

Lee County Board Of County Commissioners

Agenda Item Summary

Blue Sheet No. 20060395

1. ACTION REQUESTED/PURPOSE: Initiate, in the current round of Lee Plan amendments, a Board of County Commissioner sponsored amendment to Goal 13, Captiva.

2. WHAT ACTION ACCOMPLISHES: Provides a one time exception to the September 30, 2005 deadline to allow an amendment to Goal 13 of the Lee Plan to proceed in the 20052006 comprehensive plan amendment cycle.

3. MANAGEMENT RECOMMENDATION: Approval.

4. Departmental Category: 04

A4A

5. Meeting Date:

04-11-2006

6. Agenda:
 Consent
 Administrative
 Appeals
 Public
 Walk-On

7. Requirement/Purpose: (specify)
 Statute
 Ordinance
 Admin. Code AC 13-6
 Other _____

8. Request Initiated:
 Commissioner
 Department Community Development
 Division Planning
 By: Paul O'Connor, AICP, Director
 POC 3/24/06

9. Background:

The Captiva Community Planning Panel has requested that an amendment to Lee Plan Goal 13: Captiva be allowed to proceed with the current round of 2005-2006 comprehensive Plan amendments.

Goal 13 of the Lee Plan was adopted by the Board on January 9, 2003 and was amended on October 12, 2005. Since the adoption of Goal 13 and the subsequent amendment, the Captiva Community Planning Panel has continued to work on refinements to the Goal. The panel has requested that an additional policy be considered in the current round of plan amendments. This amendment, if adopted, would permit a mix of residential and commercial uses on specifically identified commercially zoned property subject to a commercial planned development rezoning. The Captiva Community Planning Panel believes that this amendment is critical to the viability of commercial uses on Captiva Island and that time is of the essence for consideration of the proposed new policy.

The Board has allowed an exception to the once every eighteen months for amendment cycle of the Land Development Code for community plans. This request would provide an exception to the Lee Plan amendment deadline for the Captiva Community Planning panel. In the past, the Board has initiated amendments to the Lee Plan after the September filing date has passed.

Note: This action will suspend, for this instance only, the September deadline contained in Administrative Code 13-6, Annual Plan Amendment Procedure to the Lee (Comprehensive) Plan.

10. Review for Scheduling:

Department Director	Purchasing or Contracts	Human Resources	Other	County Attorney	Budget Services Affirm 3/30				County Manager/P.W. Director
Mam 1/15/06	N/A	N/A	N/A	[Signature]	Analyst [Signature]	Risk [Signature]	Grants [Signature]	Mgr. [Signature]	[Signature]

11. Commission Action:

- Approved
- Deferred
- Denied
- Other

RECEIVED BY COUNTY ADMIN: [Signature]
 3/25/06
 COUNTY ADMIN FORWARDED TO: [Signature]
 3/29/06
 2:30

Rec. by CoAtty
 Date: 3/29/06
 Time: 9:00 AM
 Forwarded To: ADMIN
 3/29/06 9:00

Redfish Pass

2006 LEE PLAN AMENDMENT

CAPTIVA COMUNITY PANEL

Chadwick Bayou

Captiva

Back Key Channel

Roosevelt Channel

Walter Channel

Runyan Key

Albright Island

Wulfert

Dexter Bayou

Holloway Bayou

Kesson Bayou

Blind Pass

PREPARED BY:
GOODERHAM &
ASSOCIATES INC.
MARCH 2006

CAPTIVA

CAPTIVA RD

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Lee County Board of County Commissioners
Department of Community Development
Division of Planning
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APPLICATION FOR A COMPREHENSIVE PLAN AMENDMENT

(To be completed at time of intake)

DATE REC'D _____ REC'D BY: _____

APPLICATION FEE _____ TIDEMARK NO: _____

THE FOLLOWING VERIFIED:

Zoning Commissioner District
Designation on FLUM

(To be completed by Planning Staff)

Plan Amendment Cycle: Normal Small Scale DRI Emergency

Request No: _____

APPLICANT PLEASE NOTE:

Answer all questions completely and accurately. Please print or type responses. If additional space is needed, number and attach additional sheets. The total number of sheets in your application is: _____ 100 _____

Submit **6** copies of the complete application and amendment support documentation, including maps, to the Lee County Division of Planning. Additional copies may be required for Local Planning Agency, Board of County Commissioners hearings and the Department of Community Affairs' packages.

I, the undersigned owner or authorized representative, hereby submit this application and the attached amendment support documentation. The information and documents provided are complete and accurate to the best of my knowledge.

3/13/2006

Ken Gooderham

DATE

SIGNATURE OF OWNER OR AUTHORIZED REPRESENTATIVE

I. APPLICANT/AGENT/OWNER INFORMATION

APPLICANT: Captiva Community Panel

ADDRESS

CITY STATE ZIP

TELEPHONE NUMBER FAX NUMBER

AGENT* Ken Gooderham / Gooderham & Associates Inc.

ADDRESS 5460 Beaujolais Lane

CITY/STATE/ZIP Fort Myers, FL 33919-2704

TELEPHONE (239) 489-2616

FAX (239) 489-9917

E-MAIL kengooderham@comcast.net

OWNER(s) OF RECORD List attached

ADDRESS

CITY STATE ZIP

TELEPHONE NUMBER FAX NUMBER

Name, address and qualification of additional planners, architects, engineers, environmental consultants, and other professionals providing information contained in this application. -- NONE

* This will be the person contacted for all business relative to the application.

II. REQUESTED CHANGE (Please see Item 1 for Fee Schedule)

A. TYPE: (Check appropriate type)

- Text Amendment
- Future Land Use Map Series Amendment (Maps 1 thru 20)

List Number(s) of Map(s) to be amended

B. SUMMARY OF REQUEST (Brief explanation):

On behalf of the Captiva Community Panel, we propose amending the Lee Plan to include Captiva-specific language encouraged mixed use development on commercially zoned properties on the island. This language has been developed in public meetings by the Captiva Community Panel, an advisory group on matters of land use and planning authorized by the Lee County Board of County Commissioners and operating in compliance with Lee County Administrative Code 13-3.

III. PROPERTY SIZE AND LOCATION OF AFFECTED PROPERTY (for amendments affecting development potential of property)

A. Property Location:

- 1. Site Address: List and map attached
- 2. STRAP(s): List attached

B. Property Information

Total Acreage of Property: 724+

Total Acreage included in Request: 724+

Area of each Existing Future Land Use Category: No change

Total Uplands: 684+

Total Wetlands: 40+

Current Zoning: See enclosed map for designations

Current Future Land Use Designation: Outlying Suburban and Wetlands

Existing Land Use:

- Estate residential
- Multi-family residential
- Resort commercial
- Single-family residential
- Commercial
- Community facilities

C. State if the subject property is located in one of the following areas and if so how does the proposed change effect the area:

Lehigh Acres Commercial Overlay: N/A

Airport Noise Zone 2 or 3: N/A

Acquisition Area: N/A

Joint Planning Agreement Area (adjoining other jurisdictional lands): N/A

Community Redevelopment Area: N/A

D. Proposed change for the Subject Property:

To allow mixed use development on properties in the subject area currently zoned C-1 or CT.

