IN 47240

MAFFIA JOHN + GRACE  
21 BROOKSIDE RD  
CLARKSBURG NJ 08510

PENBERTHY DANIEL  
70 NIAGARA SHORE DRIVE  
TONAWANDA NY 14150

WOLOVLEK DEBRA K  
3940 LEEWARD PASSAGE CT #202  
BONITA SPRINGS FL 34134

BELFIORI PHILIP T + CAROL ANN  
3940 LEEWARD PASSAGE CT#203  
BONITA SPRINGS FL 34134

SHEERIN WALTER J & JEAN A TR  
3940 LEEWARD PASSAGE CT #204  
BONITA SPRINGS FL 34134

BRADD THOMAS STUART + KIM  
1050 LILYDALE  
BELLE RIVER ON N0P 2L0  
CANADA

KOMARA JOHN J JR & LINDA L  
15539 MOSS GLEN TR  
NEWBURY OH 44065

FORTE BRIAN S  
3950 LEEWARD PASSAGE CT #102  
BONITA SPRINGS FL 34134



YEAGER JOHN C &  
7157 OAKBAY DR  
NOBLESVILLE IN 46062

PURGARIC KEITH A & LEANN E  
2375 GARLAND ST  
SYLVAN LAKE MI 48320

KEOUGH BARBARA +  
3950 LEEWARD PASSAGE CT #105  
BONITA SPRINGS FL 34134

OLENICK DONALD D II + JANNETTE  
2804 BIG SUR DR  
LEWIS CENTER OH 43035

ANDRIANAS NICHOLAS &  
1 SOUND BREEZE DR  
MILLER PLACE NY 11764

GOLAB DAVID P +  
3950 LEEWARD PASSAGE CT #203  
BONITA SPRINGS FL 34134

WEISER ERIC B & LINDA  
212 NORTH ST  
STONEHAM MA 02180

DROBNY DENNIS P +  
1849 PARKWOOD RD  
SNELLVILLE GA 30078

STICE D M +  
PO BOX 168  
ASHLAND IL 62612

FORTE CHRISTINA M  
PO BOX 1806  
BONITA SPRINGS FL 34133

KOBY SHIRLEY A +  
3960 LEEWARD PASSAGE CT #103  
BONITA SPRINGS FL 34134

KLINE MARIPAT PUTNAM +  
3960 LEEWARD PASSAGE CT #104  
BONITA SPRINGS FL 34134

SANDERS THOMAS E &  
3960 LEEWARD PASSAGE CT #201  
BONITA SPRINGS FL 34134

CORI HELEN  
3960 LEEWARD PASSAGE CT #202  
BONITA SPRINGS FL 34134

HAWLEY ROSALIE  
3960 LEEWARD PASSAGE CT #203  
BONITA SPRINGS FL 34134

GEIGER GILBERT G L/E  
3630 MARTINDALE RD NE  
CANTON OH 44714

FREITAS JOSE MANUEL &  
400 COVENTRY HILL TRL  
NEW MARKET ON L3X 2A1  
CANADA

JONSSON STACY  
3970 LEEWARD PASSAGE CT #102  
BONITA SPRINGS FL 34134

GODDARD SANDRA F TR  
121 W RIDGE CIR  
LEROY MI 49655

RISTUCCI MILDRED  
9 BELL OAK LN  
LEMONT IL 60439

CARON BROOKE +  
51 SUFFOLK ST  
BELLINGHAM MA 02019

MILLER EDWARD G + JOYCE L TR  
3228 INDIANWOOD LN  
JOLIET IL 60431

POTOCKI WENDY  
3970 LEEWARD PASSAGE CT #203  
BONITA SPRINGS FL 34134

POZZI AMY  
633 DETROIT AVE  
LAKE ORION MI 48362

CARACCILOLO BRETT J & PAMELA +  
2 ROBINS NEST DR  
PERRINEVILLE NJ 08535

BOYER MARK & LISA  
762 PRINCETON LN  
NEW LENOX IL 60451

HERBOLD RICHARD FRANCIS  
152 MAIN ST  
HINGHAM MA 02043

DALY CONCETTA L/E  
NANCY A MULLIGAN POA  
824 VALLEY VIEW DR  
BROOKFIELD OH 44403

SHIELDS THERESA &  
1059 WINTER HAVEN ST  
MORTON IL 61550

SHANE MICHAEL E + CAROLE S  
1244 REDWOOD DR  
PEKIN IL 61554

NAGY BALAZS + SHIRLEY M  
3971 LEEWARD PASSAGE CT #203  
BONITA SPRINGS FL 34134

HELBLING MATTHEW A +  
704 LIVINGSTON ST  
GRIDLEY IL 61744

ADAMS RICHARD & THERESA  
7 STEVEN CT  
MOUNT SINAI NY 11766

MISEK THOMAS J +  
3961 LEEWARD PASSAGE CT #102  
BONITA SPRINGS FL 34134

MIRAGLIA PAUL J  
3961 LEEWARD PASSAGE CT # 103  
BONITA SPRINGS FL 34134

LEWIS DEBRA KAY TR  
6497 JOHN R RD  
TROY MI 48085

DOBROWOLSKY MYRON + OKSANA  
800 W GILBERT AVE  
PALATINE IL 60067

PAPANDREA JOHN &  
10830 FULMAR CT  
NAPLES FL 34119

MACK BARRETT D  
270 MOUNT HOPE DR  
ALBANY NY 12202

POSILA JOEL + TINA  
114 BAYVIEW CIR  
WOLCOTT CT 06716

THRASH CLAY H TR  
7693 KEY DEER DR  
WORTHINGTON OH 43085

JULIEN JOANNE M  
3951 LEEWARD PASSAGE CT #102  
BONITA SPRINGS FL 34134

BRADY JAMES T + KAREN D  
4421 OCEAN HEIGHTS AVE  
MAYS LANDING NJ 08330

WESTERMAN STEPHEN J &  
259 SAUNDERS BROOK RD  
CHEPACHET RI 02814

GASS IRENE G TR  
3951 LEEWARD PASSAGE CT #201  
BONITA SPRINGS FL 34134

DEVINE ANNA K TR  
3951 LEEWARD PASSAGE CT #202  
BONITA SPRINGS FL 34134

KENNAUGH CRAIG + ANN TR  
1312 EAGLE CREST DR  
LEMONT IL 60439

AURIEMMA SUSAN  
3951 LEEWARD PASSAGE CT #204  
BONITA SPRINGS FL 34134

**EXHIBIT I-F  
DISCLOSURE OF INTEREST FORM FOR:**

**STRAP NO.** 04-48-25-B1-00002.000A      **CASE NO.** \_\_\_\_\_

1. If the property is owned in fee simple by an INDIVIDUAL, tenancy by the entirety, tenancy in common, or joint tenancy, list all parties with an ownership interest as well as the percentage of such interest.

Name and Address	Percentage of Ownership
_____	_____
N.A.	_____
_____	_____
_____	_____
_____	_____

2. If the property is owned by a CORPORATION, list the officers and stockholders and the percentage of stock owned by each.

Name, Address, and Office	Percentage of Stock
_____	_____
N.A.	_____
_____	_____
_____	_____
_____	_____

3. If the property is in the name of a TRUSTEE, list the beneficiaries of the trust with percentage of interest.

Name and Address	Percentage of Interest
_____	_____
N.A.	_____
_____	_____
_____	_____
_____	_____

4. If the property is in the name of a GENERAL PARTNERSHIP OR LIMITED PARTNERSHIP, list the names of the general and limited partners.

Name and Address	Percentage of Ownership
_____	_____
SRG Vanderbilt, LLC a foreign limited liability company	100
Edward L. Schwartz as Manager	_____
Richard T. Brockhaus as Manager	_____
_____	_____
_____	_____

5. If there is a CONTRACT FOR PURCHASE, whether contingent on this application or not, and whether a Corporation, Trustee, or Partnership, list the names of the contract purchasers below, including the officers, stockholders, beneficiaries, or partners.

Name, Address, & Office (if applicable)	Percentage of Stock
N.A.	

Date of Contract: N.A.

6. If any contingency clause or contract terms involve additional parties, list all individuals or officers, if a corporation, partnership, or trust.

Name and Address
N.A.

For any changes of ownership or changes in contracts for purchase subsequent to the date of the application, but prior to the date of final public hearing, a supplemental disclosure of interest shall be filed.

The above is a full disclosure of all parties of interest in this application, to the best of my knowledge and belief.

Signature: *Edward L. Schwartz*  
 (Applicant)

Edward L. Schwartz, Manager, SRG Vanderbilt, LLC  
 (Printed or typed name of applicant)

STATE OF FLORIDA  
 COUNTY OF LEE

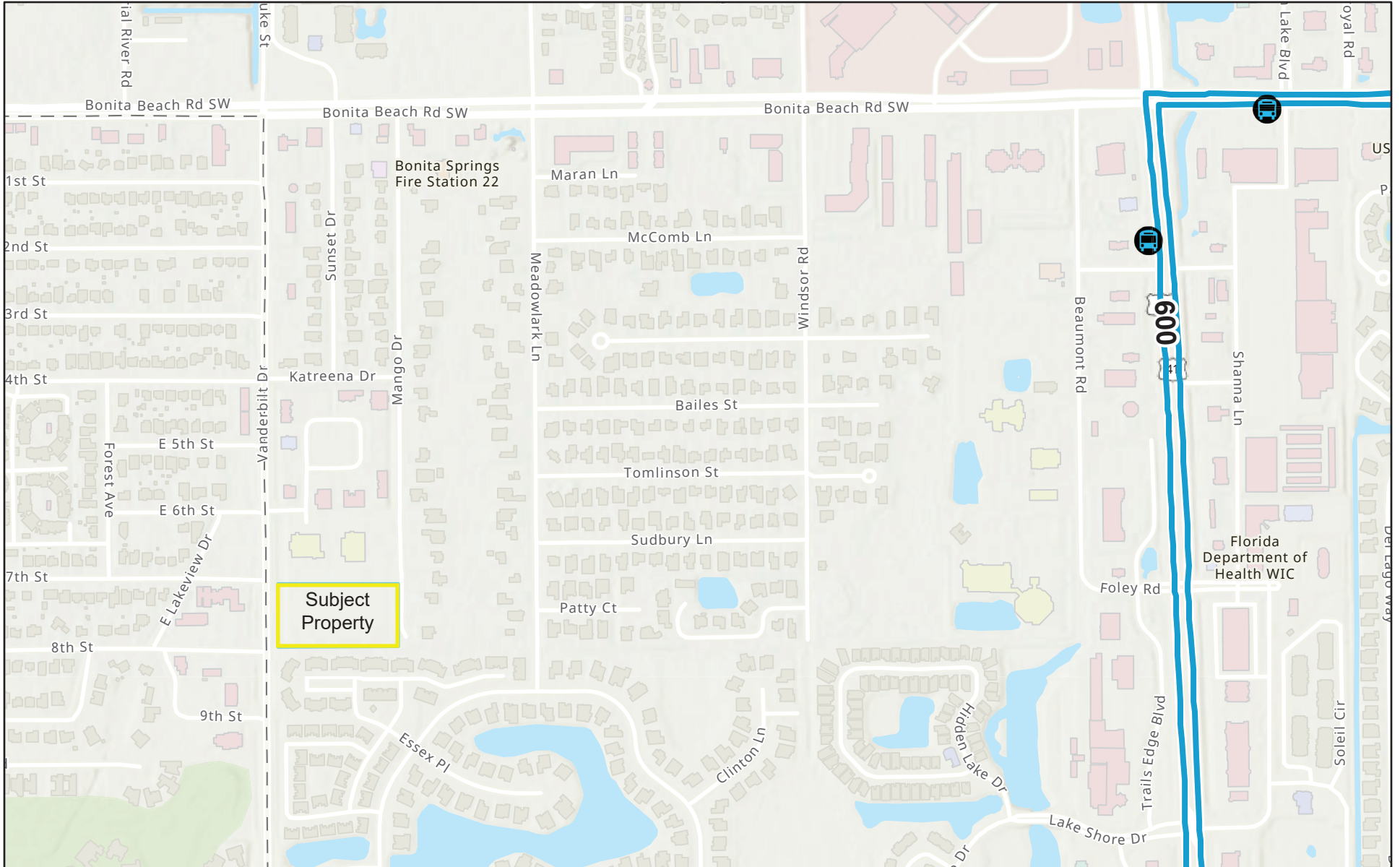
The foregoing instrument acknowledged before me this 27<sup>th</sup> day of July, 2022, by Edward L. Schwartz, who is personally known to me or who has produced \_\_\_\_\_ as identification.

(SEAL)







*Gina Marie Litton*  
 Signature of Notary Public  
Gina Marie Litton  
 Printed Name of Notary Public

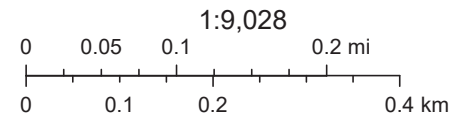
# The Grove RPD



6/8/2022, 9:55:48 AM

## Exh IV-A Public Transit Routes Map

 Bus Stops   
  ADA Corridor  
 Bus Routes   
  IN the 3/4 Mile ADA Corridor  
 600

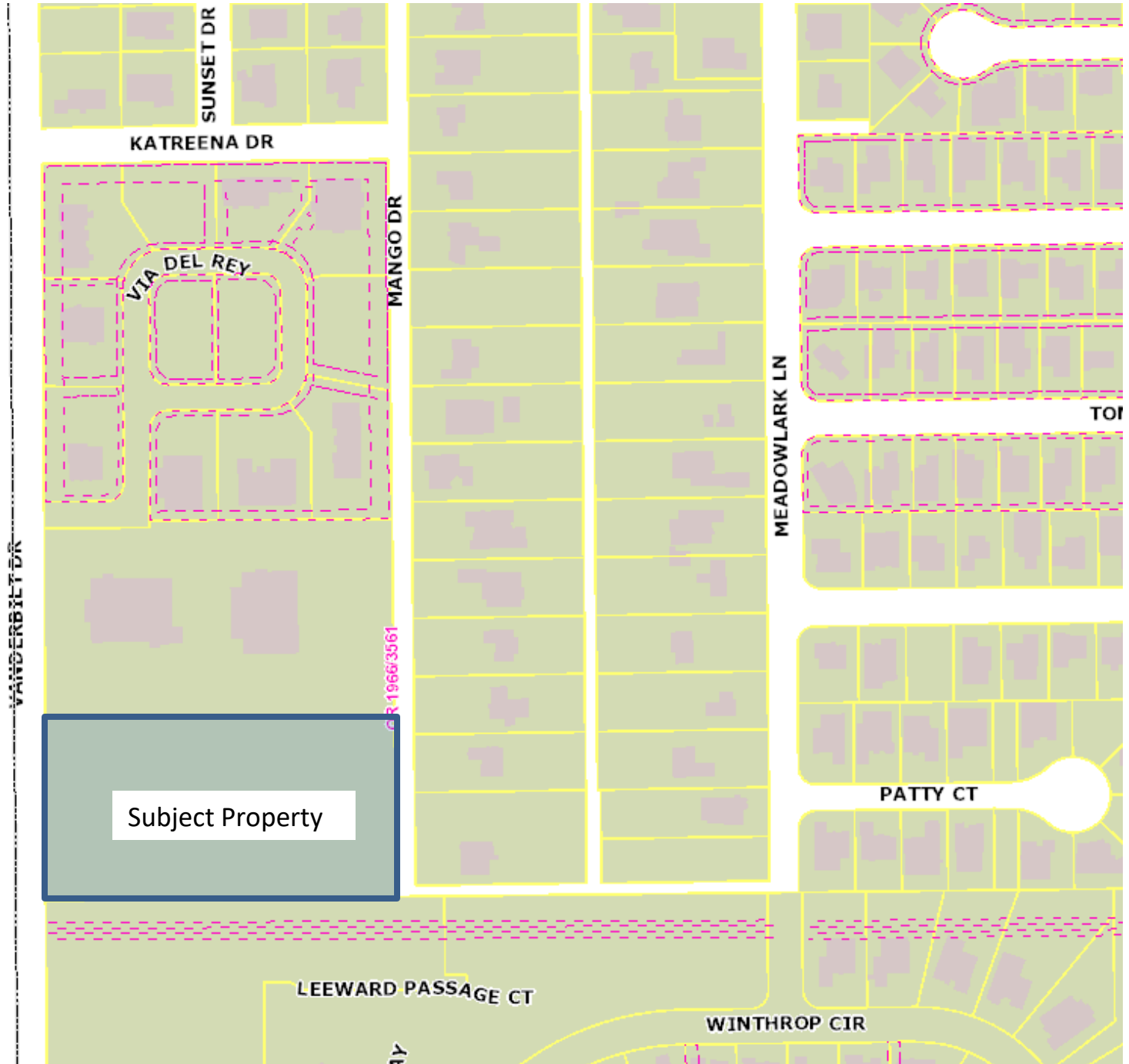


Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodastystrelsen, Rijkswaterstaat, GSA, Geoland, FEMA,

# The Grove RPD

## Exhibit IV-C ROW and Easement Map

Also see Boundary Survey for additional information.



# The Grove RPD

## Exhibit IV-I Water Management

Surface Water Management Plan: [Sec. 4-295 (b)(1)] Written statements which describe:

1. The runoff characteristics of the property in its existing state;

**The site has been previously cleared and partially filed. The property includes an existing dry detention area that functions as part of the water management system on the west end of the property. The water management area extends along the majority of the property and will serve the existing church and senior housing project.**

2. In general terms, the drainage concept proposed, including the outfall to canals or natural water bodies including how drainage flow from adjacent properties will be maintained;

**Drainage flow from adjacent properties will be maintained in accordance with the South Florida Water Management District drainage permit.**

3. The retention features (including existing natural features) that will be incorporated into the drainage system and the legal mechanism which will guarantee their maintenance;

**The existing water management area will remain in the drainage system. Additional water management areas may be added to accommodate the new driveway at the west end of the property. The property owner will be responsible for the maintenance of on-site water management infrastructure.**

4. How existing natural features will be preserved. Include an estimate of the ranges of existing and post development water table elevations, where appropriate.

**No existing natural features are present on-site.**

5. Describe the requirements for fill materials posed by this development for other than building pads (use, volume, etc.)

**Imported fill will be brought on-site to achieve required FEMA elevations for the buildings and parking areas. No other fill is proposed.**



6. If the property is subject to seasonal inundation or subject to inundation by a stream swollen by the rains of a 100-year storm event, indicate the measures that will be taken to mitigate the effects of expectable flooding.

**Not Applicable.**

CITY OF BONITA SPRINGS  
ZONING ORDINANCE NO. 19 - 03

A ZONING ORDINANCE OF THE CITY OF BONITA SPRINGS, FLORIDA; CONSIDERING A REQUEST BY OSPREY CAPITAL MANAGEMENT I, LLC TO REZONE APPROXIMATELY 4 +/- ACRES FROM THE AG-2 AGRICULTURAL ZONING DISTRICT TO A RESIDENTIAL PLANNED DEVELOPMENT (RPD) FOR A 92-BED ASSISTED LIVING FACILITY; LOCATED AT 3971 VIA DEL REY, BONITA SPRINGS, FL 34134; PROVIDING FOR AN EFFECTIVE DATE.

**WHEREAS**, Osprey Capital Management I, LLC, has filed an application to request to rezone approximately 4+/- acres from the AG-2 zoning district to a residential planned development (RPD) to allow a 92-bed assisted living facility; and

**WHEREAS**, the subject property is located on the east side of Vanderbilt Driver south of Via Del Rey adjacent to the First Baptist Church of Bonita Springs, and is described more particularly as:

"See Exhibit A"

**WHEREAS**, a Public Hearing was advertised and heard on June 25, 2019, by the City of Bonita Springs Board for Land Use Hearings and Adjustments and Zoning Board of Appeals ("Zoning Board") on Case PD18-50293-BOS, which considered the evidence available and recommended denial (4-3 vote) after giving full and complete consideration of the record, consisting of the Staff Recommendation, the documents on file with the City, and the testimony of all interested parties. The June 25, 2019 Staff Report prepared by Community Development and evidence submitted at the Zoning Board hearing, as part of the City Council hearing record, are on file with the City Clerk.

**NOW, THEREFORE, BE IT ORDAINED** by the City Council of the City of Bonita Springs, Florida:

**SECTION ONE: APPROVAL OF REQUEST**

City Council of Bonita Springs hereby approves the request to rezone approximately 4+/- acres from the AG-2 zoning district to a residential planned development (RPD) to allow a 92-bed assisted living facility, subject to the following uses, conditions and deviations:

Conditions:

1. The project should be generally consistent with the Master Concept Plan dated April 2019 and titled "The Coastal Cottages RPD" prepared by Q. Grady Minor and Associates, P.A., and attached hereto (Exhibit "B").
  
2. The Schedule of Uses are as follows:  
Accessory Uses and Structures

Administrative Offices  
 Assisted Living Facilities, group housing for seniors, including independent, dependent, and memory care beds  
 Carports/Garages  
 Community Gardens  
 Entrance Gates  
 Essential Service Facilities  
 Excavation, Water Retention  
 Fences and Walls  
 Food and Beverage Services, Limited  
 Parking Lot Accessory  
 Recreation Facilities, Personal  
 Signs Per LDC  
 Staff Guest Quarters

3. The Development Regulations are as follows:

Minimum Lot Area and Dimensions: N/A

Minimum Setbacks:	Principal Structure	Accessory
Vanderbilt Drive (west)	50 feet	45 feet
Mango Road (east)	20 feet	15 feet
North	20 feet	15 feet
South	30 feet	30 feet
Maximum Building Height:	30 feet	30 feet
Minimum Building Separation:	10 feet	
Minimum Open Space:	40 percent	

4. Additional Conditions – At the time of local development order, the Applicant shall meet the following criteria:

- a. Provide engineering plans showing how the site will store and treat its surface water runoff consistent with the City's Comprehensive Plan and the City's LDC, including compliance with Policy 9.3.3 of the Conservation/Coastal Management Element of the City's Comprehensive Plan, which states that an additional fifty (50) percent water quality is required over the already required South Florida Water Management District water quality.
- b. Provide a drainage analysis demonstrating that the site development plan has no adverse impact on adjacent properties and that there is sufficient on-site drainage capacity, storm-water conveyance, and controlled discharge. The drainage analysis shall include, but not be limited to:
  - i. Provide an Interconnected Pond and Channel Routing (ICPR) Model. The 100-year 24 hour storm event is the

primary storm used to evaluate the proposed design. The City reserves the right to request additional modeling of other storm events upon review of the data. All data submitted shall be formatted for inclusion into the city's Interconnected Pond Routing (ICPR) Model.

- ii. A drainage map for all contributory areas within and into the development, showing flow paths/arrows, existing on-site and off-site drainage structures (sizes and inverts), and sub-basin areas; and (2) hydrologic and hydraulic calculations for the 5-, 25-, and 100-year design storm events in order to establish existing baseline conditions.
- c. Drainage impediments identified during the modeling process must be addressed in the drainage plan.
- d. Landscaping – Some of the buffers widths shown on the Master Concept Plan are greater than the LDC minimum. These are a condition of approval.
- e. Coordinate with, and provide documentation from, Collier County regarding the connection to Vanderbilt Drive.
- f. This is an archaeological sensitive area. A Certificate to Dig is required prior to the commencement of any on-site development.
- g. A separate site permit is required for the portions of the sidewalk and roadway shown on the Master Concept Plan that are located on the CHURCH parcel.
- h. Roof gutters are required as part of the drainage plan.
- i. All handicap spaces must have direct pedestrian access to the building and comply with ADA Standards 206 Accessible Route.
- j. This Plan is subject to conditions set forth herein and the rules, regulations laws and codes in place at the time of Development Order and Constructions Plan approval. Approval of this Planned Development is no a guarantee of future approvals.

Deviations:

Deviation from LDC Section 3-291. Requiring intersection separations to be a minimum of 330 feet, to allow a 275' separation consistent with existing conditions along Vanderbilt Drive.

**SECTION TWO: FINDINGS AND CONCLUSIONS**

Based upon an analysis of the application and the standards for approval of a planned development rezone, the City Council makes the following findings and conclusions:

1. The Applicant has proven entitlement to the rezoning by demonstrating compliance with the Bonita Springs Comprehensive Plan, the Land Development Code, and other applicable codes and regulations.
2. Approval of this request will not place an undue burden upon existing transportation or planned infrastructure facilities. The appropriate roadway links are currently over capacity, but the traffic generated by the proposed zoning will not have a significant impact on the volume.
3. Urban services, as defined in the Bonita Springs Comprehensive Plan, are available and adequate to serve the proposed land use.
4. The requested planned development:
  - a. appropriately conditioned meets or exceeds all general performance and locational standards set forth for potential uses allowed by the request;
  - b. is consistent with the intensities and general uses set forth in the Bonita Springs Comprehensive Plan, while the request does not include residential density, outside of a caretaker's residence within the proposed building, and thus, the project is well below the permitted maximum density; and
  - c. is compatible with existing uses in the surrounding area.
5. Additionally, pursuant to section 4-299(a)(2) and (4) of the LDC;
  - a. The proposed use or mix of uses is appropriate at the subject location;
  - b. The recommended conditions to the concept plan and other applicable regulations provide sufficient safeguards to the public interest.
  - c. The recommended conditions are reasonably related to the impacts on the public's interest created by or expected from the proposed development.

### **SECTION THREE: INCORPORATION OF RECORD**

City Council of Bonita Springs hereby adopts and incorporates into this ordinance the record hearing exhibits and attachments considered as part of the application as follows:

**EXHIBITS:**

- A. Legal Description and Sketch of the Subject Property
- B. Master Concept Plan (MCP) dated April 2019

**ATTACHMENTS:**

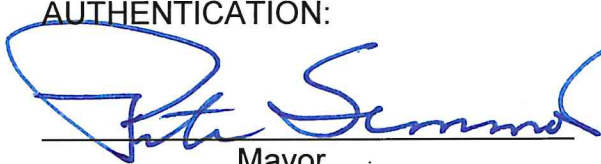
- A. Transcript of Neighborhood Meeting
- B. Background and Informational Analysis
- C. Application for Planned Development
- D. Traffic Report
- E. Drainage Report / Calcs
- F. Citizen Responses


**SECTION FOUR: EFFECTIVE DATE**

This Ordinance shall take effect thirty (30) days from the date of adoption.

**DULY PASSED AND ENACTED** by the City Council of the City of Bonita Springs, Lee County, Florida, this 15th day of July, 2019.

**AUTHENTICATION:**

  
\_\_\_\_\_  
Mayor

  
\_\_\_\_\_  
City Clerk

**APPROVED AS TO FORM:**   
\_\_\_\_\_  
City Attorney

**Vote:**

Carr	Aye	O'Flinn	Aye
DeWitt	Aye	Quaremba	Aye
Forbes	Aye	Simmons	Aye
Gibson	Aye		

Date filed with City Clerk: 7/15/19

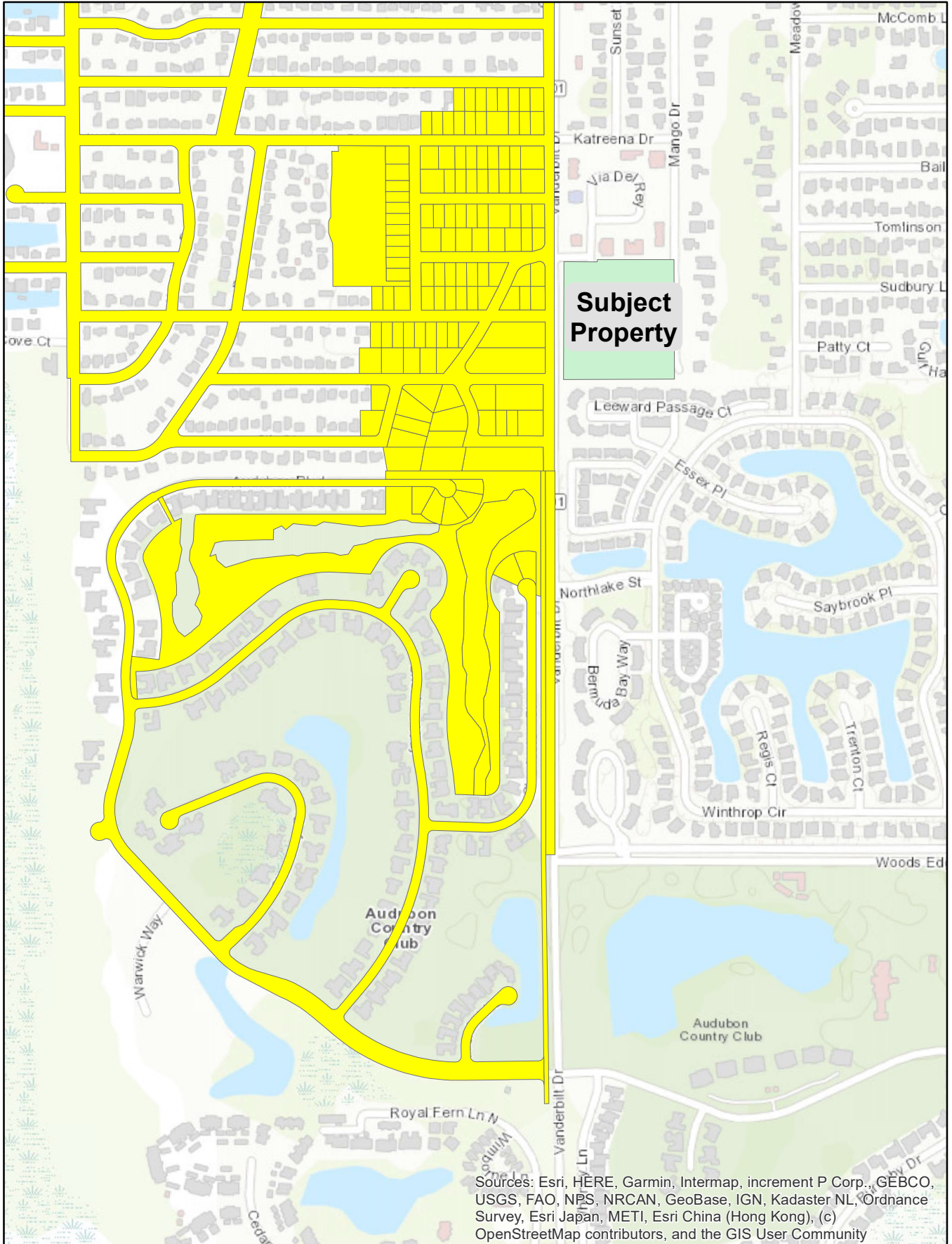
# The Grove RPD (FKA Coastal Cottages) Amendment

## Pre-Submittal Neighborhood Meeting

The pre-submittal Neighborhood Meeting was advertised and scheduled for July 12, 2022, 2022, 5:30 PM at the Bonita Springs Fire Department, 27701 Bonita Grande Drive, Bonita Springs, FL. Notification letters were mailed to adjacent property owners within 1,000 feet of the subject property June 16, 2022 and an advertisement was published in the News-Press June 17, 2022.



# The Grove RPD 1,000 Radius (Collier County)



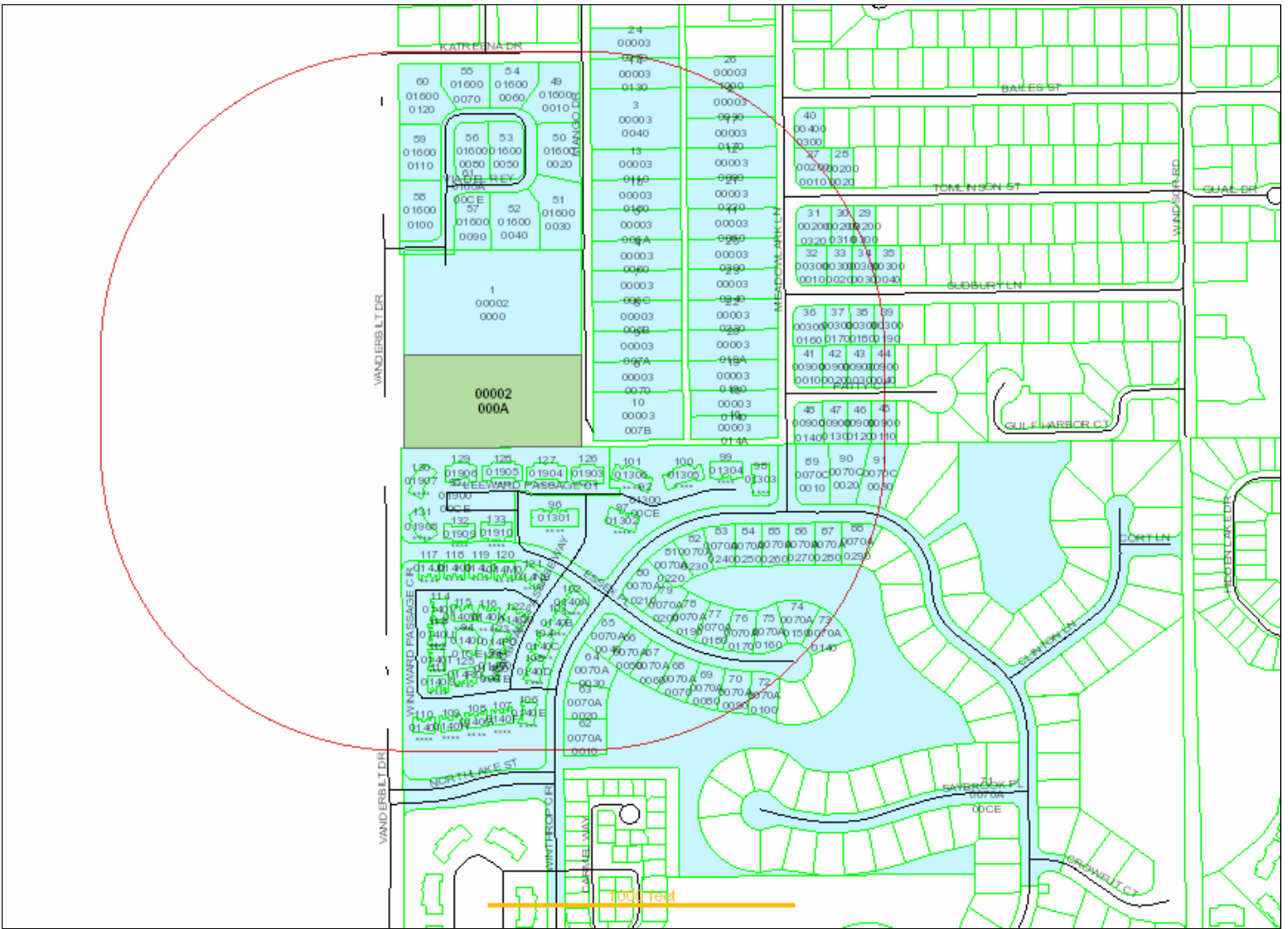
Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community





PARCELID	NAME1	NAME2	NAME3	NAME4	NAME5	CITY	STATE	USZIP	CITY STATE USZIP	COUNTRY	FULLADDRESS
24478680009	LUSSIER, JOSEPH D	24 3RD ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		24 3RD ST
24478640007	HODGKIN, BERNIECE Y	MARCIA H HENNESSEY	25 HASKELL AVE			RAYMOND	ME	4107	RAYMOND, ME 4107		22 3RD ST
24478600005	HANSON, RICHARD W=& LINDA	18 3RD ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		18 3RD ST
24478560006	CORMIER, GERALD J=& SUZANNE M	16 3RD ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		16 3RD ST
24478520004	LINDENMEYER, BETH ANNE	14 3RD ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		14 3RD ST
24478480005	CORTEZ, FRANCISCO A=& BRISIS	10 3RD ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		10 3RD ST
24478440003	EHREN, JORDAN TAYLOR	BRANDI TAM DINH	6 3RD STREET			BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		6 3RD ST
24478400001	SHORES OF BONITA LLC	4125 NAPIER COURT NE				ST MICHAEL	MN	55376	ST MICHAEL, MN 55376		4 3RD ST
24480040006	SEARLS, JONATHAN THOMAS	508 W VALLEY DR				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		33 4TH ST
24480080008	MAHONEY, DONALD J=& KIRSTEN B	29 4TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		29 4TH ST
24480120007	BOLL, DAVID A=& MARY LOU	204 5TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		25 4TH ST
24480160009	VIVIANI, ANDRE=& ANNA MARIA	1310 FLATBUSH RD				KINGSTON	NY	12401	KINGSTON, NY 12401		23 4TH ST
24480200008	BERG, SIMONE A=& ANDREAS	SECHSTE GARTENREIHE 8				SAAR LOUIS		66740	SAAR LOUIS, 66740	GERMANY	21 4TH ST
24480240000	KOCH SR TR, LEON E	SUZANNE J KOCH TR	13690 S SHORE HEIGHTS LN			SURING	WI	54174	SURING, WI 54174		17 4TH ST
24480280002	GOESSEL, BRIAN W	BROOK MONIQUE-KOSANKE GOESSEL	15 4TH STREET			BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		15 4TH ST
24480320001	BROWN, MELODY L	9 4TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		9 4TH ST
24480360003	CASTRO, JOSE L	CASTILLO, GEORGINA	5 4TH ST			BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		5 4TH ST
24480400002	BISHOP, BRETT A	3 4TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		3 4TH ST
24532280002	SANAP CORPORATION	60 4TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		60 4TH ST
24530360005	HAWKINS, CORY	JEFFREY WOBIG	2228 LAKE AIRES BLVD			BIRCHWOOD	MN	55110	BIRCHWOOD, MN 55110		440 FOREST AVE
24530320003	TIGWELL, GRANT E=& SUSAN K	46 4TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		46 4TH ST
24530280004	BLANKENSHIP, SHIRLEY J	571 TOWN MOUNTAIN RD				BLAIRSVILLE	GA	30512	BLAIRSVILLE, GA 30512		42 4TH ST
24530240002	KNUDSON, WANDA	38 4TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		38 4TH ST
24530200000	SHEEHAN, THOMAS=& LINDA	34 4TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		34 4TH ST
24530160108	ANTONUCCI, RICHARD P	26 4TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		26 4TH ST
24530160001	VET, DAVID M=& PAMELA S	22 4TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		22 4TH ST
24530120009	SUNNY TIDES VACATION LLC	28165 MANGO DR				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		14 4TH ST
24530040008	COMAD VENTURES LLC	16517 VANDERBILT DR STE 1				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		16565 VANDERBILT DR
24532360003	NOVELLO, JAMES=& JEANINE	461 FOREST AVE				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		461 FOREST AVE
24530720001	COMAD VENTURES LLC	16517 VANDERBILT DR STE 1				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		16517 VANDERBILT DR
24530640000	JAMES D & LAURA A BLAIR TRUST	666 DUDLEY ROAD				EDGEWOOD	KY	41017	EDGEWOOD, KY 41017		11 5TH ST
24530600008	RODRIGUEZ, LUIS ALBERTO	19 5TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		19 5TH ST
24530560009	MOHLENHOFF, JONATHAN R	ADRIANA MOHLENHOFF	27 5TH ST			BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		27 5TH ST
24530520007	BARTANYI, ROBERT BELA	33 5TH STREET				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		33 5TH ST
24530500001	HALL, KENNETH D=& PATRICIA A	37 5TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		37 5TH ST
24530480008	MCDONALD, FRANK=& JANE	12 JUNIPER ST				ROCKWOOD	ON	N0B 2K0	ROCKWOOD, ON N0B 2K0	CANADA	41 5TH ST
24530440006	MERULLO, VICTOR D	STEVEN C BRADBERRY	2475 SHERWOOD VILLA			COLUMBUS	OH	43221	COLUMBUS, OH 43221		45 5TH ST
24530400004	JAGWAY PROPERTIES LLC	605A GARFIELD AVE				NEWARK	OH	43055	NEWARK, OH 43055		53 5TH ST
24532400002	SPENCER, JEFFREY T=& ALEXIA F	481 FOREST AVE				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		481 FOREST AVE
24532440004	LUDINGTON, CHRISTOPHER J	501 FOREST AVE				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		501 FOREST AVE
24532480006	MASON, WOODY=& MELISSA J	521 FOREST AVE				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		521 FOREST AVE
24530760003	PG&C PROPERTIES LLC	22710 RIVERDALE LANE				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		4 5TH ST
24530800002	PG&C PROPERTIES LLC	22710 RIVERDALE LANE				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		8 5TH ST
24530840004	BAILEY, ALBERT F	12 5TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		12 5TH ST
24530880006	FRIEND, PETER B=& DEBORA ANN	24 5TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		20 5TH ST
24530920005	EVANS JR, CHARLES O=& LINDA C	32 5TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		32 5TH ST
24530960007	KAMI LLC	321 BREEZY ACRES RD				LUSEMBURG	WI	54217	LUSEMBURG, WI 54217		36 5TH ST
24531000005	RAJCHEL, D JOAN	MICHAEL F RAJCHEL	40 5TH ST			BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		40 5TH ST
24531040007	L & D REAL ESTATE LTD	6215 ENTERPRISE CT				DUBLIN	OH	43016	DUBLIN, OH 43016		44 5TH ST
24531080009	MORA PAULA C DE OLIVEIRA	MARIA C MORA CELLERI	DIEGO R ASTUDILLO ROMERO	48 5TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		48 5TH ST
24531120008	GARRISON, CHARLOTTE N	530 FOREST AVE				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		530 FOREST AVE
24532520005	LYNN, MARSHA	541 FOREST AVE				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		541 FOREST AVE
24532560007	HUGHES, MICHELE MARIE	561 FOREST AVE				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		561 FOREST AVE
24531400003	PG&C PROPERTIES LLC	22710 RIVERDALE LANE				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		3 6TH ST
24531360004	PG&C PROPERTIES LLC	22710 RIVERDALE LANE				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		7 6TH ST
24531320109	PATELLA, MARTHA	11 6TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		11 6TH ST
24531320002	SIMMONS, RICHARD J	23 6TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		23 6TH ST
24531280003	RYZENMAN, ADAM M	31 6TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		31 6TH ST
24531240001	WEAVER, DONNA KAZAN	39 6TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		39 6TH ST
24531200009	JOHNSON, ROBERT	ERIN FEEZOR	43 6TH ST			BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		43 6TH ST
24531160000	SMITH, HEATHER RASCHEL	51 6TH ST				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		51 6TH ST
24532600006	DANZELL, LINDA	JAMES INGLES	581 FOREST AVE			BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		581 FOREST AVE
24532680000	BIDLAK, ROBERT D	ROSEMARY B YOUNG	4937 CRIMSON MARE RD			LAS VEGAS	NV	89139	LAS VEGAS, NV 89139		641 FOREST AVE
24531440005	POTTERHOMES INC	3525 BONITA BEACH RD STE 112				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		8 6TH ST
24531640009	KENT D SWARTZ REV TRUST	22 6TH STREET				BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		22 6TH ST
24531680001	BUDE, GREGORY P	PATRICIA J COLLINS-BUDE	28 6TH ST			BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134		28 6TH ST