E. Potential development of the subject property:

1. Calculation of maximum allowable development under existing FLUM:
 - Residential Units/Density 2,502+ units (3 units per acre, per ordinance)
 - Commercial intensity N/A
 - Industrial intensity N/A
2. Calculation of maximum allowable development under proposed FLUM:
 - Residential Units/Density 2,502+ units (3 units per acre, per ordinance)
 - Commercial intensity N/A
 - Industrial intensity N/A

IV. AMENDMENT SUPPORT DOCUMENTATION

At a minimum, the application shall include the following support data and analysis. These items are based on comprehensive plan amendment submittal requirements of the State of Florida, Department of Community Affairs, and policies contained in the Lee County Comprehensive Plan. Support documentation provided by the applicant will be used by staff as a basis for evaluating this request. To assist in the preparation of amendment packets, the applicant is encouraged to provide all data and analysis electronically. (Please contact the Division of Planning for currently accepted formats)

A. General Information and Maps

NOTE: For each map submitted, the applicant will be required to provide a reduced map (8.5" x 11") for inclusion in public hearing packets.

The following pertains to all proposed amendments that will affect the development potential of properties (unless otherwise specified).

1. Provide any proposed text changes.

OBJECTIVE 13.2.1: Mixed use development.

The Captiva community seeks to preserve the island's unique neighborhood-style commercial activities, to provide islanders with reasonable access to basic goods and services without having to leave the island. Toward that end, Lee County shall encourage mixed use developments in specific appropriate areas of the Captiva planning community through its regulations, policies and discretionary actions.

POLICY 13.2.1: Mixed use developments as defined in the Lee Plan, and mixed use developments containing both commercial and residential (or office and retail) uses within the same structure, are strongly encouraged on Captiva properties zoned C-1 or CT (commercial uses) as of Jan. 1, 2006. For such properties, mixed use developments shall be allowed one residential unit and one commercial unit per lot of record, but residential density in such development cannot otherwise exceed the current density restrictions of three units per acre. Such developments shall be considered and reviewed as a Commercial Planned Development.

Section XIII – Procedures and Administration

b. Administrative Interpretations of the Plan

B. Standards for Administrative Interpretations

4. Single-Family Residence Provisions

b. Construction Regulations

(6) For mixed use developments in the Captiva community in the areas identified by Policy 13.2.1, such developments shall be allowed one residential unit and one commercial unit per lot of record, but residential density in a mixed use development cannot otherwise exceed the current density restriction of three units per acre. Such developments must adhere to any height limitations and setback requirements laid out in the Lee Plan and the Lee County Land Development Code, but variances and special exceptions shall be considered as part of a Commercial Planned Development review.

Amend the following existing parts of the Lee Plan:

(changes in italics)

POLICY 6.1.2

9. The location standards in this policy are not applicable in the Interchange land use category, in Lehigh Acres where commercial uses are permitted in accordance with Policies 1.8.1 through 1.8.3, *or within the Captiva community in the areas identified by Policy 13.2.1.*

Section XII – Glossary

DENSITY — The number of residential dwelling or housing units per gross acre (du/acre). Densities specified in this plan are gross residential densities. For the purpose of calculating gross residential density, the total acreage of a development includes those lands to be used for residential uses, and includes land within the development proposed to be used for streets and street rights of way, utility rights-of-way, public and private parks, recreation and open space, schools, community centers, and facilities such as police, fire and emergency services, sewage and water, drainage, and existing man-made water bodies contained within the residential development. Lands for commercial, office, industrial uses, natural water bodies, and other non-residential uses must not be included. Within the Caloosahatchee Shores community in the areas identified by Policy 21.4.2 *and within the Captiva community in the areas identified by and only to the extent allowed by Policy 13.2.1*, commercial development that includes commercial and residential uses within the same project or the same building do not have to exclude the commercial lands from the density calculation.

An analysis of this proposal is enclosed. Copies of existing Captiva-specific Lee Plan policies are also enclosed.

- 2. Provide a Future Land Use Map showing the boundaries of the subject property, surrounding street network, surrounding designated future land uses, and natural resources.**

Enclosed.

- 3. Map and describe existing land uses (not designations) of the subject property and surrounding properties. Description should discuss consistency of current uses with the proposed changes.**

N/A.

- 4. Map and describe existing zoning of the subject property and surrounding properties.**

Enclosed.

- 5. The legal description(s) for the property subject to the requested change.**

Not applicable. The change requested applies to the entire island, although it impacts only selected Captiva properties (map enclosed) based on existing zoning.

- 6. A copy of the deed(s) for the property subject to the requested change.**

Not applicable – see note at #5.

7. An aerial map showing the subject property and surrounding properties.

Enclosed.

8. If applicant is not the owner, a letter from the owner of the property authorizing the applicant to represent the owner.

The Captiva Community Panel is a citizens' advisory group authorized by the Lee County Board of County Commissioners under Lee County Administrative Code 13-3 (copy enclosed). The panel is operated by the Captiva Island Property Owners Association Inc. (the panel sponsor) under a contract with Lee County approved by the Lee County Board of County Commissioners on Jan. 8, 2002.

B. Public Facilities Impacts

NOTE: The applicant must calculate public facilities impacts based on a maximum development scenario (see Part II.H.).

1. Traffic Circulation Analysis

The analysis is intended to determine the effect of the land use change on the Financially Feasible Transportation Plan/Map 3A (20-year horizon) and on the Capital Improvements Element (5-year horizon). Toward that end, an applicant must submit the following information:

The proposed changes will have no impact on existing or projected traffic. See the enclosed amendment analysis for more detail.

2. Provide an existing and future conditions analysis for:

- a. Sanitary Sewer
- b. Potable Water
- c. Surface Water/Drainage Basins
- d. Parks, Recreation, and Open Space.

The proposed changes will have no impact on existing or projected needs concerning sewer, water drainage or open space. See the enclosed amendment analysis for more detail.

3. Provide a letter from the appropriate agency determining the adequacy/provision of existing/proposed support facilities, including:

- a. Fire protection with adequate response times;
- b. Emergency medical service (EMS) provisions;
- c. Law enforcement;
- c. Solid Waste;
- d. Mass Transit; and
- e. Schools.

The proposed changes will have no impact on existing or projected needs concerning fire protection, EMS provisions, law enforcement, solid waste, mass transit or schools. See the enclosed amendment analysis for more detail. These agencies will be provided with a copy of this application and support documents for review and comment prior to any action toward adoption.

C. Environmental Impacts

Provide an overall analysis of the character of the subject property and surrounding properties, and assess the site's suitability for the proposed use upon the following:

1. A map of the Plant Communities as defined by the Florida Land Use Cover and Classification system (FLUCCS).
2. A map and description of the soils found on the property (identify the source of the information).
3. A topographic map with property boundaries and 100-year flood prone areas indicated (as identified by FEMA).
4. A map delineating wetlands, aquifer recharge areas, and rare & unique up-lands.
5. A table of plant communities by FLUCCS with the potential to contain species (plant and animal) listed by federal, state or local agencies as endangered, threatened or species of special concern. The table must include the listed species by FLUCCS and the species status (same as FLUCCS map).

The proposed changes will have no environmental impact.

D. Impacts on Historic Resources

List all historic resources (including structure, districts, and/or archeologically sensitive areas) and provide an analysis of the proposed change's impact on these resources. The following should be included with the analysis:

1. A map of any historic districts and/or sites, listed on the Florida Master Site File, which are located on the subject property or adjacent properties.
2. A map showing the subject property location on the archeological sensitivity map for Lee County.

The proposed changes will have no impact on historical resources.

E. Internal Consistency with the Lee Plan

1. Discuss how the proposal affects established Lee County population projections, Table 1(b) (Planning Community Year 2020 Allocations), and the total population capacity of the Lee Plan Future Land Use Map.

2. List all goals and objectives of the Lee Plan that are affected by the proposed amendment. This analysis should include an evaluation of all relevant policies under each goal and objective.
 3. Describe how the proposal affects adjacent local governments and their comprehensive plans.
 4. List State Policy Plan and Regional Policy Plan goals and policies which are relevant to this plan amendment.
1. This proposed amendment will not affect population projections or capacity.
 2. See enclosed analysis for details.
 3. This proposed amendment has no impact on adjacent local governments and their comprehensive plans.
 4. The issues addressed by this proposed amendment is not cited by state or regional policy plans.

F. Additional Requirements for Specific Future Land Use Amendments

1. Requests involving Industrial and/or categories targeted by the Lee Plan as employment centers (to or from)
 - a. State whether the site is accessible to arterial roadways, rail lines, and cargo airport terminals,
 - b. Provide data and analysis required by Policy 2.4.4,
 - c. The affect of the proposed change on county's industrial employment goal specifically policy 7.1.4.
2. Requests moving lands from a Non-Urban Area to a Future Urban Area
 - a. Demonstrate why the proposed change does not constitute Urban Sprawl. Indicators of sprawl may include, but are not limited to: low-intensity, low-density, or single-use development; 'leap-frog' type development; radial, strip, isolated or ribbon pattern type development; a failure to protect or conserve natural resources or agricultural land; limited accessibility; the loss of large amounts of functional open space; and the installation of costly and duplicative infrastructure when opportunities for infill and redevelopment exist.
3. Requests involving lands in critical areas for future water supply must be evaluated based on policy 2.4.2.
4. Requests moving lands from Density Reduction/Groundwater Resource must fully address Policy 2.4.3 of the Lee Plan Future Land Use Element.

Not applicable.

G. Justify the proposed amendment based upon sound planning principles. Be sure to support all conclusions made in this justification with adequate data and analysis.

See the enclosed analysis for detail.

Item 1: Fee Schedule

Map Amendment Flat Fee	\$2,000.00 each
Map Amendment > 20 Acres	\$2,000.00 and \$20.00 per 10 acres up to a maximum of \$2,255.00
Small Scale Amendment (10 acres or less)	\$1,500.00 each
Text Amendment Flat Fee	\$2,500.00 each

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 Lee County Community Development to enter upon the property during normal working hours for the purpose of investigating and evaluating the request made through this application.

3/13/06

Signature of owner or owner-authorized agent

Date

Ken Gooderham

Typed or printed name

STATE OF FLORIDA)
COUNTY OF LEE)

The foregoing instrument was certified and subscribed before me this _____ day of _____ 19____, by _____, who is personally known to me or who has produced _____ as identification.

**ORIGINAL APPLICATION HAS
BEEN SIGNED AND NOTARIZED**

(SEAL)

Signature of notary public

Printed name of notary public

**2006 LEE PLAN AMENDMENT
CAPTIVA COMMUNITY PANEL**

**AMENDMENT
ANALYSIS**

2006 Lee Plan Text Amendment

POLICY ANALYSIS

March 2006

In the past two decades, property values on Captiva have risen dramatically – even outstripping overall increase in Lee County and Florida. This, and the pressure to redevelop properties to reflect both changing values and changing needs, has resulted in a unique situation on the island: The “highest and best use” so often cited as the guiding hand of land use decisions has shifted to residential redevelopment.

This has become most obvious in the “Village” area of the island – the core section between the northern S-curve and the gates to South Seas Resort. Since most of this area was subdivided decades ago – well before current zoning and land use rules were established – it is composed of small plated lots, each one of which has a vested right to development that would not exist were they created today.

Thus, even though many of those lots are currently zoned for commercial uses, more money can be made from them when the older structures (often housing businesses) are torn down to make way for a new single-family home – a home that, under the current market, can command millions of dollars when sold.

Thus, in the past decade a number of commercial enterprises in the Village area have been bought, the businesses closed and structures torn down, with new single-family homes rising to replace them. A great investment for a real estate developer, perhaps – but a trend that has led to the erosion of the commercial base of the island.

According to a summary of an island-wide planning survey conducted by planner David W. Depew, AICPP, on behalf of the Captiva Island Property Owners Association during the summer of 2001:

There is a general recognition that the commercial areas of the Island, especially in the Village along Andy Rosse Lane, needs general support and some kind of incentives in order to maintain the retail and dining options currently available. Additional commercial opportunities were not seen as critical, but preservation of the existing commercial uses was viewed as quite important. Additionally, the mixed-use nature of the village was deemed to be part of the overall charm of the area, although there was also recognition that parking opportunities were limited and could be expanded.

This concern, plus a recent application to redevelop a commercial property to allow both commercial and residential uses on the same lot, acted as a catalyst for the community to look for ways to encourage some mixed-use development on the remaining commercial sites on the island. This recent application was extensively discussed in meetings before the Captiva Community Panel (minutes enclosed), where community sentiment favoring such innovative development was clear.

This proposed amendment would affect at best approximately 75 properties on Captiva – out of which at least one-third or more have already been redeveloped into high-end residential units and thus are unlikely to take advantage of the development options offered by this amendment (unless the real estate market completely reverses both itself and historic coastal trends).

Those properties that might benefit from this amendment typically are older commercial structures offering neighborhood-style services to residents and tourists. They continue to operate for a number of reasons:

- The businesses remain financially viable.
- The owners have a desire to serve the community with essential services.
- The business serves to support other commercial operations, such as resorts or inns.
- The owners have made a commitment to maintain the walkable, village atmosphere that's unique to the island.
- There's no strong financial incentive to redevelop at this juncture.

However, the pressure to redevelop is strong, even in the face of a real estate market that is pulling back from its record growth of the past five years. Many of these structures cannot be rebuilt in a commercially viable format should they be substantially damaged or destroyed, due to more stringent building codes (particularly for coastal high hazard areas) and limited space (if a larger commercial structure is sought). Residential redevelopment seems inevitable and, given the recent trends, the community's concern is that small-scale commercial activities will continue to disappear, to be replaced by large-scale homes that will eventually turn Captiva into a very pricey beachfront gated community.