24531720000	TITCOMB III, EDWARD R	MEGAN L TITCOMB	34 6TH ST	BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	34 6TH ST
24531760002	MILLER 2000 IRREVOCABLE TRUST	9209 TROON LAKES DR		NAPLES	FL	34109	NAPLES, FL 34109	38 6TH ST
24531800001	MILLER 2000 IRREVOCABLE TRUST	9209 TROON LAKES DR		NAPLES	FL	34109	NAPLES, FL 34109	44 6TH ST
24531840003	HODGE, JERRI	1388 WHITE ASH DR		COLUMBUS	OH	43204	COLUMBUS, OH 43204	48 6TH ST
24531880005	MARTY, WENDY JEAN	640 FOREST AVE		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	640 FOREST AVE
24531480007	POTTERHOMES INC	1525 BONITA BEACH RD STE 112		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	
24532720009	HYTINEN, INEZ	661 FOREST AVE		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	661 FOREST AVE
24531560008	POTTER HOMES INC	3525 BONITA BEACH RD STE 112		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	15 7TH ST
24531520006	POTTER HOMES INC	3525 BONITA BEACH RD STE 112		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	
24532120007	SPIEGEL, LARRY=& ANN M	3072 CLUBHOUSE DR		DIGHTON	MA	2715	DIGHTON, MA 2715	27 7TH ST
24532080008	CHUPROV, MIKHAIL	LARISA CHUPROVA	11181 EVERBLADES PKWY APT 111	ESTERO	FL	33928	ESTERO, FL 33928	33 7TH ST
24532040006	COURY, CARMEN=& JOSEPH	37 7TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	37 7TH ST
24532000004	ABBOTT, PAUL JOSEPH	LINDA PRANGER ABBOTT	5316 SCENIC RIDGE TRAIL	MIDDLETON	WI	53562	MIDDLETON, WI 53562	43 7TH ST
24531960006	MOORE, ADAM D	480 EVENING STREET		WORTHINGTON	OH	43085	WORTHINGTON, OH 43085	47 7TH ST
24531920004	PATRICK & ME PROPERTIES LLC	2346 E C 476		BUSHNELL	FL	33513	BUSHNELL, FL 33513	660 FOREST AVE
24532760001	LE BEAU, MIRIAM	53 7TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	53 7TH ST
24532800000	KRESS, MARY S	55 7TH STREET		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	55 7TH ST
24532840002	MULLINS, CHARLES DAVID	LILLIAN SUZANNE MULLINS	57 7TH ST	BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	57 7TH ST
24537080003	BYRNE, THOMAS K=& JODY C	385 QUAIL RIDGE CT		WATERFORD	MI	48327	WATERFORD, MI 48327	26 7TH ST
24537120002	WHITE, CRYSTAL R	32 7TH STREET		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	32 7TH ST
24537160004	BLAIR, RICHARD H	JOSHUA LISKA	8 UNION PARK	BOSTON	MA	2118	BOSTON, MA 2118	38 7TH ST
24537200003	VOGEL REVOCABLE TRUST	44 7TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	44 7TH ST
24537240005	GALECKI, SYLWESTER	JANET VAZQUEZ	48 7TH ST	BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	48 7TH ST
24537280007	LAUSTERER, DAVID D	52 7TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	52 7TH ST
24537320006	BURGESS, THOMAS=& BETH	56 7TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	56 7TH ST
24537360008	DECATUR, STEPHEN E	60 7TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	60 7TH ST
24537400007	FREY FAMILY TRUST	64 7TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	64 7TH ST
24538320005	MONTI JOINT REVOCABLE TRUST	31 8TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	31 8TH ST
24538240004	PFUFF, HENRY R=& PATRICIA L	49 8TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	49 8TH ST
24538200002	LEWALLEN, AMY K	55 8TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	55 8TH ST
24538160003	TRESCA, SUSAN J	100 LOS ANGELES ST		NEWTON	MA	2458	NEWTON, MA 2458	65 8TH ST
24532640008	WALLACE, MICHAEL C	DONNA JEAN WALLACE	601 FOREST AVE	BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	601 FOREST AVE
22510011156	SCHWENDEMAN, ERIC DANIEL	CHRISTINA JACKMAN SCHWENDEMAN	117 AUDIBON BLVD	NAPLES	FL	34110	NAPLES, FL 34110	117 AUDUBON BLVD
22510011253	MEEHAN, JOHN J=& PAMELA	109 AUDUBON BLVD		NAPLES	FL	34110	NAPLES, FL 34110	109 AUDUBON BLVD
22510011305	DRUEDING III, BERNARD J	PAMELA L DRUEDING	105 AUDUBON BLVD	NAPLES	FL	34110	NAPLES, FL 34110	105 AUDUBON BLVD
22510011402	MICHAEL L THOMPSON TRUST	289 CHARLESTON CT		NAPLES	FL	34110	NAPLES, FL 34110	289 CHARLESTON CT
22510011457	GREGORY ADAMS REV LIV TRUST	4712 ELLERY LN		INDIANAPOLIS	IN	46250	INDIANAPOLIS, IN 46250	285 CHARLESTON CT
22510001991	AUDUBON COUNTRY CLUB ASSOC INC	625 AUDUBON BLVD		NAPLES	FL	34110	NAPLES, FL 34110	121 AUDUBON BLVD
22510011208	NAPLES RETREAT LLC	W301N6522 MIRANDA WAY		HARTLAND	WI	53029	HARTLAND, WI 53029	113 AUDUBON BLVD
22510003009	AUDUBON COUNTRY CLUB	FOUNDATION INC	15725 TAMIAAMI TRL N	NAPLES	FL	34110	NAPLES, FL 34110	15545 VANDERBILT DR
22510011350	ARTHUR, JOHN H=& HELGA S	101 AUDUBON BLVD		NAPLES	FL	34110	NAPLES, FL 34110	101 AUDUBON BLVD
22510002026	AUDUBON COUNTRY CLUB	FOUNDATION INC	15725 TAMIAAMI TRL N	NAPLES	FL	34110	NAPLES, FL 34110	225 AUDUBON BLVD
24630760000	BARBER III ET UX, F T	42 9TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	42 9TH ST
22510004053	AUDUBON COUNTRY CLUB	FOUNDATION INC	15725 TAMIAAMI TRL N	NAPLES	FL	34110	NAPLES, FL 34110	
24581760007	STEVENS, GARY M=& SARAH K	26 8TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	26 8TH ST
24581760007	STEVENS, GARY M=& SARAH K	26 8TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	26 8TH ST
24581840008	CRISLAKE VANDERBILT LLC	2325 STANFORD COURT		NAPLES	FL	34112	NAPLES, FL 34112	21 9TH ST
24581880000	CRISLAKE VANDERBILT LLC	2325 STANFORD COURT		NAPLES	FL	34112	NAPLES, FL 34112	17 9TH ST
24581920009	CRISLAKE VANDERBILT LLC	2325 STANFORD COURT		NAPLES	FL	34112	NAPLES, FL 34112	16355 VANDERBILT DR
24581720005	RSPM 18 8TH LLC	15 8TH ST UNIT D		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	18 8TH ST
24580160006	NU VIEW TRUST	FBO FREDERICK T BARBER III IRA	280 S RONALD REAGAN BLVD STE 200	LONGWOOD	FL	32750	LONGWOOD, FL 32750	870 W LAKEVIEW DR
24580120004	CHERUBIN, MICHAEL	IRINA KEMPF-CHERUBIN	851 E LAKEVIEW DR	BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	851 E LAKEVIEW DR
24580200005	GIVENS, FRED C=& IONA M	850 W LAKEVIEW DR		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	850 W LAKEVIEW DR
24580240007	DYNES, RODNEY W=&DEBRA J	524 SW SHORE DR		WINDOM	MN	56101	WINDOM, MN 56101	830 W LAKEVIEW DR
24580040003	CASEY, JOSEPH RICHARD	32 8TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	32 8TH ST
24580280009	BONES, DUSTIN B	38 8TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	38 8TH ST
24580080005	COMP 2 LLC	26 8TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	841 E LAKEVIEW DR
24630840001	NNF/NORTH COLLIER FIRE RESCUE	1885 VETERANS PARK DR		NAPLES	FL	34109	NAPLES, FL 34109	16325 VANDERBILT DR
24630800009	KOOGLE, GREGORY H=& DIANE M	30 9TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	30 9TH ST
24581560003	LITTERAL, MARK=& LEASLLY	855 W LAKEVIEW DR		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	855 W LAKEVIEW DR
24580320008	LAWRENCE P BAIMA REV TRUST	42 8TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	42 8TH ST
24538280006	NANCY J LOWREY REV TRUST	225 3RD ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	39 8TH ST
24531600007	POTTER HOMES INC	3525 BONITA BEACH RD STE 112		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	7 7TH ST
24538360007	KIVA AT CANTERBURY LLC	10 7TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	10 7TH ST
24538560001	ROYAL SCOOP PROPERTY MGMT LLC	15 8TH ST		BONITA SPRINGS	FL	34134	BONITA SPRINGS, FL 34134	15 8TH ST



Date of Report: June 01, 2022

Buffer Distance:  feet

Parcels Affected: 315

Subject Parcel: **04-48-25-B1-00002.000A**

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To change, add or remove subject parcels please change the parcel selection in [GeoView](#)

OWNER NAME AND ADDRESS	STRAP AND LOCATION	LEGAL DESCRIPTION	MAP INDEX
FIRST BAPTIST CHURCH OF BONITA 3971 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-00002.0000</b> 3971 VIA DEL REY BONITA SPRINGS FL 34134	N POR OF SW 1/4 OF SW 1/4 OF NW 1/4 LESS E 25 FT RD R/W MANGO DR + S/D	1
RUSSELL RANDALL 28284 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0030</b> 28284 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL IN S W 1/4 OF N W 1/4 SEC 04 TWP 48 R 25 DESC IN OR 1293 PG 1666	2
WALLBANK JUDITH PO BOX 2498 NAPLES FL 34106	<b>04-48-25-B1-00003.0040</b> 28285 MANGO DR BONITA SPRINGS FL 34134	LOC IN NW 1/4 SEC 4 TWP 48 RNG 25 AS DESC IN 2019000087893	3
ALEXE DANA-SORANA 28369 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0060</b> 28369 MANGO DR BONITA SPRINGS FL 34134	PARL IN E1/2 OF W1/2 DESC IN OR 0278 PG 0110 LESS PARLS 3.006A THRU 3.006C	4
TOLEDO DIANA L L/E 28355 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.006A</b> 28355 MANGO DR BONITA SPRINGS FL 34134	PARL IN E 1/2 OF W 1/2 SEC 04 TWP 48 RGE 25 DESC IN OR 1367 PG 1540	5
MCKEE MICHAEL E 28405 MANGO DR	<b>04-48-25-B1-00003.006B</b> 28405 MANGO DR	FR NE COR OF NW1/4 OF NW1/4 RUN W635FT S2125FT	6

BONITA SPRINGS FL 34134	BONITA SPRINGS FL 34134	TO POB-DESC IN OR2399/1610	
CAMPBELL DAVID O + 28387 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.006C</b> 28387 MANGO DR BONITA SPRINGS FL 34134	FR NE COR OF NW1/4 OF NW1/4 RUN W635FT S1825FT TO POB-DESC OR2399/1612	7
TOLEDO MARIANA PO BOX 791 BONITA SPRINGS FL 34133	<b>04-48-25-B1-00003.0070</b> 28451 MANGO DR BONITA SPRINGS FL 34134	PARL IN E 1/2 OF W 1/2 AS DESC IN OR 1293 PG 1829 LESS N 100 FT - S 160 FT	8
GRABER ANNE 28435 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.007A</b> 28435 MANGO DR BONITA SPRINGS FL 34134	PARL IN NW 1/4 AS DESC IN OR 1343 PG 1438	9
MCCORMICK W MORRIS & 28471 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.007B</b> 28471 MANGO DR BONITA SPRINGS FL 34134	PARL IN SE1/4 OF SW1/4 OF NW1/4 AS DESC IN OR2286 PG 3589 + OR 2355 PG 1851	10
COONEY JAMES M + KIMBERLY K 28356 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0080</b> 28356 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 1825FT S + 25FT W OF NE COR OF NW1/4 OF NW1/4 TH S100FT W295FT N100FT	11
BIRMINGHAM MICHAEL J & 6924 LONE OAK BLVD NAPLES FL 34109	<b>04-48-25-B1-00003.0090</b> 28320 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 25 FT W + 1625 FT S OF NE COR NW 1/4 OF NW 1/4 TH W 295 FT S 100 FT E 295 FT	12
CLOKEY ROBERT L + FLAKE J 28321 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0110</b> 28321 MANGO DR BONITA SPRINGS FL 34134	BEG 635 FT W + 1625 FT S OF NE COR NW 1/4 OF NW 1/4 TH E 295 FT S 100 FT W	13
MASANOTTI MICHAEL & JOANNE L/E MARIE WINSLOW 731 FALCON AVE MIAMI SPRINGS FL 33166	<b>04-48-25-B1-00003.0130</b> 28265 MANGO DR BONITA SPRINGS FL 34134	BEG 635 FT W + 1325 FT S OF NE COR OF NW 1/4 OF NW 1/4 TH E 295 FT S 100 FT W	14
BLAD STEVEN E TR 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0140</b> 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL LYING IN NW 1/4 OF NW 1/4 AS DESC IN INST#2009000083451	15
BLAD STEVEN E TR 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.014A</b> 28480 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL LYING IN NW 1/4 OF NW 1/4 AS DESC IN INST#2009000083452	16
TAYLOR DARLA JEAN 28300 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0170</b> 28300 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL IN S W 1/4 OF N W 1/4 SEC 04 TWP 48 R 25 DESC IN OR 1293 PG 1666	17
DIMES VICTOR G & CATHY S 28337 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0180</b> 28337 MANGO DR BONITA SPRINGS FL 34134	BEG 635 FT W + 1725 FT S OF NE COR NW 1/4 OF NW 1/4 THE E 295 FT S 100 FT W	18
ENGEL ALBERT W PO BOX 2232 BONITA SPRINGS FL 34133	<b>04-48-25-B1-00003.0190</b> 28450 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 25 FT W + 2325 FT S OF NE COR NW 1/4 OF NW 1/4 TH S 100 FT W 295 FT N 100 FT	19
HICKS DANIEL R 28434 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.019A</b> 28434 MEADOWLARK LN BONITA SPRINGS FL 34134	FR NE COR OF NW 1/4 OF NW 1/4 TH W 25 FT TH S 2.225 FT FOR POB TH CONT S 100	20
GRABER ANNE 28435 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0220</b> 28336 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 1725 FT S + 25 FT W OF NE COR OF NW 1/4 OF NW 1/4 TH S 100 FT W 295 FT N 100	21
BUTTS STEVEN C 28414 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0230</b> 28414 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 2125 FT S + 25 FT W OF NE COR OF NW 1/4 OF NW 1/4 TH S 100 FT W 295 FT N	22
MEADOWLARK RENTAL PROPERTIES 3250 BONITA BEACH RD STE 205 PMB 326 BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0240</b> 28390 MEADOWLARK LN BONITA SPRINGS FL 34134	FR NE COR OF NW 1/4 OF NW 1/4 W 25 FT S 2025 FT TO POB TH S 100 FT W 295 FT N	23
KEITHLEY DAVID + DIANA 27566 IMPERIAL RIVER RD	<b>04-48-25-B1-00003.0270</b> 28235 MANGO DR	BEG NE COR OF NW 1/4 OF NW 1/4 W 635 FT THE S 1225	24

BONITA SPRINGS FL 34134	BONITA SPRINGS FL 34134	FT TO POB.TH E 295 FT S	
ROBERTS ROGER BRUCE & 28360 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0300</b> 28360 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 1925FT S + 25 FT WOF NE COR OF NW1/4 OF NW1/4 TH S100 FT W 295 FT N100FT	25
WELLMAN ROBERT J + CHERYL M 28266 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.1000</b> 28266 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL IN E 1/2 OF W 1/2 DESC IN OR 1784 PG 3106	26
UR EUGENE M JR & ANGELA I 28325 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00200.0010</b> 28325 MEADOWLARK LN BONITA SPRINGS FL 34134	MEADOWLARK ESTATES PB 33 PG 82 LOT 1	27
MCDERMOTT DOROTHY D 13529 LAKE RIDGE LANE FISHERS IN 46055	<b>04-48-25-B1-00200.0020</b> 3734 TOMLINSON ST BONITA SPRINGS FL 34134	MEADOWLARK ESTATES PB 33 PG 82 LOT 2	28
HILDEBRANDT L ERIC & 3719 TOMLINSON ST BONITA SPRINGS FL 34134	<b>04-48-25-B1-00200.0300</b> 3719 TOMLINSON ST BONITA SPRINGS FL 34134	MEADOWLARK ESTATES PB 33 PG 82 LOT 30	29
PERRI JOHN + CAROL 3735 TOMLINSON ST BONITA SPRINGS FL 34134	<b>04-48-25-B1-00200.0310</b> 3735 TOMLINSON ST BONITA SPRINGS FL 34134	MEADOWLARK ESTATES PB 33 PG 82 LOT 31	30
HOOPER LINDSAY L TR 1277 BUMPS RIVER RD CENTERVILLE MA 02632	<b>04-48-25-B1-00200.0320</b> 28355 MEADOWLARK LN BONITA SPRINGS FL 34134	MEADOWLARK ESTATES PB 33 PG 82 LOT 32	31
HOWLE DON L + SANDRA E 28391 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0010</b> 28391 MEADOWLARK LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 1	32
SWEET DOUGLAS + ANNA 3732 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0020</b> 3732 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 2	33
PETZOLT EDNA 3716 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0030</b> 3716 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 3	34
KIRBY MICHAEL + JOSEPHINE 3700 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0040</b> 3700 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 4	35
PETZOT SANDY J TR 3749 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0160</b> 3749 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 16	36
RIOUX MICHELE L 3717 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0170</b> 3717 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 17	37
PHILLIPS THOMAS M 3711 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0180</b> 3711 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 18	38
UNGER ROBERT J 3701 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0190</b> 3701 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 19	39
HAYES JASON HOWARD 3749 BAILES ST BONITA SPRINGS FL 34134	<b>04-48-25-B1-00400.0300</b> 3749 BAILES ST BONITA SPRINGS FL 34134	WINDSOR ESTATES PB 35 PG 19 LOT 30	40
VOLA GEORGE C + ANNE 3750 PATTY CT BONITA SPRINGS FL 34134	<b>04-48-25-B1-00900.0010</b> 3750 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 1	41
RENWART-RUANO KATHLEEN 3730 PATTY CT BONITA SPRINGS FL 34134	<b>04-48-25-B1-00900.0020</b> 3730 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 2	42
DAVIES SIMONE & 3710 PATTY CT BONITA SPRINGS FL 34134	<b>04-48-25-B1-00900.0030</b> 3710 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 3	43

GORMLEY RICHARD J & 3690 PATTY CT BONITA SPRINGS FL 34134	<b>04-48-25-B1-00900.0040</b> 3690 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 4	44
HILLAN GREGORY K & JAYNE L 3691 PATTY CT BONITA SPRINGS FL 34134	<b>04-48-25-B1-00900.0110</b> 3691 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 11	45
SOLER GISELLE + 5082 SW 159TH CT MIAMI FL 33185	<b>04-48-25-B1-00900.0120</b> 3711 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 12	46
SADOWSKI PAUL E + ALLISON J 3731 PATTY CT BONITA SPRINGS FL 34134	<b>04-48-25-B1-00900.0130</b> 3731 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES PB 38 PG 85 LOT 13	47
FLORY SUSAN E TR 2308 PARKLAWN DR LEWIS CENTER OH 43035	<b>04-48-25-B1-00900.0140</b> 3751 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 14	48
HCR PROPERTIES LLC 3860 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0010</b> 3860 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 1	49
HCR PROPERTIES LLC 6008 CAJEPUT LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0020</b> 3840 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 2	50
PHELAN FAMILIES LLC 3820 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0030</b> 3820 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 3	51
VIA DEL REY LLC 3800 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0040</b> 3800 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 4	52
MILLER JEFFREY S 1283 BELAIRE CT NAPLES FL 34110	<b>04-48-25-B1-01600.0050</b> 3841 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 5	53
3880 VIA DEL RAY LLC 658 103RD AVE N NAPLES FL 34108	<b>04-48-25-B1-01600.0060</b> 3880 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 6	54
MILLER JEFFREY 1283 BELAIRE CT NAPLES FL 34110	<b>04-48-25-B1-01600.0070</b> 3900 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 7	55
PHELAN FAMILIES LLC 3820 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0080</b> 3901 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 8	56
VIA DEL REY LLC 3800 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0090</b> 3780 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 9	57
OKK INVESTMENTS LLC 425 COVE TOWER DRIVE # 1002 NAPLES FL 34110	<b>04-48-25-B1-01600.0100</b> 3960 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 10	58
QJR PROPERTIES BONITA SPRINGS 6091 S POINTE BLVD FORT MYERS FL 33919	<b>04-48-25-B1-01600.0110</b> 3940 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 11	59
FRANK FAMILY MINERAL INTERESTS 6333 COUNTY RD 60 WINDSOR CO 80550	<b>04-48-25-B1-01600.0120</b> 3920 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 12	60
VANDERBILT OFFICE PARK 3960 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-0160A.00CE</b> RIGHT OF WAY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 TR A RD R/W	61
FOX HENRY LEE 28691 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0010</b> 28691 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB37PG38 LOT 1	62
GIANNETTA LYNDA J TR	<b>04-48-25-B4-0070A.0020</b>	VANDERBILT LKS S/D REPLAT	63

28671 WINTHROP CIR BONITA SPRINGS FL 34134	28671 WINTHROP CIR BONITA SPRINGS FL 34134	OF REPLAT BLK A PB 37PG38 LOT 2	
CACO ROBERT TR 28651 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0030</b> 28651 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 3	64
SCHMIDT FREDERICK J 569 S HURON RD LINWOOD MI 48634	<b>04-48-25-B4-0070A.0040</b> 3867 ESSEX PL BONITA SPRINGS FL 34134	VANDEBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 4	65
TAMMINGA GEORGE & ROLEAN 748 CARLUKE RD W RR#2 ANCASTER ON L9G 3L1 CANADA	<b>04-48-25-B4-0070A.0050</b> 3851 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 5	66
CAPISTRANT EUGENE J PETER M + BARBARA L CAPISTRANT 22848 170TH ST BIG LAKE MN 55309	<b>04-48-25-B4-0070A.0060</b> 3837 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 6	67
ALLEN MICHAEL + BELLROPES BIDDENDEN RD SMARDEN ASHFORD TN27 8QG UNITED KINGDOM	<b>04-48-25-B4-0070A.0070</b> 3821 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 7	68
GRAFENBERG JESSIE L 3813 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0080</b> 3813 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 8	69
REMEGI MARIO TR 3803 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0090</b> 3803 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 9	70
VANDERBILT COMM SERVICES ASSN COLLIER FINANCIAL INC 4985 E TAMAMIAMI TRL NAPLES FL 34113	<b>04-48-25-B4-0070A.00CE</b> 3990 NORTH LAKE ST BONITA SPRINGS FL 34134	VANDERBILT LAKES REPLAT PB 37 PGS 34 -40 TRACTS A B + R/W COMMON ELEMENT	71
GIENAPP JAMES W + C ANNE 3787 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0100</b> 3787 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 10	72
GEIWITZ PAUL D TR 3756 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0140</b> 3756 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 14	73
BARANYK OREST & SOPHIE 3772 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0150</b> 3772 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 15	74
CARTER MICHAEL R & MARGARET 6505 POST RD FORT WAYNE IN 46814	<b>04-48-25-B4-0070A.0160</b> 3788 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 16	75
MUELLER TEALE 3804 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0170</b> 3804 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 17	76
ALEXANDER RICHARD + LIUDMILA 3820 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0180</b> 3820 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 18	77
DELERME VIRGINIA TR 3836 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0190</b> 3836 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 19	78
FALCIONE JULIET TR 3852 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0200</b> 3852 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 20	79
SMITH MITCH & MARY WEBB 8181 W 8TH STREET RD ANDERSON IN 46011	<b>04-48-25-B4-0070A.0210</b> 3868 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 21	80
PIPLAKEJS ULDIS K &	<b>04-48-25-B4-0070A.0220</b>	VANDERBILT LKS S/D REPLAT	81

1326 ARBOR DR LEMONT IL 60439	28581 WINTHROP CIR BONITA SPRINGS FL 34134	OF REPLAT BLK A PB 37 PG38 LOT 22	
JOHNSON SANDRA 28561 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0230</b> 28561 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 23	82
TUMELTY JOHN W & 16 CRESTVIEW DR OCEAN VIEW NJ 08230	<b>04-48-25-B4-0070A.0240</b> 28541 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 24	83
DURRETT SHELLEY O TR 28521 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0250</b> 28521 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 25	84
FREDERICKS HAROLD EDWIN TR 9120 BRENTMEADE BLVD BRENTWOOD TN 37027	<b>04-48-25-B4-0070A.0260</b> 28501 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 26	85
BAKER ROSE MARY TR 28481 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0270</b> 28481 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 27	86
GAGNON DEBORAH A TR 28461 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0280</b> 28461 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG39 LOT 28	87
JACKSON GAIL A 28441 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0290</b> 28441 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG39 LOT 29	88
STRAWDER STEVEN A & MARIA K 28470 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070C.0010</b> 28470 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK C PB 37 PG39 LOT 1	89
JONES LEROY D 28450 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070C.0020</b> 28450 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK C PB 37 PG39 LOT 2	90
RODGERS BRIANNA & RAYMOND 28440 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070C.0030</b> 28440 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK C PB 37 PG39 LOT 3	91
BERMUDA ISLES GULF COAST PROPERTY MGMT 8951 BONITA BEACH RD SE BONITA SPRINGS FL 34135	<b>04-48-25-B4-01300.00CE</b> 3876 ESSEX PL BONITA SPRINGS FL 34134	BERMUDA ISLES CONDO OR 2075 PG 2392 / CPB 16 PG 88 COMMON ELEMENTS	92
BERMUDA CAYS CONDO ASSOC WARNER CORP 886 110TH AVE N # 7 NAPLES FL 34108	<b>04-48-25-B4-01400.00CE</b> BERMUDA CAYS CONDO C/E BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO C/E POOL/TENNIS OR2075 PG2312 LESS OR 2660 PG 3581 POOL AREA	93
BERMUDA ISLES & CAYS SWIM & RA PO BOX 2411 BONITA SPRINGS FL 34133	<b>04-48-25-B4-01400.01CE</b> 3964 WINDWARD PASSAGE CIR BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO C/E POOL AREA DESC IN OR 2660 PG 3581	94
BERMUDA ISLES II CONDO ASSOC LAINE MGMT SERVICE 10915 BONIITA BEACH RD #1111 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01900.00CE</b> BERMUDA ISLES C/E BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 C/E POOL + TENNIS	95
MCGOURTY BETTY A TR UNIT 101 3941 LEEWARD PASSAGE CT BONITA SPRINGS FL 34134	<b>04-48-25-B4-01301.1010</b> 3941 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 101	96
FREY BARBARA J TR 7091 TOLAN RD PLEASANT PLAINS IL 62677	<b>04-48-25-B4-01301.1020</b> 3941 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 102	96
ALEGADO EDWARD R + HELEN 3941 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01301.1030</b> 3941 LEEWARD PASSAGE CT	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 103	96



	#103 BONITA SPRINGS FL 34134		
HAGER JAMES J + PATRICIA A 102 PINE ST MIDDLEBORO MA 02346	<b>04-48-25-B4-01301.1040</b> 3941 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 104	96
DUCKWALL CHARLES + MARY 514 N DR W MARSHALL MI 49068	<b>04-48-25-B4-01301.1050</b> 3941 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 105	96
DYBEL JOSEPH S 15 PINE ST SCHERERVILLE IN 46375	<b>04-48-25-B4-01301.1060</b> 3941 LEEWARD PASSAGE CT #106 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 106	96
DONN J CALABRESE FAMILY PARTNS 111 PARCE AVE FAIRPORT NY 14450	<b>04-48-25-B4-01301.2010</b> 3941 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 201	96
FREY BARBARA J TR 7091 TOLAN RD PLEASANT PLAINS IL 62677	<b>04-48-25-B4-01301.2020</b> 3941 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 202	96
PIGNATIELLO ANGELA 3941 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01301.2030</b> 3941 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 203	96
FROHLICH MINDY 6654 KINSMAN ROAD PITTSBURGH PA 15217	<b>04-48-25-B4-01301.2040</b> 3941 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-204	96
MULHERAN KATHLEEN M PO BOX 1434 BONITA SPRINGS FL 34133	<b>04-48-25-B4-01301.2050</b> 3941 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-205	96
CASSIDY LISA M + 98 FOREST ST DANVERS MA 01923	<b>04-48-25-B4-01301.2060</b> 3941 LEEWARD PASSAGE CT #206 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-206	96
SCHAROSCH GERALD + 717 DEBORAH CT MANSFIELD OH 44904	<b>04-48-25-B4-01302.1010</b> 3921 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-101	97
MILLER SCOTT + NANCY 418 CREEKSIDE DR HOT SPRINGS VA 24445	<b>04-48-25-B4-01302.1020</b> 3921 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-102	97
BLANCHARD DIANE 936 DOUGLAS RD BRONSON MI 49028	<b>04-48-25-B4-01302.1030</b> 3921 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-103	97
MAGUIRE DAVID J TJR TR + 3921 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.1040</b> 3921 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-104	97
CLAYTON HOWARD & 3921 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.2010</b> 3921 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-201	97
FREY BARBARA J TR 7091 TOLAN RD	<b>04-48-25-B4-01302.2020</b> 3921 LEEWARD PASSAGE CT	BERMUDA ISLES OR 2075 PG 2393	97

PLEASANT PLAINS IL 62677	#202 BONITA SPRINGS FL 34134	PH-1 BLDG-2 UNIT-202	
CUMMINGS IHOKO O UNIT 203 3921 LEEWARD PASSAGE CT BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.2030</b> 3921 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-203	97
FINDLEY STEVEN R & 3921 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.2040</b> 3921 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT 204	97
MACK DANIELLE + EDWARD 3890 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01303.1010</b> 3890 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-101	98
MEAD MARGARET A 5 CREEKVIEW CT WAPPINGERS FALLS NY 12590	<b>04-48-25-B4-01303.1020</b> 3890 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-102	98
SAMBAER RONALD B & DENISE M 3890 LEEWARD PASSAGE CT #103 BONITA SPGS FL 34134	<b>04-48-25-B4-01303.1030</b> 3890 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-103	98
MARTIN JERRY R + 3890 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01303.1040</b> 3890 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-104	98
KOLOWITZ DANIEL P & 325 HARRINGTON ROAD HAVERTOWN PA 19083	<b>04-48-25-B4-01303.2010</b> 3890 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-201	98
WALTERS JEFFERY S 627 CENTER DR ANN ARBOR MI 48103	<b>04-48-25-B4-01303.2020</b> 3890 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-202	98
BOYCE ELIZABETH L 3890 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01303.2030</b> 3890 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-203	98
WEAVER ROBERT A 344 DANDI VIEW RD NORTH CONWAY NH 03860	<b>04-48-25-B4-01303.2040</b> 3890 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-204	98
ISBELL RICHARD A 3420 SLEETH RD COMMERCE TOWNSHIP MI 48382	<b>04-48-25-B4-01304.1010</b> 3900 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-101	99
GOBLE ANITA M 3900 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01304.1020</b> 3900 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-102	99
HARRISON DARRELL T & 3900 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01304.1030</b> 3900 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-103	99
NUGENT PATRICK F + LISA A 20 NAVASOTA AVE WORCESTER MA 01602	<b>04-48-25-B4-01304.1040</b> 3900 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-104	99
PERAZZA SHARON L 3900 LEEWARD PASSAGE CT #201	<b>04-48-25-B4-01304.2010</b> 3900 LEEWARD PASSAGE CT	BERMUDA ISLES OR 2075 PG 2393	99

BONITA SPRINGS FL 34134	#201 BONITA SPRINGS FL 34134	PH-2 BLDG-4 UNIT-201	
MCKENZIE AMANDA MARIE 3900 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01304.2020</b> 3900 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-202	99
FALCIONE JAMES A & 2081 IMPERIAL CIR NAPLES FL 34110	<b>04-48-25-B4-01304.2030</b> 3900 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-203	99
MERTLBAUER ALFONS K & MARY L/E 3900 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01304.2040</b> 3900 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-204	99
DELFINO DARLENE & 3910 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.1010</b> 3910 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-101	100
MENTON MICHAEL + MEREDITH T 3910 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.1020</b> 3910 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-102	100
DOYLE GREGG & LORI A 9532 SOUTH CENTRAL PARK AVE EVERGREEN PARK IL 60805	<b>04-48-25-B4-01305.1030</b> 3910 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-103	100
LILLY LAWRENCE E + LINDA L 38225 CHARWOOD DR STERLING HEIGHTS MI 48312	<b>04-48-25-B4-01305.1040</b> 3910 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-104	100
HOLMES WARREN G + PHYLLIS M 527 HOMECREST DR AMHERST NY 14226	<b>04-48-25-B4-01305.1050</b> 3910 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-105	100
MCCARTHY COLLEEN C 3910 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2010</b> 3910 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-201	100
BILLEK-GRACYAS JUDITH TR 29W356 OAK LN WEST CHICAGO IL 60185	<b>04-48-25-B4-01305.2020</b> 3910 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-202	100
CAMPBELL ROY J & BARBARA L 1646 POTTERSVILLE ROAD SPENCER IN 47460	<b>04-48-25-B4-01305.2030</b> 3910 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH 2 BLDG 5 UNIT 203	100
HESS LARRY J & LINDA L TR 3910 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2040</b> 3910 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-204	100
ARENA ANTHONY J + LYNDIA C 3910 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2050</b> 3910 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-205	100
SCUDDER CAROLE A + 5358 ASHLEY DR SW LILBURN GA 30047	<b>04-48-25-B4-01306.1010</b> 3920 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 101	101
BAKER TIMOTHY JR 1 THORWALD DR	<b>04-48-25-B4-01306.1020</b> 3920 LEEWARD PASSAGE CT	BERMUDA ISLES OR 2501 PG 1391	101

SOUTH DENNIS MA 02660	#102 BONITA SPRINGS FL 34134	PH-II BLDG 6 UNIT 102	
CORDELL RAMONA J 6910 SUN RIVER DR FISHERS IN 46038	<b>04-48-25-B4-01306.1030</b> 3920 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 103	101
LARGAY WAY LLC 13966 OLD COAST RD NAPLES FL 34110	<b>04-48-25-B4-01306.1040</b> 3920 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 104	101
MOUSSEAU ERIC C 41221 WINDMILL ST HARRISON TOWNSHIP MI 48045	<b>04-48-25-B4-01306.1050</b> 3920 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 105	101
MCCARTHY KAREN S 3920 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2010</b> 3920 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 201	101
OBRIEN RICHARD M & SHERYL L 3920 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2020</b> 3920 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 202	101
CROPPER JAMES F & JUDITH F 3 FRANCES DR NEWBURYPORT MA 01950	<b>04-48-25-B4-01306.2030</b> 3920 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 203	101
HAIMAN PAUL K 3920 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2040</b> 3920 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 204	101
SEISER LOUIS P + 177 ALBERT ST TORRINGTON CT 06790	<b>04-48-25-B4-01306.2050</b> 3920 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 205	101
MITCHELL SUZANNE LYNN TR 4333 COOL WATER DR DOUGLASVILLE GA 30135	<b>04-48-25-B4-0140A.1010</b> 28601 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG A UNIT 101	102
ORR CAROLYN L # 102 28601 STARBOARD PASSAGE WAY BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140A.1020</b> 28601 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG A UNIT 102	102
DEMUTH PROPERTIES LLC 3076 BEALS BRANCH DR LOUISVILLE KY 40206	<b>04-48-25-B4-0140A.2010</b> 28601 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG A UNIT 201	102
RINDERER DARRELL + 13300 KOCH RD HIGHLAND IL 62249	<b>04-48-25-B4-0140A.2020</b> 28601 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG A UNIT 202	102
TURCOTTE GENE & NANCY M TR 60 LEDGEWOOD DR DANVERS MA 01923	<b>04-48-25-B4-0140B.1010</b> 28611 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG B UNIT 101	103
DALY JOHN + NAOMI APT 102B 28611 STARBOARD PASSAGE WAY BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140B.1020</b> 28611 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG B UNIT 102	103
WEBER KEVIN 1000 HOLLISTER LN #1322	<b>04-48-25-B4-0140B.2010</b> 28611 STARBOARD PASSAGE	BERMUDA CAYS CONDO OR 2075 PG 2312	103

PERRYSBURG OH 43551	WAY #201 BONITA SPRINGS FL 34134	PH I BLDG B UNIT 201	
PERCHARD ROBERT E + DONNA M 44764 DANBURY RD CANTON MI 48188	<b>04-48-25-B4-0140B.2020</b> 28611 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG B UNIT 202	103
BURDISS PAUL EDWARD TR 727 HOLLYHOCK ST PARK CITY UT 84098	<b>04-48-25-B4-0140C.1010</b> 28621 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG C UNIT 101	104
VANGUNTEN BRIGITTE TR 28621 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140C.1020</b> 28621 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG C UNIT 102	104
BOELLMANN GREGORY H & 33 NUANGOLA AVE MOUNTAIN TOP PA 18707	<b>04-48-25-B4-0140C.2010</b> 28621 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG C UNIT 201	104
CARTER LINDA K TR 3440 STANLEY RD FAIRLAWN OH 44333	<b>04-48-25-B4-0140C.2020</b> 28621 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG C UNIT 202	104
DIMENT BARBARA J 147 56TH ST WEST DES MOINES IA 50266	<b>04-48-25-B4-0140D.1010</b> 28631 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG D UNIT 101	105
MCKEON CHARLES A + GAIL TR 9303 BURNETTA DR FAIRFAX VA 22032	<b>04-48-25-B4-0140D.1020</b> 28631 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG D UNIT 102	105
PORTER JILL MARIE & 2074 SCHEFFER AVE SAINT PAUL MN 55116	<b>04-48-25-B4-0140D.2010</b> 28631 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG D UNIT 201	105
MAYER ANDREW J & GAIL 28631 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140D.2020</b> 28631 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG D UNIT 202	105
MATRE PATRICIA J L/E 3871 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140E.1010</b> 3871 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG E UNIT 101	106
HAMMETT JEAN B TR 3871 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140E.1020</b> 3871 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG E UNIT 102	106
CURCURI THOMAS TR 1627 SUNNINGDALE DR GROSSE POINTE WOODS MI 48236	<b>04-48-25-B4-0140E.2010</b> 3871 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG E UNIT 201	106
CRANCH VIRGINIA H UNIT E202 3871 WINDWARD PASSAGE CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140E.2020</b> 3871 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG E UNIT 202	106
SONOC KATHLEEN J TR 3881 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140F.1010</b> 3881 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG F UNIT 101	107
QUILLIN RONALD J + PAMELA 326 LOSEY BLVD SO	<b>04-48-25-B4-0140F.1020</b> 3881 WINDWARD PASSAGE CIR	BERMUDA CAYS CONDO DESC OR 2075 PG 2312	107