With this in mind, the community has been looking for ways to offer some incentive to commercial enterprises and property owners to continue to operate small-scale businesses on these Village lots. When one owner came up with the option of combining a business with a small manager's residential unit (the case referenced in the CCP minutes enclosed), there was support from both the community and county planning staff for this innovation.

However, there was no support from existing county codes and its comprehensive land use plan to address the density issues created by combining commercial and residential uses on the same lot – a major obstacle to approval by the county Hearing Examiner, an essential step toward fruition. So this amendment language was developed, both as a way to solidify and signify community support and to make such proposals more viable in the future.

There have been a number of legitimate concerns raised by both the community and by staff in discussing this amendment, and we believe the following analysis will address those concerns.

■ This language could result in an increase in development density on the island.

The overall density of the island will not increase with this proposal. The three-units-per-acre cap

addressed by Lee County ordinance and the current Future Land Use Map stays in force. Plus, a previous amendment (now Lee Plan policy) that does not allow rezonings to request density higher than the current zoning ensures the “estate zoning” on the lower third of the island will be maintained in its current lower density form. Overall, island density will remain low, in keeping with both community desires and evacuation realities.

■ **This language could result in more people living on a fragile barrier island.**

The lots in question are already vested for a single residential unit if desired, and this proposal would not increase that. In fact, it will ensure smaller residential units than are possible due to the limitations imposed by mixed use (and other development restrictions already in the Lee Plan) on a commercially zoned lot. Given that the number of owners who may take advantage of this proposal is limited both by previous redevelopment, by lot size and by economic reality, it is easy to assert there will be no net increase in residents resulting from this proposal.

■ **This amendment could increase evacuation pressures.**

If there is no net increase in density, there should be no increase in evacuation pressures. In fact, if the resulting residential units are used for business managers, it may help evacuation traffic slightly. On-island managers could undertake storm preparations for businesses without having to traverse the islands to get there, whereas off-island managers would have to travel out to Captiva from the mainland, batten down the hatches and leave. If those on-island managers opted to ride to the storm in place, they would not be evacuating or returning, and could even help facilitate reopening a business post-storm if damage is minimal or avoided (a valuable asset as the island learned in Hurricane Charley when returning resident, relief workers and repair teams relied on some restored businesses for food and water during the post-storm recovery).

■ **This proposal could increase traffic on an already constrained road system.**

Actually, the opposite might occur. Internal trips might be reduced on the island, both because worker commutes to island businesses could be avoided by living “above the store” and by maintaining the neighborhood commercial enterprises – services, basic commodities, etc. – that could eliminate trips off-island by residents and visitors seeking such goods and services. Fostering commercial activity in the Village can also cut down in localized car traffic, as the area is very pedestrian friendly and accessible to both nearby residents and visitors to a significant number of island rental rooms without need for (or parking for) a motorized vehicle.

Even when the mixed use in question does not include residential but instead encompasses the pairing of retail and office uses (not the focus of this amendment, but another item of interest to the community), the area will see a benefit. Encouraging such a mix where appropriate encourages the same accessible small-scale commercial activity. Retail enterprises can be supported for significant portions of the year by the tourist and winter-resident business, and

limited office space can serve both year-round and winter residents with accessible services (or space to operate a small-scale business themselves) without necessitating a trip off island.

What are the benefits to this proposed language?

- This is a way to preserve the few remaining commercial enterprises on the island, particularly those located in the Village neighborhood within easy access to adjacent residences and resort rooms.
- It may foster the only semblance of affordable housing on the island, enabling shopkeepers or business owners to live where they work by allowing the residential-commercial mix on one lot. In the land of million-dollar-homes, these caretaker units will add diversity and affordability to the residential mix.
- It helps maintain an island ambiance that is highly valued by both residents and visitors alike. Making more commercial operations accessible by non-motorized or electric-powered means has been a continuing quest of the island, which petitioned the county Department of Transportation to expand its golf-cart-permitted zone further southward in the past year and has sought even further expansion by means of a safety shoulder along the island's main thoroughfare to encourage safer pedestrian and bicycle traffic.
- It has widespread community support, judging by the documentation through meetings and surveys over the past decade.
- It may help facilitate redevelopment of these aging commercial properties (while keeping them commercial), with a resulting improvement in building construction and storm survivability thanks to the requirement they comply with improved building codes.
- It provides an achievable incentive to the remaining commercial enterprises that's both innovative (albeit a growing trend in communities nationally) and nonintrusive (by offering owners an option rather than an imperative).

2006 Lee Plan Text Amendment

POLICY ANALYSIS

March 2006

What follows is a brief analysis of how this proposed Lee Plan amendment is consistent with the existing goals, objectives and policies of the Lee Plan.

***POLICY 1.1.6:** The Outlying Suburban areas are characterized by their peripheral location in relation to established urban areas. In general, these areas are rural in nature or contain existing low-density development. Some, but not all, of the requisite infrastructure needed for higher density development is generally planned or in place. It is intended that these areas will develop at lower residential densities than other Future Urban Areas. As in the Suburban areas, higher densities, commercial development greater than neighborhood centers, and industrial land uses are not permitted. The standard density range is from one dwelling unit per acre (1 du/acre) to three dwelling units per acre (3 du/acre). Bonus densities are not allowed. In the Outlying Suburban area in North Fort Myers east of I-75, a portion of San Carlos Groves in San Carlos/ Estero planning community, and in the Buckingham area (see Goal 17), the maximum density permitted is two dwelling units per acre (2 du/acre).*

The proposed amendment concerns land currently designated Outlying Suburban, and will comply with this policy for the following reasons:

- It will not encourage higher density development, and in fact will likely result in smaller residential development on the affected lots due to the mixed use plan.
- Similarly, the commercial development likely under this proposal will be small-scale in nature, both due to the mixed use designation and the constraints of the platted lot sizes.
- The resulting density will continue to be under 3 du/acre, as is already required by county ordinance.

***POLICY 5.1.11:** In those instances where land under single ownership is divided into two or more land use categories by the adoption or revision of the Future Land Use Map, the allowable density under this Plan will be the sum of the allowable densities for each land use category for each portion of the land.*

This proposal conforms to this policy.

***POLICY 6.1.3:** Commercial developments requiring rezoning and meeting Development of County Impact (DCI) thresholds must be developed as commercial planned developments designed to arrange uses in an integrated and cohesive unit in order to:*

- provide visual harmony and screening;
- reduce dependence on the automobile;
- promote pedestrian movement within the development;
- utilize joint parking, access and loading facilities;
- avoid negative impacts on surrounding land uses and traffic circulation;

- *protect natural resources; and*
- *provide necessary services and facilities where they are inadequate to serve the proposed use.*

This proposal would require any mixed use development to be reviewed as Commercial Planned Developments for the intent of the reasons listed here.

POLICY 6.1.4: *Commercial development will be approved only when compatible with adjacent existing and proposed land uses and with existing and programmed public services and facilities.*

Since this proposal allow mixed use development only on lots already zoned C-1 to CT, compatibility will not be an issue – particularly since the mixed use will be residential, which is typically in keeping with adjacent existing and proposed land uses. We do not see any condition where this proposal would conflict with existing and programmed public services and facilities.