LA CROSSE WI 54601	#102 BONITA SPRINGS FL 34134	PH IV BLDG F UNIT 102	
STEFFANNI KEVIN J 3881 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140F.2010</b> 3881 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG F UNIT 201	107
OLIVARES BLAS & MARY RITA TR 3881 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140F.2020</b> 3881 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG F UNIT 202	107
PEARSON JANIE L 3891 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140G.1010</b> 3891 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG G UNIT 101	108
SCHMIDT DIANE 3891 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140G.1020</b> 3891 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG G UNIT 102	108
FOGARTY DOLORES T 3891 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140G.2010</b> 3891 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG G UNIT 201	108
HOUSTON CHARLOTTE M TR 13351 S OAK HILLS PKWY PALOS HEIGHTS IL 60463	<b>04-48-25-B4-0140G.2020</b> 3891 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG G UNIT 202	108
KERINS JOHN F JR 89 HUBBARDSTON RD BOSTON MA 02125	<b>04-48-25-B4-0140H.1010</b> 3901 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG H UNIT 101	109
BEKARCIAK RAY G + MARY JANE 3901 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140H.1020</b> 3901 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG H UNIT 102	109
BROWN RUSSELL + MARIE 3901 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140H.2010</b> 3901 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG H UNIT 201	109
LINHOFF PATRICIA L TR 3901 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140H.2020</b> 3901 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG H UNIT 202	109
ALLEN KENNETH R & LUCINDA R 8 THE ORCHARD FAYETTEVILLE NY 13066	<b>04-48-25-B4-0140I.1010</b> 3911 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG I UNIT 101	110
CARMAN JEFFREY C TR 1645 BURKS BRANCH RD SHELBYVILLE KY 40065	<b>04-48-25-B4-0140I.1020</b> 3911 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG I UNIT 102	110
MARTIN JOHN R + DONA M + 12205 RAMBLING RD HOMER GLEN IL 60491	<b>04-48-25-B4-0140I.2010</b> 3911 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG I UNIT 201	110
3911 WINDWARD PASSAGE CIR #202 20 SOUTH SHORE DR ORCHARD PARK NY 14127	<b>04-48-25-B4-0140I.2020</b> 3911 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG I UNIT 202	110
SHIELDS FRANCIS & BERNICE 3910 WINDWARD PASSAGE CIR #101	<b>04-48-25-B4-0140S.1010</b> 3910 WINDWARD PASSAGE CIR	BERMUDA CAYS CONDO DESC OR 2075 PG 2312	111

BONITA SPRINGS FL 34134	#101 BONITA SPRINGS FL 34134	PH III BLDG S UNIT 101	
FARTHING JUSTIN D & 3910 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140S.1020</b> 3910 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG S UNIT 102	111
WINDWARD PASSAGE CIRCLE LLC 28901 TRENTON CT BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140S.2010</b> 3910 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG S UNIT 201	111
SEBEK EUGENE C + VIRGINIA B 5030 S LA CROSSE AVE CHICAGO IL 60638	<b>04-48-25-B4-0140S.2020</b> 3910 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG S UNIT 202	111
GILBERT DAVID H TR 13801 YORK RD APT J3 COCKEYSVILLE MD 21030	<b>04-48-25-B4-0140T.1010</b> 3920 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG T UNIT 101	112
WORLD WIDE REAL ESTATE LTD LLC 6521 STORER AVE CLEVELAND OH 44102	<b>04-48-25-B4-0140T.1020</b> 3920 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG T UNIT 102	112
SURDAM DAVID & 3920 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140T.2010</b> 3920 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG T UNIT 201	112
PEHR GEORGE O & DIANE M 13723 S 88TH AVE ORLAND PARK IL 60462	<b>04-48-25-B4-0140T.2020</b> 3920 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG T UNIT 202	112
KESSLER THEDA A TR 3930 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140U.1010</b> 3930 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG U UNIT 101	113
SNYDER RICHARD D + 3930 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140U.1020</b> 3930 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG U UNIT 102	113
DOUMA PARK A & MARYJANE 821 APPLE GLEN DR GRAND JUNCTION CO 81505	<b>04-48-25-B4-0140U.2010</b> 3930 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG U UNIT 201	113
BAVA ROBERT & 175 PARK AVE RANDOLPH NJ 07869	<b>04-48-25-B4-0140U.2020</b> 3930 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG U UNIT 202	113
ANDREWS KATHRYN S 3940 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140V.1010</b> 3940 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG V UNIT 101	114
BLAYDES JEFFREY OLIVER & 335 PATRIOTS LANDING COATESVILLE IN 46121	<b>04-48-25-B4-0140V.1020</b> 3940 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG V UNIT 102	114
DIPIETRO STEVEN A + ARLENE R 3940 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140V.2010</b> 3940 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG V UNIT 201	114
LIPUT RONALD J & MELISSA D 5 BUCKNELL DR	<b>04-48-25-B4-0140V.2020</b> 3940 WINDWARD PASSAGE CIR	BERMUDA CAYS CONDO DESC OR 2075 PG 2312	114

CLARKS SUMMIT PA 18411	#202 BONITA SPRINGS FL 34134	PH III BLDG V UNIT 202	
ALBRIGHT JUNE P 1653 SPRUCE PINE CT LILBURN GA 30047	<b>04-48-25-B4-0140W.1010</b> 3960 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG W UNIT 101	115
REILLY ROBERT K TR 133 AMES ST SHARON MA 02067	<b>04-48-25-B4-0140W.1020</b> 3960 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG W UNIT 102	115
BROWN ROBERT J + LYNN N TR 23 BARQUE CIRCLE SOUTH DENNIS MA 02660	<b>04-48-25-B4-0140W.2010</b> 3960 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG W UNIT 201	115
NEPENTHE BLUE LLC 6248 DEEP EARTH LN COLUMBIA MD 21045	<b>04-48-25-B4-0140W.2020</b> 3960 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG W UNIT 202	115
TRACY VINCENT J & CAROLYN E 4715 FAWN LAKE DR NE EAST BETHEL MN 55005	<b>04-48-25-B4-0140X.1010</b> 3970 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG X UNIT 101	116
ROGIER ADRIAN S + SHARON S PO BOX 98 HIGHLAND IL 62249	<b>04-48-25-B4-0140X.1020</b> 3970 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG X UNIT 102	116
DIMATTEO FRANK A + EUGENIA 3300 DURBIN PL FALLS CHURCH VA 22041	<b>04-48-25-B4-0140X.2010</b> 3970 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG X UNIT 201	116
ELLAM JOSEPH J + JANET M 4320 OUTERBRIDGE CROSSING HARRISBURG PA 17112	<b>04-48-25-B4-0140X.2020</b> 3970 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG X UNIT 202	116
LARSON BRUCE & VIRGINIA 3951 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014J0.1010</b> 3951 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG J UNIT 101	117
ELIZABETH M WEBER TRUST + 1431 FAIRWAY CIR GENEVA IL 60134	<b>04-48-25-B4-014J0.1020</b> 3951 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG J UNIT 102	117
LENCHIK LEV + VALENTINA 640 N SPRING ST WINSTON SALEM NC 27101	<b>04-48-25-B4-014J0.2010</b> 3951 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG J UNIT 201	117
BROUSSEAU DEBORAH A 3951 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014J0.2020</b> 3951 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG J UNIT 202	117
FINNEGAN ALAN + NANCY 220 BROAD ST BETHLEHEM PA 18018	<b>04-48-25-B4-014K0.1010</b> 3961 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG K UNIT 101	118
MICHAEL P BRIGGS TRUST + 3961 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014K0.1020</b> 3961 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG K UNIT 102	118
PISANI JEFFREY P + PATRICIA M 37 INTERVALE AVE	<b>04-48-25-B4-014K0.2010</b> 3961 WINDWARD PASSAGE CIR	BERMUDA CAYS CONDO OR 2075 PG 2312	118



FREEDOM NH 03836	#201 BONITA SPRINGS FL 34134	PH II BLDG K UNIT 201	
WARNER REAL ESTATE CORPORATION 1076 BUSINESS LN STE 5 NAPLES FL 34110	<b>04-48-25-B4-014K0.2020</b> 3961 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG K UNIT 202	118
MITCHELL SUZANNE LYNN TR 4333 COOL WATER DR DOUGLASVILLE GA 30135	<b>04-48-25-B4-014L0.1010</b> 3971 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG L UNIT 101	119
VANVORST DOUGLAS & MARA 3971 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014L0.1020</b> 3971 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG L UNIT 102	119
FRANK STEVEN R & COLLEEN R PO BOX 276 JOHNSTOWN PA 15907	<b>04-48-25-B4-014L0.2010</b> 3971 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG L UNIT 201	119
WILLENBRING ROGER L & 19049 TROY ST NW ELK RIVER MN 55330	<b>04-48-25-B4-014L0.2020</b> 3971 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG L UNIT 202	119
KOBUS CHRISTINE M TR 1241 ILLINI DR LOCKPORT IL 60441	<b>04-48-25-B4-014M0.1010</b> 3981 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG M UNIT 101	120
DOYLE ERIN ELIZABETH 3981 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014M0.1020</b> 3981 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG M UNIT 102	120
PATTERSON LORI 3981 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014M0.2010</b> 3981 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG M UNIT 201	120
FOLEY STEPHEN F + LISA A 48 DURFEE DR EAST FALMOUTH MA 02536	<b>04-48-25-B4-014M0.2020</b> 3981 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG M UNIT 202	120
HENKEL JOHN C + EVA M 14445 S CASEY LANE HOMER GLEN IL 60491	<b>04-48-25-B4-014N0.1010</b> 3991 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG N UNIT 101	121
WARD THOMAS S + ALEXIS A TR 291 GOVERNORS LN ELGIN IL 60123	<b>04-48-25-B4-014N0.1020</b> 3991 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG N UNIT 102	121
DOUGLAS ROBERT & 12 GARRETT CRESCENT BARRIE ON L4M 4R8 CANADA	<b>04-48-25-B4-014N0.2010</b> 3991 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG N UNIT 201	121
RADCLIFFE RUSSELL E TR + 10259 NEW HAVEN RD HARRISON OH 45030	<b>04-48-25-B4-014N0.2020</b> 3991 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG N UNIT 202	121
ZWAYER GERALDINE A + 8663 RICHARDSON RD GROVEPORT OH 43125	<b>04-48-25-B4-014O0.1010</b> 3990 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG O UNIT 101	122
CERNAUSKAS MARY T PO BOX 626	<b>04-48-25-B4-014O0.1020</b> 3990 WINDWARD PASSAGE CIR	BERMUDA CAYS CONDO DESC OR 2075 PG 2312	122

MOKENA IL 60448	#102 BONITA SPRINGS FL 34134	PH III BLDG O UNIT 102	
PORRECA DAVID M + KATHLEEN J 2499 FOXBRIAR CT WEXFORD PA 15090	<b>04-48-25-B4-01400.2010</b> 3900 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG O UNIT 201	122
SCHMITT CLAUDIA L 3900 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01400.2020</b> 3900 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG O UNIT 202	122
PETORAK GREGORY & GAIL 28622 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014P0.1010</b> 28622 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG P UNIT 101	123
SMITH THOMAS JAY & 38195 REVERE DR NORTH RIDGEVILLE OH 44039	<b>04-48-25-B4-014P0.1020</b> 28622 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG P UNIT 102	123
MAHONEY MICHAEL E & ERIN M 5218 W 109TH ST OAK LAWN IL 60453	<b>04-48-25-B4-014P0.2010</b> 28622 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG P UNIT 201	123
TELLO STEPHEN J TR 69 ISLE OF VENICE FORT LAUDERDALE FL 33301	<b>04-48-25-B4-014P0.2020</b> 28622 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG P UNIT 202	123
PLATT BARBARA + 1194 CARROLL AVE LAWRENCEBURG IN 47025	<b>04-48-25-B4-014Q0.1010</b> 28632 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG Q UNIT 101	124
ROSSER RONNIE LEE 1039 N HUNTINGTON ST SYRACUSE IN 46567	<b>04-48-25-B4-014Q0.1020</b> 28632 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG Q UNIT 102	124
GRECHIKA LORI & GLEN 28632 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014Q0.2010</b> 28632 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG Q UNIT 201	124
VAIS LISA A TR 52 KIMBARK RD RIVERSIDE IL 60546	<b>04-48-25-B4-014Q0.2020</b> 28632 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG Q UNIT 202	124
SIEVERT LINDA A 155 STUEWE ROAD GETZVILLE NY 14068	<b>04-48-25-B4-014R0.1010</b> 3900 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG R UNIT 101	125
DEVEAU HARVEY D TR 6 REMINGTON DR EAST HAMPSTEAD NH 03826	<b>04-48-25-B4-014R0.1020</b> 3900 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG R UNIT 102	125
BAISE ROSE TR 5209 S PEBBLECREEK RD W BLOOMFIELD MI 48322	<b>04-48-25-B4-014R0.2010</b> 3900 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG R UNIT 201	125
DIMAGGIO JOY 3562 MOBERLY DR COMMERCE TOWNSHIP MI 48382	<b>04-48-25-B4-014R0.2020</b> 3900 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG R UNIT 202	125
SPECHT GREGORY M + 3930 LEEWARD PASSAGE CT #101	<b>04-48-25-B4-01903.1010</b> 3930 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO OR 2510 PG 3342	126

BONITA SPRINGS FL 34134	#101 BONITA SPRINGS FL 34134	PH-6 BLDG 3 UNIT 101	
KASTNER JENNIFER 720 N LARRABEE ST #1106 CHICAGO IL 60654	<b>04-48-25-B4-01903.1020</b> 3930 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 102	126
GREAT VALLEY RENTALS LLC 1 GRANVILLE WAY EXTON PA 19341	<b>04-48-25-B4-01903.1030</b> 3930 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 103	126
MCNAMEE MARY CATHERINE TR 140 CARRIAGE WAY DR # 224C BURR RIDGE IL 60527	<b>04-48-25-B4-01903.1040</b> 3930 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 104	126
LABARBERA LISA A + 4170 THROGS NECK EXPWY BRONX NY 10465	<b>04-48-25-B4-01903.2010</b> 3930 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 201	126
HINKLE RICHARD E & 213 FOX HOLLOW DR BUTLER PA 16001	<b>04-48-25-B4-01903.2020</b> 3930 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 202	126
PINK ELENA 15210 FLORIST CIR APPLE VALLEY MN 55124	<b>04-48-25-B4-01903.2030</b> 3930 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 203	126
DIMAGGIO DADE + 111 N MAIN UNIT 307 ROYAL OAK MI 48067	<b>04-48-25-B4-01903.2040</b> 3930 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 204 + CCPT#3- 204	126
HEANEY KATHLEEN & 303 FLECTCHER LAKE AVE BRADLEY BEACH NJ 07720	<b>04-48-25-B4-01904.1010</b> 3940 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 101	127
SCARBOROUGH LEESHA R 3940 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.1020</b> 3940 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 102+(XF- CCPT)	127
ACRA KIRK W & MEREDITH G 1565 W JORDAN DR GREENSBURG IN 47240	<b>04-48-25-B4-01904.1030</b> 3940 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 103	127
MCCAMMENT LARRY L 1421 W PARK RD GREENSBURG IN 47240	<b>04-48-25-B4-01904.1040</b> 3940 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 104	127
MAFFIA JOHN + GRACE 21 BROOKSIDE RD CLARKSBURG NJ 08510	<b>04-48-25-B4-01904.1050</b> 3940 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 105	127
PENBERTHY DANIEL 70 NIAGARA SHORE DRIVE TONAWANDA NY 14150	<b>04-48-25-B4-01904.2010</b> 3940 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 201	127
WOLOVLEK DEBRA K 3940 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.2020</b> 3940 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 202+(XF- CCPT)	127
BELFIORI PHILIP T + CAROL ANN 3940 LEEWARD PASSAGE CT#203	<b>04-48-25-B4-01904.2030</b> 3940 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342	127

BONITA SPRINGS FL 34134	#203 BONITA SPRINGS FL 34134	PH 4 BLDG 4 UNIT 203	
SHEERIN WALTER J & JEAN A TR 3940 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.2040</b> 3940 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 204	127
BRADD THOMAS STUART + KIM 1050 LILYDALE BELLE RIVER ON N0P 2L0 CANADA	<b>04-48-25-B4-01904.2050</b> 3940 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 205	127
KOMARA JOHN J JR & LINDA L 15539 MOSS GLEN TR NEWBURY OH 44065	<b>04-48-25-B4-01905.1010</b> 3950 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 101+(XF- CCPT)	128
FORTE BRIAN S 3950 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01905.1020</b> 3950 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 102	128
YEAGER JOHN C & 7157 OAKBAY DR NOBLESVILLE IN 46062	<b>04-48-25-B4-01905.1030</b> 3950 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 103	128
PURGARIC KEITH A & LEANN E 2375 GARLAND ST SYLVAN LAKE MI 48320	<b>04-48-25-B4-01905.1040</b> 3950 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 104+(XF- CCPT)	128
KEOUGH BARBARA + 3950 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01905.1050</b> 3950 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 105	128
OLENICK DONALD D II + JANNETTE 2804 BIG SUR DR LEWIS CENTER OH 43035	<b>04-48-25-B4-01905.2010</b> 3950 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 201	128
ANDRIANAS NICHOLAS & 1 SOUND BREEZE DR MILLER PLACE NY 11764	<b>04-48-25-B4-01905.2020</b> 3950 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 202	128
GOLAB DAVID P + 3950 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01905.2030</b> 3950 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 203	128
WEISER ERIC B & LINDA 212 NORTH ST STONEHAM MA 02180	<b>04-48-25-B4-01905.2040</b> 3950 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 204	128
DROBNY DENNIS P + 1849 PARKWOOD RD SNELLVILLE GA 30078	<b>04-48-25-B4-01905.2050</b> 3950 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 205	128
STICE D M + PO BOX 168 ASHLAND IL 62612	<b>04-48-25-B4-01906.1010</b> 3960 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-101	129
FORTE CHRISTINA M PO BOX 1806 BONITA SPRINGS FL 34133	<b>04-48-25-B4-01906.1020</b> 3960 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-102	129
KOBY SHIRLEY A + 3960 LEEWARD PASSAGE CT #103	<b>04-48-25-B4-01906.1030</b> 3960 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO OR 2510 PG 3342	129

BONITA SPRINGS FL 34134	#103 BONITA SPRINGS FL 34134	PH-1 BLDG-6 UNIT-103	
KLINE MARIPAT PUTNAM + 3960 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.1040</b> 3960 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-104	129
SANDERS THOMAS E & 3960 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2010</b> 3960 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-201	129
CORI HELEN 3960 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2020</b> 3960 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-202+(XF- CCPT)	129
HAWLEY ROSALIE 3960 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2030</b> 3960 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-203	129
GEIGER GILBERT G L/E 3630 MARTINDALE RD NE CANTON OH 44714	<b>04-48-25-B4-01906.2040</b> 3960 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-204	129
FREITAS JOSE MANUEL & 400 COVENTRY HILL TRL NEW MARKET ON L3X 2A1 CANADA	<b>04-48-25-B4-01907.1010</b> 3970 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 101	130
JONSSON STACY 3970 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01907.1020</b> 3970 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 102	130
GODDARD SANDRA F TR 121 W RIDGE CIR LEROY MI 49655	<b>04-48-25-B4-01907.1030</b> 3970 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 103	130
RISTUCCI MILDRED 9 BELL OAK LN LEMONT IL 60439	<b>04-48-25-B4-01907.1040</b> 3970 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 104	130
CARON BROOKE + 51 SUFFOLK ST BELLINGHAM MA 02019	<b>04-48-25-B4-01907.2010</b> 3970 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 201	130
MILLER EDWARD G + JOYCE L TR 3228 INDIANWOOD LN JOLIET IL 60431	<b>04-48-25-B4-01907.2020</b> 3970 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 202	130
POTOCKI WENDY 3970 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01907.2030</b> 3970 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 203+(XF- CCPT)	130
POZZI AMY 633 DETROIT AVE LAKE ORION MI 48362	<b>04-48-25-B4-01907.2040</b> 3970 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 204	130
CARACCILO BRETT J & PAMELA + 2 ROBINS NEST DR PERRINEVILLE NJ 08535	<b>04-48-25-B4-01908.1010</b> 3971 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 101	131
BOYER MARK & LISA 762 PRINCETON LN	<b>04-48-25-B4-01908.1020</b> 3971 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342	131

NEW LENOX IL 60451	#102 BONITA SPRINGS FL 34134	PH 5 BLDG 8 UNIT 102	
HERBOLD RICHARD FRANCIS 152 MAIN ST HINGHAM MA 02043	<b>04-48-25-B4-01908.1030</b> 3971 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 103	131
DALY CONCETTA L/E NANCY A MULLIGAN POA 824 VALLEY VIEW DR BROOKFIELD OH 44403	<b>04-48-25-B4-01908.1040</b> 3971 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 104	131
SHIELDS THERESA & 1059 WINTER HAVEN ST MORTON IL 61550	<b>04-48-25-B4-01908.2010</b> 3971 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 201	131
SHANE MICHAEL E + CAROLE S 1244 REDWOOD DR PEKIN IL 61554	<b>04-48-25-B4-01908.2020</b> 3971 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 202	131
NAGY BALAZS + SHIRLEY M 3971 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01908.2030</b> 3971 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 203	131
HELBLING MATTHEW A + 704 LIVINGSTON ST GRIDLEY IL 61744	<b>04-48-25-B4-01908.2040</b> 3971 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 204+(XF- CCPT)	131
ADAMS RICHARD & THERESA 7 STEVEN CT MOUNT SINAI NY 11766	<b>04-48-25-B4-01909.1010</b> 3961 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 101	132
MISEK THOMAS J + 3961 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01909.1020</b> 3961 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 102+(XF- CCPT)	132
MIRAGLIA PAUL J 3961 LEEWARD PASSAGE CT # 103 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01909.1030</b> 3961 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 103	132
LEWIS DEBRA KAY TR 6497 JOHN R RD TROY MI 48085	<b>04-48-25-B4-01909.1040</b> 3961 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 104+(XF- CCPT)	132
DOBROWOLSKY MYRON + OKSANA 800 W GILBERT AVE PALATINE IL 60067	<b>04-48-25-B4-01909.2010</b> 3961 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 201	132
PAPANDREA JOHN & 10830 FULMAR CT NAPLES FL 34119	<b>04-48-25-B4-01909.2020</b> 3961 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 202	132
MACK BARRETT D 270 MOUNT HOPE DR ALBANY NY 12202	<b>04-48-25-B4-01909.2030</b> 3961 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 203	132
POSILA JOEL + TINA 114 BAYVIEW CIR WOLCOTT CT 06716	<b>04-48-25-B4-01909.2040</b> 3961 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 204	132
THRASH CLAY H TR 7693 KEY DEER DR	<b>04-48-25-B4-01910.1010</b> 3951 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO OR 2510 PG 3342	133

WORTHINGTON OH 43085	#101 BONITA SPRINGS FL 34134	PH-8 BLDG-10 UNIT 101	
JULIEN JOANNE M 3951 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.1020</b> 3951 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 102	133
BRADY JAMES T + KAREN D 4421 OCEAN HEIGHTS AVE MAYS LANDING NJ 08330	<b>04-48-25-B4-01910.1030</b> 3951 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 103	133
WESTERMAN STEPHEN J & 259 SAUNDERS BROOK RD CHEPACHET RI 02814	<b>04-48-25-B4-01910.1040</b> 3951 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 104	133
GASS IRENE G TR 3951 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.2010</b> 3951 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 201	133
DEVINE ANNA K TR 3951 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.2020</b> 3951 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 202	133
KENNAUGH CRAIG + ANN TR 1312 EAGLE CREST DR LEMONT IL 60439	<b>04-48-25-B4-01910.2030</b> 3951 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 203	133
AURIEMMA SUSAN 3951 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.2040</b> 3951 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 204	133

The Grove RPD Amendment  
July 12, 2022 Neighborhood Meeting

Wayne: Well, good evening, everybody. I think we'll go ahead and get started. It looks like there's nobody else in the parking lot. So, my name's Wayne Arnold. And we're here to talk about a proposal to amend what was known as the Coastal Cottage Plan Development. And this is a required informational meeting before we can submit an application.

So, the meeting that we're holding tonight is recorded, and we'll provide a transcript to the city. Sharon Umpenhour, um, provided the notices to folks if you live nearby, and she'll be recording the meeting.

And then we have Rich Yovanovich here who's legal counsel for the applicant. We have Jim Banks who's our traffic engineer and Mike Delete from Grady Minor & Associates. Our firm is here as the civil engineer who's worked on the project previously.

So, the project is located off Vanderbilt Drive. It's, um, located between 7<sup>th</sup> and 8<sup>th</sup> Street in Vanderbilt Estates area.

**[00:01:04]** A vacant piece of property. As I said, we had this zoned a couple of years ago now for a 92-bed senior housing facility. And those folks with the pandemic and where the senior housing market is had decided to sell the property. And they've now sold to a person who would like to change the zoning and pursue a 24-unit condominium project, essentially 25 units depending on whether or not the city counts a caretaker-type unit or manager's unit as a dwelling unit.

But the property as you see, it's – it's vacant. It's been partially filled. It was originally part of the First Baptist Church property. And, uh, they severed that relationship a couple of years ago. So, what happened there, Sharon?

Sharon: Go.

Wayne: All right. So, as I said, the property's vacant. And it's been partially filled. Mike Delete has been involved with the water management issues on the site on the site over the past, um – uh, one of the considerations we had, uh, previously. We made some commitments for some water management areas that will be, uh, reproduced in that same area for water management.

The project itself is in what's considered a medium density



The Grove RPD Amendment  
July 12, 2022 Neighborhood Meeting

residential land use category in the city. It allows six units per acre as a base standard. You can buy bonus units to get up to 10 units per acre. We're not proposing to buy those bonus units unless we have to do that to get a manager's unit or something. So, otherwise, it's the six units per acre times the 4-plus acres that gets us to 24 units, and that's what we're proposing. Oh, Sharon.

Sharon: Oh, come on.

Male Speaker 1: Again?

Wayne: Mm-hmm.

Sharon: I don't know what's going on. Here. It's right there.

Wayne: I don't know what's going on there.

**[00:00:59]** So, this was the previously approved site plan for the Coastal Cottage project. And you can see the church depicted on the northern half of that site. And then on the south, we have what was going to be the senior housing project. It was a series of four buildings around a courtyard. And then, uh, our water management system was, uh, in this location.

We don't have an access. Did – they didn't have an access directly with the church. It was an access point aligning with 7<sup>th</sup>. That was dictated by the county since that's a county road facility.

So, this is a conceptual site plan for the Grove. And, again, we depict the access at 7<sup>th</sup>. You come in. Similar concept, we have buildings arranged in – around a courtyard. Um, these are detached garages that would be independent of the units. The units were designed to have under-building parking. So, there would be two living floors above parking. And then these would be separate garages that, uh, an owner could purchase as part of their – their package to acquire the unit.

**[00:02:02]** I have some conceptual images here. You can see on the top left it sort of shows you that depiction. This – these are the condos to the south of us. Here's the existing buffer. And then here are the garages that we depicted and then the series of three condominium buildings. And then, of course, this would be, uh, recreational buildings, some office space for the residents, and

The Grove RPD Amendment  
July 12, 2022 Neighborhood Meeting

possibly a manager's residence in that location.

Again, you get the sense of the scale. These are two stories over parking. And the – the comp plan allows us to have building heights up to 75 feet. These buildings are approximately 35 feet in height. It's pretty consistent with what you see for other two- and three-story product in the Bonita area.

Male Speaker 1: So, the garage was supplementary?

Wayne: The garages that are depicted would be something extra. So, you would each park – I think it's designed so that each unit would get two parking spaces under the building. And then you could acquire additional garage or storage space if you so chose to buy that at – through the condominium.

**[00:03:02]**

Jim: That's only 35 feet?

Wayne: That's approximately 35 feet, I think, to the sort of this part of the roofline. I – I'm not sure what the tippy-top height is to the top of that roofline. I'm not even sure the roofline's gonna look exactly like that yet. But this is sort of the architect's early rendering of what the site can look like.

But we think it's a good transition between church and, uh, the property and then to the condos to the south. So, you can see where we have, you know, our neighbors here and keeping the buffer and also us requiring to plant additional buffering.

So, from a process standpoint in the City of Bonita, we're not allowed to submit a zoning application until we conduct one of these meetings. We're required to hold another informational meeting after they deem our application sufficient but before we can go to a zoning board hearing. So, there'll be another opportunity to see how this evolves, you know.

**[00:03:58]**

As the city reviews this over the next many months, they may make comments that, uh, modify our site plan to some degree or make other modifications to, uh, the project. But, again, we haven't submitted anything to the city yet. We conducted a brief pre-application meeting with them just to confirm that we were

The Grove RPD Amendment  
July 12, 2022 Neighborhood Meeting

authorized to at least seek the density that we're – we're asking for and to, uh – then enter the process.

And that process – I don't know how long it's gonna take on this but, you know, at least eight to 10-12 months just depending on, uh, whether or not any issues arise. We don't really anticipate any, uh, significant issues. But you just never know when you go into a public process.

But, anyway, that's our brief presentation, and I'd be happy to answer any questions you may have. Or if we don't have the information tonight, it's very likely we'll have it the next time we see you.

Male Speaker 1: And how many square feet are the units roughly?

Wayne: Uh, you know, I don't think it's been determined yet, the square footage of each of the units. But they're gonna be fairly large units. I think that these are market rate condos.

**[00:05:00]** I think the market's dictating a fairly high price point right now in this market. So, I expect that they're gonna be fairly significant sized two- and three-bedroom condos.

Male Speaker 1: Elevators?

Female Speaker 1: How about...?

Male Speaker 1: EI – does it got an elevator in there? It looks like.

Wayne: Yeah. I believe they are anticipating having an elevator, yeah. Yes, ma'am, in the back.

Female Speaker 1: Can I ask, uh, about outside lighting as – would it affect the condos on the garage side? I mean wha – how much outside lighting are you permitted or...?

Wayne: Yeah, I – I don't think I have a direct answer for you tonight how much lighting we're going to have.

Female Speaker 1: Okay.

Wayne: We can certainly minimize the lighting on those sides of the

The Grove RPD Amendment  
July 12, 2022 Neighborhood Meeting

building. The – the units themselves, I don't think there's a – a great need other than for evening security to have significant lighting there. The city has some pretty, uh, significant dark sky lighting, you know, standards that they like you to comply with.. So, I think we'll be in good shape there.

Jim: What's that buffer on the south side where the trees are?

Wayne: What is the...?

**[00:06:00]**

Jim: Buffer.

Wayne: How wide is it?

Jim: From – yes, from the trees to the garage.

Wayne: I think we're providing a 15-foot wide buffer if I'm not mistaken. Mike, did you recall – is it 15 or is it 10?

Mike: It's 15 plus additional area –

Wayne: Right.

Mike: – in our plan.

Wayne: Right. We'll have a 15-foot buffer plus some additional water management area. And then the buffer to the south of us – I think we looked at this. It's been so long ago. I don't remember. But it was at least 15-feet wide as well with –

Jim: I think it was greater than that, wasn't it, Mike.

Mike: Yeah, maybe 30.

Jim: 30 feet-plus?

Mike: Thirty.

Wayne: And it had fairly mature vegetation.

Jim: Yup.

The Grove RPD Amendment  
July 12, 2022 Neighborhood Meeting

- Wayne: I think the only qualifications – I don't know how much exotic vegetation is there that will have to be removed on our side. It – it shouldn't affect yours if you have exotic vegetation there. But we would have to remove any that's on our side.
- Jim: What about a sound barrier or a wall or – the original plan had proposed a wall, Mike?
- Wayne: The original plan sort of had the – in the back of that had – you can see on this plan what it did do – it had – it didn't have a drive aisle. It had the back of the buildings and a courtyard wall in this location.
- [00:06:59]** So, the difference in this plan is that we – you have a drive aisle that services those garages. And then you could service the one building, most likely. But if you came in from Vanderbilt Drive and I'm not sure which way I would go, but I'm not sure I would take the southern route to go here.
- Jim: Right.
- Wayne: But it does provide fire access that we needed for the site.
- Male Speaker 1: The two red lines are – are what?
- Wayne: That was depicting – it – it calls that out as a 30-foot landscape buffer.
- Male Speaker 1: Okay.
- Wayne: And that's not on our property. That's, I think, meant to be the existing buffer that's on your property.
- Male Speaker 1: So, our property goes to the top line, I think?  
Wayne: Yes. I think this is the property line right here.
- Male Speaker 1: Well, that's why we were asking about a, uh – a barrier wall.
- Wayne: That's certainly something we can look into if you feel like that's something that's really necessary for you. Yes, ma'am, in the back.
- Female Speaker 2: Yeah, where are the dumpsters gonna be going?

The Grove RPD Amendment  
July 12, 2022 Neighborhood Meeting

- Male Speaker 1: That's a good question.
- Wayne: Well, I don't know the answer to that.
- [00:08:00]** Mike, do you have any idea where on that plan we would put dumpsters? The servicing is probably coming in from Vanderbilt Drive I'm guessing, right?
- Mike: Possibly, yeah.
- Wayne: Probably somewhere, you know, closer to the units. I mean the – the fire – I mean – not the fire – the – the garbage service areas like to have them, you know, closer proximity so they don't have to do as many turning movements. But I don't think we know the answer to that tonight. That's certainly something we can come equipped to tell you next time we see you.
- Female Speaker 2: It kinda – it doesn't look like there's access from Mango Drive. Are they...?
- Mike: That's –
- Female Speaker 2: Is that accurate?
- Mike: There isn't proposed to be access to Mango for general use. We will probably call that an emergency access point much like the Coastal Cottages did. That – that was required for us to make a connection there. And it would be gated with a – an emergency access activator.
- Jim: Is there a retention pond?
- Wayne: Um, I don't think we've gotten into the full details of this design. But there's the continuation of the – you're all aware of the swale that's in front of the –
- [00:09:01]**
- Jim: Yes.
- Wayne: – church property –
- Jim: Yeah, we are.

The Grove RPD Amendment  
July 12, 2022 Neighborhood Meeting

Wayne: – now that’s existing. Uh, we probably would utilize parts of their courtyard for some additional storage the way it looks just out of this plan design. We can’t quite do the exact plan that we had prepared for Coastal Cottages. But for the Groves, we’ll probably use portions of their courtyard to satisfy everything that can’t be accommodated in the swale.

Male Speaker 1: But that – that drainage, Mike, will drain to the, uh, south?

Mike: No, it drains to the north. There’s a control structure up near the church.

Wayne: Just so everybody can hear Mike –

Mike: Oh.

Wayne: – the drainage for this project drains north **[00:09:34]**. So, we discharge into the swale that’s along Vanderbilt Drive, and then that all flows to the north.

Male Speaker 1: Supposed to.

Wayne: It’s supposed to up to Bonita Beach Road, correct.

Jim: But, Mike, the drainage on the south side between the red lines is, uh, always a problem, the drainage. And that’s going west and then south or west and then north? I don’t know how it could go north.

Mike: I’ll take a microphone so everybody can hear me.

Wayne: I can bring it to you.

**[00:10:01]**

Mike: Jim, your question was about the water management on the – between the red dotted areas?

Jim: Yes, sir.

Mike: Yeah, that’s – so, that is your property there, that condominium property. Yeah, that water gets a little bit held in there –

Jim: Yes.

The Grove RPD Amendment  
July 12, 2022 Neighborhood Meeting

Mike: – because there's this berm right now on the school – on the church site. So, the idea was that under this plan is any water within the – the condominium area would capture it. And that gets conveyed north. So, there's no intent to work within the buffer area, uh, to affect that drainage.

But if – once the water management is completed and the construction done, there wouldn't be any spillover from this site into that area. So, it won't be contributing any water, which it probably does now and then in heavy rains.

Male Speaker 1: Well, the – the, uh, swale on the – on the west side of Vanderbilt there, when they put the new bike path in, whatever it is, that – that did disrupt a lot of water.

**[00:11:01]**

Mike: Oh, it did?

Male Speaker 1: It sent a lot of water our way –

Mike: Correct.

Male Speaker 1: – to the point where it would come back into our neighborhood.

Mike: Right.

Male Speaker 1: Uh, and that has a lot of people upset.

Mike: There's a project going in on the north side of Vanderbilt. Uh, right now, it's under permitting. They're gonna be doing some swale improvements on the east side swale going all the way to Bonita Beach Road. So, that goes all the way up. So, that'll help with that drainage.

Male Speaker 1: Okay.

Jim: That'll be on the east side south of – north of the church though?

Mike: Correct.

Male Speaker 1: Yeah, that always ponds up in there too.

Jim: Yeah.



The Grove RPD Amendment  
July 12, 2022 Neighborhood Meeting

Wayne: Okay. Any other questions? Yes, sir.

Male Speaker 2: What kind of barrier is gonna be between this facility and Mango Drive?

Wayne: Uh, it hasn't been designed yet. So, I don't know specifically. We'll have a required landscape buffer that is made up of probably some trees and shrubs. I don't know, uh, what else that – right now, that's the preliminary plan just to have a vegetative buffer.

**[00:12:00]**

Male Speaker 1: I'd think they'd wanna a fence there too –

Jim: Yeah.

Male Speaker 1: – or something.

Wayne: Anything else?

Male Speaker 1: What's the next step in the process? So, there's gonna be another meeting?

Wayne: So, the next step – let me go back to my last slide. So, this information that we had, our presentation and any of our submittal information, we'll keep updating on our website Grady Minor. The city, once we submit, will also have it available on their website.

Uh, you can take down Sharon's information. She's, uh, easier to get a hold off and has the technology to get information to you better than me. But we'll be happy to email you anything that's, uh, we have and continue the dialog with you so that we can hopefully come out of this with a project that benefits us. And – and it's good for you too.

But, yeah, so the next step, we would have to file the application. And then we'd go through a series of several months of sufficiency reviews back and forth with staff. And then they will deem us sufficient.

**[00:13:00]** You'll get notice for another one of these meetings. Then we would go to zoning board. The zoning board makes a recommendation to

The Grove RPD Amendment  
July 12, 2022 Neighborhood Meeting

city council. And then city council conducts two hearings. One is a first reading. It's – it's pretty perfunctory. They read the title into the record and set the real hearing date.

And then we would have a second reading, which they would actually take action to approve, deny, or approve with conditions our project. So, that's kind of it in a nutshell. Anyway, we'll stay tuned. I appreciate everybody coming out. We'll be in touch.

Jim: Thank you.

Male Speaker 1: That answers a lot of questions anyway.

Jim: Yeah.