POLICY 6.1.7: *Prohibit commercial developments from locating in such a way as to open new areas to premature, scattered, or strip development; but permit commercial development to infill on small parcels in areas where existing commercial development would make a residential use clearly unreasonable.*

Actually, this proposal will ameliorate the fear of mixing residential and commercial expressed in this policy, as its intent is to allow owners to pursue just such a mix when appropriate and with full regulatory and community review.

GOAL 13: CAPTIVA.

To maintain and enhance the historic pattern of development on Captiva, consisting of unobtrusive, low-density residential use in an environment characterized by diverse and healthy native vegetation, clean offshore water with diverse and healthy marine life, and limited commercial development and traffic. The purpose of this goal is to provide policies to confirm and reinforce that historic pattern.

This proposal conforms with this goal, encouraging no increase in density, smaller-scale residential development with such mixed uses, and likely smaller-scale commercial development with such mixed uses as well due to lot size and mixed use limitations. It may help limit some traffic if it keeps small-scale commercial activity viable on the island (eliminating some off-island trips to acquire goods and services) and if managers or employees can eliminate a daily commute by “living above the store.”

OBJECTIVE 21.4: MIXED USE DEVELOPMENT.

Lee County will encourage mixed-use developments in specific areas of the Caloosahatchee Shores planning area through a variety of incentives.

POLICY 21.4.1: *With the exception of mixed-use projects, residential uses fronting SR 80 and Buckingham Road are limited to no more than four dwelling units per acre.*

POLICY 21.4.2: *Mixed-use developments, as defined in the Lee Plan, and mixed-use developments containing both commercial and residential uses within the same structure and that provide for an integration of commercial with residential uses with pedestrian linkages are strongly encouraged*

at the commercial nodes of SR 80 and SR 31 and SR 80 and Buckingham Road, as well as the commercial strip between First Street and SR 80 in Fort Myers Shores. With the exception of SR 80 and SR 31, which will be allowed densities consistent with the Urban Community future land use designation, mixed-use developments will be limited to six dwelling units per acre at those locations.

We've included this portion of the Lee Plan addressing mixed use development in another community to show that the Captiva proposal maintains the spirit (and even some of the verbiage) of these existing objective and policies.

OBJECTIVE 37.2: CONSTRAINED ROADS.

Due to scenic, historic, environmental, aesthetic, and right-of-way characteristics and considerations, Lee County has determined that certain roadway segments will be deemed "constrained" and therefore will not be widened. Reduced peak hour levels of service will be accepted on those constrained roads as a trade -off for the preservation of the scenic, historic, environmental, and aesthetic character of the community. (Amended by Ordinance No. 99-15, 00-08)

Since Captiva Drive is deemed a constrained road in the Lee Plan, we assert this proposal confirms this objective inasmuch as it should reduce some island traffic both due to residents and visitors being able to find certain goods and services on island and if having managers or employees live on-site eliminates some daily commutes from the mainland.

POLICY 105.1.2: Rezoning to allow higher densities will not be permitted on barrier and coastal islands if the capacity of critical evacuation routes would thereby be exceeded (see Objective 109.1).

As discussed above, this proposal should not add to either the overall density of the island or the route capacity of Captiva Drive, the island's sole evacuation route.

POLICY 135.1.9: The county will ensure a mix of residential types and designs on a countywide basis by providing for a wide variety of allowable housing densities and types through the planned development process and a sufficiently flexible Future Land Use Map.

This mixed use option being proposed here may allow the closest thing to "affordable housing" on this very expensive island, as the residential use can be used to allow business managers or employees to live in a community they could not otherwise afford.

POLICY 158.1.9: Lee County, in response to current and projected needs of Lee County residents, will encourage a diverse mix of housing types, sizes, prices, and rents by maintaining mixed use land use categories in the Future Land Use Element.

This mixed use option being proposed here may allow the closest thing to "affordable housing" on this very expensive island, as the residential use can be used to allow business managers or employees to live in a community they could not otherwise afford.

**2006 LEE PLAN AMENDMENT
CAPTIVA COMMUNITY PANEL**

**PROPERTY
OWNER &
STRAP LIST**

Slap
SiteAddress
OwnerName, OwnerCity, OwnerState, OwnerZip
OwnerAddress1, OwnerAddress2
OwnerCity, OwnerState, OwnerZip
OwnerCounty

1545210000020000.00
RESERVED
MERISTAR SS PLANTATION CO LLC
DELOITTE + TOUCHE LLP
200 E LAS OLAS BLVD STE 1400
FT LAUDERDALE, FL 33301

2245210000050000.00
ACCESS UNDETERMINED
PLANTATION DEVELOPMENT L1D
13451 MCGREGOR BLVD STE 27
FORT MYERS, FL 33919

2245210000090000.00
ACCESS UNDETERMINED
AQUASOURCE UTILITY INC
1610 BARKER SPRINGS STE B215
HOUSTON, TX 77064

2245210000091001.00
ACCESS UNDETERMINED
ISLAND WATER ASSOCIATION INC
3651 SAH-CAP RD
SANIBEL, FL 33957

224521000005002B
1200 SOUTH SEAS PLANTATION RD
MERISTAR SS PLANTATION CO LLC
DELOITTE + TOUCHE LLP
200 E LAS OLAS BLVD STE 1400
FORT LAUDERDALE, FL 33301

2245210000050000.00
PLANTATION DEVELOPMENT LTD
13451 MCGREGOR BLVD STE 27
FORT MYERS, FL 33919

2245210000060000.00
SOUTH SEAS PLANTATION RD
PLANTATION DEVELOPMENT LTD
DELOITTE TAX LLP
13451 MCGREGOR BLVD, STE 27
FT MYERS, FL 33919

2245210000040000.00
997 SOUTH SEAS PLANTATION RD
SLAMAN JAMES A + CYNTHIA
16100 OLD CUTLER RD
PALMETTO BAY, FL 33157

2245210000060000.00
993 SOUTH SEAS PLANTATION RD
SOMERS NANCY J
PO BOX 910
CAPTIVA, FL 33924

2245210000060000.00
949 SOUTH SEAS PLANTATION RD
SUAREZ NANCY E
6690 CRANFORD DR NW
CANTON, OH 44718

2245210000000100.00
945 SOUTH SEAS PLANTATION RD
CHALFANT MATTHEW C
1012 BLUEF RIDGE DR
NEW ALBANY, IN 47150

2245210000060100.00
941 SOUTH SEAS PLANTATION RD
MCGILLYN PATRICIA J
MICHAEL J MCGILLYN
PO BOX 2409
EDINA, MN 55424

2245210000060100.00
937 SOUTH SEAS PLANTATION RD
MCGILLYN PATRICIA J
MICHAEL J MCGILLYN
PO BOX 2409
EDINA, MN 55424

2245210000060100.00
935 SOUTH SEAS PLANTATION RD
SOUTH SEAS LLC
PMB 249
1718 M ST NW
WASHINGTON, DC 20036

2245210000060100.00
944 SOUTH SEAS PLANTATION RD
KOEHLMEI CARL F TR 50% INT +
KOEHLMEI ELIZABETH W TR 50% INT
80 SELLERSVILLE DR
EAST STROUDSBURG, PA 18301

2245210000060100.00
940 SOUTH SEAS PLANTATION RD
KOEHLMEI CARL F TR 50% INT +
KOEHLMEI ELIZABETH W TR 50% INT
80 SELLERSVILLE DR
EAST STROUDSBURG, PA 18301

2245210000060100.00
925 SOUTH SEAS PLANTATION RD
MORRIS RICHARD
37300 JACKSON RD
MORRILLAND HILLS, OH 44022

224521000006016A
929 SOUTH SEAS PLANTATION RD
MCCORMICK CHARLES G + SARAH H
15 CABOT PLACE
BLOOMINGHILL D HILLS, MI 48394

224521000006016B
921 SOUTH SEAS PLANTATION RD
CAPTIVA DIST COMPANY LTD TR
130 NASH SIZEMORE
1287 NEW BRITAIN BLVD #21
FORT MYERS, FL 33907

2245210000060100.00
924 SOUTH SEAS PLANTATION RD
BAI CHRIS GARY D + ROAN M
691 DEEP LAGOON LN
FORT MYERS, FL 33919

2245210000060100.00
932 SOUTH SEAS PLANTATION RD
KOEHLMEI CARL F TR 50% INT +
KOEHLMEI ELIZABETH W TR 50% INT
80 SELLERSVILLE DR
EAST STROUDSBURG, PA 18301

2245210000060100.00
936 SOUTH SEAS PLANTATION RD

WILNER LEE RUSSELL
4200 TUCKAHOE RD
MEMPHIS, TN 38117

2245210000000200.00
936 SOUTH SEAS PLANTATION RD
CHAPMAN JEFFERSON
2229 DUNCAN RD
KNOXVILLE, TN 37919

2245210000060200.00
902 SOUTH SEAS PLANTATION RD
MURLEMANN ERNST R + LISETTE M
71 HALDENSTRASSE
UITIKON #142 SWITZERLAND

2245210000060200.00
948 SOUTH SEAS PLANTATION RD
MORGAN JAMES S + JANE K +
HAMILTON H S + MARYALLIS
1513 THE FAIRWAY WOODSIDE 282
RYDAL, PA 19646

2245210000060200.00
928 SOUTH SEAS PLANTATION RD
BELL D SHEILA C
777 MALLARD DR
LEXINGTON, KY 40502

2245210000060200.00
ACCESS UNDETERMINED
PLANTATION DEVELOPMENT LTD
13451 MCGREGOR BLVD STE 27
FORT MYERS, FL 33919

2245210100000000.00
1129 LONGHOLLA CT
SANFILIPPO JAMES + KATHLEEN M
10936 LITZINGER ST
ST LOUIS, MO 63131

2245210100000000.00
1127 LONGHOLLA CT
PELLER JOSEPH A 84% +
PELLER CONSTANCE SHIRLEY 16% TR
697 SOUTH SERVICE RD
GRIMSBY, ON L3M 4E8 CANADA

2245210100000000.00
1122 SCHEFFLEA CT
HARRIS RICHARD M JR + MARY S
PO BOX 127
CAPTIVA, FL 33924

2245210100000000.00
1121 SCHEFFLEA CT
LANDOR ISA BNC
PO BOX 685
CAPTIVA, FL 33924

2245210100000000.00
1119 SCHEFFLEA CT
MAZZONE ANTHONY J + PATRICIA A
32 COPPOLA CT
CLIFTON, NJ 07013

2245210100000000.00
1117 SCHEFFLEA CT
FLORIDA INVESTORS LTD REAL ESTATE FUND I
875 N MICHIGAN AVE STE 3620
CHICAGO, IL 60611

2245210100000000.00
1115 SCHEFFLEA CT
LIND JOHN K + BARBARA ANN
1140 PETERS GLEN
FT MYERS, FL 33912

2245210100000000.00
1114 SCHEFFLEA CT
HARD WARREN A JR
PO BOX 692
BATHSBURY, MS 39463

2245210100000000.00
SCHEFFLEA CT
JACOBS NATHAN 25% TRAI
SUSAN SAWICKI
120 W 118TH ST
BRONX, NY 10420

2245210100000000.00
1111 SCHEFFLEA CT
JACOBS JEFF 20% INT TRAI
SUSAN SAWICKI
120 W 118TH ST
BRONX, NY 10420

2245210100000000.00
1110 SCHEFFLEA CT
MALOJA CORPORATION
2222 MCGREGOR BLVD
FORT MYERS, FL 33901

2245210100000000.00
1107 TALLOW TREE CT
NYON CORPORATION
HEINRICH BOUMANN
CHEMIN DE MONT BLANC
CH 1270 TRELLEX
SWITZERLAND

2245210100000000.00
1108 TALLOW TREE CT
DAMON F ASING CORP
2121 MCGREGOR BLVD
FORT MYERS, FL 33901

2245210100000000.00
1105 TALLOW TREE CT
KABARDI AC
ELIZABETH HUG
6157FA HERSER 13
CH 8127 FROCH SWITZERLAND

2245210100000000.00
1104 TALLOW TREE CT
NEAL JEFFREY C +
CELLEMLIK STAN J TR
1099 PIETRAM RD
WINNETKA, IL 60093

2245210100000000.00
1103 TALLOW TREE CT
DASS JAMES A
50 LAKE END RD
GREEN POND, NJ 07435

2245210100000000.00
1104 TALLOW TREE CT
LENNON WILLIAM H
3876 APOLLO PKWY
WILMINGTON, OH 45394

2245210100000000.00
1101 TALLOW TREE CT
MAMMEI CARL G JR + JOYCE J TR
FOR CARL G MAMMEI REV TRUST
385 INDIAN HILLS DR STE 375
OMAHA, NE 68114

2245210100000000.00
1100 TALLOW TREE CT
WILMSEN ELIZABETH A + JOHN G
4 HUNTINGWOOD WOODS
ST LOUIS, MO 63131

2245210100000000.00
1112 SCHEFFLEA CT
RONALD PETER + MARY B
PO BOX 877
CAPTIVA, FL 33924

2245210100000000.00
1114 SCHEFFLEA CT
HALIK MICHAEL + VERA
1364 TWIN LAKES LN
SANIBEL, FL 33957

2245210100000000.00
1116 SCHEFFLEA CT
BERNARD C J + KATHERINE A
31 REACH TREE CT
CHESHIRE, CT 06410

2245210100000000.00
1125 LONGHOLLA CT
RAM INVESTMENTS LLC
PO BOX 124
NORTHFIELD, MN 55057

2245210100000000.00
S SEAS PLAN BCH HOMESTES
PROPERTY OWNERS ASSN
13987 MCGREGOR BLVD SW
FORT MYERS, FL 33907

2245210100000000.00
1107 SCHEFFLEA CT
S SEAS PLAN BCH HOMESTES
PROPERTY OWNERS ASSN
13987 MCGREGOR BLVD SW
FORT MYERS, FL 33907