**[End of Audio]**

**Duration: 14 minutes**

# ***THE GROVE RPD AMENDMENT (fka COASTAL COTTAGES)***

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**July 12, 2022, Neighborhood Meeting**

Project information and a copy of this presentation can be found on our website:



[www.gradyminor.com/Planning](http://www.gradyminor.com/Planning)

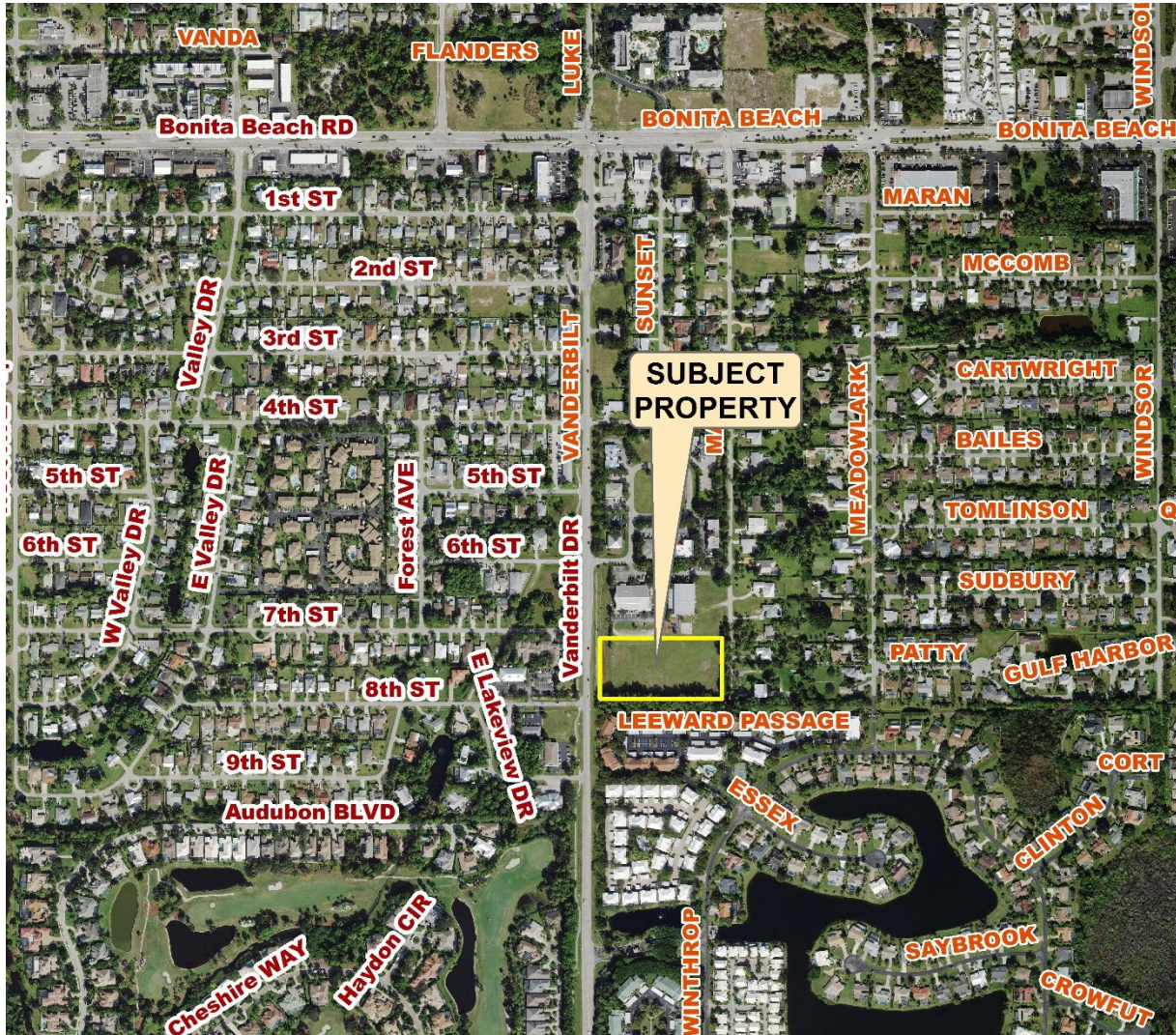
# INTRODUCTION

## PROJECT TEAM:

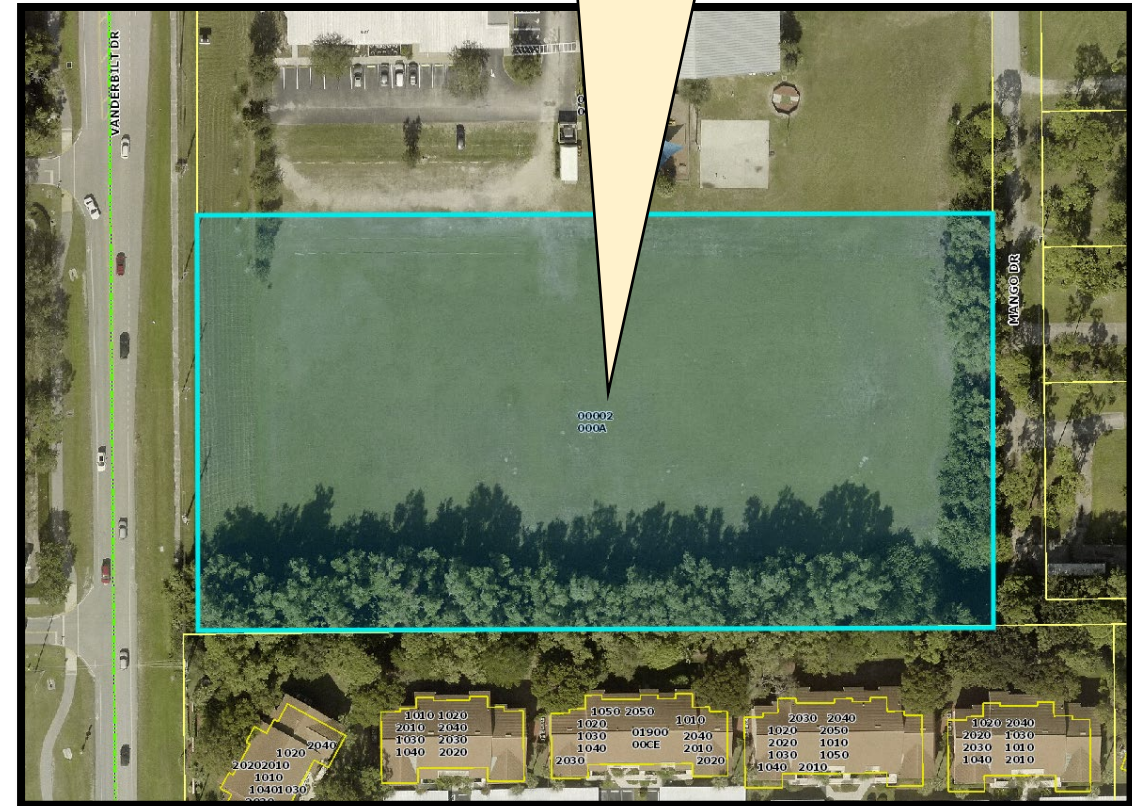
- **SRG Vanderbilt, LLC**– Applicant
- **Richard D. Yovanovich, Esq., Land Use Attorney** – Coleman, Yovanovich & Koester, P.A.
- **D. Wayne Arnold, AICP, Professional Planner** – Q. Grady Minor & Associates, P.A.
- **Michael Delate, P.E., Civil Engineer** – Q. Grady Minor & Associates, P.A.
- **James M. Banks, PE, Traffic Engineer** – JMB Transportation Engineering, Inc.

*\*Please note, all information provided is subject to change until final approval by the governing authority.*

# LOCATION MAP



**SUBJECT PROPERTY**



# PROJECT INFORMATION

**STRAP Number:** 04-48-25-B1-00002.000A

**Address:** *Vanderbilt Drive*

**Project Acreage:** *4.13+/- Acres*

**Current Zoning:** *Coastal Cottages Residential Planned Development (RPD)  
Zoning Ordinance No. 19-03*

**Proposed Zoning:** *The Grove Residential Planned Development (RPD)*

**Future Land Use Designation:** *Medium Density MultiFamily Residential*

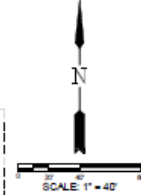
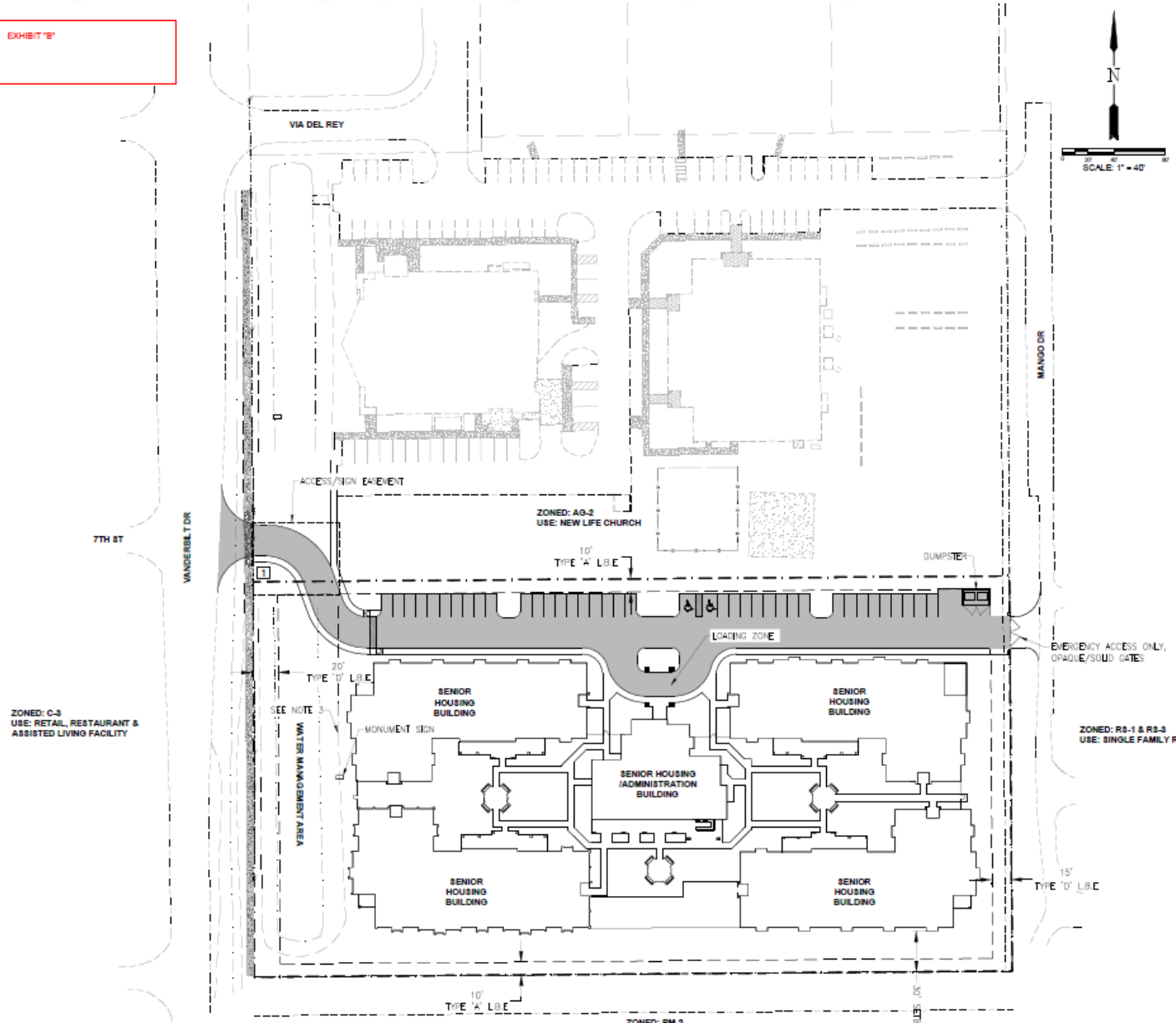
**Proposed Request:**

*The applicant is proposing to amend the RPD to change the RPD name from “Coastal Cottages” to “The Grove”, remove the ALF use and add up to 24 multi-family residential dwelling units.*

# APPROVED CONCEPTUAL SITE PLAN



EXHIBIT 'B'



**SITE SUMMARY**

PLAN DESIGNATION: MEDIUM DENSITY RESIDENTIAL  
 EXISTING ZONING DESIGNATION: AG-2  
 EXISTING LAND USE: UNDEVELOPED  
 PROPOSED ZONING DESIGNATION: RPD, RESIDENTIAL PLANNED DEVELOPMENT  
 GROSS AREA: 4.13+ ACRES  
 MAXIMUM DWELLING UNITS: 92 BEDS  
 STRAP NUMBERS: 04-48-25-B1-00002.0000  
 STREET ADDRESS: VANDERBILT DRIVE

**INDIGENOUS PRESERVE:**

REQUIRED: 0  
 PROVIDED: 0

**OPEN SPACE:**

REQUIRED: 1.65+ ACRE (4.13+ ACRE X 0.40)  
 PROVIDED: 1.65+ ACRE

TOTAL SITE: 4.13+ ACRES OR 180,110 SF  
 IMPERVIOUS: 2.08+ ACRES OR 90,442 SF  
 BUILDINGS: 50,184 SF  
 CONCRETE/SIDEWALKS: 14,900 SF  
 ASPHALT/CURB: 25,358 SF  
 PERVIOUS/OPEN SPACE: 2.06+ ACRES OR 89,668 SF

**DEVELOPMENT REGULATIONS:**

**MINIMUM SETBACKS:**  
 PRINCIPAL:  
 VANDERBILT DRIVE 50 FEET  
 MANGO ROAD 20 FEET  
 NORTH 20 FEET  
 SOUTH 30 FEET

**ACCESSORY:**  
 VANDERBILT DRIVE 45 FEET  
 MANGO ROAD 15 FEET  
 NORTH 15 FEET  
 SOUTH 30 FEET

**MINIMUM BUILDING SEPARATION:** 10 FEET

**MAXIMUM BUILDING HEIGHT:**  
 PRINCIPAL: 30 FEET  
 ACCESSORY: 30 FEET

**PARKING:**

REQUIRED: 92 BEDS @ 1 SPACE/4 BEDS + 10% = 26

PROVIDED: 44 (FINAL SPACE COUNT TO BE SHOWN AT TIME OF DEVELOPMENT ORDER)

**DEVIATIONS:**

1. CONNECTION SEPARATION, LDC SECTION 3-291

**NOTES**

1. THIS PLAN IS CONCEPTUAL IN NATURE AND IS SUBJECT TO MODIFICATION AT THE TIME OF AGENCY PERMITTING, D.O. OR PLAT APPROVAL HOWEVER, ANY SUCH MODIFICATION SHALL BE IN COMPLIANCE WITH THE APPLICABLE LAND DEVELOPMENT CODE (LDC) DESIGN STANDARDS AND GUIDELINES.
2. ALL ACREAGES ARE APPROXIMATE AND SUBJECT TO MODIFICATION AT THE TIME OF AGENCY PERMITTING, D.O. OR PLAT APPROVAL IN ACCORDANCE WITH THE LAND DEVELOPMENT CODE (LDC).
3. WATER MANAGEMENT SLOPE TO BE RESHAPED TO 4:1 TO COMPENSATE FOR LOST VOLUME DUE TO DRIVEWAY CROSSING

ZONED: C-3  
 USE: RETAIL, RESTAURANT & ASSISTED LIVING FACILITY

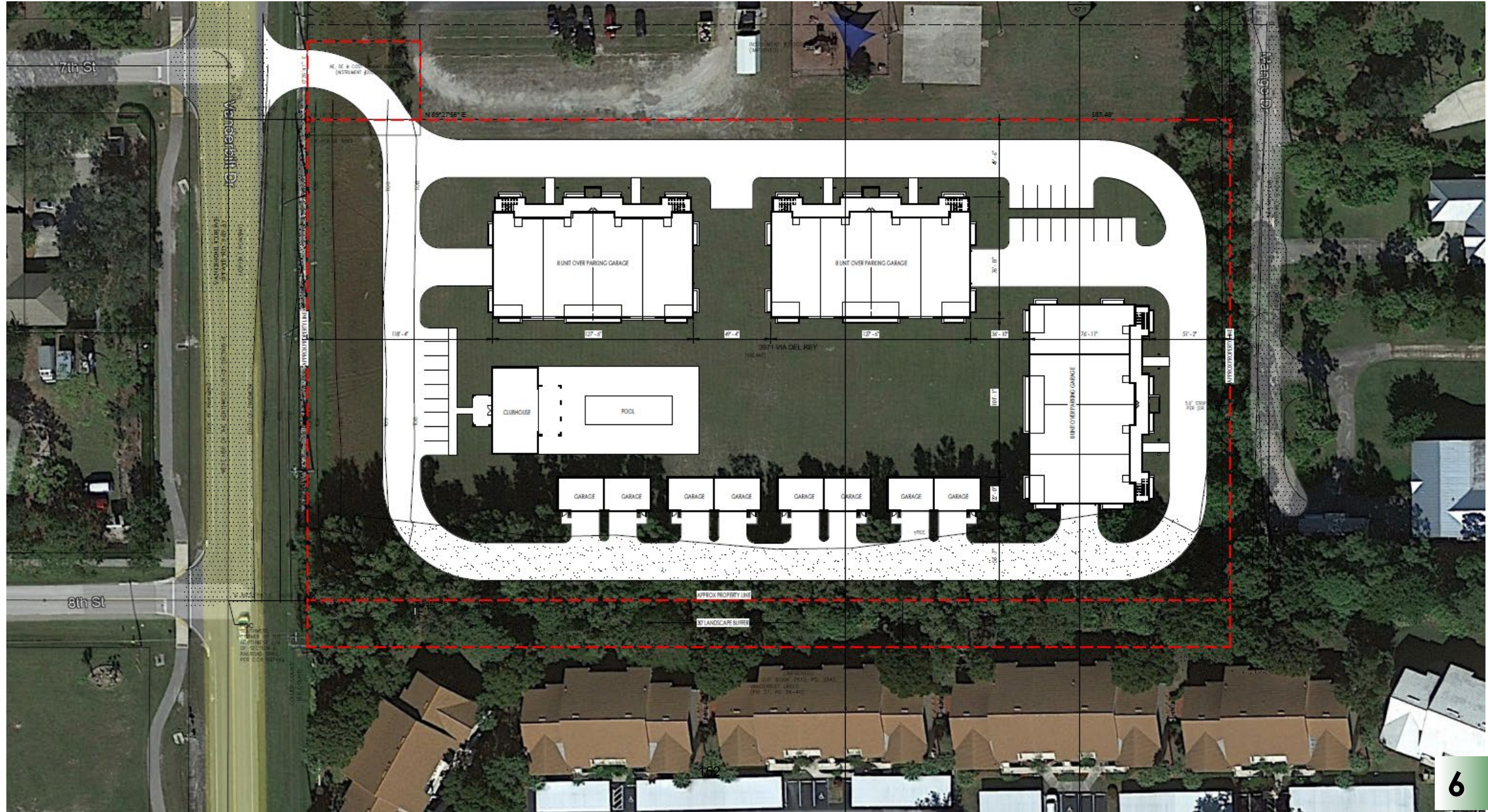
ZONED: AG-2  
 USE: NEW LIFE CHURCH

EMERGENCY ACCESS ONLY,  
 OPaque/SOLID GATE

ZONED: R8-1 & R8-3  
 USE: SINGLE FAMILY RESIDENTIAL

ZONED: RM-2  
 USE: BERMUDA ISLE CONDOMINIUMS 151

# PRELIMINARY DRAFT CONCEPTUAL SITE PLAN





# PRELIMINARY DRAFT RENDERINGS



# CONCLUSION

Project information and a copy of this presentation can be found on our website:



[www.gradyminor.com/Planning](http://www.gradyminor.com/Planning)

Documents and information can be found online:

- [Gradyminor.com/Planning](http://Gradyminor.com/Planning)
- Community Development Public Portal:  
<https://cityofbonitaspringscd.org/welcome/community2/>

Next Steps

- Zoning Board Hearing: TBD
- City Council: TBD

Contact:

- **Q. Grady Minor & Associates, P.A.:** Sharon Umpenhour [sumpenhour@gradyminor.com](mailto:sumpenhour@gradyminor.com) or 239.947.1144 extension 1249



February 1, 2023

Mr. D. Wayne Arnold, AICP  
Q. Grady Minor & Associates, P.A.  
3800 Via Del Rey  
Bonita Springs, Florida 34134

Mr. Richard D. Yovanovich, Esq.  
Coleman, Yovanovich & Koester, P.A.  
4001 Tamiami Trail North, Ste 300  
Naples, FL 34103

**Re: The Grove Residential Planned Development – PD22-94289-BOS, Sufficiency**

Dear Mr. Arnold and Mr. Yovanovich:

The Zoning Division has reviewed the information provided and supplemented for the above-referenced planned development amendment request. The application has been found sufficient and the following language is being proposed for the request:

*An amendment to a Residential Planned Development (RPD) to include 24 multi-family units as the principal use of the property, and to add one deviation.*

Please notify the City in writing by February 3, 2023 if the above language is sufficient or if modifications are requested.

Additionally, staff has provided substantive comments for consideration on the following page.

Pursuant to LDC Sec. 4-28, a post-sufficiency neighborhood meeting shall be held within 30 days of the date of sufficiency. A notice of the meeting shall be provided to the City.

Please note that City of Bonita Springs Ordinance 22-03 has updated the public noticing requirements, where it is now the responsibility of the Applicant to send notices to the surrounding property owners of the hearing dates. These notices are required and are no longer a courtesy. A copy of the notice to be mailed will be provided by Staff to the Applicant, but it remains the Applicant's responsibility to mail the notices in accordance with the adopted regulations. Please review Ordinance 22-03 for additional information.

Please feel free to contact me if you have any questions.

Sincerely,

DEPARTMENT OF COMMUNITY DEVELOPMENT  
Zoning Division

*Mike Fiigon II*

Mike Fiigon II  
Senior Planner

Copy:  
Derek Rooney, City Attorney  
Brent Spain, Theriaque & Spain  
John Dulmer, AICP, Community Development Director  
Jacqueline Genson, Planning & Zoning Manager  
Jay Sweet, AICP, PSM, City Surveyor  
Laura Gibson, Senior Environmental Specialist  
Sean Gibbons, Bike-Ped Coordinator  
Anderson Mai, Development Engineer  
Tom Ross, Transportation Engineer  
Dominic Strollo, Bonita Springs Utilities  
Joel Langaney, Bonita Springs Public Works  
Jaime Cook, Collier County Division Director

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**Jesse Purdon**  
Council Member  
District Two

**Laura Carr**  
Council Member  
District Three

**Chris Corrie**  
Council Member  
District Four

**Nigel P. Fullick**  
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District Five

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**Code Enforcement**  
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**Parks & Recreation**  
(239) 992-2556

**Community  
Development**  
(239) 444-6150

## **BONITA SPRINGS Planning and Zoning**

### **Substantive Comments:**

1. Staff recommends removing Notes 2 and 3 on the proposed master concept plan (MCP). Since the project's density is directly tied to acreages, Note 2 stating that the proposed acreage is approximate is not appropriate and is not needed. The boundary survey provided by the Applicant and reviewed by the City Surveyor confirms the acreage calculation. For Note 3, the Staff opinion is that the water management narrative submitted by the Applicant is sufficient and unless a deviation is requested as part of this application, the final water management plan will be reviewed at time of local development order.

Please contact: Mike Fiigon II, Senior Planner  
Phone: 239.444.6151  
E-mail: [mfiigon@cityofbonitaspringscd.org](mailto:mfiigon@cityofbonitaspringscd.org)

## **BONITA SPRINGS Bike-Ped/Multimodal**

### **Substantive Comments:**

1. Staff appreciates the Applicants commitment to the provision of the project's required multimodal facilities. Kindy revise the proposed master concept plan to provide for the widths of the projects required pedestrian facilities (6' wide sidewalks).
2. At time of Development Order, all required multimodal facilities (infrastructure, crossings, amenities, furnishings, access points, easements, etc.) both internal and external to the site, shall meet or exceed the intent of the design standards provided by Chapters 3 and 4 of the City of Bonita Springs Land Development Code, City of Bonita Springs Complete Streets Ordinance, and the City of Bonita Springs Bicycle Pedestrian Master Plan (PATH), and all applicable design standards except as required by the Bonita Springs Fire Control and Rescue District and National Fire Protection Association (NFPA).

Please contact: Sean Gibbons, Bike-Ped Coordinator  
Phone: 239.444.6176  
Email: [sgibbons@cityofbonitaspringscd.org](mailto:sgibbons@cityofbonitaspringscd.org)

# The Grove RPD Amendment (PD22-94289-BOS)

## Sufficiency Neighborhood Meeting

The pre-submittal Neighborhood Meeting was advertised and scheduled for March 2, 2023, 5:30 PM at the Bonita Springs Fire Department, 27701 Bonita Grande Drive, Bonita Springs, FL. Notification letters were mailed to adjacent property owners within 1,000 feet of the subject property February 7, 2023 and an advertisement was published in the News-Press February 8, 2023.



### NOTICE OF NEIGHBORHOOD MEETING

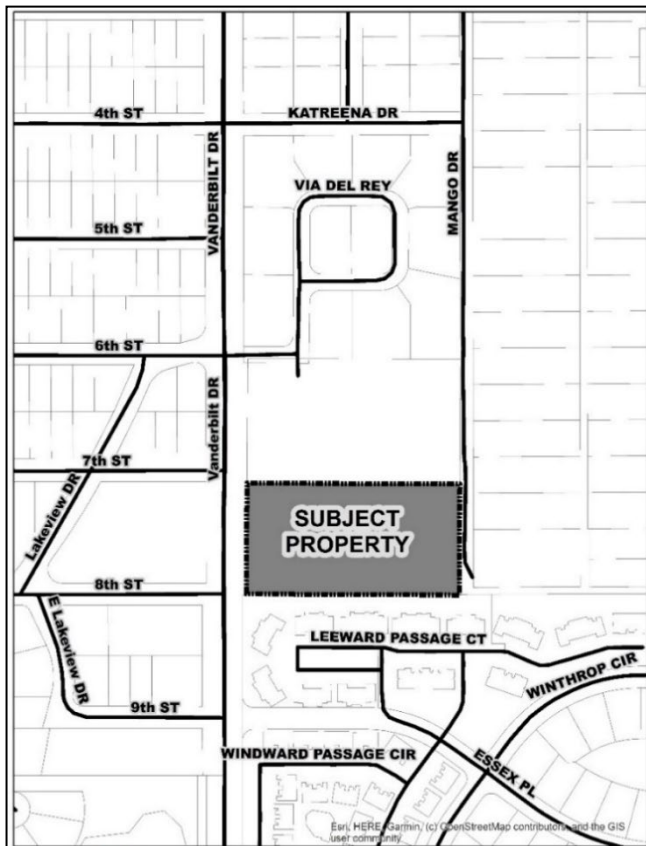
In compliance with Section 4-28 of the Bonita Springs Land Development Code (LDC) a Neighborhood Meeting will be held **March 2, 2023, 5:30 p.m.** at **Bonita Springs Fire Department, 27701 Bonita Grande Drive, Bonita Springs, FL 34135.**

The Neighborhood Meeting will provide general information regarding a proposed amendment to the previously approved Coastal Cottages Residential Planned Development (RPD). The amendment (Case #PD22-94289-BOS) proposes to rename the RPD to “The Grove”, modify the Schedule of Uses to permit a maximum of 24 multi-family residential dwelling units and to modify the Property Development Regulations and Master Concept Plan to accommodate the 24 multifamily residential dwelling units.

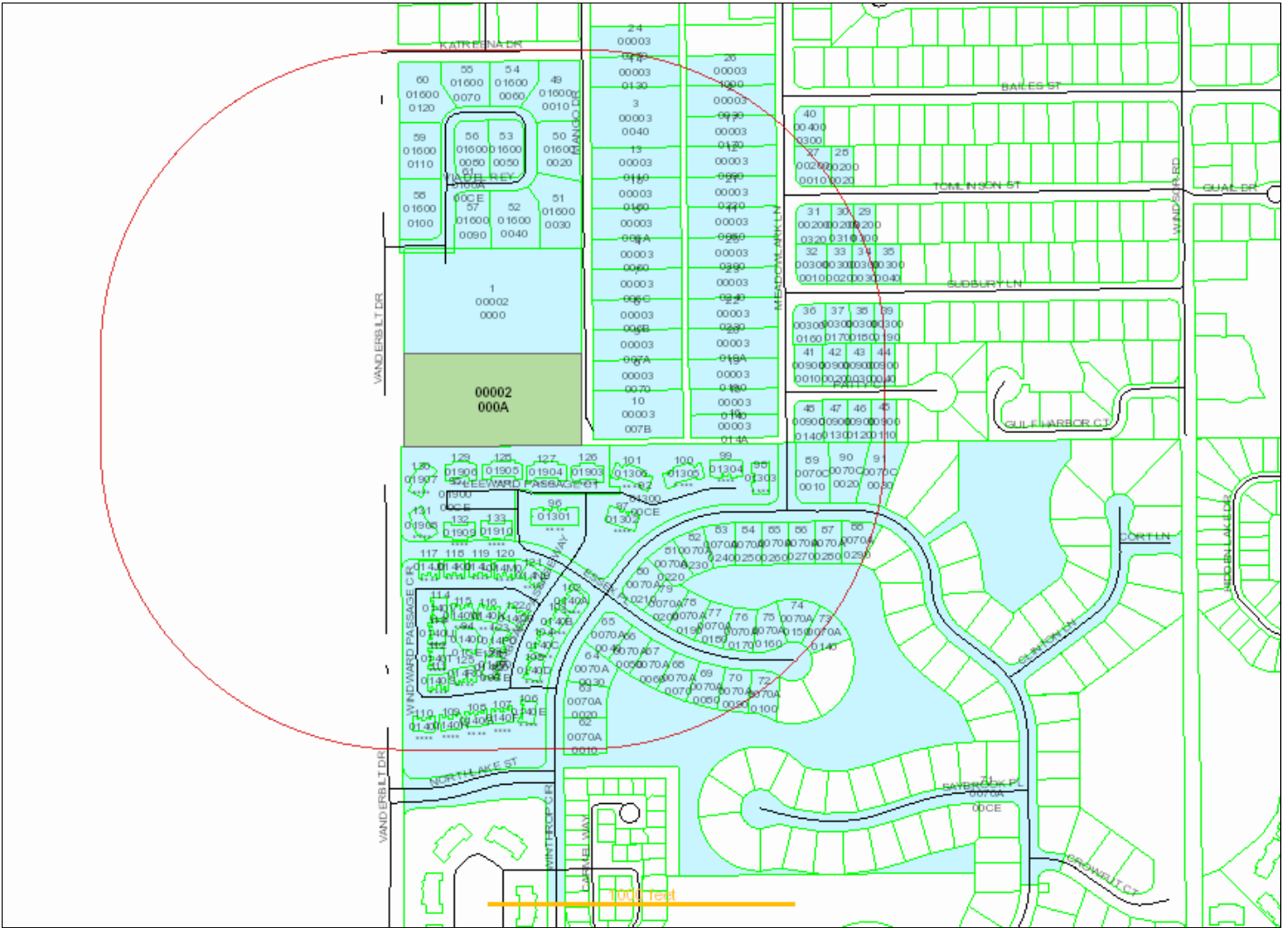
The subject 4± acre property (STRAP Number 04-48-25-B1-00002.000A) is located on the east side of Vanderbilt Drive in Section 4, Township 48 South, Range 25 East, Bonita Springs, Florida.

If you have questions or comments, please contact Sharon Umpenhour with Q. Grady Minor and Associates, P.A., 3800 Via Del Rey, Bonita Springs, Florida 34134 by email: [sumpenhour@gradyminor.com](mailto:sumpenhour@gradyminor.com) or phone: 239-947-1144. Project information is posted online at [www.gradyminor.com/planning](http://www.gradyminor.com/planning). Please be advised that any information provided is subject to change until final approval by the governing authority. The Neighborhood Meeting is for informational purposes, it is not a public hearing.

#### PROJECT LOCATION MAP



PROJECT INFORMATION  
[GRADYMINOR.COM/PLANNING](http://GRADYMINOR.COM/PLANNING)



Date of Report: January 27, 2023  
 Buffer Distance:  feet   
 Parcels Affected: 315  
 Subject Parcel: **04-48-25-B1-00002.000A**

[Click here to download the map image, mailing labels \(Avery 5161\) and CSV formatted information.](#)

To change, add or remove subject parcels please change the parcel selection in [GeoView](#)

OWNER NAME AND ADDRESS	STRAP AND LOCATION	LEGAL DESCRIPTION	MAP INDEX
FIRST BAPTIST CHURCH OF BONITA 3971 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-00002.0000</b> 3971 VIA DEL REY BONITA SPRINGS FL 34134	N POR OF SW 1/4 OF SW 1/4 OF NW 1/4 LESS E 25 FT RD R/W MANGO DR + S/D	1
RUSSELL RANDALL 28284 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0030</b> 28284 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL IN S W 1/4 OF N W 1/4 SEC 04 TWP 48 R 25 DESC IN OR 1293 PG 1666	2
WALLBANK JUDITH PO BOX 2498 NAPLES FL 34106	<b>04-48-25-B1-00003.0040</b> 28285 MANGO DR BONITA SPRINGS FL 34134	LOC IN NW 1/4 SEC 4 TWP 48 RNG 25 AS DESC IN 2019000087893	3
ALEXE DANA-SORANA 28369 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0060</b> 28369 MANGO DR BONITA SPRINGS FL 34134	PARL IN E1/2 OF W1/2 DESC IN OR 0278 PG 0110 LESS PARLS 3.006A THRU 3.006C	4
TOLEDO DIANA L L/E 28355 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.006A</b> 28355 MANGO DR BONITA SPRINGS FL 34134	PARL IN E 1/2 OF W 1/2 SEC 04 TWP 48 RGE 25 DESC IN OR 1367 PG 1540	5
MCKEE MICHAEL E 28405 MANGO DR	<b>04-48-25-B1-00003.006B</b> 28405 MANGO DR	FR NE COR OF NW1/4 OF NW1/4 RUN W635FT S2125FT	6

BONITA SPRINGS FL 34134	BONITA SPRINGS FL 34134	TO POB-DESC IN OR2399/1610	
CAMPBELL DAVID O + 28387 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.006C</b> 28387 MANGO DR BONITA SPRINGS FL 34134	FR NE COR OF NW1/4 OF NW1/4 RUN W635FT S1825FT TO POB-DESC OR2399/1612	7
TOLEDO MARIANA PO BOX 791 BONITA SPRINGS FL 34133	<b>04-48-25-B1-00003.0070</b> 28451 MANGO DR BONITA SPRINGS FL 34134	PARL IN E 1/2 OF W 1/2 AS DESC IN OR 1293 PG 1829 LESS N 100 FT - S 160 FT	8
GRABER ANNE 28435 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.007A</b> 28435 MANGO DR BONITA SPRINGS FL 34134	PARL IN NW 1/4 AS DESC IN OR 1343 PG 1438	9
MCCORMICK W MORRIS & 28471 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.007B</b> 28471 MANGO DR BONITA SPRINGS FL 34134	PARL IN SE1/4 OF SW1/4 OF NW1/4 AS DESC IN OR2286 PG 3589 + OR 2355 PG 1851	10
COONEY JAMES M & KIMBERLY K 28356 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0080</b> 28356 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 1825FT S + 25FT W OF NE COR OF NW1/4 OF NW1/4 TH S100FT W295FT N100FT	11
BIRMINGHAM MICHAEL J & 6924 LONE OAK BLVD NAPLES FL 34109	<b>04-48-25-B1-00003.0090</b> 28320 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 25 FT W + 1625 FT S OF NE COR NW 1/4 OF NW 1/4 TH W 295 FT S 100 FT E 295 FT	12
CLOKEY ROBERT L & FLAKE J 28321 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0110</b> 28321 MANGO DR BONITA SPRINGS FL 34134	BEG 635 FT W + 1625 FT S OF NE COR NW 1/4 OF NW 1/4 TH E 295 FT S 100 FT W	13
MASANOTTI JOANNE L/E MARIE WINSLOW 731 FALCON AVE MIAMI SPRINGS FL 33166	<b>04-48-25-B1-00003.0130</b> 28265 MANGO DR BONITA SPRINGS FL 34134	BEG 635 FT W + 1325 FT S OF NE COR OF NW 1/4 OF NW 1/4 TH E 295 FT S 100 FT W	14
BLAD STEVEN E TR 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0140</b> 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL LYING IN NW 1/4 OF NW 1/4 AS DESC IN INST#2009000083451	15
BLAD STEVEN E TR 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.014A</b> 28480 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL LYING IN NW 1/4 OF NW 1/4 AS DESC IN INST#2009000083452	16
TAYLOR DARLA JEAN 28300 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0170</b> 28300 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL IN S W 1/4 OF N W 1/4 SEC 04 TWP 48 R 25 DESC IN OR 1293 PG 1666	17
DIMES VICTOR G & CATHY S 28337 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0180</b> 28337 MANGO DR BONITA SPRINGS FL 34134	BEG 635 FT W + 1725 FT S OF NE COR NW 1/4 OF NW 1/4 THE E 295 FT S 100 FT W	18
ENGEL ALBERT W PO BOX 2232 BONITA SPRINGS FL 34133	<b>04-48-25-B1-00003.0190</b> 28450 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 25 FT W + 2325 FT S OF NE COR NW 1/4 OF NW 1/4 TH S 100 FT W 295 FT N 100 FT	19
HICKS DANIEL R 28434 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.019A</b> 28434 MEADOWLARK LN BONITA SPRINGS FL 34134	FR NE COR OF NW 1/4 OF NW 1/4 TH W 25 FT TH S 2.225 FT FOR POB TH CONT S 100	20
GRABER ANNE 28435 MANGO DR BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0220</b> 28336 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 1725 FT S + 25 FT W OF NE COR OF NW 1/4 OF NW 1/4 TH S 100 FT W 295 FT N 100	21
BUTTS STEVEN C 28414 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0230</b> 28414 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 2125 FT S + 25 FT W OF NE COR OF NW 1/4 OF NW 1/4 TH S 100 FT W 295 FT N	22
MEADOWLARK RENTAL PROPERTIES L 3250 BONITA BEACH RD STE 205 PMB 326 BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0240</b> 28390 MEADOWLARK LN BONITA SPRINGS FL 34134	FR NE COR OF NW 1/4 OF NW 1/4 W 25 FT S 2025 FT TO POB TH S 100 FT W 295 FT N	23
KEITHLEY DIANA 27566 IMPERIAL RIVER RD BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0270</b> 28235 MANGO DR BONITA SPRINGS FL 34134	BEG NE COR OF NW 1/4 OF NW 1/4 W 635 FT THE S 1225 FT TO POB.TH E 295 FT S	24



ROBERTS ROGER BRUCE & 28360 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.0300</b> 28360 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 1925FT S + 25 FT WOF NE COR OF NW1/4 OF NW1/4 TH S100 FT W 295 FT N100FT	25
WELLMAN ROBERT J & CHERYL M 28266 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00003.1000</b> 28266 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL IN E 1/2 OF W 1/2 DESC IN OR 1784 PG 3106	26
UR EUGENE M JR & ANGELA I 28325 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00200.0010</b> 28325 MEADOWLARK LN BONITA SPRINGS FL 34134	MEADOWLARK ESTATES PB 33 PG 82 LOT 1	27
25411 INDORE LLC 8144 SOUTH IRELAND WAY AURORA CO 80016	<b>04-48-25-B1-00200.0020</b> 3734 TOMLINSON ST BONITA SPRINGS FL 34134	MEADOWLARK ESTATES PB 33 PG 82 LOT 2	28
HILDEBRANDT L ERIC & 3719 TOMLINSON ST BONITA SPRINGS FL 34134	<b>04-48-25-B1-00200.0300</b> 3719 TOMLINSON ST BONITA SPRINGS FL 34134	MEADOWLARK ESTATES PB 33 PG 82 LOT 30	29
PERRI CAROL D TR 3735 TOMLINSON ST BONITA SPRINGS FL 34134	<b>04-48-25-B1-00200.0310</b> 3735 TOMLINSON ST BONITA SPRINGS FL 34134	MEADOWLARK ESTATES PB 33 PG 82 LOT 31	30
HOOPER LINDSAY L TR 1277 BUMPS RIVER RD CENTERVILLE MA 02632	<b>04-48-25-B1-00200.0320</b> 28355 MEADOWLARK LN BONITA SPRINGS FL 34134	MEADOWLARK ESTATES PB 33 PG 82 LOT 32	31
HOWLE DON L & SANDRA E 28391 MEADOWLARK LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0010</b> 28391 MEADOWLARK LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 1	32
SWEET DOUGLAS & ANNA 3732 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0020</b> 3732 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 2	33
PETZOLT EDNA 3716 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0030</b> 3716 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 3	34
KIRBY MICHAEL & JOSEPHINE 3700 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0040</b> 3700 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 4	35
PETZOT SANDY J TR 3749 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0160</b> 3749 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 16	36
MUNZENMAIER ALLEN M & 46 MADISON AVE MADISON CT 06443	<b>04-48-25-B1-00300.0170</b> 3717 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 17	37
PHILLIPS THOMAS M 3711 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0180</b> 3711 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 18	38
UNGER ROBERT J 3701 SUDBURY LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-00300.0190</b> 3701 SUDBURY LN BONITA SPRINGS FL 34134	SUDBURY ESTATES PB 34 PG 41 LOT 19	39
HAYES JASON HOWARD 3749 BAILES ST BONITA SPRINGS FL 34134	<b>04-48-25-B1-00400.0300</b> 3749 BAILES ST BONITA SPRINGS FL 34134	WINDSOR ESTATES PB 35 PG 19 LOT 30	40
VOLA GEORGE C & ANNE 3750 PATTY CT BONITA SPRINGS FL 34134	<b>04-48-25-B1-00900.0010</b> 3750 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 1	41
RENWART-RUANO KATHLEEN 3730 PATTY CT BONITA SPRINGS FL 34134	<b>04-48-25-B1-00900.0020</b> 3730 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 2	42
DAVIES SIMONE & 3710 PATTY CT BONITA SPRINGS FL 34134	<b>04-48-25-B1-00900.0030</b> 3710 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 3	43
GORMLEY RICHARD J & 3690 PATTY CT	<b>04-48-25-B1-00900.0040</b> 3690 PATTY CT 161	OHLMAN ACRES S/D PB 38 PG 85	44

BONITA SPRINGS FL 34134	BONITA SPRINGS FL 34134	LOT 4	
HILLAN GREGORY K & JAYNE L 3691 PATTY CT BONITA SPRINGS FL 34134	<b>04-48-25-B1-00900.0110</b> 3691 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 11	45
SOLER GISELLE + 5082 SW 159TH CT MIAMI FL 33185	<b>04-48-25-B1-00900.0120</b> 3711 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 12	46
SADOWSKI PAUL E & ALLISON J 3731 PATTY CT BONITA SPRINGS FL 34134	<b>04-48-25-B1-00900.0130</b> 3731 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES PB 38 PG 85 LOT 13	47
FLORY SUSAN E TR 2308 PARKLAWN DR LEWIS CENTER OH 43035	<b>04-48-25-B1-00900.0140</b> 3751 PATTY CT BONITA SPRINGS FL 34134	OHLMAN ACRES S/D PB 38 PG 85 LOT 14	48
HCR PROPERTIES LLC 3860 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0010</b> 3860 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 1	49
HCR PROPERTIES LLC 6008 CAJEPUT LN BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0020</b> 3840 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 2	50
CARAMICO FAMILY PROPERTIES LLC 1061 COLLIER CENTER WAY NAPLES FL 34110	<b>04-48-25-B1-01600.0030</b> 3820 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 3	51
VIA DEL REY LLC 3800 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0040</b> 3800 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 4	52
MILLER JEFFREY S 1283 BELAIRE CT NAPLES FL 34110	<b>04-48-25-B1-01600.0050</b> 3841 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 5	53
3880 VIA DEL RAY LLC JEFFREY S MILLER 1283 BELAIRE CT NAPLES FL 34110	<b>04-48-25-B1-01600.0060</b> 3880 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 6	54
MILLER JEFFREY 1283 BELAIRE CT NAPLES FL 34110	<b>04-48-25-B1-01600.0070</b> 3900 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 7	55
PHELAN FAMILIES LLC 1061 COLLIER CENTER WAY NAPLES FL 34110	<b>04-48-25-B1-01600.0080</b> 3901 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 8	56
VIA DEL REY LLC 3800 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-01600.0090</b> 3780 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 9	57
OKK INVESTMENTS LLC 425 COVE TOWER DRIVE # 1002 NAPLES FL 34110	<b>04-48-25-B1-01600.0100</b> 3960 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 10	58
QJR PROPERTIES BONITA SPRINGS 6091 S POINTE BLVD FORT MYERS FL 33919	<b>04-48-25-B1-01600.0110</b> 3940 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 11	59
FRANK FAMILY MINERAL INTERESTS 2739 ARDISIA LN NAPLES FL 34109	<b>04-48-25-B1-01600.0120</b> 3920 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 12	60
VANDERBILT OFFICE PARK 3960 VIA DEL REY BONITA SPRINGS FL 34134	<b>04-48-25-B1-0160A.00CE</b> RIGHT OF WAY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 TR A RD R/W	61
FOX HENRY LEE III + 28691 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0010</b> 28691 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB37PG38 LOT 1	62
GIANNETTA LYNDA J TR	<b>04-48-25-B4-0070A.0020</b>	VANDERBILT LKS S/D REPLAT	63

28671 WINTHROP CIR BONITA SPRINGS FL 34134	28671 WINTHROP CIR BONITA SPRINGS FL 34134	OF REPLAT BLK A PB 37PG38 LOT 2	
CACO ROBERT TR 28651 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0030</b> 28651 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 3	64
SCHMIDT FREDERICK J 569 S HURON RD LINWOOD MI 48634	<b>04-48-25-B4-0070A.0040</b> 3867 ESSEX PL BONITA SPRINGS FL 34134	VANDEBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 4	65
TAMMINGA GEORGE & ROLEAN 748 CARLUKE RD W RR#2 ANCASTER ON L9G 3L1 CANADA	<b>04-48-25-B4-0070A.0050</b> 3851 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 5	66
CAPISTRANT BARBARA L & \ 23775 TRAIL HAVEN CT ROGERS MN 55374	<b>04-48-25-B4-0070A.0060</b> 3837 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 6	67
ALLEN MICHAEL + BELLROPES BIDDENDEN RD SMARDEN ASHFORD TN27 8QG UNITED KINGDOM	<b>04-48-25-B4-0070A.0070</b> 3821 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 7	68
GRAFENBERG JESSIE L 3813 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0080</b> 3813 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 8	69
REMEGI MARIO TR 3803 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0090</b> 3803 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 9	70
VANDERBILT COMM SERVICES ASSN COLLIER FINANCIAL INC 4985 E TAMAMI TRL NAPLES FL 34113	<b>04-48-25-B4-0070A.00CE</b> 3990 NORTH LAKE ST BONITA SPRINGS FL 34134	VANDERBILT LAKES REPLAT PB 37 PGS 34 -40 TRACTS A B + R/W COMMON ELEMENT	71
GIENAPP JAMES W & C ANNE 3787 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0100</b> 3787 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 10	72
GEIWITZ PAUL D TR 3756 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0140</b> 3756 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 14	73
BARANYK OREST & SOPHIE + 3772 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0150</b> 3772 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 15	74
CARTER MICHAEL R & MARGARET 6505 POST RD FORT WAYNE IN 46814	<b>04-48-25-B4-0070A.0160</b> 3788 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 16	75
MUELLER TEALE 3804 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0170</b> 3804 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 17	76
ALEXANDER RICHARD & 3820 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0180</b> 3820 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 18	77
DELERME VIRGINIA TR 3836 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0190</b> 3836 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 19	78
FALCIONE JULIET TR 3852 ESSEX PL BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0200</b> 3852 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 20	79
SMITH MITCH & MARY WEBB 8181 W 8TH STREET RD ANDERSON IN 46011	<b>04-48-25-B4-0070A.0210</b> 3868 ESSEX PL BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 21	80
PIPLAKEJS ULDIS K &	<b>04-48-25-B4-0070A.0220</b>	VANDERBILT LKS S/D REPLAT	81

1326 ARBOR DR LEMONT IL 60439	28581 WINTHROP CIR BONITA SPRINGS FL 34134	OF REPLAT BLK A PB 37 PG38 LOT 22	
JOHNSON SANDRA 28561 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0230</b> 28561 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 23	82
TUMELTY JOHN W & 16 CRESTVIEW DR OCEAN VIEW NJ 08230	<b>04-48-25-B4-0070A.0240</b> 28541 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 24	83
DURRETT SHELLEY O TR 28521 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0250</b> 28521 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 25	84
FREDERICKS HAROLD EDWIN TR 9120 BRENTMEADE BLVD BRENTWOOD TN 37027	<b>04-48-25-B4-0070A.0260</b> 28501 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 26	85
BAKER ROSE MARY TR 28481 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0270</b> 28481 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG38 LOT 27	86
GAGNON DEBORAH A TR 28461 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0280</b> 28461 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG39 LOT 28	87
JACKSON GAIL A 28441 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070A.0290</b> 28441 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK A PB 37 PG39 LOT 29	88
STRAWDER STEVEN A & MARIA K 28470 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070C.0010</b> 28470 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK C PB 37 PG39 LOT 1	89
JONES LEROY D 28450 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070C.0020</b> 28450 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK C PB 37 PG39 LOT 2	90
RODGERS BRIANNA & RAYMOND 28440 WINTHROP CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0070C.0030</b> 28440 WINTHROP CIR BONITA SPRINGS FL 34134	VANDERBILT LKS S/D REPLAT OF REPLAT BLK C PB 37 PG39 LOT 3	91
BERMUDA ISLES GULF COAST PROPERTY MGMT 8951 BONITA BEACH RD SE BONITA SPRINGS FL 34135	<b>04-48-25-B4-01300.00CE</b> 3876 ESSEX PL BONITA SPRINGS FL 34134	BERMUDA ISLES CONDO OR 2075 PG 2392 / CPB 16 PG 88 COMMON ELEMENTS	92
BERMUDA CAYS CONDO ASSOC WARNER CORP 886 110TH AVE N # 7 NAPLES FL 34108	<b>04-48-25-B4-01400.00CE</b> BERMUDA CAYS CONDO C/E BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO C/E POOL/TENNIS OR2075 PG2312 LESS OR 2660 PG 3581 POOL AREA	93
BERMUDA ISLES & CAYS SWIM & RA PO BOX 2411 BONITA SPRINGS FL 34133	<b>04-48-25-B4-01400.01CE</b> 3964 WINDWARD PASSAGE CIR BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO C/E POOL AREA DESC IN OR 2660 PG 3581	94
BERMUDA ISLES II CONDO ASSOC LAINE MGMT SERVICE 10915 BONIITA BEACH RD #1111 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01900.00CE</b> BERMUDA ISLES C/E BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 C/E POOL + TENNIS	95
MCGOURTY BETTY A TR UNIT 101 3941 LEEWARD PASSAGE CT BONITA SPRINGS FL 34134	<b>04-48-25-B4-01301.1010</b> 3941 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 101	96
FREY BARBARA J TR 7091 TOLAN RD PLEASANT PLAINS IL 62677	<b>04-48-25-B4-01301.1020</b> 3941 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 102	96
ALEGADO EDWARD R & HELEN 3941 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01301.1030</b> 3941 LEEWARD PASSAGE CT	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 103	96

	#103 BONITA SPRINGS FL 34134		
HAGER JAMES J + PATRICIA A 102 PINE ST MIDDLEBORO MA 02346	<b>04-48-25-B4-01301.1040</b> 3941 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 104	96
DUCKWALL CHARLES & MARY 514 N DR W MARSHALL MI 49068	<b>04-48-25-B4-01301.1050</b> 3941 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 105	96
DYBEL JOSEPH S 15 PINE ST SCHERERVILLE IN 46375	<b>04-48-25-B4-01301.1060</b> 3941 LEEWARD PASSAGE CT #106 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 106	96
DONN J CALABRESE FAMILY PARTNS 111 PARCE AVE FAIRPORT NY 14450	<b>04-48-25-B4-01301.2010</b> 3941 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 201	96
FREY BARBARA J TR 7091 TOLAN RD PLEASANT PLAINS IL 62677	<b>04-48-25-B4-01301.2020</b> 3941 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 202	96
PIGNATIELLO ANGELA 3941 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01301.2030</b> 3941 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 203	96
FROHLICH MINDY 3953 MURRAY AVE - FLOOR 2 PITTSBURGH PA 15217	<b>04-48-25-B4-01301.2040</b> 3941 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-204	96
MULHERAN KATHLEEN M PO BOX 1434 BONITA SPRINGS FL 34133	<b>04-48-25-B4-01301.2050</b> 3941 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-205	96
CASSIDY LISA M + 98 FOREST ST DANVERS MA 01923	<b>04-48-25-B4-01301.2060</b> 3941 LEEWARD PASSAGE CT #206 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-206	96
SCHAROSCH GERALD + 717 DEBORAH CT MANSFIELD OH 44904	<b>04-48-25-B4-01302.1010</b> 3921 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-101	97
BOTT DANIEL 3921 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.1020</b> 3921 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-102	97
BLANCHARD DIANE 936 DOUGLAS RD BRONSON MI 49028	<b>04-48-25-B4-01302.1030</b> 3921 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-103	97
MAGUIRE DAVID J JR TR 3921 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.1040</b> 3921 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-104	97
CLAYTON HOWARD & 3921 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.2010</b> 3921 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-201	97
FREY BARBARA J TR 7091 TOLAN RD	<b>04-48-25-B4-01302.2020</b> 3921 LEEWARD PASSAGE CT	BERMUDA ISLES OR 2075 PG 2393	97

PLEASANT PLAINS IL 62677	#202 BONITA SPRINGS FL 34134	PH-1 BLDG-2 UNIT-202	
CUMMINGS IHOKO O UNIT 203 3921 LEEWARD PASSAGE CT BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.2030</b> 3921 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-203	97
FINDLEY STEVEN R & 3921 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.2040</b> 3921 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT 204	97
MACK DANIELLE & EDWARD 3890 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01303.1010</b> 3890 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-101	98
MEAD MARGARET A 5 CREEKVIEW CT WAPPINGERS FALLS NY 12590	<b>04-48-25-B4-01303.1020</b> 3890 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-102	98
SAMBAER RONALD B & DENISE M 3890 LEEWARD PASSAGE CT #103 BONITA SPGS FL 34134	<b>04-48-25-B4-01303.1030</b> 3890 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-103	98
MARTIN JERRY R + 3890 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01303.1040</b> 3890 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-104	98
KOLOWITZ DANIEL P & 325 HARRINGTON ROAD HAVERTOWN PA 19083	<b>04-48-25-B4-01303.2010</b> 3890 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-201	98
WALTERS JEFFERY S 627 CENTER DR ANN ARBOR MI 48103	<b>04-48-25-B4-01303.2020</b> 3890 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-202	98
BOYCE ELIZABETH L 3890 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01303.2030</b> 3890 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-203	98
WEAVER ROBERT A 3705 TOMLINSON ST BONITA SPRINGS FL 34134	<b>04-48-25-B4-01303.2040</b> 3890 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-3 UNIT-204	98
ISBELL RICHARD A 3420 SLEETH RD COMMERCE TOWNSHIP MI 48382	<b>04-48-25-B4-01304.1010</b> 3900 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-101	99
TRAGER JEAN L 3900 LEEWARD PASSAGE CT 102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01304.1020</b> 3900 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-102	99
HARRISON PAMELA D & 10055 DIXIE HWY #5 FAIR HAVEN MI 48023	<b>04-48-25-B4-01304.1030</b> 3900 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-103	99
CJS FL PROPERTIES LLC 28841 TRENTON CT BONITA SPRINGS FL 34134	<b>04-48-25-B4-01304.1040</b> 3900 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-104	99
MULRYAN MICHAEL E TR 4220 RACCOON BAY DR	<b>04-48-25-B4-01304.2010</b> 3900 LEEWARD PASSAGE CT	BERMUDA ISLES OR 2075 PG 2393	99

BONITA SPRINGS FL 34134	#201 BONITA SPRINGS FL 34134	PH-2 BLDG-4 UNIT-201	
MCKENZIE AMANDA MARIE 3900 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01304.2020</b> 3900 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-202	99
FALCIONE JAMES A & 2081 IMPERIAL CIR NAPLES FL 34110	<b>04-48-25-B4-01304.2030</b> 3900 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-203	99
MERTLBAUER ALFONS K & MARY L/E 3900 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01304.2040</b> 3900 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-2 BLDG-4 UNIT-204	99
DELFINO DARLENE & 3910 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.1010</b> 3910 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-101	100
MENTON MICHAEL & MEREDITH T 3910 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.1020</b> 3910 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-102	100
DOYLE GREGG & LORI A 9532 SOUTH CENTRAL PARK AVE EVERGREEN PARK IL 60805	<b>04-48-25-B4-01305.1030</b> 3910 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-103	100
LILLY LAWRENCE E & LINDA L 38225 CHARWOOD DR STERLING HEIGHTS MI 48312	<b>04-48-25-B4-01305.1040</b> 3910 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-104	100
HOLMES WARREN G + PHYLLIS M 527 HOMECREST DR AMHERST NY 14226	<b>04-48-25-B4-01305.1050</b> 3910 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-105	100
MCCARTHY COLLEEN C 3910 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2010</b> 3910 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-201	100
BILLEK GRACYAS JUDITH TR 29W356 OAK LN WEST CHICAGO IL 60185	<b>04-48-25-B4-01305.2020</b> 3910 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-202	100
CAMPBELL ROY J & BARBARA L 1646 POTTERSVILLE ROAD SPENCER IN 47460	<b>04-48-25-B4-01305.2030</b> 3910 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH 2 BLDG 5 UNIT 203	100
HESS LARRY J & LINDA L TR 3910 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2040</b> 3910 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-204	100
ARENA ANTHONY J & LYNDA C 3910 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2050</b> 3910 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-205	100
SCUDDER CAROLE A + 5358 ASHLEY DR SW LILBURN GA 30047	<b>04-48-25-B4-01306.1010</b> 3920 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 101	101
BAKER TIMOTHY L TR 1 THORWALD DR	<b>04-48-25-B4-01306.1020</b> 3920 LEEWARD PASSAGE CT	BERMUDA ISLES OR 2501 PG 1391	101

SOUTH DENNIS MA 02660	#102 BONITA SPRINGS FL 34134	PH-II BLDG 6 UNIT 102	
CORDELL RAMONA J 6910 SUN RIVER DR FISHERS IN 46038	<b>04-48-25-B4-01306.1030</b> 3920 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 103	101
LARGAY WAY LLC 13966 OLD COAST RD NAPLES FL 34110	<b>04-48-25-B4-01306.1040</b> 3920 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 104	101
MOUSSEAU ERIC C 41221 WINDMILL ST HARRISON TOWNSHIP MI 48045	<b>04-48-25-B4-01306.1050</b> 3920 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 105	101
MCCARTHY KAREN S 3920 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2010</b> 3920 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 201	101
OBRIEN RICHARD M & SHERYL L 3920 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2020</b> 3920 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 202	101
CROPPER JAMES F & JUDITH F 54 PHOEBE ST METHUEN MA 01844	<b>04-48-25-B4-01306.2030</b> 3920 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 203	101
HAIMAN PAUL K 3920 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2040</b> 3920 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 204	101
SEISER LOUIS P + 177 ALBERT ST TORRINGTON CT 06790	<b>04-48-25-B4-01306.2050</b> 3920 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 205	101
MITCHELL SUZANNE LYNN TR 4333 COOL WATER DR DOUGLASVILLE GA 30135	<b>04-48-25-B4-0140A.1010</b> 28601 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG A UNIT 101	102
ORR CAROLYN L # 102 28601 STARBOARD PASSAGE WAY BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140A.1020</b> 28601 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG A UNIT 102	102
DEMUTH PROPERTIES LLC 3076 BEALS BRANCH DR LOUISVILLE KY 40206	<b>04-48-25-B4-0140A.2010</b> 28601 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG A UNIT 201	102
RINDERER DARRELL + 13300 KOCH RD HIGHLAND IL 62249	<b>04-48-25-B4-0140A.2020</b> 28601 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG A UNIT 202	102
TURCOTTE GENE & NANCY M TR 60 LEDGEWOOD DR DANVERS MA 01923	<b>04-48-25-B4-0140B.1010</b> 28611 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG B UNIT 101	103
DALY JOHN & NAOMI APT 102B 28611 STARBOARD PASSAGE WAY BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140B.1020</b> 28611 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG B UNIT 102	103
WEBER KEVIN 1000 HOLLISTER LN #1322	<b>04-48-25-B4-0140B.2010</b> 28611 STARBOARD PASSAGE WAY #101	BERMUDA CAYS CONDO OR 2075 PG 2312	103



PERRYSBURG OH 43551	WAY #201 BONITA SPRINGS FL 34134	PH I BLDG B UNIT 201	
PERCHARD ROBERT E & DONNA M 44764 DANBURY RD CANTON MI 48188	<b>04-48-25-B4-0140B.2020</b> 28611 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG B UNIT 202	103
BURDISS PAUL EDWARD TR 727 HOLLYHOCK ST PARK CITY UT 84098	<b>04-48-25-B4-0140C.1010</b> 28621 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG C UNIT 101	104
VANGUNTEN BRIGITTE TR 28621 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140C.1020</b> 28621 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG C UNIT 102	104
BOELLMANN GREGORY H & 33 NUANGOLA AVE MOUNTAIN TOP PA 18707	<b>04-48-25-B4-0140C.2010</b> 28621 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG C UNIT 201	104
CARTER LINDA K TR 3440 STANLEY RD FAIRLAWN OH 44333	<b>04-48-25-B4-0140C.2020</b> 28621 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG C UNIT 202	104
DIMENT BARBARA J 147 56TH ST WEST DES MOINES IA 50266	<b>04-48-25-B4-0140D.1010</b> 28631 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG D UNIT 101	105
MCKEON CHARLES A & GAIL A TR 9303 BURNETTA DR FAIRFAX VA 22032	<b>04-48-25-B4-0140D.1020</b> 28631 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG D UNIT 102	105
PORTER JILL MARIE & 2074 SCHEFFER AVE SAINT PAUL MN 55116	<b>04-48-25-B4-0140D.2010</b> 28631 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG D UNIT 201	105
MAYER ANDREW J & GAIL 28631 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140D.2020</b> 28631 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH I BLDG D UNIT 202	105
MATRE PATRICIA J L/E 3871 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140E.1010</b> 3871 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG E UNIT 101	106
HAMMETT JEAN B TR 3871 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140E.1020</b> 3871 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG E UNIT 102	106
CURCURI THOMAS TR 1627 SUNNINGDALE DR GROSSE POINTE WOODS MI 48236	<b>04-48-25-B4-0140E.2010</b> 3871 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG E UNIT 201	106
CRANCH VIRGINIA H UNIT E202 3871 WINDWARD PASSAGE CIR BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140E.2020</b> 3871 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG E UNIT 202	106
SONOC KATHLEEN J TR 3881 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140F.1010</b> 3881 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG F UNIT 101	107
QUILLIN RONALD J & PAMELA 326 LOSEY BLVD SO	<b>04-48-25-B4-0140F.1020</b> 3881 WINDWARD PASSAGE CIR	BERMUDA CAYS CONDO DESC OR 2075 PG 2312	107

LA CROSSE WI 54601	#102 BONITA SPRINGS FL 34134	PH IV BLDG F UNIT 102	
STEFFANNI KEVIN J 3881 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140F.2010</b> 3881 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG F UNIT 201	107
OLIVARES BLAS & MARY RITA TR 3881 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140F.2020</b> 3881 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG F UNIT 202	107
PEARSON JANIE L 3891 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140G.1010</b> 3891 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG G UNIT 101	108
SCHMIDT DIANE 3891 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140G.1020</b> 3891 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG G UNIT 102	108
FOGARTY DOLORES T 3891 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140G.2010</b> 3891 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG G UNIT 201	108
HOUSTON CHARLOTTE M TR 13351 S OAK HILLS PKWY PALOS HEIGHTS IL 60463	<b>04-48-25-B4-0140G.2020</b> 3891 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG G UNIT 202	108
KERINS JOHN F JR 89 HUBBARDSTON RD BOSTON MA 02125	<b>04-48-25-B4-0140H.1010</b> 3901 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG H UNIT 101	109
BEKARCIAK RAY G & MARY JANE 3901 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140H.1020</b> 3901 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG H UNIT 102	109
BROWN RUSSELL & MARIE 3901 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140H.2010</b> 3901 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG H UNIT 201	109
LINHOFF PATRICIA L TR 3901 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140H.2020</b> 3901 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG H UNIT 202	109
ALLEN KENNETH R & LUCINDA R 8 THE ORCHARD FAYETTEVILLE NY 13066	<b>04-48-25-B4-0140I.1010</b> 3911 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG I UNIT 101	110
CARMAN JEFFREY C TR 1645 BURKS BRANCH RD SHELBYVILLE KY 40065	<b>04-48-25-B4-0140I.1020</b> 3911 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG I UNIT 102	110
MARTIN JOHN R + DONA M + 12205 RAMBLING RD HOMER GLEN IL 60491	<b>04-48-25-B4-0140I.2010</b> 3911 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG I UNIT 201	110
3911 WINDWARD PASSAGE CIR #202 20 SOUTH SHORE DR ORCHARD PARK NY 14127	<b>04-48-25-B4-0140I.2020</b> 3911 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH IV BLDG I UNIT 202	110
SHIELDS FRANCIS & BERNICE 3910 WINDWARD PASSAGE CIR #101	<b>04-48-25-B4-0140S.1010</b> 3910 WINDWARD PASSAGE CIR #101	BERMUDA CAYS CONDO DESC OR 2075 PG 2312	111

BONITA SPRINGS FL 34134	#101 BONITA SPRINGS FL 34134	PH III BLDG S UNIT 101	
FARTHING JUSTIN D & 3910 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140S.1020</b> 3910 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG S UNIT 102	111
WINDWARD PASSAGE CIRCLE LLC 28901 TRENTON CT BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140S.2010</b> 3910 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG S UNIT 201	111
SEBEK EUGENE C & VIRGINIA B 5030 S LA CROSSE AVE CHICAGO IL 60638	<b>04-48-25-B4-0140S.2020</b> 3910 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG S UNIT 202	111
GILBERT DAVID H TR 13801 YORK RD APT J3 COCKEYSVILLE MD 21030	<b>04-48-25-B4-0140T.1010</b> 3920 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG T UNIT 101	112
WORLD WIDE REAL ESTATE LTD LLC 6521 STORER AVE CLEVELAND OH 44102	<b>04-48-25-B4-0140T.1020</b> 3920 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG T UNIT 102	112
SURDAM DAVID & 3920 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140T.2010</b> 3920 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG T UNIT 201	112
PEHR GEORGE O & DIANE M 13723 S 88TH AVE ORLAND PARK IL 60462	<b>04-48-25-B4-0140T.2020</b> 3920 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG T UNIT 202	112
KESSLER THEDA A TR 3930 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140U.1010</b> 3930 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG U UNIT 101	113
SNYDER RICHARD D + 3930 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140U.1020</b> 3930 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG U UNIT 102	113
DOUMA PARK A & MARYJANE 821 APPLE GLEN DR GRAND JUNCTION CO 81505	<b>04-48-25-B4-0140U.2010</b> 3930 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG U UNIT 201	113
BAVA ROBERT & 175 PARK AVE RANDOLPH NJ 07869	<b>04-48-25-B4-0140U.2020</b> 3930 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG U UNIT 202	113
ANDREWS KATHRYN S 3940 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140V.1010</b> 3940 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG V UNIT 101	114
BLAYDES JEFFREY OLIVER & 335 PATRIOTS LANDING COATESVILLE IN 46121	<b>04-48-25-B4-0140V.1020</b> 3940 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG V UNIT 102	114
DIPIETRO STEVEN A & 3940 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-0140V.2010</b> 3940 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG V UNIT 201	114
LIPUT RONALD J & MELISSA D 5 BUCKNELL DR	<b>04-48-25-B4-0140V.2020</b> 3940 WINDWARD PASSAGE CIR	BERMUDA CAYS CONDO DESC OR 2075 PG 2312	114

CLARKS SUMMIT PA 18411	#202 BONITA SPRINGS FL 34134	PH III BLDG V UNIT 202	
ALBRIGHT JUNE P 1653 SPRUCE PINE CT LILBURN GA 30047	<b>04-48-25-B4-0140W.1010</b> 3960 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG W UNIT 101	115
REILLY ROBERT K TR 133 AMES ST SHARON MA 02067	<b>04-48-25-B4-0140W.1020</b> 3960 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG W UNIT 102	115
BROWN ROBERT J & LYNN N TR 23 BARQUE CIRCLE SOUTH DENNIS MA 02660	<b>04-48-25-B4-0140W.2010</b> 3960 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG W UNIT 201	115
NEPENTHE BLUE LLC 8951 BONITA BEACH RD SE BONITA SPRINGS FL 34135	<b>04-48-25-B4-0140W.2020</b> 3960 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG W UNIT 202	115
TRACY VINCENT J & CAROLYN E 4715 FAWN LAKE DR NE EAST BETHEL MN 55005	<b>04-48-25-B4-0140X.1010</b> 3970 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG X UNIT 101	116
ROGIER ADRIAN S & SHARON S PO BOX 98 HIGHLAND IL 62249	<b>04-48-25-B4-0140X.1020</b> 3970 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG X UNIT 102	116
DIMATTEO FRANK A & EUGENIA 3300 DURBIN PL FALLS CHURCH VA 22041	<b>04-48-25-B4-0140X.2010</b> 3970 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG X UNIT 201	116
ELLAM JOSEPH J & JANET M 4320 OUTERBRIDGE CROSSING HARRISBURG PA 17112	<b>04-48-25-B4-0140X.2020</b> 3970 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG X UNIT 202	116
LARSON BRUCE & VIRGINIA 3951 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014J0.1010</b> 3951 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG J UNIT 101	117
ELIZABETH M WEBER TRUST + 1431 FAIRWAY CIR GENEVA IL 60134	<b>04-48-25-B4-014J0.1020</b> 3951 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG J UNIT 102	117
DAVIS DALE C III & CAROL M 8 ROUTE 24 CHESTER NJ 07930	<b>04-48-25-B4-014J0.2010</b> 3951 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG J UNIT 201	117
BROUSSEAU DEBORAH A 3951 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014J0.2020</b> 3951 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG J UNIT 202	117
FINNEGAN ALAN & NANCY 220 BROAD ST BETHLEHEM PA 18018	<b>04-48-25-B4-014K0.1010</b> 3961 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG K UNIT 101	118
MICHAEL P BRIGGS TRUST + 3961 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014K0.1020</b> 3961 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG K UNIT 102	118
PISANI JEFFREY P & 37 INTERVALE AVE	<b>04-48-25-B4-014K0.2010</b> 3961 WINDWARD PASSAGE CIR #102	BERMUDA CAYS CONDO OR 2075 PG 2312	118

FREEDOM NH 03836	#201 BONITA SPRINGS FL 34134	PH II BLDG K UNIT 201	
WARNER REAL ESTATE CORPORATION 1076 BUSINESS LN STE 5 NAPLES FL 34110	<b>04-48-25-B4-014K0.2020</b> 3961 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG K UNIT 202	118
MITCHELL SUZANNE LYNN TR 4333 COOL WATER DR DOUGLASVILLE GA 30135	<b>04-48-25-B4-014L0.1010</b> 3971 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG L UNIT 101	119
VANVORST DOUGLAS & MARA 3971 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014L0.1020</b> 3971 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG L UNIT 102	119
FRANK STEVEN R & COLLEEN R PO BOX 276 JOHNSTOWN PA 15907	<b>04-48-25-B4-014L0.2010</b> 3971 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG L UNIT 201	119
WILLENBRING ROGER L & 19049 TROY ST NW ELK RIVER MN 55330	<b>04-48-25-B4-014L0.2020</b> 3971 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG L UNIT 202	119
KOBUS CHRISTINE M TR 1241 ILLINI DR LOCKPORT IL 60441	<b>04-48-25-B4-014M0.1010</b> 3981 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG M UNIT 101	120
DOYLE ERIN ELIZABETH 3981 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014M0.1020</b> 3981 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG M UNIT 102	120
PATTERSON LORI 3981 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014M0.2010</b> 3981 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG M UNIT 201	120
FOLEY STEPHEN F & LISA A 48 DURFEE DR EAST FALMOUTH MA 02536	<b>04-48-25-B4-014M0.2020</b> 3981 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH II BLDG M UNIT 202	120
HENKEL JOHN C & EVA M 14445 S CASEY LANE HOMER GLEN IL 60491	<b>04-48-25-B4-014N0.1010</b> 3991 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG N UNIT 101	121
WARD THOMAS S & ALEXIS A TR 291 GOVERNORS LN ELGIN IL 60123	<b>04-48-25-B4-014N0.1020</b> 3991 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG N UNIT 102	121
DOUGLAS ROBERT & 12 GARRETT CRESCENT BARRIE ON L4M 4R8 CANADA	<b>04-48-25-B4-014N0.2010</b> 3991 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG N UNIT 201	121
RADCLIFFE RUSSELL E TR 303 HARMONY DRIVE HARRISON OH 45030	<b>04-48-25-B4-014N0.2020</b> 3991 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH II BLDG N UNIT 202	121
ZWAYER GERALDINE A + 8663 RICHARDSON RD GROVEPORT OH 43125	<b>04-48-25-B4-014O0.1010</b> 3990 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG O UNIT 101	122
CERNAUSKAS MARY T PO BOX 626	<b>04-48-25-B4-014O0.1020</b> 3990 WINDWARD PASSAGE CIR #102	BERMUDA CAYS CONDO DESC OR 2075 PG 2312	122

MOKENA IL 60448	#102 BONITA SPRINGS FL 34134	PH III BLDG O UNIT 102	
PORRECA DAVID M & 2499 FOXBRIAR CT WEXFORD PA 15090	<b>04-48-25-B4-01400.2010</b> 3990 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG O UNIT 201	122
SCHMITT CLAUDIA L 3990 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01400.2020</b> 3990 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO DESC OR 2075 PG 2312 PH III BLDG O UNIT 202	122
PETORAK GREGORY & GAIL 28622 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014P0.1010</b> 28622 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG P UNIT 101	123
SMITH THOMAS JAY & 38195 REVERE DR NORTH RIDGEVILLE OH 44039	<b>04-48-25-B4-014P0.1020</b> 28622 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG P UNIT 102	123
MAHONEY MICHAEL E & ERIN M 5218 W 109TH ST OAK LAWN IL 60453	<b>04-48-25-B4-014P0.2010</b> 28622 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG P UNIT 201	123
TELLO STEPHEN J TR 69 ISLE OF VENICE FORT LAUDERDALE FL 33301	<b>04-48-25-B4-014P0.2020</b> 28622 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG P UNIT 202	123
PLATT BARBARA + 1194 CARROLL AVE LAWRENCEBURG IN 47025	<b>04-48-25-B4-014Q0.1010</b> 28632 STARBOARD PASSAGE WAY #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG Q UNIT 101	124
ROSSER RONNIE LEE 1039 N HUNTINGTON ST SYRACUSE IN 46567	<b>04-48-25-B4-014Q0.1020</b> 28632 STARBOARD PASSAGE WAY #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG Q UNIT 102	124
GRECHIKA LORI & GLEN 28632 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-014Q0.2010</b> 28632 STARBOARD PASSAGE WAY #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG Q UNIT 201	124
LISA A VAIS TRUST + 52 KIMBARK RD RIVERSIDE IL 60546	<b>04-48-25-B4-014Q0.2020</b> 28632 STARBOARD PASSAGE WAY #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG Q UNIT 202	124
SIEVERT LINDA A 155 STUEWE ROAD GETZVILLE NY 14068	<b>04-48-25-B4-014R0.1010</b> 3900 WINDWARD PASSAGE CIR #101 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG R UNIT 101	125
DEVEAU HARVEY D TR 6 REMINGTON DR EAST HAMPSTEAD NH 03826	<b>04-48-25-B4-014R0.1020</b> 3900 WINDWARD PASSAGE CIR #102 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG R UNIT 102	125
BAISE ROSE TR 5209 S PEBBLECREEK RD W BLOOMFIELD MI 48322	<b>04-48-25-B4-014R0.2010</b> 3900 WINDWARD PASSAGE CIR #201 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG R UNIT 201	125
DIMAGGIO JOY 3562 MOBERLY DR COMMERCE TOWNSHIP MI 48382	<b>04-48-25-B4-014R0.2020</b> 3900 WINDWARD PASSAGE CIR #202 BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO OR 2075 PG 2312 PH III BLDG R UNIT 202	125
SPECHT GREGORY M + 3930 LEEWARD PASSAGE CT #101	<b>04-48-25-B4-01903.1010</b> 3930 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO OR 2510 PG 3342	126

BONITA SPRINGS FL 34134	#101 BONITA SPRINGS FL 34134	PH-6 BLDG 3 UNIT 101	
KASTNER JENNIFER 720 N LARRABEE ST #1106 CHICAGO IL 60654	<b>04-48-25-B4-01903.1020</b> 3930 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 102	126
GREAT VALLEY RENTALS LLC 1 GRANVILLE WAY EXTON PA 19341	<b>04-48-25-B4-01903.1030</b> 3930 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 103	126
MCNAMEE MARY CATHERINE TR 140 CARRIAGE WAY DR # 224C BURR RIDGE IL 60527	<b>04-48-25-B4-01903.1040</b> 3930 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 104	126
LABARBERA LISA A + 4170 THROGS NECK EXPWY BRONX NY 10465	<b>04-48-25-B4-01903.2010</b> 3930 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 201	126
HINKLE RICHARD E & 213 FOX HOLLOW DR BUTLER PA 16001	<b>04-48-25-B4-01903.2020</b> 3930 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 202	126
PINK ELENA 15210 FLORIST CIR APPLE VALLEY MN 55124	<b>04-48-25-B4-01903.2030</b> 3930 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 203	126
DIMAGGIO DADE + 111 N MAIN UNIT 307 ROYAL OAK MI 48067	<b>04-48-25-B4-01903.2040</b> 3930 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 204 + CCPT#3- 204	126
HEANEY KATHLEEN & 303 FLECTCHER LAKE AVE BRADLEY BEACH NJ 07720	<b>04-48-25-B4-01904.1010</b> 3940 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 101	127
SCARBOROUGH LEESHA R 3940 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.1020</b> 3940 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 102+(XF- CCPT)	127
ACRA INVESTMENTS LLC 1565 W JORDAN DR GREENSBURG IN 47240	<b>04-48-25-B4-01904.1030</b> 3940 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 103	127
MCCAMMENT LARRY L 1421 W PARK RD GREENSBURG IN 47240	<b>04-48-25-B4-01904.1040</b> 3940 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 104	127
MAFFIA JOHN & GRACE 21 BROOKSIDE RD CLARKSBURG NJ 08510	<b>04-48-25-B4-01904.1050</b> 3940 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 105	127
WOLF LODGE LLC 6337 LIMWOOD CIR LOUISVILLE KY 40222	<b>04-48-25-B4-01904.2010</b> 3940 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 201	127
WOLOVLEK DEBRA K 3940 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.2020</b> 3940 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 202+(XF- CCPT)	127
BELFIORI PHILIP T & 3940 LEEWARD PASSAGE CT#203	<b>04-48-25-B4-01904.2030</b> 3940 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342	127

BONITA SPRINGS FL 34134	#203 BONITA SPRINGS FL 34134	PH 4 BLDG 4 UNIT 203	
SHEERIN WALTER J & JEAN A TR 3940 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.2040</b> 3940 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 204	127
BRADD THOMAS STUART & KIM 1050 LILYDALE BELLE RIVER ON N0P 2L0 CANADA	<b>04-48-25-B4-01904.2050</b> 3940 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 205	127
KOMARA JOHN J JR & LINDA L 15539 MOSS GLEN TR NEWBURY OH 44065	<b>04-48-25-B4-01905.1010</b> 3950 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 101+(XF- CCPT)	128
FORTE BRIAN S 3950 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01905.1020</b> 3950 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 102	128
YEAGER JOHN C & 7157 OAKBAY DR NOBLESVILLE IN 46062	<b>04-48-25-B4-01905.1030</b> 3950 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 103	128
PURGARIC KEITH A & LEANN E 2375 GARLAND ST SYLVAN LAKE MI 48320	<b>04-48-25-B4-01905.1040</b> 3950 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 104+(XF- CCPT)	128
WILSON LANHAM LUCILLE M TR 3950 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01905.1050</b> 3950 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 105	128
OLENICK DONALD D II & 2804 BIG SUR DR LEWIS CENTER OH 43035	<b>04-48-25-B4-01905.2010</b> 3950 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 201	128
ANDRIANAS NICHOLAS & 1 SOUND BREEZE DR MILLER PLACE NY 11764	<b>04-48-25-B4-01905.2020</b> 3950 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 202	128
GOLAB DAVID P + 3950 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01905.2030</b> 3950 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 203	128
WEISER LINDA 212 NORTH ST STONEHAM MA 02180	<b>04-48-25-B4-01905.2040</b> 3950 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 204	128
DROBNY DENNIS P + 1849 PARKWOOD RD SNELLVILLE GA 30078	<b>04-48-25-B4-01905.2050</b> 3950 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 205	128
STICE D M + PO BOX 168 ASHLAND IL 62612	<b>04-48-25-B4-01906.1010</b> 3960 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-101	129
FULLER JAN B & KAREN 3960 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.1020</b> 3960 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-102	129
KOBY MICHAEL JOHN 3960 LEEWARD PASSAGE CT #103	<b>04-48-25-B4-01906.1030</b> 3960 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO OR 2510 PG 3342	129

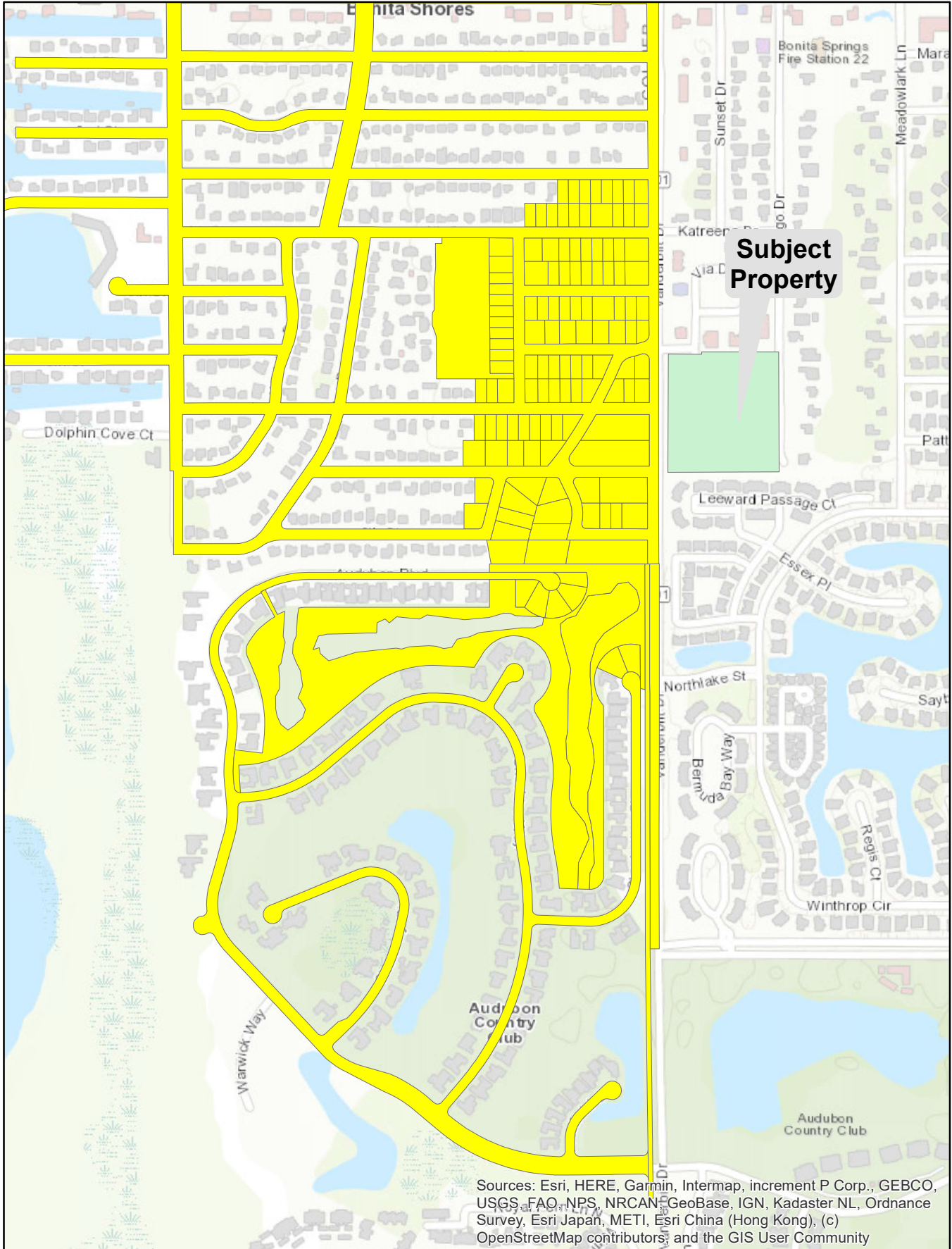


BONITA SPRINGS FL 34134	#103 BONITA SPRINGS FL 34134	PH-1 BLDG-6 UNIT-103	
KLINE MARIPAT PUTNAM + 3960 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.1040</b> 3960 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-104	129
SANDERS THOMAS E & 3960 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2010</b> 3960 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-201	129
CORI HELEN 3960 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2020</b> 3960 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-202+(XF- CCPT)	129
HAWLEY ROSALIE TR 3960 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2030</b> 3960 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-203	129
GEIGER GILBERT G L/E 3630 MARTINDALE RD NE CANTON OH 44714	<b>04-48-25-B4-01906.2040</b> 3960 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-204	129
FREITAS JOSE MANUEL & 400 COVENTRY HILL TRL NEW MARKET ON L3X 2A1 CANADA	<b>04-48-25-B4-01907.1010</b> 3970 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 101	130
JONSSON STACY 3970 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01907.1020</b> 3970 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 102	130
GODDARD SANDRA F TR 121 W RIDGE CIR LEROY MI 49655	<b>04-48-25-B4-01907.1030</b> 3970 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 103	130
RISTUCCI MILDRED 9 BELL OAK LN LEMONT IL 60439	<b>04-48-25-B4-01907.1040</b> 3970 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 104	130
CARON BROOKE + 51 SUFFOLK ST BELLINGHAM MA 02019	<b>04-48-25-B4-01907.2010</b> 3970 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 201	130
MILLER EDWARD G & JOYCE L TR 3228 INDIANWOOD LN JOLIET IL 60431	<b>04-48-25-B4-01907.2020</b> 3970 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 202	130
POTOCKI WENDY 3970 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01907.2030</b> 3970 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 203+(XF- CCPT)	130
POZZI AMY 633 DETROIT AVE LAKE ORION MI 48362	<b>04-48-25-B4-01907.2040</b> 3970 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 204	130
CARACCILO BRETT J & PAMELA + 2 ROBINS NEST DR PERRINEVILLE NJ 08535	<b>04-48-25-B4-01908.1010</b> 3971 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 101	131
BOYER MARK & LISA 762 PRINCETON LN	<b>04-48-25-B4-01908.1020</b> 3971 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342	131