2245210100000000.00
1118 SCHEFFLEA UT
S SEAS PLAN BCH HOMESTES
PROPERTY OWNERS ASSN
13987 MCGREGOR BLVD SW
FORT MYERS, FL 33907

2245210100000000.00
SCHEFFLEA CT
S SEAS PLAN BCH HOMESTES
PROPERTY OWNERS ASSN
13987 MCGREGOR BLVD SW
FORT MYERS, FL 33907

2245210200000000.00
901 MARINA VILLAS
KALL WALTER DAVID 50% +
MCEWEN CHARLES N 50% JT
84 PARKWAY E
MOUNT VERNON, NY 10552

2245210200000000.00
902 MARINA VILLAS
MATTINGLY DAVID M + BARBARA F
1146 WATERBURY WAY
GREENWICH, CT 06034

2245210200000000.00
903 MARINA VILLAS
PINCILLI NANCY R TR
216 WARREN AVE
PLYMOUTH, MA 01960

2245210200000000.00
904 MARINA VILLAS
DELLA DOMINICK + DEE J
35811 DR
MANASSA PARK, NY 11762

2245210200000000.00
905 MARINA VILLAS
LAND TRUST SERVICE CORP TR
FOR TRUST #203N
PO BOX 580
CAPTIVA, FL 33924

2245210200000000.00
906 MARINA VILLAS
TANER RICHARD B + BARBARA R
PO BOX 23
CROMPTON, NY 10517

2245210200000000.00
907 MARINA VILLAS
TRUSSLER ERNEST L
6624 MIDHILL PI
FALLS CHURCH, VA 22043

2245210200000000.00
908 MARINA VILLAS
MERRAT ROGER + FRANK
673 LEVY TRASSE 161
CH 1095 SPIEGEL
SWITZERLAND

2245210200000000.00
909 MARINA VILLAS
TANER RICHARD B + BARBARA R
153 MORNINGSIDE DR
VERONA, NJ 7044

2245210200000000.00
910 MARINA VILLAS
ANGEL EDWARD S + BETTY A
1008 OLD FORT SUSSER PI
FISCONS, RI 02885

2245210200000000.00
904 MARINA VILLAS
MATHIAS KENNETH J + PATRICIA
PO BOX 517
CAPTIVA, FL 33924

2245210200000000.00
905 MARINA VILLAS
RYAN MARGARET M 1/2 TR +
RYAN JAMES 1/2 TR FOR MARGARET M RYAN TRUST
+ FOR W JAMES RYAN TRUST TR
PO BOX 428
CAPTIVA, FL 33924

2245210200000000.00
906 MARINA VILLAS

JOHN K LARK COMPANY LLC
PO BOX 206
HOWELL, MI 48844

2245210200000000.00
804 MARINA VILLAS
DAVIS CARL
312 E HAMILIN ST
EATON RAPER, NJ 08827

2245210200000000.00
805 MARINA VILLAS
GAGNON ROLANDE A TR
FOR ROLANDE A GAGNON TRUST
PO BOX 1184
CAPTIVA, FL 33924

2245210200000000.00
806 MARINA VILLAS
SELMUELLER CIMAS TR
630 LEHIGH RD
GLEN ELLYN, IL 60137

2245210200000000.00
807 MARINA VILLAS
DAVIS GROVE SERVICE INC
PO BOX 177
OCOTEE, FL 34761

2245210200000000.00
808 MARINA VILLAS
OGILVIE E + MARILYN J
9030 OGILVIE DR
ORLANDO, FL 32819

2245210200000000.00
809 MARINA VILLAS
WILLIAMS PATRICIA L
991 LAKE HOLLINGSWORTH DR
LAKELAND, FL 33809

2245210200000000.00
810 MARINA VILLAS
CONSISTINO ROBERT H + VALARIE
216 WHITMAN DR
BROOKLYN, NY 11234

2245210200000000.00
701 MARINA VILLAS
GIARDINA JOSEPH
10 HUNT FARM RD
WACCABUC, NY 10597

2245210200000000.00
702 MARINA VILLAS
MIRANDA JAMES + DONNA
17 LENAPE TRAIL
FREEHOLD, NJ 7728

2245210200000000.00
703 MARINA VILLAS
NORDEN PETER C + RHONDA P
6 WENTWORTH DR
SOUTHBOURNE, MA 1772

2245210200000000.00
704 MARINA VILLAS
FINLEY WILLIAM M + SUSAN J
2225 PRAIRIE ST
GLENVIEW, IL 60025

2245210200000000.00
705 MARINA VILLAS
FINLEY WILLIAM M + SUSAN J
2225 PRAIRIE ST
GLENVIEW, IL 60025

2245210200000000.00
706 MARINA VILLAS
HAYES MICHAEL E +
CRIGLIA STELLA CARROLL HOW TR
536 N MADISON RD
GLENVIEW, IL 60025

2245210200000000.00
707 MARINA VILLAS
CAREY JANK +
CAREY BRIAN + CAREY CHRIS DOPIER + CAREY
LAUREN LC
23 SOUTH PERS ST
BURLINGAME, CA 94220

2245210200000000.00
708 MARINA VILLAS
CARPENTER JANEL F
PO BOX 146
CUMMAQUID, MA 2637

2245210200000000.00
709 MARINA VILLAS
CRIDEN MICHAEL K +
FOSTER MARY A JW
5084 W BOLLARDS DR
MINNETONKA, MN 55345

2245210200000000.00
710 MARINA VILLAS
HOPSON JAMES W + JUDITH A
PO BOX 254010
MADISON, WI 53726

2245210200000000.00
601 MARINA VILLAS
RITTER CYNTHIA HAWES
31 WAINSWORTH LN
SILVERDALE, MA 2738

2245210200000000.00
602 MARINA VILLAS
DI SLOP W WAYNE
350 W BERRY LN
MILVERB, PA 39355

2245210200000000.00
603 MARINA VILLAS
BLAIR JOHN H + KATHY MARIE
106 INWOOD RD
DARIEN, CT 06430

2245210200000000.00
604 MARINA VILLAS
ASSAAD WAJAH TR
FOR ASSAAD FAMILY TR ST
4641 GUTHRIE BLVD N PT 106
NAPLES, FL 34103

2245210200000000.00
605 MARINA VILLAS
STEWART CHARLES W + LILLIAN
PO BOX 63
WINDCRIBBLE, IL 14786

2245210200000000.00
606 MARINA VILLAS

DUNLOP W WAYNE
3 SNOWBERRY LN
MELBURN, PA 19355

2245210200001600.00
607 MARINA VILLAS
MCDONALD LEO S + ANN EVE
2562 INDIAN RIDGE DR
GLENVIEW, IL 60026

2245210200004000.00
608 MARINA VILLAS
SUMMA SHARON A
155 NORMAN RD
NEW ROCHELLE, NY 10804

2245210200006000.00
609 MARINA VILLAS
S + S COLONY ASSOCIATES
GOURLEY CO
80 FELTON ST
WALTHAM, MA 2453

2245210200004000.00
610 MARINA VILLAS
FITZPATRICK JOHN H + JANE P
PROSPECT HILLS
STOCKBRIDGE, MA 1262

2245210000000000.00
1001 SOUTH SEAS PLANTATION RD
PLANTATION BEACH CLUB
HILTON GRAND VACATIONS CO
HOA A/R DEPARTMENT
6355 METRO WEST BLVD STE 180
ORLANDO, FL 32835