NEW LENOX IL 60451	#102 BONITA SPRINGS FL 34134	PH 5 BLDG 8 UNIT 102	
MESTRANDREA NICHOLAS & 531 NORTH SPARKS ST BURBANK CA 91506	<b>04-48-25-B4-01908.1030</b> 3971 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 103	131
DALY CONCETTA L/E NANCY A MULLIGAN POA 824 VALLEY VIEW DR BROOKFIELD OH 44403	<b>04-48-25-B4-01908.1040</b> 3971 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 104	131
SHIELDS THERESA & 1059 WINTER HAVEN ST MORTON IL 61550	<b>04-48-25-B4-01908.2010</b> 3971 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 201	131
SHANE MICHAEL E & CAROLE S 1244 REDWOOD DR PEKIN IL 61554	<b>04-48-25-B4-01908.2020</b> 3971 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 202	131
NAGY BALAZS & SHIRLEY M 3971 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01908.2030</b> 3971 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 203	131
HELBLING MATTHEW A + 704 LIVINGSTON ST GRIDLEY IL 61744	<b>04-48-25-B4-01908.2040</b> 3971 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 204+(XF- CCPT)	131
ADAMS RICHARD & THERESA 7 STEVEN CT MOUNT SINAI NY 11766	<b>04-48-25-B4-01909.1010</b> 3961 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 101	132
MISEK THOMAS J + 3961 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01909.1020</b> 3961 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 102+(XF- CCPT)	132
MIRAGLIA PAUL J 3961 LEEWARD PASSAGE CT # 103 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01909.1030</b> 3961 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 103	132
TURNER JAYNE E 15 RONALD AVE ROCKAWAY NJ 07866	<b>04-48-25-B4-01909.1040</b> 3961 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 104+(XF- CCPT)	132
DOBROWOLSKY MYRON & OKSANA 800 W GILBERT AVE PALATINE IL 60067	<b>04-48-25-B4-01909.2010</b> 3961 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 201	132
PAPANDREA JOHN & 10830 FULMAR CT NAPLES FL 34119	<b>04-48-25-B4-01909.2020</b> 3961 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 202	132
MACK BARRETT D 270 MOUNT HOPE DR ALBANY NY 12202	<b>04-48-25-B4-01909.2030</b> 3961 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 203	132
POSILA JOEL & TINA 57 BROOKVIEW CIR BRISTOL CT 06010	<b>04-48-25-B4-01909.2040</b> 3961 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 204	132
THRASH CLAY H TR 7693 KEY DEER DR	<b>04-48-25-B4-01910.1010</b> 3951 LEEWARD PASSAGE CT	BERMUDA ISLES II CONDO OR 2510 PG 3342	133

WORTHINGTON OH 43085	#101 BONITA SPRINGS FL 34134	PH-8 BLDG-10 UNIT 101	
CLAIRE L LEUGERS TRUST + 7961 FAWNCREEK DR CINCINNATI OH 45249	<b>04-48-25-B4-01910.1020</b> 3951 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 102	133
BRADY JAMES T & KAREN D 4421 OCEAN HEIGHTS AVE MAYS LANDING NJ 08330	<b>04-48-25-B4-01910.1030</b> 3951 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 103	133
WESTERMAN STEPHEN J & 259 SAUNDERS BROOK RD CHEPACHET RI 02814	<b>04-48-25-B4-01910.1040</b> 3951 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 104	133
GASS IRENE G TR 3951 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.2010</b> 3951 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 201	133
DEVINE ANNA K TR 3951 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.2020</b> 3951 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 202	133
KENNAUGH CRAIG & ANNE TR 1312 EAGLE CREST DR LEMONT IL 60439	<b>04-48-25-B4-01910.2030</b> 3951 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 203	133
AURIEMMA SUSAN 3951 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.2040</b> 3951 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 204	133

# The Grove RPD 1,000 Radius (Collier County)



The Grove RPD (PD22-94289-BOS)  
Mailing List

1/27/2023  
1,000 ft Radius

PARCELID	NAME1	NAME2	NAME3	NAME4	COUNTRY	CITY	STATE	USZIP	FULLADDRESS	SECTION	TOWNSHIP_1	RANGE_1
24478680009	LUSSIER, JOSEPH D	24 3RD ST			USA	BONITA SPRINGS	FL	34134	24 3RD ST	5	48	25
24478640007	HENNESSEY, MARCIA H	25 HASKELL AVE			USA	RAYMOND	ME	4107	22 3RD ST	5	48	25
24478600005	HANSON, RICHARD W=& LINDA	18 3RD ST			USA	BONITA SPRINGS	FL	34134	18 3RD ST	5	48	25
24478560006	CORMIER, GERALD J-& SUZANNE M	16 3RD ST			USA	BONITA SPRINGS	FL	34134	16 3RD ST	5	48	25
24478520004	LINDENMEYER, BETH ANNE	14 3RD ST			USA	BONITA SPRINGS	FL	34134	14 3RD ST	5	48	25
24478480005	CORTEZ, FRANCISCO A=& BRISIS	10 3RD ST			USA	BONITA SPRINGS	FL	34134	10 3RD ST	5	48	25
24478440003	EHREN, JORDAN TAYLOR	BRANDI TAM DINH	6 3RD STREET		USA	BONITA SPRINGS	FL	34134	6 3RD ST	5	48	25
24478400001	SHORES OF BONITA LLC	4180 NAPIER COURT NE			USA	ST MICHAEL	MN	55376	4 3RD ST	5	48	25
24480040006	JTMAN PROPERTY LLC	29 HATHAWAY RD			USA	BRONXVILLE	NY	10708	33 4TH ST	5	48	25
24480080008	MAHONEY, DONALD J=& KIRSTEN B	29 4TH ST			USA	BONITA SPRINGS	FL	34134	29 4TH ST	5	48	25
24480120007	BOLL, DAVID A=& MARY LOU	204 5TH ST			USA	BONITA SPRINGS	FL	34134	25 4TH ST	5	48	25
24480160009	VIVIANI, ANDRE=& ANNA MARIA	1310 FLATBUSH RD			USA	KINGSTON	NY	12401	23 4TH ST	5	48	25
24480200008	BERG, SIMONE A=& ANDREAS	SECHSTE GARTENREIHE 8			GERMANY	SAAR LOUIS		66740	21 4TH ST	5	48	25
24480240000	KOCH SR TR, LEON E	SUZANNE J KOCH TR	13690 S SHORE HEIGHTS LN		USA	SURING	WI	54174	17 4TH ST	5	48	25
24480280002	GOESSEL, BRIAN W	BROOK MONIQUE-KOSANKE GOESSEL	15 4TH STREET		USA	BONITA SPRINGS	FL	34134	15 4TH ST	5	48	25
24480320001	BROWN, MELODY L	9 4TH ST			USA	BONITA SPRINGS	FL	34134	9 4TH ST	5	48	25
24480360003	CASTRO, JOSE L	CASTILLO, GEORGINA	5 4TH ST		USA	BONITA SPRINGS	FL	34134	5 4TH ST	5	48	25
24480400002	BISHOP, BRETT A	3 4TH ST			USA	BONITA SPRINGS	FL	34134	3 4TH ST	5	48	25
24532280002	SANAP CORPORATION	60 4TH ST			USA	BONITA SPRINGS	FL	34134	60 4TH ST	5	48	25
24530360005	HAWKINS, CORY	JEFFREY WOBIG	2228 LAKE AIRES BLVD		USA	BIRCHWOOD	MN	55110	440 FOREST AVE	5	48	25
24530320003	TIGWELL, GRANT E=& SUSAN K	46 4TH ST			USA	BONITA SPRINGS	FL	34134	46 4TH ST	5	48	25
24530280004	BLANKENSHIP, SHIRLEY J	571 TOWN MOUNTAIN RD			USA	BLAIRSVILLE	GA	30512	42 4TH ST	5	48	25
24530240002	KNUDSON, WANDA	38 4TH ST			USA	BONITA SPRINGS	FL	34134	38 4TH ST	5	48	25
24530200000	SHEEHAN FAMILY TRUST	34 4TH ST			USA	BONITA SPRINGS	FL	34134	34 4TH ST	5	48	25
24530160108	ANTONUCCI, RICHARD P	26 4TH ST			USA	BONITA SPRINGS	FL	34134	26 4TH ST	5	48	25
24530160001	VET, DAVID M=& PAMELA S	22 4TH ST			USA	BONITA SPRINGS	FL	34134	22 4TH ST	5	48	25
24530120009	SUNNY TIDES VACATION LLC	28165 MANGO DR			USA	BONITA SPRINGS	FL	34134	14 4TH ST	5	48	25
24530040008	COMAD VENTURES LLC	16517 VANDERBILT DR STE 1			USA	BONITA SPRINGS	FL	34134	16565 VANDERBILT DR	5	48	25
24532360003	NOVELLO, JAMES=& JEANINE	461 FOREST AVE			USA	BONITA SPRINGS	FL	34134	461 FOREST AVE	5	48	25
24530720001	COMAD VENTURES LLC	16517 VANDERBILT DR STE 1			USA	BONITA SPRINGS	FL	34134	16517 VANDERBILT DR	5	48	25
24530640000	JAMES D & LAURA A BLAIR TRUST	666 DUDLEY ROAD			USA	EDGEWOOD	KY	41017	11 5TH ST	5	48	25
24530600008	RODRIGUEZ, LUIS ALBERTO	19 5TH ST			USA	BONITA SPRINGS	FL	34134	19 5TH ST	5	48	25
24530560009	MOHLENHOFF, JONATHAN R	ADRIANA MOHLENHOFF	27 5TH ST		USA	BONITA SPRINGS	FL	34134	27 5TH ST	5	48	25
24530520007	BARTANYI, ROBERT BELA	33 5TH STREET			USA	BONITA SPRINGS	FL	34134	33 5TH ST	5	48	25
24530500001	HALL, KENNETH D=& PATRICIA A	37 5TH ST			USA	BONITA SPRINGS	FL	34134	37 5TH ST	5	48	25
24530480008	MCDONALD, FRANK=& JANE	12 JUNIPER ST			CANADA	ROCKWOOD	ON	N0B 2	41 5TH ST	5	48	25
24530440006	MERULLO, VICTOR D	STEVEN C BRADBERRY	2475 SHERWOOD VILLA		USA	COLUMBUS	OH	43221	45 5TH ST	5	48	25
24530400004	JAGWAY PROPERTIES LLC	605A GARFIELD AVE			USA	NEWARK	OH	43055	53 5TH ST	5	48	25
24532400002	SPENCER, JEFFREY T=& ALEXIA F	481 FOREST AVE			USA	BONITA SPRINGS	FL	34134	481 FOREST AVE	5	48	25
24532440004	LUDINGTON, CHRISTOPHER J	501 FOREST AVE			USA	BONITA SPRINGS	FL	34134	501 FOREST AVE	5	48	25
24532480006	MASON, WOODY=& MELISSA J	521 FOREST AVE			USA	BONITA SPRINGS	FL	34134	521 FOREST AVE	5	48	25
24530760003	PG&C PROPERTIES LLC	22710 RIVERDALE LANE			USA	BONITA SPRINGS	FL	34134	4 5TH ST	5	48	25
24530800002	PG&C PROPERTIES LLC	22710 RIVERDALE LANE			USA	BONITA SPRINGS	FL	34134	8 5TH ST	5	48	25
24530840004	ALBERT F BAILY TRUST	12 5TH ST			USA	BONITA SPRINGS	FL	34134	12 5TH ST	5	48	25
24530880006	FRIEND, PETER B=& DEBORA ANN	24 5TH ST			USA	BONITA SPRINGS	FL	34134	20 5TH ST	5	48	25
24530920005	EVANS JR, CHARLES O=& LINDA C	32 5TH ST			USA	BONITA SPRINGS	FL	34134	32 5TH ST	5	48	25
24530960007	KAMI LLC	321 BREEZY ACRES RD			USA	LUSEMBURG	WI	54217	36 5TH ST	5	48	25
24531000005	RAJCHEL, D JOAN	MICHAEL F RAJCHEL	40 5TH ST		USA	BONITA SPRINGS	FL	34134	40 5TH ST	5	48	25
24531040007	L & D REAL ESTATE LTD	6215 ENTERPRISE CT			USA	DUBLIN	OH	43016	44 5TH ST	5	48	25
24531080009	MORA PAULA C DE OLIVEIRA	MARIA C MORA CELLERI	DIEGO R ASTUDILLO ROMERO	48 5TH ST	USA	BONITA SPRINGS	FL	34134	48 5TH ST	5	48	25
24531120008	GARRISON EST, CHARLOTTE N	530 FOREST AVE			USA	BONITA SPRINGS	FL	34134	530 FOREST AVE	5	48	25
24532520005	LYNN, MARSHA	541 FOREST AVE			USA	BONITA SPRINGS	FL	34134	541 FOREST AVE	5	48	25
24532560007	HUGHES, MICHELE MARIE	561 FOREST AVE			USA	BONITA SPRINGS	FL	34134	561 FOREST AVE	5	48	25
24531400003	PG&C PROPERTIES LLC	22710 RIVERDALE LANE			USA	BONITA SPRINGS	FL	34134	3 6TH ST	5	48	25
24531360004	PG&C PROPERTIES LLC	22710 RIVERDALE LANE			USA	BONITA SPRINGS	FL	34134	7 6TH ST	5	48	25
24531320109	PATELLA, MARTHA	11 6TH ST			USA	BONITA SPRINGS	FL	34134	11 6TH ST	5	48	25
24531320002	SIMMONS, RICHARD J	23 6TH ST			USA	BONITA SPRINGS	FL	34134	23 6TH ST	5	48	25
24531280003	RYZENMAN, ADAM M	31 6TH ST			USA	BONITA SPRINGS	FL	34134	31 6TH ST	5	48	25
24531240001	WEAVER, DONNA KAZAN	39 6TH ST			USA	BONITA SPRINGS	FL	34134	39 6TH ST	5	48	25
24531200009	JOHNSON, ROBERT	ERIN FEEZOR	43 6TH ST		USA	BONITA SPRINGS	FL	34134	43 6TH ST	5	48	25
24531160000	SMITH, HEATHER RASCHEL	51 6TH ST			USA	BONITA SPRINGS	FL	34134	51 6TH ST	5	48	25
24532600006	DANZELL, LINDA	JAMES INGLES	581 FOREST AVE		USA	BONITA SPRINGS	FL	34134	581 FOREST AVE	5	48	25
24532680000	BIDLAK, ROBERT D	ROSEMARY B YOUNG	4937 CRIMSON MARE RD		USA	LAS VEGAS	NV	89139	641 FOREST AVE	5	48	25
24531440005	POTTERHOMES INC	3525 BONITA BEACH RD STE 112			USA	BONITA SPRINGS	FL	34134	8 6TH ST	5	48	25
24531640009	GONZALEZ GALBAN, DONIS G	ODET IBARRA	22 6TH ST		USA	BONITA SPRINGS	FL	34134	22 6TH ST	5	48	25
24531680001	BUDEE, GREGORY P	PATRICIA J COLLINS-BUDEE	28 6TH ST		USA	BONITA SPRINGS	FL	34134	28 6TH ST	5	48	25
24531720000	TITCOMB III, EDWARD R	MEGAN L TITCOMB	34 6TH ST		USA	BONITA SPRINGS	FL	34134	34 6TH ST	5	48	25
24531760002	MILLER 2000 IRREVOCABLE TRUST	9209 TROON LAKES DR			USA	NAPLES	FL	34109	38 6TH ST	5	48	25
24531800001	MILLER 2000 IRREVOCABLE TRUST	9209 TROON LAKES DR			USA	NAPLES	FL	34109	44 6TH ST	5	48	25
24531840003	HODGE, JERRI	1388 WHITE ASH DR			USA	COLUMBUS	OH	43204	48 6TH ST	5	48	25
24531880005	MARTY LEASING FLORIDA LLC	640 FOREST AVE			USA	BONITA SPRINGS	FL	34134	640 FOREST AVE	5	48	25
24531480007	POTTERHOMES INC	1525 BONITA BEACH RD STE 112			USA	BONITA SPRINGS	FL	34134		5	48	25
24532720009	HYTINEN, INEZ	661 FOREST AVE			USA	BONITA SPRINGS	FL	34134	661 FOREST AVE	5	48	25
24531560008	POTTER HOMES INC	3525 BONITA BEACH RD STE 112			USA	BONITA SPRINGS	FL	34134	15 7TH ST	5	48	25
24531520006	POTTER HOMES INC	3525 BONITA BEACH RD STE 112			USA	BONITA SPRINGS	FL	34134		5	48	25
24532120007	SPIEGEL, LARRY=& ANN M	3072 CLUBHOUSE DR			USA	DIGHTON	MA	2715	27 7TH ST	5	48	25
24532080008	CHUPROV, MIKHAIL	LARISA CHUPROVA	11181 EVERBLADES PKWY APT 111		USA	ESTERO	FL	33928	33 7TH ST	5	48	25
24532040006	COURY, CARMEN=& JOSEPH	37 7TH ST			USA	BONITA SPRINGS	FL	34134	37 7TH ST	5	48	25

The Grove RPD (PD22-94289-BOS)  
Mailing List

1/27/2023  
1,000 ft Radius

2453200004	ABBOTT, PAUL JOSEPH	LINDA PRANGER ABBOTT	5316 SCENIC RIDGE TRAIL	USA	MIDDLETON	WI	53562	43 7TH ST	5	48	25
24531960006	MOORE, ADAM D	480 EVENING STREET		USA	WORTHINGTON	OH	43085	47 7TH ST	5	48	25
24531920004	PATRICK & ME PROPERTIES LLC	2346 E C 476		USA	BUSHNELL	FL	33513	660 FOREST AVE	5	48	25
24532760001	LE BEAU, MIRIAM	53 7TH ST		USA	BONITA SPRINGS	FL	34134	53 7TH ST	5	48	25
24532800000	KRESS, MARY S	55 7TH STREET		USA	BONITA SPRINGS	FL	34134	55 7TH ST	5	48	25
24532840002	MULLINS, CHARLES DAVID	LILLIAN SUZANNE MULLINS	57 7TH ST	USA	BONITA SPRINGS	FL	34134	57 7TH ST	5	48	25
24537080003	BYRNE, THOMAS K-& JODY C	385 QUAIL RIDGE CT		USA	WATERFORD	MI	48327	26 7TH ST	5	48	25
24537120002	WHITE, CRYSTAL R	32 7TH STREET		USA	BONITA SPRINGS	FL	34134	32 7TH ST	5	48	25
24537160004	BLAIR EST, RICHARD H	JOSHUA LISKA	8 UNION PARK	USA	BOSTON	MA	2118	38 7TH ST	5	48	25
24537200003	VOGEL REVOCABLE TRUST	44 7TH ST		USA	BONITA SPRINGS	FL	34134	44 7TH ST	5	48	25
24537240005	GALECKI, SYLWESTER	JANET VAZQUEZ	48 7TH ST	USA	BONITA SPRINGS	FL	34134	48 7TH ST	5	48	25
24537280007	LAUSTERER, DAVID D	52 7TH ST		USA	BONITA SPRINGS	FL	34134	52 7TH ST	5	48	25
24537320006	BURGESS, THOMAS-& BETH	56 7TH ST		USA	BONITA SPRINGS	FL	34134	56 7TH ST	5	48	25
24537360008	DECATUR, STEPHEN E	60 7TH ST		USA	BONITA SPRINGS	FL	34134	60 7TH ST	5	48	25
24537400007	FREY FAMILY TRUST	64 7TH ST		USA	BONITA SPRINGS	FL	34134	64 7TH ST	5	48	25
24538320005	MONTI JOINT REVOCABLE TRUST	31 8TH ST		USA	BONITA SPRINGS	FL	34134	31 8TH ST	5	48	25
24538240004	WATSON, MATTHEW	JAMIE YARGER	49 8TH ST	USA	BONITA SPRINGS	FL	34134	49 8TH ST	5	48	25
24538200002	LEWALLEN, AMY K	55 8TH ST		USA	BONITA SPRINGS	FL	34134	55 8TH ST	5	48	25
24538160003	TRESCA, SUSAN J	100 LOS ANGELES ST		USA	NEWTON	MA	2458	65 8TH ST	5	48	25
24532640008	WALLACE, MICHAEL C	DONNA JEAN WALLACE	601 FOREST AVE	USA	BONITA SPRINGS	FL	34134	601 FOREST AVE	5	48	25
22510011156	LOZENGE SHACK LLC	7750 MONTGOMERY RD #100		USA	CINCINNATI	OH	45236	117 AUDUBON BLVD	8	48	25
22510011253	MEEHAN, JOHN J-& PAMELA	109 AUDUBON BLVD		USA	NAPLES	FL	34110	109 AUDUBON BLVD	5	48	25
22510011305	DRUEDING III, BERNARD J	PAMELA L DRUEDING	105 AUDUBON BLVD	USA	NAPLES	FL	34110	105 AUDUBON BLVD	8	48	25
22510011402	MICHAEL L THOMPSON TRUST	289 CHARLESTON CT		USA	NAPLES	FL	34110	289 CHARLESTON CT	8	48	25
22510011457	GREGORY ADAMS REV LIV TRUST	39 MONON BLVD		USA	CARMEL	IN	46032	285 CHARLESTON CT	8	48	25
22510001991	AUDUBON COUNTRY CLUB ASSOC INC	625 AUDUBON BLVD		USA	NAPLES	FL	34110	121 AUDUBON BLVD	8	48	25
22510011208	NAPLES RETREAT LLC	508 N PONDEROSA DR		USA	HARTLAND	WI	53029	113 AUDUBON BLVD	8	48	25
22510003009	AUDUBON COUNTRY CLUB	FOUNDATION INC	15725 TAMIAAMI TRL N	USA	NAPLES	FL	34110	15545 VANDERBILT DR	8	48	25
22510011350	HELGA S ARTHUR REV TRUST	101 AUDUBON BLVD		USA	NAPLES	FL	34110	101 AUDUBON BLVD	8	48	25
22510002026	AUDUBON COUNTRY CLUB	FOUNDATION INC	15725 TAMIAAMI TRL N	USA	NAPLES	FL	34110	225 AUDUBON BLVD	8	48	25
24630760000	BARBER III ET UX, F T	42 9TH ST		USA	BONITA SPRINGS	FL	34134	42 9TH ST	5	48	25
22510004053	AUDUBON COUNTRY CLUB	FOUNDATION INC	15725 TAMIAAMI TRL N	USA	NAPLES	FL	34110		8	48	25
24581760007	STEVENS, GARY M-& SARAH K	26 8TH ST		USA	BONITA SPRINGS	FL	34134	26 8TH ST	5	48	25
24581760007	STEVENS, GARY M-& SARAH K	26 8TH ST		USA	BONITA SPRINGS	FL	34134	26 8TH ST	5	48	25
24581840008	CRISLAKE VANDERBILT LLC	2325 STANFORD COURT		USA	NAPLES	FL	34112	21 9TH ST	5	48	25
24581880000	CRISLAKE VANDERBILT LLC	2325 STANFORD COURT		USA	NAPLES	FL	34112	17 9TH ST	5	48	25
24581920009	CRISLAKE VANDERBILT LLC	2325 STANFORD COURT		USA	NAPLES	FL	34112	16355 VANDERBILT DR	5	48	25
24581720005	RSPM 18 8TH LLC	15 8TH ST UNIT D		USA	BONITA SPRINGS	FL	34134	18 8TH ST	5	48	25
24580160006	NU VIEW TRUST	FBO FREDERICK T BARBER III IRA	280 S RONALD REAGAN BLVD STE 200	USA	LONGWOOD	FL	32750	870 W LAKEVIEW DR	5	48	25
24580120004	CHERUBIN, MICHAEL	IRINA KEMPF-CHERUBIN	851 E LAKEVIEW DR	USA	BONITA SPRINGS	FL	34134	851 E LAKEVIEW DR	5	48	25
24580200005	GIVENS, FRED C-& IONA M	850 W LAKEVIEW DR		USA	BONITA SPRINGS	FL	34134	850 W LAKEVIEW DR	5	48	25
24580240007	DYNES, RODNEY W-&DEBRA J	524 SW SHORE DR		USA	WINDOM	MN	56101	830 W LAKEVIEW DR	5	48	25
24580040003	CASEY, JOSEPH RICHARD	32 8TH ST		USA	BONITA SPRINGS	FL	34134	32 8TH ST	5	48	25
24580280009	BONES, DUSTIN B	38 8TH ST		USA	BONITA SPRINGS	FL	34134	38 8TH ST	5	48	25
24580080005	COMP 2 LLC	26 8TH ST		USA	BONITA SPRINGS	FL	34134	841 E LAKEVIEW DR	5	48	25
24630840001	NNF/NORTH COLLIER FIRE RESCUE	1885 VETERANS PARK DR		USA	NAPLES	FL	34109	16325 VANDERBILT DR	5	48	25
24630800009	KOOGLE, GREGORY H-& DIANE M	30 9TH ST		USA	BONITA SPRINGS	FL	34134	30 9TH ST	5	48	25
24581560003	LITTERAL, MARK-& LEASLly	855 W LAKEVIEW DR		USA	BONITA SPRINGS	FL	34134	855 W LAKEVIEW DR	5	48	25
24580320008	LAWRENCE P BAIMA REV TRUST	42 8TH ST		USA	BONITA SPRINGS	FL	34134	42 8TH ST	5	48	25
24538280006	NANCY J LOWREY REV TRUST	225 3RD ST		USA	BONITA SPRINGS	FL	34134	39 8TH ST	5	48	25
24531600007	POTTER HOMES INC	3525 BONITA BEACH RD STE 112		USA	BONITA SPRINGS	FL	34134	7 7TH ST	5	48	25
24538360007	KIVA AT CANTERBURY LLC	10 7TH ST		USA	BONITA SPRINGS	FL	34134	10 7TH ST	5	48	25
24538560001	ROYAL SCOOP PROPERTY MGMT LLC	15 8TH ST		USA	BONITA SPRINGS	FL	34134	15 8TH ST	5	48	25

NEIGHBORHOOD MEETING  
The Grove RPD Amendment (PD22-94289-BOS)  
March 2, 2023

**PLEASE PRINT CLEARLY**

NAME: JOE DYBEL EMAIL: CKOWAL15@COMCAST.NET  
ADDRESS: 3941 LEeward Pk. #106 PHONE:

NAME: Tina Posila EMAIL: twaelangaytravel.com  
ADDRESS: 3961 Leeward Passage 209 PHONE: 203 592 9218

NAME: Joel Posila EMAIL: Joel.Posila@gmail.com  
ADDRESS: 3961 Leeward Passage 209 PHONE: 203 592 0786

NAME: Hank Jones EMAIL: henryjones01@Comcast.net  
ADDRESS: Winthrop Circle PHONE: 239 947 4288

NAME: Lucky Hicks EMAIL: LuckyFit@AOL  
ADDRESS: 28886 Winthrop  
Bonita PHONE:

NAME: EMAIL:  
ADDRESS: PHONE:

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ADDRESS: PHONE:

NEIGHBORHOOD MEETING  
The Grove RPD Amendment (PD22-94289-BOS)  
March 2, 2023

**PLEASE PRINT CLEARLY**

NAME: *Mary Auckwall* EMAIL:  
ADDRESS: *3941 Leeward Passage Ct* PHONE: *269274574*  
*Bonita Springs, FL 34134*

NAME: *John Yeager* EMAIL: *Yeagerjy@YANOO.com*  
ADDRESS: *3950 LEEWARD PALACE CT #* PHONE: *317-753-3564*  
*103*

NAME: *CAROLE MAGUIRE* EMAIL: *CAROLENOEL@SRCSGLOBAL*  
ADDRESS: *3921 LEEWARD PASSAGE* PHONE: *239-495-1379*  
*COURT #104* *ONE*

NAME: *Brett/Pam Caracido* EMAIL: *brettjohn@optonline.net*  
ADDRESS: *3971 Leeward Passage Ct. Unit 101* PHONE: *(321) 598-9161*

NAME: EMAIL:  
ADDRESS: PHONE:

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ADDRESS: PHONE:



March 2, 2023 Zoom Registration (PD22-94289-BOS)

First Name

Last Name

Email

Kathleen

Heaney

monaheaney@yahoo.com

**The News-Press**  
**media group**  
news-press.com A GANNETT COMPANY

Attn:  
**Q. GRADY MINOR & ASSOCIATES, P**  
**3800 VIA DEL REY**  
**BONITA SPRINGS, FL 34134**

State of Wisconsin, County of Brown:  
Before the undersigned authority personally appeared \_\_\_\_\_, who on oath says that he or she is a Legal Assistant of the News-Press, a daily newspaper published at Fort Myers in Lee County, Florida; that the attached copy of advertisement, being a Legal Ad in the matter of

**NOTICE OF NEIGHBORHOOD MEETING**  
In compliance with Section 4-28 of the Bonita Springs Land Development Code (LDC) a Neighborhood Meeting will be held March 2, 2023, 5:30 p.m. at Bonita Springs Fire Department, 27701 Bonita Grande Drive, Bonita Springs, FL 34135. The Neighborhood Meeting will provide general information regarding a proposed amendment to the previously approved Coastal Cottages Residential Planned Development (RPD). The amendment (Case #PD22-94289-BOS) proposes to rename the RPD to "The Grove", modify the Schedule of Uses to permit a maximum of 24 multi-family residential dwelling units and to modify the Property Development Regulations and Master Concept Plan to accommodate the 24 multifamily residential dwelling units. The subject 44+ acre property (STRAP Number 04-48-25-B1-00002.000A) is located on the east side of Vanderbilt Drive in Section 4, Township 48 South, Range 25 East, Bonita Springs, Florida. If you have questions or comments, please contact Sharon Umpenhour with Q. Grady Minor and Associates, P.A., 3800 Via Del Rey, Bonita Springs, Florida 34134 by email: sumpenhour@gradyminor.com or phone: 239-947-1144. Project information is posted online at www.gadyminor.com/planning. Please be advised that any information provided is subject to change until final approval by the governing authority. The Neighborhood Meeting is for informational purposes, it is not a public hearing.  
AD #5577530 Feb. 8, 2023

**NOTICE OF NEIGHBORHOOD MEETING** In compliance with Section 4-28 of the Bonita Springs Land Development Code (LDC) a Neighborhood Meeting will be held March 2, 2

In the Twentieth Judicial Circuit Court was published in said newspaper editions dated in the issues of or by publication on the newspaper's website, if authorized, on :

02/08/2023

Affiant further says that the said News-Press is a paper of general circulation daily in Lee County and published at Fort Myers, in said Lee County, Florida, and that the said newspaper has heretofore been continuously published in said Lee County, Florida each day and has been entered as periodicals matter at the post office in Fort Myers, in said Lee County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has never paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in said newspaper editions dated:

Sworn to and Subscribed before me this 8th of February 2023, by legal clerk who is personally known to me.

Affiant

Notary State of Wisconsin, County of Brown

8-21-26

My commission expires

# of Affidavits 1

**This is not an invoice**

NICOLE JACOBS  
Notary Public  
State of Wisconsin

RECEIVED  
MAR 07 2023  
Q. Grady Minor  
& Associates, P.A.

# **THE GROVE RPD AMENDMENT (fka COASTAL COTTAGES) (PD22-94289-BOS)**

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**March 2, 2023, Sufficiency Neighborhood Meeting**



*A copy of this presentation can be found on our website: [www.gradymenor.com/Planning](http://www.gradymenor.com/Planning)*



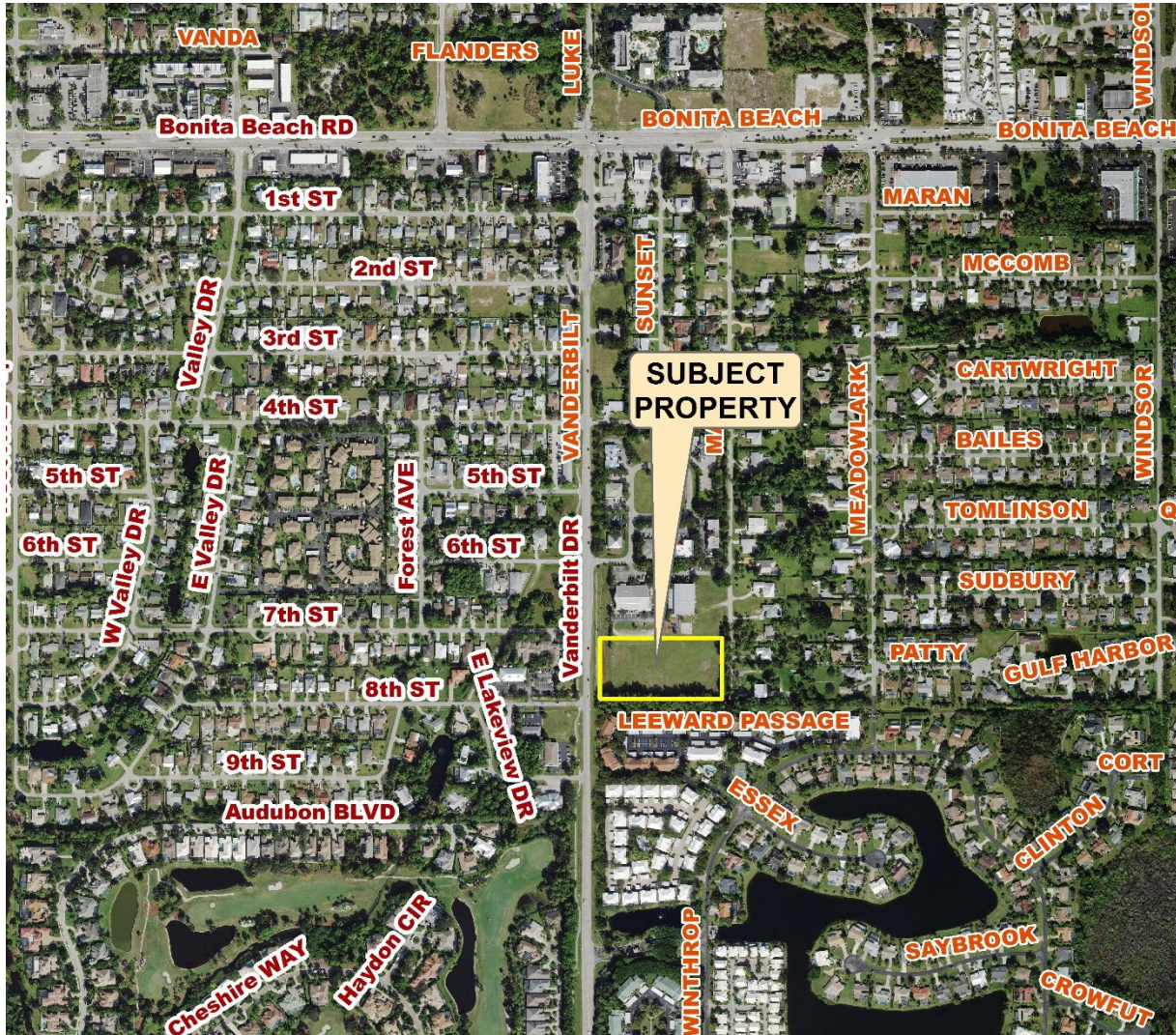
# INTRODUCTION

## PROJECT TEAM:

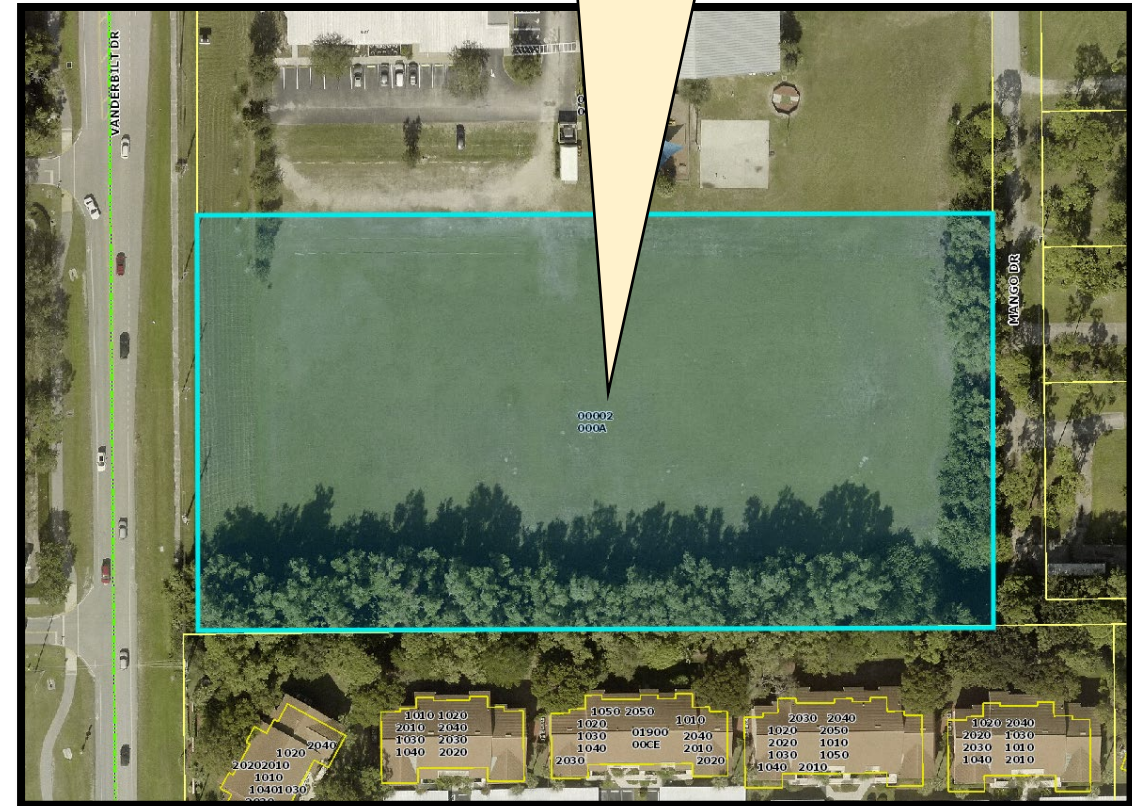
- **SRG Vanderbilt, LLC**– Applicant
- **Richard D. Yovanovich, Esq., Land Use Attorney** – Coleman, Yovanovich & Koester, P.A.
- **D. Wayne Arnold, AICP, Professional Planner** – Q. Grady Minor & Associates, P.A.
- **Michael Delate, P.E., Civil Engineer** – Q. Grady Minor & Associates, P.A.
- **James M. Banks, PE, Traffic Engineer** – JMB Transportation Engineering, Inc.

*\*Please note, all information provided is subject to change until final approval by the governing authority.*

# LOCATION MAP



**SUBJECT PROPERTY**



# PROJECT INFORMATION

**STRAP Number:** 04-48-25-B1-00002.000A

**Address:** *Vanderbilt Drive*

**Project Acreage:** *4.13+/- Acres*

**Current Zoning:** *Coastal Cottages Residential Planned Development (RPD)  
Zoning Ordinance No. 19-03*

**Proposed Zoning:** *The Grove Residential Planned Development (RPD)*

**Future Land Use Designation:** *Medium Density MultiFamily Residential*

**Proposed Request:**

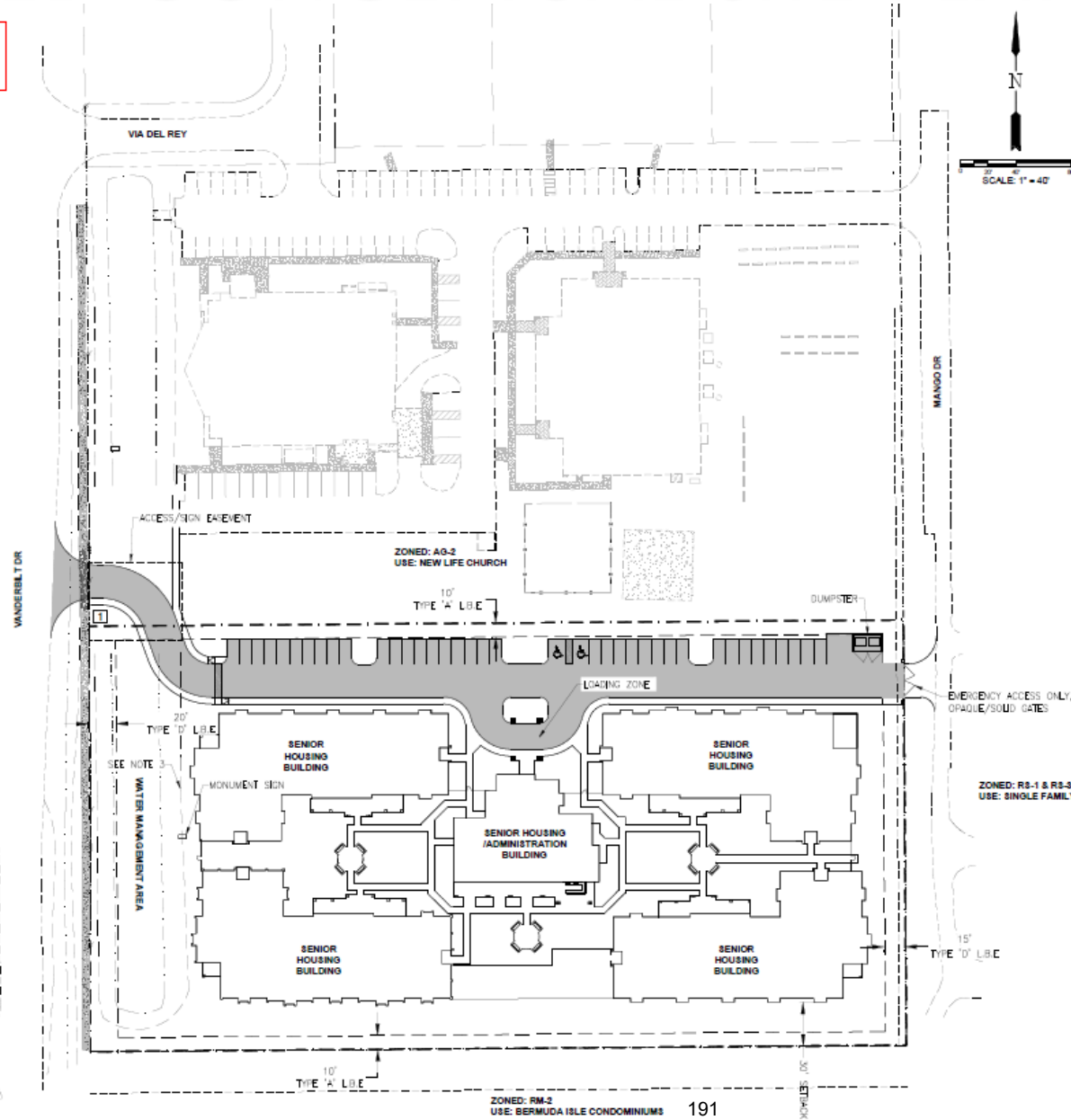
*The applicant is proposing to amend the RPD to change the RPD name from “Coastal Cottages” to “The Grove”, remove the ALF use and add up to 24 multi-family residential dwelling units.*

# APPROVED CONCEPTUAL SITE PLAN



EXHIBIT 'B'

ZONED: C-3  
USE: RETAIL, RESTAURANT & ASSISTED LIVING FACILITY



### SITE SUMMARY

PLAN DESIGNATION: MEDIUM DENSITY RESIDENTIAL  
 EXISTING ZONING DESIGNATION: AG-2  
 EXISTING LAND USE: UNDEVELOPED  
 PROPOSED ZONING DESIGNATION: RPD, RESIDENTIAL PLANNED DEVELOPMENT  
 GROSS AREA: 4.13+ ACRES  
 MAXIMUM DWELLING UNITS: 92 BEDS  
 STRAP NUMBERS: 04-48-25-B1-00002.0000  
 STREET ADDRESS: VANDERBILT DRIVE

### INDIGENOUS PRESERVE:

REQUIRED: 0  
 PROVIDED: 0

### OPEN SPACE:

REQUIRED: 1.65+ ACRE (4.13+ ACRE X 0.40)  
 PROVIDED: 1.65+ ACRE

TOTAL SITE: 4.13+ ACRES OR 180,110 SF  
 IMPERVIOUS: 2.08+ ACRES OR 90,442 SF  
 BUILDINGS: 50,184 SF  
 CONCRETE/SIDEWALKS: 14,900 SF  
 ASPHALT/CURB: 25,358 SF  
 PERVIOUS/OPEN SPACE: 2.06+ ACRES OR 89,668 SF

### DEVELOPMENT REGULATIONS:

MINIMUM SETBACKS:  
 PRINCIPAL:  
 VANDERBILT DRIVE 50 FEET  
 MANGO ROAD 20 FEET  
 NORTH 20 FEET  
 SOUTH 30 FEET

ACCESSORY:  
 VANDERBILT DRIVE 45 FEET  
 MANGO ROAD 15 FEET  
 NORTH 15 FEET  
 SOUTH 30 FEET

MINIMUM BUILDING SEPARATION: 10 FEET

MAXIMUM BUILDING HEIGHT:  
 PRINCIPAL: 30 FEET  
 ACCESSORY: 30 FEET

### PARKING:

REQUIRED: 92 BEDS @ 1 SPACE + 4 BEDS + 10% = 26

PROVIDED: 44 (FINAL SPACE COUNT TO BE SHOWN AT TIME OF DEVELOPMENT ORDER)

### DEVIATIONS:

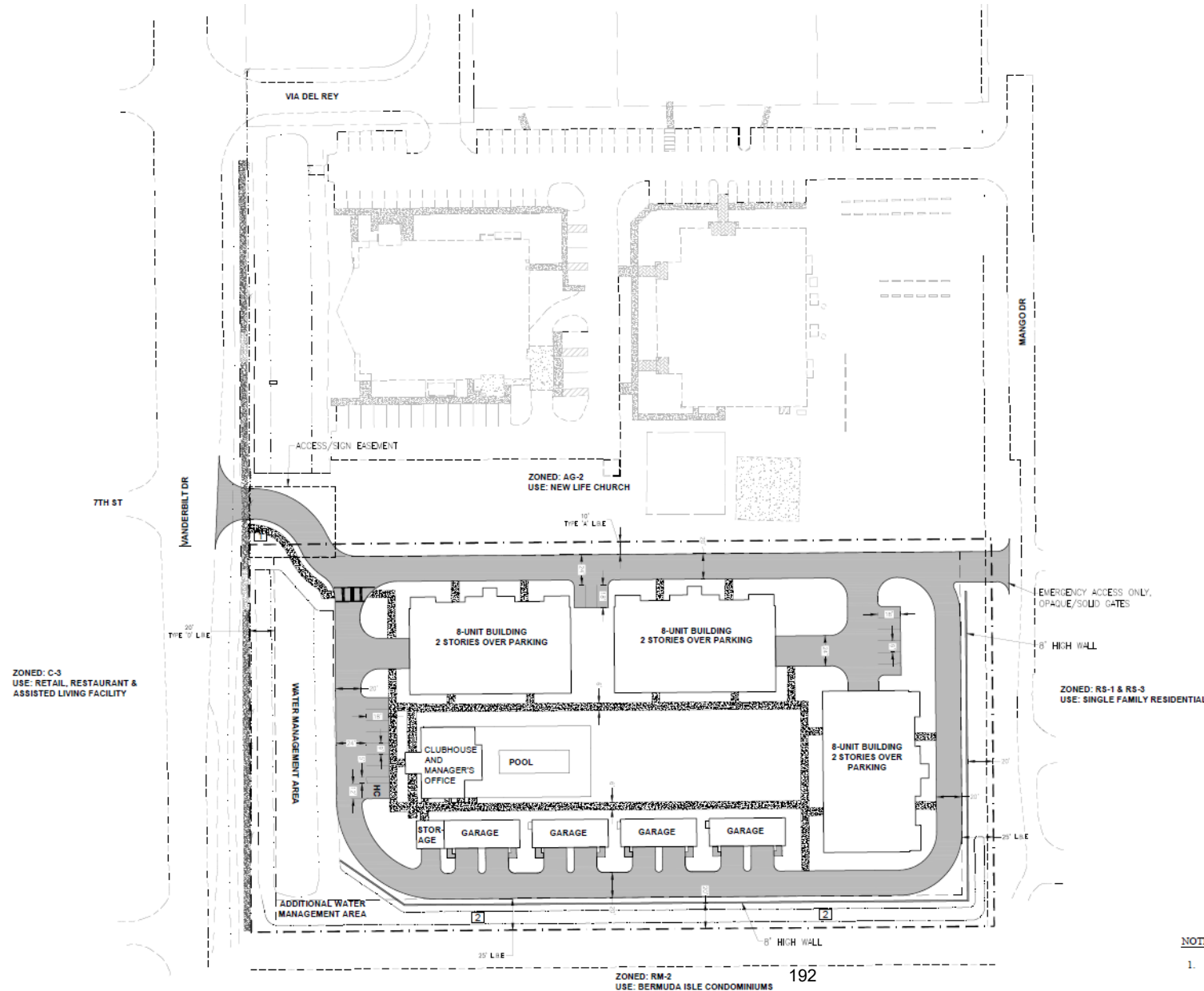
1. CONNECTION SEPARATION, LDC SECTION 3-291

### NOTES

1. THIS PLAN IS CONCEPTUAL IN NATURE AND IS SUBJECT TO MODIFICATION AT THE TIME OF AGENCY PERMITTING, D.O. OR PLAT APPROVAL HOWEVER, ANY SUCH MODIFICATION SHALL BE IN COMPLIANCE WITH THE APPLICABLE LAND DEVELOPMENT CODE (LDC) DESIGN STANDARDS AND GUIDELINES.
2. ALL ACREAGES ARE APPROXIMATE AND SUBJECT TO MODIFICATION AT THE TIME OF AGENCY PERMITTING, D.O. OR PLAT APPROVAL IN ACCORDANCE WITH THE LAND DEVELOPMENT CODE (LDC).
3. WATER MANAGEMENT SLOPE TO BE RESHAPED TO 4:1 TO COMPENSATE FOR LOST VOLUME DUE TO DRIVEWAY CROSSING

ZONED: RM-2  
 USE: BERMUDA ISLE CONDOMINIUMS 191

# PROPOSED MASTER CONCEPT PLAN



**SITE SUMMARY**

PLAN DESIGNATION: MEDIUM DENSITY RESIDENTIAL  
 EXISTING ZONING DESIGNATION: COASTAL COTTAGES RPD  
 EXISTING LAND USE: UNDEVELOPED  
 PROPOSED ZONING DESIGNATION: THE GROVE RPD  
 GROSS AREA: 4.13± ACRES  
 MAXIMUM DWELLING UNITS: 24 MULTI-FAMILY  
 STRAP NUMBERS: 04-48-25-B1-00002.0000  
 STREET ADDRESS: VANDERBILT DRIVE

**INDIGENOUS PRESERVE:**

REQUIRED: 0  
 PROVIDED: 0

**OPEN SPACE:**

REQUIRED: 1.65± ACRE (4.13± ACRE X 0.40)  
 PROVIDED: 1.65± ACRE

**DEVELOPMENT REGULATIONS:**

**MINIMUM SETBACKS:**

**PRINCIPAL:**  
 VANDERBILT DRIVE 75 FEET  
 MANGO ROAD 40 FEET  
 NORTH 40 FEET  
 SOUTH 50 FEET

**ACCESSORY:**  
 VANDERBILT DRIVE 45 FEET  
 MANGO ROAD 15 FEET  
 NORTH 15 FEET  
 SOUTH 40 FEET

**MINIMUM BUILDING SEPARATION:** 20 FEET

**MAXIMUM BUILDING HEIGHT:**  
 PRINCIPAL: 35 FEET - EAVE HEIGHT (2 STORIES OVER PARKING)  
 ACCESSORY: 30 FEET

**PARKING:**

REQUIRED: 46 SPACES (24 UNITS @ 1.75 SPACE/UNIT + 10%)  
 PROVIDED: 71 (FINAL SPACE COUNT TO BE SHOWN AT TIME OF DEVELOPMENT ORDER)

**DEVIATIONS:**

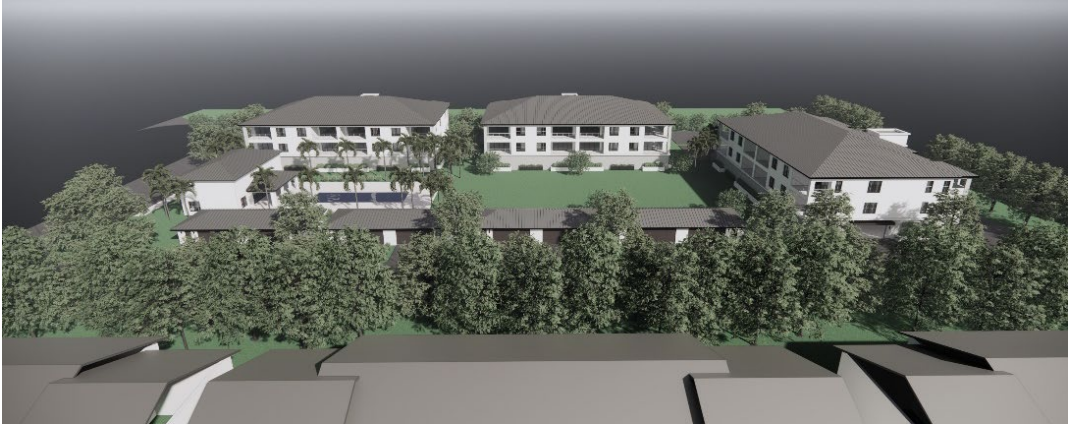
- RELIEF FROM LDC SECTION 3-291 - CONNECTION SEPARATION
- RELIEF FROM LDC SECTION 3-418(d)(5) - LANDSCAPE STANDARDS

**NOTES**

- THIS PLAN IS CONCEPTUAL IN NATURE AND IS SUBJECT TO MODIFICATION AT THE TIME OF AGENCY PERMITTING, D.O. OR PLAT APPROVAL HOWEVER ANY SUCH MODIFICATION SHALL BE IN COMPLIANCE WITH THE APPLICABLE LAND DEVELOPMENT CODE (LDC) DESIGN STANDARDS AND GUIDELINES.



# PRELIMINARY DRAFT RENDERINGS



# CONCLUSION

A copy of this presentation can be found online: [WWW.GRADYMINOR.COM/PLANNING](http://WWW.GRADYMINOR.COM/PLANNING)



Documents and information can be found online:

- *Gradyminor.com/Planning*
- *Community Development Public Portal:*  
<https://cityofbonitaspringscd.org/welcome/community2/>



Next Steps

- *Zoning Board Hearing: TBD*
- *City Council: TBD*

Contact:

- **Q. Grady Minor & Associates, P.A.:** Sharon Umpenhour [sumpenhour@gradyminor.com](mailto:sumpenhour@gradyminor.com) or 239.947.1144 extension 1249

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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- Wayne Arnold: It's 5:30. It doesn't look like there's people parking, so...
- Male Speaker 1: They're in traffic.
- Male Speaker 2: Yeah.
- Wayne Arnold: Do you have any **[inaudible – background noise]**? We have a short presentation, and we'll go ahead and get started, then. All right, are we ready, Sharon?
- Sharon: Yes.
- Wayne Arnold: Let me go ahead and start the meeting. I'm Wayne Arnold. I'm here representing the property that's now going to be known as the Grove RPD. It's currently Coastal Cottages, located on the vacant parcel just south of the church property and just north of Bermuda Isle, I'm sure where most of you must reside. So, our team tonight – we have Sharon Umpenhour, Sharon's with our office, and she'll be running the audiovisual equipment and taking notes, and then, we have Zoom participation, there's one person on Zoom, so we need to make sure that when we speak, we'll be on the microphone so they can hear us as well.
- [00:00:59]** This is Jim Banks, the traffic engineer that's assisting on the project, and this is Mike Delate from our firm. Mike is a civil engineer that's been working on the project. So, the project itself – this is the property. Most of you were probably in the early meeting we had before we even submitted anything to the city. So, the purpose of this meeting is to update you on where we are because we've been now deemed sufficient, so once the city staff says our application is sufficient, they're going to schedule us for hearings now, and we're required to hold this neighborhood informational meeting to just bring you all up to speed before public hearings on what the status of the project is.
- So, the property, as you all are well aware, it's the vacant parcel that used to be associated with the church. It's a little over four acres. It's designated for medium-density multi-residential in the city. That allows up to six units per acre. Standard density, you can get up to 10 with bonuses. We're not seeing any bonus density, so we're seeking six-unit-per-acre density.
- [00:02:04]** The prior approval for Coastal Cottages, which was a senior living facility, was for a 92-bed facility. We're proposing 24 condominium units on the property, and we've got a consent – this was the

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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approved plan for Coastal Cottages that some of you may recall and be familiar with, but they had a series of four buildings surrounding a courtyard. I'm just gonna get out a laser pointer so I can point to that for you. So, the Coastal Cottages featured four buildings around a central courtyard, and the landscape interface was along this area between your project and the Coastal Cottages.

**[00:02:55]**

The revised master plan for the condominium project has three eight-unit buildings. They're two levels above under-building parking. It also features some freestanding garages that can be purchased. If you buy your condominium unit, you have the option to buy an additional garage unit for your vehicle. It's also designed around a central courtyard, so there'll be an amenity office – office and amenity area, clubhouse area as you come in the project site, with a pool, and then green space in the middle. I know that Mike's been working on the water management district permit previously for that, and there's a series of water management system that sort of wraps this.

This one will also probably feature some dry detention on the middle of the site. Access remains the same as Coastal Cottages. It's aligned with 7th. We have an ingress/egress easement across the corner of the church property so we can make that alignment, just as Coastal Cottages had. And then, this over to Mango is an emergency access only, so that would be gated and it's not for general access, it's really for fire and EMS to utilize because their facility is up on Mango, so that facilitates them getting in and out of the project easily if they have an emergency.

**[00:04:08]**

So, again, one of the features that did change from the time that we talked about this – we made some slight revisions to just the building orientation, but they're still generally in the same configuration that you've previously seen, but we added a wall in this location, so a wall extends along the Mango frontage all along our interface with you and then sort of wraps to the northwest along the site, and there was some concern of security and privacy, so that wall was added in conjunction with discussions with staff to do that.

So, that, in a nutshell, is the master plan, and we have not really refined these any further. If you were here at the last meeting, these are the conceptual renderings. You can see there are two levels of living above under-building parking that's there. This is the site plan rendered, so these are your buildings back here.

**[00:05:06]**

These are the garage units I talked about, our amenity center, and then, the green area in the middle, the courtyard with three eight-

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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unit buildings that comprise the 24 units. So, that really concludes the brief presentation on what we're proposing to do. Sharon created this slide yesterday, but we just learned today that our zoning board date's been scheduled, and the zoning board date's going to be April the 18th, I believe, which is a Tuesday, and if you all received notice for this meeting, you'll get notice from the city announcing that the public hearing's been scheduled and the time and date for that zoning board hearing.

From a process standpoint, now that we've been deemed sufficient, we're holding a neighborhood meeting, they've given us a zoning board hearing, we'll go to zoning board, the zoning board will make a recommendation to city council, and then we'll have two hearings before city council.

**[00:06:05]**

They have a first reading, and then that's basically – they read the title and the ordinance into the record, and they tell you what your second hearing date is, which generally is two weeks after your first, but there's no public testimony taken at the first hearing. The testimony's taken at the second city council hearing, and those meetings – we don't know yet if those city council meetings will be a day meeting or an evening meeting. That's subject to their determination. So, that's where we are today.

This is some contact information on the bottom. If you want a copy of the presentation, you want to keep abreast of the changes that may occur between the time we actually get to a hearing and tonight, then you can certainly contact Sharon at her email address, or there's a QR code there that you can scan and link. So, we'll go ahead and open the meeting up for any questions you have. I need you to speak into the microphone, if you don't mind, so we can make sure everybody hears, and we're recording the meeting, so we need to make sure the transcript's clear.

**[00:07:07]**

Audience Member: How tall is the –

Sharon: Can you talk into the microphone?

Audience Member: How tall is that –

Sharon: Still can't hear you. It's on, just gotta talk into it.

Audience Member: How tall is the wall gonna be?

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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- Wayne Arnold: The wall – it’s an 8-foot wall in our plan, isn’t it, Mike?
- Mike: That’s right.
- Wayne Arnold: Yeah, it’s an 8-foot wall.
- Audience Member: So, I’ve got a question with respect to the current border area, which is 30 foot wide.
- Sharon: Sir, can you talk into the microphone?
- Audience Member: Certainly. I’ve got a question with respect to the border, all the trees and so forth. It’s not a preserve, I understand, it’s just a growth area. It’s 30 foot wide, we own approximately 15 feet of it, and I understand you guys own the **[inaudible]**. What are your plans for that area? Are you gonna cut it back, are you gonna leave it alone, are you gonna cut out the invasive trees?
- [00:07:55]**
- Wayne Arnold: Yes. We’re required to cut out the invasive trees that are in that area. Our interface is here, obviously, so we’ll have a wall that’s closer to our drive aisle. Behind that will remain any native vegetation that can be retained. We’ll plant a landscape buffer if it’s not. That’s, I believe, a 25-foot-wide area.
- Audience Member: Are you gonna cut that back? In other words, are you gonna leave the full 15 feet, or are you gonna cut it back?
- Mike Delate: This is Mike Delate with Grady Minor. You own about that 30 feet. The apartment that’s on this parcel – the subject parcel – that’s all vegetation that’s in their parcel. There’s no preserve or reserve area.
- Audience Member: That’s what I thought, yeah.
- Mike Delate: So, all those big izido trees will come down, and they’ll have to replant with a plant palette that the city approves.
- Audience Member: I actually had an arborer in there a couple weeks ago that was looking at some trees because he was gonna take down some tree supports, and he said most of the invasive trees are on the far side, and there’s very few on the side that faces the condos that we live in.
- Mike Delate: Correct.

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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Audience Member: So, those will be replaced with some – what kind of vegetation?

**[00:09:07]**

Mike Delate: Native vegetation, probably oak trees, sable palm, that type of thing.

Audience Member: Okay. I'm just concerned about maintaining the integrity of that. I really don't care what trees are planted, as long as we maintain the integrity of the border and the buffer zone.

Mike Delate: Yes. We've gone through this before with the city with the old project, and this is pretty well delineated. As you walk in there, you can see – we'll call them junk trees. They end right at the property line there, and you've got it well preserved, so all that stuff that's in the north is gonna come out.

Audience Member: How tall are the buildings?

Wayne Arnold: The building height is 35 feet to the eave of those buildings, which – it's hard to say what the eave height is on that, but they're 35 feet, and they're maximum of two stories over parking, so it's 35 feet – the comp plan designation allows us to seek buildings up to 75 feet in height, but there are also some policies that talk about transitioning heights, and 35 feet's a pretty standard height.

**[00:10:09]** That's what the church property's allowed to build at. Most of the single-family homes in the area have 30- and 35-foot height limitations, so we think we're comparable to those. Any other questions? Yes?

Audience Member: The preserve or the buffer zone – is it further than your wall than our buffer?

Wayne Arnold: Actually, what happens is the – let me find out which image is best to talk about. So, this area that's depicted here is the wall, so it's adjacent to our drive aisle, so our landscape buffer will face your landscape buffer, and our wall will be protected from you with landscape vegetation.

**[00:11:00]**

Audience Member: Okay. So, it's your wall, then your buffer, then our buffer?

Wayne Arnold: That's correct.

Audience Member: Okay.

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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Audience Member: Mike, will you speak to the retention?

Mike Delate: Sure. Take the microphone.

Audience Member: Mike, will you speak to the retention area and drainage?

Wayne Arnold: Do you want that, or do you prefer that courtyard to talk about?

Mike Delate: Go back. So, this whole project – the church, the area around it, the parking lot – that’s part of existing water management permit, and the permit for that maintained a designated amount of herbeous area for this south part of the permitted area. So, we had gone through this before with the old project, but similarly with this, we have an existing water management area that runs along Vanderbilt, and that decides for the entire project, and before we modified the permit for the old project, we had to do modeling for the district to show that there’s sufficient capacity still in here.

**[00:12:03]** And similarly, with the old project, if you recall, we added as much water management as we could at this one as well, so behind the wall, near the buffer, between the buffer and the wall, there’ll be additional water storage area that will wrap along Mango here. It’s not required by the water management permit. It really is not required by the City of Bonita Springs code, but it’s area we can offer up for additional water quality and water attenuation.

In addition, when we go to into permitting with the city, they have a master stormwater model that was developed by a consulting firm, and we’re required to add this area in as an additional node in that model to show we have no impact to surrounding areas. And then, thirdly, we go in and certify and make sure that all the drainage pipes are in good conditions to the outflow.

**[00:12:59]** So, this drains – if you’re familiar right there with Villa del Rey, our office is over here, there’s a control structure right in the corner here, just south of Villa del Rey, right at the intersection. That has a discharge that goes into a ditch that goes along Vanderbilt Drive to the north. There’s actually a culvert pipe under Villa del Rey, and then under those various buildings to the north, and then that discharges out to a tiling ditch on the north side of Bonita Beach Road. So, that’ll continue that, and we have to inspect that and certify. If there's any improvements that need to be done, then they’ll be under the obligation to make those improvements.

Audience Member: Mike, those areas are all dry detention areas?



**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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Mike Delate: They are all dry detention areas, yes. So, after a storm event, you'll see them fill up. Generally – I've been working here for 25 years – typically, within a few days, that water has receded quite a bit, and within a week, it's pretty much dried out.

**[00:13:54]**

Audience Member: The ditch that exists there on the vacant lot that runs along the east side of Vanderbilt Drive has been known to fill up considerably and take a long time to drain, and occasionally, it comes south and communicates with the west side, which influences our drainage.

Mike Delate: Yeah. So, what we have done before – we added an additional berm – I think I went over that with you before – when we did the old assisted living, but we put the berm a little bit higher along the sides there to force the water back north if we ever run into that condition. I think it was 6 inches, which is enough in Florida to make the water move.

Audience Member: And it doesn't communicate with the west side?

Mike Delate: That's correct.

Wayne Arnold: Anybody else? Sharon, we have one person on Zoom. Do they have any questions or comments?

Sharon Umpenhour: Kathleen, do you have a question for us? You can unmute and ask if you want to.

**[00:15:00]**

Kathleen: Sure. I guess my only question – you mentioned about the water retention on our side of the wall. Do you have any plans for mosquito abatement in that water retention area?

Wayne Arnold: There's no real statutory requirement for stormwater management areas to address mosquito control. Mosquito Control does typically – they do address standing water. I've seen them spraying the area on the ditches, so I think that would be – if they felt there was an issue, they would treat it.

Kathleen: Thank you.

Wayne Arnold: Thanks. Anybody else?

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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Audience Member: The size of the condos – all 24 units are the same square footage?

Wayne Arnold: I think generally, they're meant to be. I don't know that they're all going to be exactly the same, but they're –

Audience Member: Who would use it?

**[00:16:04]**

Wayne Arnold: I don't know the mix of those, but I think many of those are going to be three-bedroom units if I'm not mistaken.

Audience Member: I'm sorry, I didn't catch that.

Wayne Arnold: I think many of them are intended to be three-bedroom units, but I don't know the mix.

Audience Member: We've noticed a really big increase in traffic since that collab down Vanderbilt Road in Collier County has come. There's a lot of condos down there. Sometimes it's really hard to make a left turn out onto Vanderbilt Drive, and I'm just wondering...I don't know. I hate to see that road widened because I don't want more people there, but have you thought about traffic control?

**[00:17:03]**

Wayne Arnold: One of the things related to traffic – and Jim's our traffic engineer, I'll let him answer, but one of the things that the county dictates – Vanderbilt is a county road –

Jim Banks: Collier County.

Wayne Arnold: I'm sorry, Collier County road, so they're the ones who required us to make the alignment on 7th here so that that intersection will align. That makes for safer turning movements for left turns into both projects, and I'll let Jim address the traffic, but I drive Vanderbilt Drive every day because I live in Collier County, and I know seasonally, there's an increase in traffic, but I'm always amazed at really how well the traffic tends to move on Vanderbilt Drive given that it's a two-lane road, but I think that's because there are turn lanes in place for people to pull off of travel lanes to get safely in and out of their communities. There will be a right turn lane into the project here that gets built, and a left turn lane southbound into the project.

**[00:17:59]**

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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Jim Banks: So, the turn lanes will assist with keeping the traffic flowing on Vanderbilt without delay, and there is no plans for a four-lane Vanderbilt Drive on the Collier CMP.

Audience Member: That's good.

Wayne Arnold: Thank you. Anybody else before we let you go home to dinner?

Audience Member: I just have a couple of questions regarding the deed restrictions and what they might be as far as weekly rentals. Are they gonna be weekly rentals, are they gonna be monthly rentals allowed, are they gonna be – I think that's what – because I see what's going on at Cabana, and they are all weekly, and Cabana's really starting to take off too, so Cabana's starting to use our traffic as well, coming down Vanderbilt Drive, so I'm just wondering what are the deed restrictions gonna be?

**[00:18:57]**

Wayne Arnold: I don't know exactly what they're going to be, but the intent is that these are going to be for-sale condominiums, and most condominium associations really control the number of rentals you can have during any given period of time, and I think that's going to be the same here. I think you're gonna end up with 24 pretty high-end units for sale here, and I don't think there's any intent to have short-term rentals of those units.

Audience Member: Thank you.

Jim Banks: Wayne, we got a **[inaudible]**.

Wayne Arnold: I know.

Jim Banks: Again, this is Jim Banks. I'm the traffic engineer for this project. I misspoke. We're doing a southbound left ingress turn lane at the access point, which is the one – that's a critical move that causes delay on the southbound traffic. The right turn lane's gonna be a free-flow right turn lane into the site, and we're not required to build a right turn into the site.

Audience Member: Thank you.

**[00:19:51]**

Wayne Arnold: Thanks, Jim. Anything else? Well, stay tuned. You'll get notice for

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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the hearing, so, like I said, our contact information is at the bottom of the last screen, and the QR code that's there, if you wanna scan that, will take you to our webpage and link you directly to our planning department, and you can go down and choose the Grove RPD and pull up all of our information. It's got all the application submittal information, traffic impact statement. Anything we've submitted that's public record will be part of that file. Thanks for coming out. We appreciate it.

Audience Member: I think our biggest worry is –

Wayne Arnold: Hang on, let's get you on the microphone. Who has the microphone?

Audience Member: I think our biggest worry is water, especially in light of the hurricanes that – we've had water in the street, but nothing got into anybody's house. We feel really lucky about that, but this has raised a concern with a lot of residents.

**[00:21:02]** You think that the stuff that you're putting in is sufficient? Those ditches fill up like that – the ones that run along Vanderbilt Road.

Mike Delate: As I said, I've worked at Grady Minor for 25 years, I believe, right at that intersection, so I've been through every hurricane, rainfall event, everything, and I've seen it all. The system will work fine once we get through the hearing.

Wayne Arnold: They work as designed.

Mike Delate: Yeah, work as designed.

Audience Member: I remember one of the meetings with the prior development, and we brought up the water, and they said, "Well, our water all goes to Bonita Beach Road," and I just thought that was so funny because if it's flooding, the water goes wherever it wants.

Mike Delate: Yeah. Your system is designed to go under Vanderbilt over to Audubon.

Audience Member: Audubon, right.

Mike Delate: So, these two – they won't communicate. You've got one going one direction, the other going the other direction.

**[00:22:01]**

Audience Member: **[Inaudible]** commons board. I'm talking about our drainage

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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through the commons board.

Audience Member: Excuse me, one more.

Audience Member: I live on the ground floor, that's why.

Audience Member: I'm with Carol.

Audience Member: To your point, I know last time, you said the water would drain toward Bonita. Where is the dividing line? We believe from that point on, it goes south.

Mike Delate: That's right at your north property line, where the south property line is, is the break, so everything goes south, and then west from that point, or north, and then west.

Audience Member: So, drainage from that property will go north, correct?

Mike Delate: Yeah. The control structure is right at the corner there, like I indicated. That's where the bulk of the water goes out. I don't think I've ever seen it breach the berm, and the berm is pretty consistent along the whole edge. There's water that comes up Vanderbilt. I've seen that in really intense rains, that it'll come south because it's hard to get back north there, but the way it's gonna be designed, it's going all north.

**[00:23:08]**

Audience Member: I think we told you during Irma, after they widened that bike path on the side of Vanderbilt Drive and they made some significant changes to the water flow there, when Irma hit – maybe it wasn't even Irma, it might have been before Irma, but it was a heavy storm, and it actually came from everywhere down to – it couldn't go into Audubon fast enough, so it actually flowed very quickly into our area, over the control structures, and came in, and I think that's what people are worried about right now, is that even though it's supposed to go north, on the other side of Vanderbilt Drive, Bonita Shoreside, it still comes south.

**[00:23:57]**

Mike Delate: Yeah. Well, that side is definitely different drainage pattern. It doesn't drain south.

Audience Member: Yeah, and a good part, including the Collier Fire Hall there and some of them other area, in fact, at Bonita Shores goes into Audubon's

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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lake, the same lake that's supposed to take our water. We talked years ago about requesting Audubon cut down their drainage structure a little bit, control structure, so it would go out faster, but we've had no progress with that, and it's still a big issue because we don't want that water coming in and filling our lake and overflowing our controls.

Mike Delate: Yeah, we talked about that. So, that drainage that they redid along the west side of Vanderbilt – it was always intended to go that way, so they kind of cleaned it all out and made it deeper, but what it did was just made it go there faster.

Audience Member: Made it go faster, right.

Mike Delate: Yes. So, they'll just need a little ditch block or something to slow it down.

Audience Member: Or something. Anyway, that is the biggest concern from our property line going over to Woods Edge Parkway, and that floods too, occasionally.

**[00:24:59]**

Wayne Arnold: All right, thanks.

Audience Member: Just one more quick question here. I know we're talking about all these other places that are going down, but behind 39 – let's go to 3950 Leeward Passage Court, you come all the way down to the north side to building 3890. So, you've got 3900, 3910, 3920, 3940, 50... You have swale that they all back into, and everything runs to the Meadowlark drain. Now, I'll be happy to show you photos of what happens in the summer back there, and that's what I'm concerned about, is the runoff and what can happen with that swale back there, and it all wants to go down to the Meadowlark drain. That's my biggest concern, and that's why I'm here.

**[00:25:54]**

Mike Delate: Yeah, and Hank and I have discussed that a couple years, three years now, and walked that whole area. I fully understand. That's why we're proposing to raise the berm –

Audience Member: On your side.

Mike Delate: – on our side of the property. So, any water that happens to stage higher than anticipated onsite is on our side. It'll go north. It'll be

**The Grove RPD (PD22-94289-BOS)  
March 2 2023 Neighborhood Meeting**

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the only to get out. It won't be able to come in your back door.

Audience Member: It can't go to the side, okay.

Wayne Arnold: Thank you. All done?

Wayne Arnold: All right. Well, thank you all for coming down. I appreciate it. Stay in touch, and if you have questions, feel free to call me, Mike, or Sharon and we'll get you whatever information is needed. Good night, thank you.

**[End of Audio]**

**Duration: 27 minutes**

**CITY OF BONITA SPRINGS  
COMMUNITY DEVELOPMENT DEPARTMENT  
NOTICE OF PUBLIC HEARING  
APPLICATION: PD22-94289-BOS**

This is a courtesy notice of a proposed zoning action within 375 feet of property you own. You are encouraged to attend these public hearings and/or complete and return the attached Citizen Response Form, should you have any comments or concerns regarding this matter. If you have any questions or would like further information, please contact **Mike Fiigon, Planner**, at **(239) 444-6151**, or **mfiigon@cityofbonitaspringscd.org**. Copies of the staff report will be available one week prior to the hearing. This file may be reviewed at the Community Development department, 9220 Bonita Beach Road, Suite 109, Bonita Springs, FL 34135 or online at:

<http://cityofbonitasprings.org/cms/one.aspx?pagelId=13788499>

<p><b>Zoning Board of Adjustments:</b> April 18th, 2023 at 9:00am Bonita Springs City Hall 9101 Bonita Beach Road Bonita Springs, FL 34135</p>	<p><b>City Council:</b> May 17th, 2023 at 9:00am (Tentative) Bonita Springs City Hall 9101 Bonita Beach Road Bonita Springs, FL 34135</p> <p>June 7th, 2023 at 5:30pm (Tentative) Bonita Springs City Hall 9101 Bonita Beach Road Bonita Springs, FL 34135</p>
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CASE NUMBER: PD22-94289-BOS

CASE NAME: The Grove Residential Planned Development

REQUEST: An amendment to a Residential Planned Development (RPD) to include 24 multi-family units as the principal use of the property, and to add one deviation.

LOCATION: The subject property is located in Bonita Springs FL 34135. STRAP: 04-48-25-B1-00002.000A.

*The City of Bonita Springs will not discriminate against individuals on the basis of race, color, national origin, sex, age, disability, religion, income, or marital status. To request an ADA-qualified reasonable modification at no charge to the requestor, please contact Lisa Roberson by calling (239) 949-6262 at least 48 hours prior to the meeting.*

*If a person decides to appeal a decision made by the Council on any matter at this meeting, such person must have a verbatim record of the proceeding to include the testimony and evidence upon which such appeal is to be based.*



RETURN TO:  
City of Bonita Springs  
Community Development Department  
Attn: Mike Fiigon  
9220 Bonita Beach Road, Suite 109  
Bonita Springs, FL 34135  
[mfiigon@cityofbonitaspringscd.org](mailto:mfiigon@cityofbonitaspringscd.org)

Support \_\_\_\_\_ Oppose \_\_\_\_\_

Application: PD22-94289-BOS: The Grove Residential Planned Development

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DATE: \_\_\_\_\_  
NAME: \_\_\_\_\_ PHONE: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_ CITY/STATE/ZIP: \_\_\_\_\_

**RECOMMENDATIONS AND POSTPONEMENTS:** The Board may accept, reject or modify staff recommendations and take other appropriate and lawful action including continuing said public hearings.

**CONDUCT OF HEARINGS:** These hearings are quasi-judicial and must be conducted to afford all parties due process. Any communication that Council Members have outside of the public hearing must be fully disclosed at the hearing. Anyone who wishes to speak at the hearing will be sworn in and may be subject to questions by the board, city staff or applicant. Public comment is encouraged, and all relevant information should be presented to the Board so a fair and appropriate decision can be made. Tapes are limited to three (3) minutes in length and are to be submitted to the Zoning Division one week prior to the meeting date for review. All tapes/information submitted for the public record will not be returned.

**GROUP REPRESENTATIVES:** Any person representing a group or organization must provide written authorization to speak on behalf of that group. The representative shall inform Staff prior to the hearing of their intent to speak on behalf of a group and provide staff the name of that group.

I will have a representative at the Zoning Board Hearing and/or City Council. My representative's name, address, and phone are:	
NAME: _____	PHONE: _____
ADDRESS: _____	CITY/STATE/ZIP: _____

**APPEALS:** If a person decides to appeal any final decision made by the City Council, with respect to any matter considered at such hearing, they are responsible at their own expense for ordering from a court reporter to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence on which the appeal is to be based.



## AFFIDAVIT OF POSTING NOTICE

Community Development Department | 9220 Bonita Beach Road, Suite 111 | Bonita Springs, FL 34135 | Phone: (239) 444-6150 | Fax: (239) 444-6140

### INSTRUCTIONS

A zoning sign must be posted on the parcel subject to any zoning application for a minimum of fifteen CALENDAR (15) days in advance of a Public Hearing and maintained through the City of Bonita Springs Public Hearing, if any. This sign will be provided by the Zoning Division in the following manner:

- a. Signs for case # PD22-94289-BOS must be posted by April 3, 2023.
- b. The sign must be erected in full view of the public, not more than five (5) feet from the nearest right-of-way or easement.
- c. The sign must be securely affixed by nails, staples or other means to a wood frame or to a wood panel and then fastened securely to a post, or pother structure. The sign may not be affixed to a tree or other foliage.
- d. The applicant must make a good faith effort to maintain the sign in place, and readable condition until the requested action has been heard and a final decision rendered.
- e. If the sign is destroyed, lost, or rendered unreadable, the applicant must report the condition to the Zoning Division, and obtain duplicate copies of the sign from the Zoning Division.
- f. The Division may require the applicant to erect additional signs where large parcels are involved with street frontages extending over considerable distances. If required, such additional signs must be placed not more than three hundred (300) feet apart.

When a parcel abuts more than one (1) street, the applicant must post signs along each street. When a subject parcel does not front a public road, the applicant must post the sign at a point on a public road which leads to the property, and the sign must include a notation which generally indicates the distance and direction to the parcel boundaries and the dimensions of the parcel.

NOTE: AFTER THE SIGN HAS BEEN POSTED, THE AFFIDAVIT OF THE POSTING NOTICE, BELOW, SHOULD BE RETURNED NO LATER THAN THREE (3) WORKING DAYS BEFORE THE INITIAL HEARING DATE TO CITY OF BONITA SPRINGS ZONING DIVISION, 9220 BONITA BEACH ROAD, SUITE 109, BONITA SPRINGS, FL 34135.

(Return the completed Affidavit below to the Zoning Division as indicated in previous paragraph.)



If you have a disability and the format of this document interferes with your ability to access some information, please contact us at (239) 444-6150 during regular business hours (8:00am-5:00pm, Monday-Friday), and we'll gladly assist.

**CITY OF BONITA SPRINGS**  
Community Development Department  
9220 Bonita Beach Road, Ste. 111  
Bonita Springs, FL 34135  
Phone: (239) 444-6150  
email: [permitting@cityofbonitaspringscd.org](mailto:permitting@cityofbonitaspringscd.org)

### MAILING NOTICES AFFIDAVIT

Property owners within 375 feet (or 500 feet in the case of on-premises consumption special exceptions) of the subject parcel(s) must be notified in writing of the proposed zoning action going before council within thirty CALENDAR (30) days of the initial Public Hearing. Property owners must be informed of their ability to participate in these hearings and/or given the opportunity to return a Citizen Response Form, should they have any comments or concerns regarding the matter. This affidavit must be returned assuring the following:

- a. Affidavit for case # PD22-94289-BOS sent on March 17, 2023.
- b. Names and addresses of property owners are those appearing on the latest tax rolls for Lee County.
- c. The Zoning Board for land use adjustments and City Council public hearing dates, times, and locations of hearings that were provided in the notices.
- d. All notices have been sent by first-class mail.

NOTE: AFTER THE NOTICES HAVE BEEN SENT, THE AFFIDAVIT OF THE MAILING NOTICES, BELOW, SHOULD BE RETURNED NO LATER THAN THREE (3) WORKING DAYS BEFORE THE INITIAL HEARING DATE TO CITY OF BONITA SPRINGS ZONING DIVISION, 9220 BONITA BEACH ROAD, SUITE 109, BONITA SPRINGS, FL 34135.

BEFORE THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED Sharon Umphenour WHO ON OATH SAYS THAT HE/SHE HAS SENT PROPER NOTICE AS REQUIRED BY SECTION 4-229(B) OF THE CITY OF BONITA SPRINGS LAND DEVELOPMENT CODE ON THE PARCEL COVERED IN THE ZONING APPLICATION REFERENCED BELOW:

ZONING APPLICATION CASE NUMBER: PD22-94289-BOS  
 SIGNATURE OF APPLICANT OR AGENT: *Sharon Umphenour*  
 NAME (TYPED OR PRINTED): Sharon Umphenour  
 SITE ADDRESS OR P.O. BOX: Q. Grady Minor & Assoc., P.A.  
 CITY, STATE & ZIP: 3800 Via Del Rey, Bonita Springs 34134

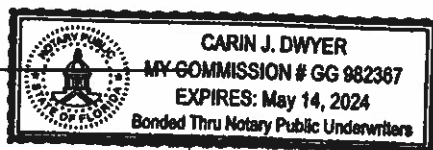
STATE OF FLORIDA  
COUNTY OF LEE

Sworn to (or affirmed) and subscribed before me by means of physical presence  or online notarization  ,  
this (day) 17 of (month) March, (year) 2023 ,  
by (name of person making statement) Sharon Umphenour

Signature of Notary Public - State of Florida: *Carin J. Dwyer*  
 Name of Notary Typed, Printed, or Stamped: Carin J. Dwyer

Personally Known  OR Produced Identification

Type of Identification Produced: \_\_\_\_\_



**CITY OF BONITA SPRINGS  
COMMUNITY DEVELOPMENT DEPARTMENT  
NOTICE OF PUBLIC HEARING  
APPLICATION: PD22-94289-BOS**

This is a courtesy notice of a proposed zoning action within 375 feet of property you own. You are encouraged to attend these public hearings and/or complete and return the attached Citizen Response Form, should you have any comments or concerns regarding this matter. If you have any questions or would like further information, please contact **Mike Fiigon, Planner**, at **(239) 444-6151**, or [mfiigon@cityofbonitaspringscd.org](mailto:mfiigon@cityofbonitaspringscd.org). Copies of the staff report will be available one week prior to the hearing. This file may be reviewed at the Community Development department, 9220 Bonita Beach Road, Suite 109, Bonita Springs, FL 34135 or online at:

<http://cityofbonitasprings.org/cms/one.aspx?pagelid=13788499>

<b>Zoning Board of Adjustments:</b> April 18th, 2023 at 9:00am Bonita Springs City Hall 9101 Bonita Beach Road Bonita Springs, FL 34135	<b>City Council:</b> May 17th, 2023 at 9:00am (Tentative) Bonita Springs City Hall 9101 Bonita Beach Road Bonita Springs, FL 34135  June 7th, 2023 at 5:30pm (Tentative) Bonita Springs City Hall 9101 Bonita Beach Road Bonita Springs, FL 34135
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**CASE NUMBER:** PD22-94289-BOS

**CASE NAME:** The Grove Residential Planned Development

**REQUEST:** An amendment to a Residential Planned Development (RPD) to include 24 multi-family units as the principal use of the property, and to add one deviation.

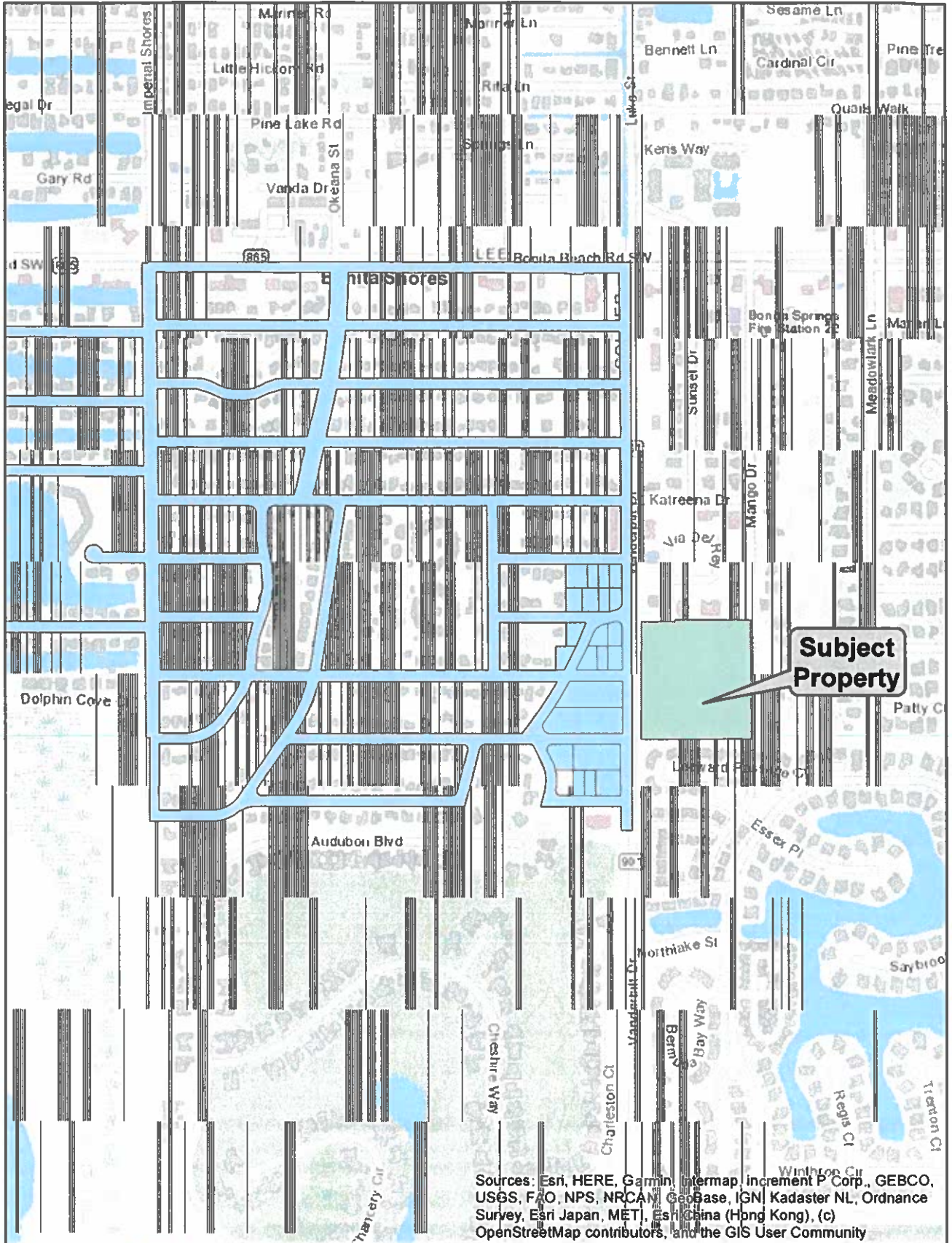
**LOCATION:** The subject property is located in Bonita Springs FL 34135. STRAP: 04-48-25-B1-00002.000A.

*The City of Bonita Springs will not discriminate against individuals on the basis of race, color, national origin, sex, age, disability, religion, income, or marital status. To request an ADA-qualified reasonable modification at no charge to the requestor, please contact Lisa Roberson by calling (239) 949-6262 at least 48 hours prior to the meeting.*

*If a person decides to appeal a decision made by the Council on any matter at this meeting, such person must have a verbatim record of the proceeding to include the testimony and evidence upon which such appeal is to be based.*

Date of Report: March 07, 2023  
Buffer Distance: 375 feet  
Parcels Affected: 22  
Subject Parcel: 04-48-25-B1-00002.000A

# The Grove RPD 375' Radius (Collier County)

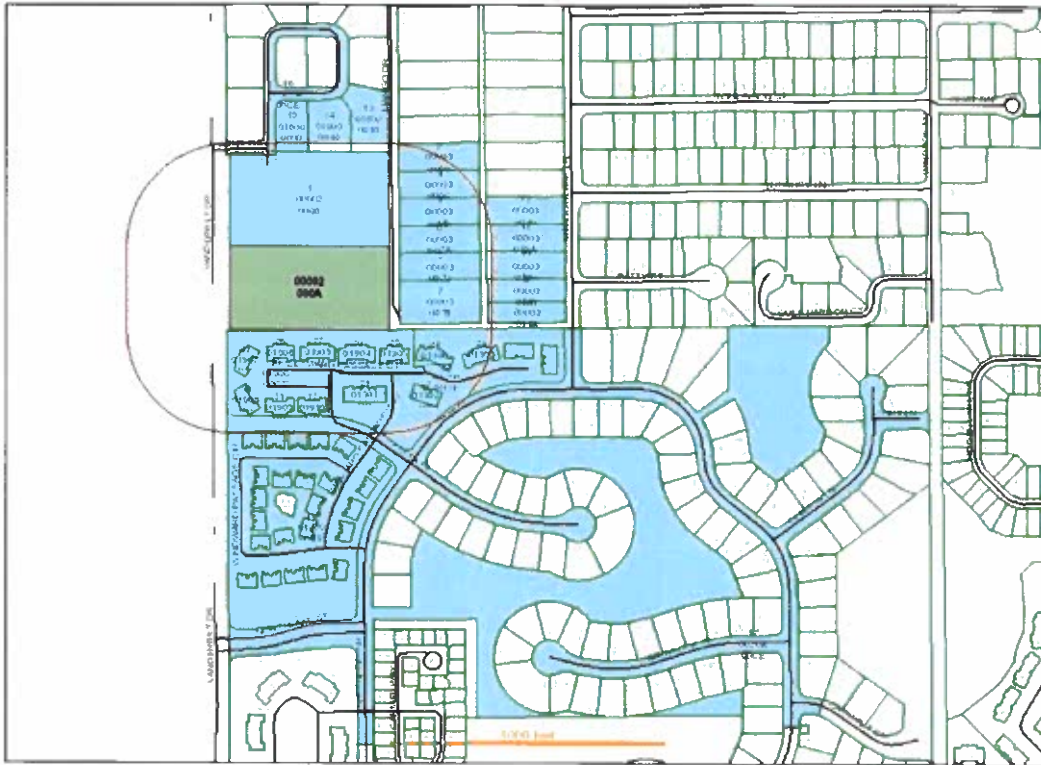


Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community



Date of Report: March 07, 2023  
 Buffer Distance: 375 feet  
 Parcels Affected: 22  
 Subject Parcel: 04-48-25-B1-00002.000A

PARCELID	NAME1	NAME2	NAME3	CITY STATE ZIP	FULLADDRESS
24530760003	PG&C PROPERTIES LLC	22710 RIVERDALE LANE		BONITA SPRINGS, FL 34134	4 5TH ST
24530800002	PG&C PROPERTIES LLC	22710 RIVERDALE LANE		BONITA SPRINGS, FL 34134	8 5TH ST
24530840004	ALBERT F BAILY TRUST	12 5TH ST		BONITA SPRINGS, FL 34134	12 5TH ST
24530880006	FRIEND, PETER B-& DEBORA ANN	24 5TH ST		BONITA SPRINGS, FL 34134	20 5TH ST
24531400003	PG&C PROPERTIES LLC	22710 RIVERDALE LANE		BONITA SPRINGS, FL 34134	3 6TH ST
24531360004	PG&C PROPERTIES LLC	22710 RIVERDALE LANE		BONITA SPRINGS, FL 34134	7 6TH ST
24531320109	PATELLA, MARTHA	11 6TH ST		BONITA SPRINGS, FL 34134	11 6TH ST
24531320002	SIMMONS, RICHARD J	23 6TH ST		BONITA SPRINGS, FL 34134	23 6TH ST
24531440005	POTTERHOMES INC	3525 BONITA BEACH RD STE 112		BONITA SPRINGS, FL 34134	8 6TH ST
24531640009	GONZALEZ GALBAN, DONIS G	ODET IBARRA	22 6TH ST	BONITA SPRINGS, FL 34134	22 6TH ST
24531480007	POTTERHOMES INC	3525 BONITA BEACH RD #112		BONITA SPRINGS, FL 34134	
24531560008	POTTER HOMES INC	3525 BONITA BEACH RD STE 112		BONITA SPRINGS, FL 34134	15 7TH ST
24531520006	POTTER HOMES INC	3525 BONITA BEACH RD STE 112		BONITA SPRINGS, FL 34134	
24532120007	SPIEGEL, LARRY-& ANN M	3072 CLUBHOUSE DR		DIGHTON, MA 2715	27 7TH ST
24581760007	STEVENS, GARY M-& SARAH K	26 8TH ST		BONITA SPRINGS, FL 34134	26 8TH ST
24581840008	CRISLAKE VANDERBILT LLC	2325 STANFORD COURT		NAPLES, FL 34112	21 9TH ST
24581880000	CRISLAKE VANDERBILT LLC	2325 STANFORD COURT		NAPLES, FL 34112	17 9TH ST
24581920009	CRISLAKE VANDERBILT LLC	2325 STANFORD COURT		NAPLES, FL 34112	16355 VANDERBILT DR
24581720005	RSPM 18 8TH LLC	15 8TH ST UNIT D		BONITA SPRINGS, FL 34134	18 8TH ST
24531600007	POTTER HOMES INC	3525 BONITA BEACH RD STE 112		BONITA SPRINGS, FL 34134	7 7TH ST
24538360007	NOVA AT CANTERBURY LLC	10 7TH ST		BONITA SPRINGS, FL 34134	10 7TH ST
24538560001	ROYAL SCOOP PROPERTY MGMT LLC	15 8TH ST		BONITA SPRINGS, FL 34134	15 8TH ST



Date of Report: March 07, 2023  
 Buffer Distance: 375 feet   
 Parcels Affected: 128  
 Subject Parcel: 04-48-25-B1-00002.000A

[Click here to download the map image, mailing labels \(Avery 5161\) and CSV formatted information.](#)

To change, add or remove subject parcels please change the parcel selection in [GeoView](#)

OWNER NAME AND ADDRESS	STRAP AND LOCATION	LEGAL DESCRIPTION	MAP INDEX
FIRST BAPTIST CHURCH OF BONITA 3971 VIA DEL REY BONITA SPRINGS FL 34134	04-48-25-B1-00002.0000 3971 VIA DEL REY BONITA SPRINGS FL 34134	N POR OF SW 1/4 OF SW 1/4 OF NW 1/4 LESS E 25 FT RD R/W MANGO DR + S/D	1
ALEXE DANA-SORANA 28369 MANGO DR BONITA SPRINGS FL 34134	04-48-25-B1-00003.0060 28369 MANGO DR BONITA SPRINGS FL 34134	PARL IN E1/2 OF W1/2 DESC IN OR 0278 PG 0110 LESS PARLS 3.006A THRU 3.006C	2
MCKEE MICHAEL E 28405 MANGO DR BONITA SPRINGS FL 34134	04-48-25-B1-00003.006B 28405 MANGO DR BONITA SPRINGS FL 34134	FR NE COR OF NW1/4 OF NW1/4 RUN W635FT S2125FT TO POB-DESC IN OR2399/1610	3
CAMPBELL DAVID O + 28387 MANGO DR BONITA SPRINGS FL 34134	04-48-25-B1-00003.006C 28387 MANGO DR BONITA SPRINGS FL 34134	FR NE COR OF NW1/4 OF NW1/4 RUN W635FT S1825FT TO POB-DESC OR2399/1612	4
TOLEDO MARIANA PO BOX 791 BONITA SPRINGS FL 34133	04-48-25-B1-00003.0070 28451 MANGO DR BONITA SPRINGS FL 34134	PARL IN E 1/2 OF W 1/2 AS DESC IN OR 1293 PG 1829 LESS N 100 FT - S 160 FT	5
GRABER ANNE 28435 MANGO DR BONITA SPRINGS FL 34134	04-48-25-B1-00003.007A 28435 MANGO DR BONITA SPRINGS FL 34134	PARL IN NW 1/4 AS DESC IN OR 1343 PG 1438	6
MCCORMICK W MORRIS & 28471 MANGO DR BONITA SPRINGS FL 34134	04-48-25-B1-00003.007B 28471 MANGO DR BONITA SPRINGS FL 34134	PARL IN SE1/4 OF SW1/4 OF NW1/4 AS DESC IN OR2286 PG 3589 + OR 2355 PG 1851	7
BLAD STEVEN E TR 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	04-48-25-B1-00003.0140 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL LYING IN NW 1/4 OF NW 1/4 AS DESC IN INST#2009000083451	8
BLAD STEVEN E TR 28470 MEADOWLARK LN BONITA SPRINGS FL 34134	04-48-25-B1-00003.014A 28480 MEADOWLARK LN BONITA SPRINGS FL 34134	PARL LYING IN NW 1/4 OF NW 1/4 AS DESC IN INST#2009000083452	9
ENGEL ALBERT W PO BOX 2232 BONITA SPRINGS FL 34133	04-48-25-B1-00003.0190 28450 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 25 FT W + 2325 FT S OF NE COR NW 1/4 OF NW 1/4 TH S 100 FT W 295 FT N 100 FT	10
HICKS DANIEL R 28434 MEADOWLARK LN BONITA SPRINGS FL 34134	04-48-25-B1-00003.019A 28434 MEADOWLARK LN BONITA SPRINGS FL 34134	FR NE COR OF NW 1/4 OF NW 1/4 TH W 25 FT TH S 2.225 FT FOR POB TH CONT S 100	11
BUTTS STEVEN C 28414 MEADOWLARK LN BONITA SPRINGS FL 34134	04-48-25-B1-00003.0230 28414 MEADOWLARK LN BONITA SPRINGS FL 34134	BEG 2125 FT S + 25 FT W OF NE COR OF NW 1/4 OF NW 1/4 TH S 100 FT W 295 FT N	12
CARAMICO FAMILY PROPERTIES LLC 1061 COLLIER CENTER WAY NAPLES FL 34110	04-48-25-B1-01600.0030 3820 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 3	13



VIA DEL REY LLC 3800 VIA DEL REY BONITA SPRINGS FL 34134	04-48-25-B1-01600.0040 3800 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 4	14
VIA DEL REY LLC 3800 VIA DEL REY BONITA SPRINGS FL 34134	04-48-25-B1-01600.0090 3780 VIA DEL REY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 LOT 9	15
VANDERBILT OFFICE PARK 3960 VIA DEL REY BONITA SPRINGS FL 34134	04-48-25-B1-0160A.00CE RIGHT OF WAY BONITA SPRINGS FL 34134	VANDERBILT OFFICE PARK PB 47 PG 52 TR A RD R/W	16
VANDERBILT COMM SERVICES ASSN COLLIER FINANCIAL INC 4985 E TAMIAMI TRL NAPLES FL 34113	04-48-25-B4-0070A.00CE 3990 NORTH LAKE ST BONITA SPRINGS FL 34134	VANDERBILT LAKES REPLAT PB 37 PGS 34 -40 TRACTS A B + R/W COMMON ELEMENT	17
BERMUDA ISLES GULF COAST PROPERTY MGMT 8951 BONITA BEACH RD SE BONITA SPRINGS FL 34135	04-48-25-B4-01300.00CE 3876 ESSEX PL BONITA SPRINGS FL 34134	BERMUDA ISLES CONDO OR 2075 PG 2392 / CPB 16 PG 88 COMMON ELEMENTS	18
BERMUDA CAYS CONDO ASSOC WARNER CORP 886 110TH AVE N # 7 NAPLES FL 34108	04-48-25-B4-01400.00CE BERMUDA CAYS CONDO C/E BONITA SPRINGS FL 34134	BERMUDA CAYS CONDO C/E POOL/TENNIS OR2075 PG2312 LESS OR 2660 PG 3581 POOL AREA	19
BERMUDA ISLES II CONDO ASSOC LAINE MGMT SERVICE 10915 BONITA BEACH RD #1111 BONITA SPRINGS FL 34134	04-48-25-B4-01900.00CE BERMUDA ISLES C/E BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 C/E POOL + TENNIS	20
MCGOURTY BETTY A TR UNIT 101 3941 LEEWARD PASSAGE CT BONITA SPRINGS FL 34134	04-48-25-B4-01301.1010 3941 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 101	21
FREY BARBARA J TR 7091 TOLAN RD PLEASANT PLAINS IL 62677	04-48-25-B4-01301.1020 3941 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 102	21
ALEGADO EDWARD R & HELEN 3941 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	04-48-25-B4-01301.1030 3941 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 103	21
HAGER JAMES J + PATRICIA A 102 PINE ST MIDDLEBORO MA 02346	04-48-25-B4-01301.1040 3941 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 104	21
DUCKWALL CHARLES & MARY 514 N DR W MARSHALL MI 49068	04-48-25-B4-01301.1050 3941 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 105	21
DYBEL JOSEPH S 15 PINE ST SCHERERVILLE IN 46375	04-48-25-B4-01301.1060 3941 LEEWARD PASSAGE CT #106 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 106	21
DONN J CALABRESE FAMILY PARTNS 111 PARCE AVE FAIRPORT NY 14450	04-48-25-B4-01301.2010 3941 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 201	21
FREY BARBARA J TR 7091 TOLAN RD PLEASANT PLAINS IL 62677	04-48-25-B4-01301.2020 3941 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 202	21
PIGNATIELLO ANGELA 3941 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	04-48-25-B4-01301.2030 3941 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT 203	21
FROHLICH MINDY 3953 MURRAY AVE - FLOOR 2 PITTSBURGH PA 15217	04-48-25-B4-01301.2040 3941 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-204	21
MULHERAN KATHLEEN M PO BOX 1434 BONITA SPRINGS FL 34133	04-48-25-B4-01301.2050 3941 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-205	21
CASSIDY LISA M + 98 FOREST ST DANVERS MA 01923	04-48-25-B4-01301.2060 3941 LEEWARD PASSAGE CT #206 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-1 UNIT-206	21
SCHAROSCH GERALD + 717 DEBORAH CT MANSFIELD OH 44904	04-48-25-B4-01302.1010 3921 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-101	22
BOTT DANIEL 3921 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	04-48-25-B4-01302.1020 3921 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-102	22
BLANCHARD DIANE 936 DOUGLAS RD BRONSON MI 49028	04-48-25-B4-01302.1030 3921 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-103	22
MAGUIRE DAVID J JR TR 3921 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	04-48-25-B4-01302.1040 3921 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-104	22
CLAYTON HOWARD & 3921 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	04-48-25-B4-01302.2010 3921 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-201	22
FREY BARBARA J TR 7091 TOLAN RD	04-48-25-B4-01302.2020 3921 LEEWARD PASSAGE CT #202	BERMUDA ISLES OR 2075 PG 2393	22

PLEASANT PLAINS IL 62677	BONITA SPRINGS FL 34134	PH-1 BLDG-2 UNIT-202	
CUMMINGS IHOKO O UNIT 203 3921 LEEWARD PASSAGE CT BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.2030</b> 3921 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT-203	22
FINDLEY STEVEN R & 3921 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01302.2040</b> 3921 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2075 PG 2393 PH-1 BLDG-2 UNIT 204	22
DELFINO DARLENE & 3910 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.1010</b> 3910 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-101	23
MENTON MICHAEL & MEREDITH T 3910 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.1020</b> 3910 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-102	23
DOYLE GREGG & LORI A 9532 SOUTH CENTRAL PARK AVE EVERGREEN PARK IL 60805	<b>04-48-25-B4-01305.1030</b> 3910 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-103	23
LILLY LAWRENCE E & LINDA L 38225 CHARWOOD DR STERLING HEIGHTS MI 48312	<b>04-48-25-B4-01305.1040</b> 3910 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-104	23
HOLMES WARREN G + PHYLLIS M 527 HOMECREST DR AMHERST NY 14226	<b>04-48-25-B4-01305.1050</b> 3910 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-105	23
MCCARTHY COLLEEN C 3910 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2010</b> 3910 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-201	23
BILLEK GRACYAS JUDITH TR 29W356 OAK LN WEST CHICAGO IL 60185	<b>04-48-25-B4-01305.2020</b> 3910 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-202	23
CAMPBELL ROY J & BARBARA L 1646 POTTERSVILLE ROAD SPENCER IN 47460	<b>04-48-25-B4-01305.2030</b> 3910 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH 2 BLDG 5 UNIT 203	23
HESS LARRY J & LINDA L TR 3910 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2040</b> 3910 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-204	23
ARENA ANTHONY J & LYNDA C 3910 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01305.2050</b> 3910 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-2 BLDG-5 UNIT-205	23
SCUDDER CAROLE A + 5358 ASHLEY DR SW LILBURN GA 30047	<b>04-48-25-B4-01306.1010</b> 3920 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 101	24
BAKER TIMOTHY L TR 1 THORWALD DR SOUTH DENNIS MA 02660	<b>04-48-25-B4-01306.1020</b> 3920 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 102	24
CORDELL RAMONA J 6910 SUN RIVER DR FISHERS IN 46038	<b>04-48-25-B4-01306.1030</b> 3920 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 103	24
LARGAY WAY LLC 13966 OLD COAST RD NAPLES FL 34110	<b>04-48-25-B4-01306.1040</b> 3920 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 104	24
MOUSSEAU ERIC C 41221 WINDMILL ST HARRISON TOWNSHIP MI 48045	<b>04-48-25-B4-01306.1050</b> 3920 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 105	24
MCCARTHY KAREN S 3920 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2010</b> 3920 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 201	24
OBRIEN RICHARD M & SHERYL L 3920 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2020</b> 3920 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 202	24
CROPPER JAMES F & JUDITH F 54 PHOEBE ST METHUEN MA 01844	<b>04-48-25-B4-01306.2030</b> 3920 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 203	24
HAIMAN PAUL K 3920 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01306.2040</b> 3920 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 204	24
SEISER LOUIS P + 177 ALBERT ST TORRINGTON CT 06790	<b>04-48-25-B4-01306.2050</b> 3920 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES OR 2501 PG 1391 PH-II BLDG 6 UNIT 205	24
SPECHT GREGORY M + 3930 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01903.1010</b> 3930 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 101	25
KASTNER JENNIFER 720 N LARRABEE ST #1106 CHICAGO IL 60654	<b>04-48-25-B4-01903.1020</b> 3930 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 102	25
GREAT VALLEY RENTALS LLC 1 GRANVILLE WAY EXTON PA 19341	<b>04-48-25-B4-01903.1030</b> 3930 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 103	25
MCMAMEE MARY CATHERINE TR 140 CARRIAGE WAY DR # 224C	<b>04-48-25-B4-01903.1040</b> 3930 LEEWARD PASSAGE CT #104	BERMUDA ISLES II CONDO OR 2510 PG 3342	25

BURR RIDGE IL 60527	BONITA SPRINGS FL 34134	PH-6 BLDG 3 UNIT 104	
LABARBERA LISA A + 4170 THROGS NECK EXPWY BRONX NY 10465	<b>04-48-25-B4-01903.2010</b> 3930 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 201	25
HINKLE RICHARD E & 213 FOX HOLLOW DR BUTLER PA 16001	<b>04-48-25-B4-01903.2020</b> 3930 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 202	25
PINK ELENA 15210 FLORIST CIR APPLE VALLEY MN 55124	<b>04-48-25-B4-01903.2030</b> 3930 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 203	25
DIMAGGIO DADE + 111 N MAIN UNIT 307 ROYAL OAK MI 48067	<b>04-48-25-B4-01903.2040</b> 3930 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-6 BLDG 3 UNIT 204 + CCPT#3-204	25
HEANEY KATHLEEN & 303 FLECTCHER LAKE AVE BRADLEY BEACH NJ 07720	<b>04-48-25-B4-01904.1010</b> 3940 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 101	26
SCARBOROUGH LEESHA R 3940 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.1020</b> 3940 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 102+(XF-CCPT)	26
ACRA INVESTMENTS LLC 1565 W JORDAN DR GREENSBURG IN 47240	<b>04-48-25-B4-01904.1030</b> 3940 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 103	26
MCCAMMENT LARRY L 1421 W PARK RD GREENSBURG IN 47240	<b>04-48-25-B4-01904.1040</b> 3940 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 104	26
MAFFIA JOHN & GRACE 21 BROOKSIDE RD CLARKSBURG NJ 08510	<b>04-48-25-B4-01904.1050</b> 3940 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 105	26
WOLF LODGE LLC 6337 LIMWOOD CIR LOUISVILLE KY 40222	<b>04-48-25-B4-01904.2010</b> 3940 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 201	26
WOLOVLEK DEBRA K 3940 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.2020</b> 3940 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 202+(XF-CCPT)	26
BELFIORI PHILIP T & 3940 LEEWARD PASSAGE CT#203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.2030</b> 3940 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 203	26
SHEERIN WALTER J & JEAN A TR 3940 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01904.2040</b> 3940 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 204	26
BRADD THOMAS STUART & KIM 1050 LILYDALE BELLE RIVER ON N0P 2L0 CANADA	<b>04-48-25-B4-01904.2050</b> 3940 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 4 BLDG 4 UNIT 205	26
KOMARA JOHN J JR & LINDA L 15539 MOSS GLEN TR NEWBURY OH 44065	<b>04-48-25-B4-01905.1010</b> 3950 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 101+(XF-CCPT)	27
FORTE BRIAN S 3950 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01905.1020</b> 3950 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 102	27
YEAGER JOHN C & 7157 OAKBAY DR NOBLESVILLE IN 46062	<b>04-48-25-B4-01905.1030</b> 3950 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 103	27
PURGARIC KEITH A & LEANN E 2375 GARLAND ST SYLVAN LAKE MI 48320	<b>04-48-25-B4-01905.1040</b> 3950 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 104+(XF-CCPT)	27
WILSON LANHAM LUCILLE M TR 3950 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01905.1050</b> 3950 LEEWARD PASSAGE CT #105 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 105	27
OLENICK DONALD D II & 2804 BIG SUR DR LEWIS CENTER OH 43035	<b>04-48-25-B4-01905.2010</b> 3950 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 201	27
ANDRIANAS NICHOLAS & 1 SOUND BREEZE DR MILLER PLACE NY 11764	<b>04-48-25-B4-01905.2020</b> 3950 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 202	27
GOLAB DAVID P + 3950 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01905.2030</b> 3950 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 203	27
WEISER LINDA 212 NORTH ST STONEHAM MA 02180	<b>04-48-25-B4-01905.2040</b> 3950 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 204	27
DROBNY DENNIS P + 1849 PARKWOOD RD SNELLVILLE GA 30078	<b>04-48-25-B4-01905.2050</b> 3950 LEEWARD PASSAGE CT #205 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 2 BLDG 5 UNIT 205	27
STICE D M + PO BOX 168 ASHLAND IL 62612	<b>04-48-25-B4-01906.1010</b> 3960 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-101	28
FULLER JAN B & KAREN 3960 LEEWARD PASSAGE CT #102	<b>04-48-25-B4-01906.1020</b> 3960 LEEWARD PASSAGE CT #102	BERMUDA ISLES II CONDO OR 2510 PG 3342	28

BONITA SPRINGS FL 34134	BONITA SPRINGS FL 34134	PH-1 BLDG-6 UNIT-102	
KOBY MICHAEL JOHN 3960 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.1030</b> 3960 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-103	28
KLINE MARIPAT PUTNAM + 3960 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.1040</b> 3960 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-104	28
SANDERS THOMAS E & 3960 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2010</b> 3960 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-201	28
CORI HELEN 3960 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2020</b> 3960 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-202+(XF-CCPT)	28
HAWLEY ROSALIE TR 3960 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01906.2030</b> 3960 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-203	28
GEIGER GILBERT G L/E 3630 MARTINDALE RD NE CANTON OH 44714	<b>04-48-25-B4-01906.2040</b> 3960 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-1 BLDG-6 UNIT-204	28
FREITAS JOSE MANUEL & 400 COVENTRY HILL TRL NEW MARKET ON L3X 2A1 CANADA	<b>04-48-25-B4-01907.1010</b> 3970 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 101	29
JONSSON STACY 3970 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01907.1020</b> 3970 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 102	29
GODDARD SANDRA F TR 121 W RIDGE CIR LEROY MI 49655	<b>04-48-25-B4-01907.1030</b> 3970 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 103	29
RISTUCCI MILDRED 9 BELL OAK LN LEMONT IL 60439	<b>04-48-25-B4-01907.1040</b> 3970 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 104	29
CARON BROOKE + 51 SUFFOLK ST BELLINGHAM MA 02019	<b>04-48-25-B4-01907.2010</b> 3970 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 201	29
MILLER EDWARD G & JOYCE L TR 3228 INDIANWOOD LN JOLIET IL 60431	<b>04-48-25-B4-01907.2020</b> 3970 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 202	29
POTOCKI WENDY 3970 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01907.2030</b> 3970 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 203+(XF-CCPT)	29
POZZI AMY 633 DETROIT AVE LAKE ORION MI 48362	<b>04-48-25-B4-01907.2040</b> 3970 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-3 BLDG 7 UNIT 204	29
CARACCILO BRETT J & PAMELA + 2 ROBINS NEST DR PERRINEVILLE NJ 08535	<b>04-48-25-B4-01908.1010</b> 3971 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 101	30
BOYER MARK & LISA 762 PRINCETON LN NEW LENOX IL 60451	<b>04-48-25-B4-01908.1020</b> 3971 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 102	30
MESTRANDREA NICHOLAS & 531 NORTH SPARKS ST BURBANK CA 91506	<b>04-48-25-B4-01908.1030</b> 3971 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 103	30
DALY CONCETTA L/E NANCY A MULLIGAN POA 824 VALLEY VIEW DR BROOKFIELD OH 44403	<b>04-48-25-B4-01908.1040</b> 3971 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 104	30
SHIELDS THERESA & 1059 WINTER HAVEN ST MORTON IL 61550	<b>04-48-25-B4-01908.2010</b> 3971 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 201	30
SHANE MICHAEL E & CAROLE S 1244 REDWOOD DR PEKIN IL 61554	<b>04-48-25-B4-01908.2020</b> 3971 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 202	30
NAGY BALAZS & SHIRLEY M 3971 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01908.2030</b> 3971 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 203	30
HELBLING MATTHEW A + 704 LIVINGSTON ST GRIDLEY IL 61744	<b>04-48-25-B4-01908.2040</b> 3971 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 5 BLDG 8 UNIT 204+(XF-CCPT)	30
ADAMS RICHARD & THERESA 7 STEVEN CT MOUNT SINAI NY 11766	<b>04-48-25-B4-01909.1010</b> 3961 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 101	31
MISEK THOMAS J + 3961 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01909.1020</b> 3961 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 102+(XF-CCPT)	31
MIRAGLIA PAUL J 3961 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01909.1030</b> 3961 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 103	31

TURNER JAYNE E 15 RONALD AVE ROCKAWAY NJ 07866	<b>04-48-25-B4-01909.1040</b> 3961 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 104+(XF-CCPT)	31
DOBROWOLSKY MYRON & OKSANA 800 W GILBERT AVE PALATINE IL 60067	<b>04-48-25-B4-01909.2010</b> 3961 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 201	31
PAPANDREA JOHN & 10830 FULMAR CT NAPLES FL 34119	<b>04-48-25-B4-01909.2020</b> 3961 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 202	31
MACK BARRETT D 270 MOUNT HOPE DR ALBANY NY 12202	<b>04-48-25-B4-01909.2030</b> 3961 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 203	31
POSILA JOEL & TINA 57 BROOKVIEW CIR BRISTOL CT 06010	<b>04-48-25-B4-01909.2040</b> 3961 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO DESC OR 2510 PG 3342 PH 7 BLDG 9 UNIT 204	31
THRASH CLAY H TR 7693 KEY DEER DR WORTHINGTON OH 43085	<b>04-48-25-B4-01910.1010</b> 3951 LEEWARD PASSAGE CT #101 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 101	32
CLAIRE L LEUGERS TRUST + 7961 FAWNCREEK DR CINCINNATI OH 45249	<b>04-48-25-B4-01910.1020</b> 3951 LEEWARD PASSAGE CT #102 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 102	32
BRADY JAMES T & KAREN D 4421 OCEAN HEIGHTS AVE MAYS LANDING NJ 08330	<b>04-48-25-B4-01910.1030</b> 3951 LEEWARD PASSAGE CT #103 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 103	32
WESTERMAN STEPHEN J & 259 SAUNDERS BROOK RD CHEPACHET RI 02814	<b>04-48-25-B4-01910.1040</b> 3951 LEEWARD PASSAGE CT #104 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 104	32
GASS IRENE G TR 3951 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.2010</b> 3951 LEEWARD PASSAGE CT #201 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 201	32
DEVINE ANNA K TR 3951 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.2020</b> 3951 LEEWARD PASSAGE CT #202 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 202	32
KENNAUGH CRAIG & ANNE TR 1312 EAGLE CREST DR LEMONT IL 60439	<b>04-48-25-B4-01910.2030</b> 3951 LEEWARD PASSAGE CT #203 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 203	32
AURIEMMA SUSAN 3951 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	<b>04-48-25-B4-01910.2040</b> 3951 LEEWARD PASSAGE CT #204 BONITA SPRINGS FL 34134	BERMUDA ISLES II CONDO OR 2510 PG 3342 PH-8 BLDG-10 UNIT 204	32



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USA

**Net Amt:** 444.80

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Run Dates: 04/08/23

No. of Affidavits: 1

**Text of Ad:**

Notice of Public Meeting of the City of Bonita Springs Board for Land Use Hearings  
& Adjustments  
and Zoning Board of Appeals TUESDAY, April 18, 2023 at 9:00am  
Bonita Springs City Hall  
9101 Bonita Beach Road  
Bonita Springs, FL 34135

I. CALL TO ORDER

II. INVOCATION

III. PLEDGE OF ALLEGIANCE

IV. ROLL CALL

V. APPROVAL OF MINUTES: February 21, 2023

VI. PUBLIC COMMENT

VII. PUBLIC HEARINGS

EACH CASE WILL INCLUDE A PUBLIC COMMENT PERIOD AT THE CONCLUSION OF THE APPLICANT AND STAFF PRESENTATION

A. CASE NAME: THE GROVE RESIDENTIAL PLANNED DEVELOPMENT (PD22-94289-BOS)

AN AMENDMENT TO A RESIDENTIAL PLANNED DEVELOPMENT (RPD) TO INCLUDE 24 MULTI-FAMILY UNITS AS THE PRINCIPAL USE OF THE PROPERTY, AND TO ADD ONE DEVIATION.

B. CASE NAME: TOMMY'S EXPRESS CAR WASH (BONITA BEACH ROAD) SPECIAL EXCEPTION (SPE22-92499-BOS)

A SPECIAL EXCEPTION REQUEST TO ALLOW A CAR WASH FACILITY ON PROPERTY LOCATED WITHIN THE COMMERCIAL ZONE OF THE BONITA BEACH ROAD CORRIDOR OVERLAY, PURSUANT TO LDC 4-898.

C. CASE NAME: BONITA SPRINGS MOTOR CONDOS SPECIAL EXCEPTION (SPE22-92936-BOS)

A SPECIAL EXCEPTION REQUEST TO ALLOW A CONDOMINIUM WAREHOUSE, PUBLIC USE FACILITY ON A PROPERTY LOCATED WITHIN THE COMMERCIAL ZONE OF THE BONITA BEACH ROAD CORRIDOR OVERLAY, PURSUANT TO LDC 4-898.

VIII. CASE UPDATE: Oakland CPD

IX. NEXT MEETING: May 16, 2023 at 9:00am (Tentative)

X. ADJOURNMENT

Any person requiring special accommodation at any of the meetings because of a disability or physical impairment should contact Lisa Roberson, Director of Finance and Administrative Services, at 239-949-6262, at least 48 hours prior to the meeting.

If a person decides to appeal a decision made by the Board in any matter considered at this meeting/hearing, such person may need to ensure that a verbatim record of the proceeding is made, to include the testimony and evidence upon which any such appeal is to be based.

AD#5648958 April 8, 2023