2245211000001000.00
1317 SOUTH SEAS PLANTATION RD
SOUTH SEAS CLUB
HILTON GRAND VACATIONS CO
HOA A/R DEPARTMENT
6355 METRO WEST BLVD STE 180
ORLANDO, FL 32835

2245211200000000.00
1071 SOUTH SEAS PLANTATION RD
GLUCKSMAN CAROLINE A TR
610 HOLLY HILL DR
BRIELLE, NJ 8730

2245211200000000.00
1072 SOUTH SEAS PLANTATION RD
FERENZ CLINT C +
GLUCKSMAN CAROLINE A HW
610 HOLLY HILL DR
BRIELLE, NJ 8730

2245211200000000.00
1073 SOUTH SEAS PLANTATION RD
LANDOR USA INC
PO BOX 685
CAPTIVA, FL 33924

2245212000000000.00
1074 SOUTH SEAS PLANTATION RD
WATT DAVID H + JULIA G
1750 HICKORY LN
WHEATON, IL 60187

2245212000000000.00
COMMON ELEMENTS
SANDRIET PROPERTY OWNERS ASSN
PO BOX 194
CAPTIVA, FL 33924

2245212000000000.00
1501 SOUTH SEAS PLANTATION RD
COTTAGES AT S PLANTATION
HILTON GRAND VACATIONS CO
HOA A/R DEPARTMENT
6355 METRO WEST BLVD STE 180
ORLANDO, FL 32835

2245212000000000.00
1601 LANDS END VILLAGE
LINDER GLENN E +
MURPHY WENNY
ROCKFORD, MA 1956

2245212000000000.00
1602 LANDS END VILLAGE
MEMMEL VALLEY PROPERTIES 114
256 SFAHARD LANE STE 111
FRANKLIN, TN 37067

2245212000000000.00
1603 LANDS END VILLAGE
NYGAARD DIANE A TR
12121 GORDYARD AVE
OVERLAND PARK, KS 66214

2245212000000000.00
1604 LANDS END VILLAGE
SCHLOSSMAN JOHN + SHIRLEY
SCHLOSSMAN JAMIE LTD PRTRSP
232 MARY ST
WINNETKA, IL 60093

2245212000000000.00
1605 LANDS END VILLAGE
PO LARIBRIAN C TR
108 BRIAN C BULLARD TRUST
851 PARK DR STE 104
LAKE CHARLES, LA 70547

2245212000000000.00
1606 LANDS END VILLAGE
FAIRWAY INVESTMENT COMPANY LLC
116 S STUBBARD
WILTON, IL 60187

2245212000000000.00
1607 LANDS END VILLAGE
1607 LANDS END LLC
PO BOX 111
CAPTIVA, FL 33924

2245212000000000.00
1608 LANDS END VILLAGE
WINDSOR KE ROSALD J
51 HAWTHORNTON DR
PRINCETON JUNCTION, NJ 8550

2245212000000000.00
1609 LANDS END VILLAGE
SHERMAN DONALD A + JOAN A
11428 SANDY CREEK CROSSING
FORT WAYNE, IN 46814

2245212000000000.00
1610 LANDS END VILLAGE
FARMER LILLI RUTTE
750 WINDBERY DR

JEFFERSON CITY, MO 65109

2245212000000000.00
1611 LANDS END VILLAGE
1611 LANDS END LLC
1701 NEW RD
NORTHFIELD, NJ 8225

2245212000000000.00
1612 LANDS END VILLAGE
HEARD LAWRENCE M + JACQUELINE
3904 HALL OAK CT
VALRICO, FL 33594

2245212000000000.00
1613 LANDS END VILLAGE
COWLES HAROLD F + JEAN L
175 N COVE RD
OLD SAYBROOK, CT 6475

2245212000000000.00
1614 LANDS END VILLAGE
WEST THOMAS M
126 TOCONIC RD
GREENWICH, CT 6851

2245212000000000.00
1615 LANDS END VILLAGE
BONAZZOLI ALFRED F
13 PENDULUM PASS
HOPKINTON, MA 1748

2245212000000000.00
1616 LANDS END VILLAGE
BROOKES VICTORIA L TR
FOR VICTORIA L BROOKES TRUST
1616 SOUTH SEAS PLANTATION RD
CAPTIVA, FL 33924

2245212000000000.00
1617 LANDS END VILLAGE
GOLDEN HARVEY E TR 50% +
GOLDEN INGE B TR 50% TIC FOR HARVEY E GOLDEN
TRUST FOR INGE B GOLDEN TRUST
1011 SHERIDAN RD
EVANSTON, IL 60202

2245212000000000.00
1618 LANDS END VILLAGE
WALLACE DAVID H + DOLORES
13376 OAK BROOK DR
URBANDALE, IA 50223

2245212000000000.00
1619 LANDS END VILLAGE
THACKERAY SANDRA A
15 BATES FARM LN
DARIEN, CT 6820

2245212000000000.00
1620 LANDS END VILLAGE
BRIGGS MALCOLM N + REBECCA N
1717 WILDBERRY RD
BETHLEHEM, PA 18015

2245212000000000.00
1621 LANDS END VILLAGE
CHAREL EWIN INC
118 LE PARK C
1938 CHAMPEX LAC
VALAIS
SWITZERLAND

2245212000000000.00
1622 LANDS END VILLAGE
RISK KATHI J
9811 CHICKER RD
PORT CLINTON, OH 43452

2245212000000000.00
1623 LANDS END VILLAGE
MCKEY SHARON D TR
236 PERKINS ROW
1035 HILL DR MA 1983

2245212000000000.00
1624 LANDS END VILLAGE
PAXTON JAMI S + MURPHY S
PO BOX 280
FAUCONRY KY 42002

2245212000000000.00
1625 LANDS END VILLAGE
LEICHAUER S +
CALLAHAN JAMES
66 MELVIN RD
ARLINGTON, MA 2174

2245212000000000.00
1626 LANDS END VILLAGE
HOUTZ LAWRENCE C + CYNTHIA B
4933 E SUNNYSLOPE RD
EDINA, MN 55424

2245212000000000.00
1627 LANDS END VILLAGE
BECKER MICHAEL K +
BECKER HANS PETER
6975 RIVIERA DR
SWITZERLAND

2245212000000000.00
1628 LANDS END VILLAGE
MILLER EDWARD K + JOAN S H
176 HUGHES MILL ROAD
CREAM RIDGE, NJ 8514

2245212000000000.00
1629 LANDS END VILLAGE
SILVICH GENEVIEVE M
4878 CHAIRMAN RD
GARFIELD HEIGHTS, OH 44125

2245212000000000.00
1630 LANDS END VILLAGE
SETFON ROBERT C + MINDY S
241 MERSON RD
GLEN HAD NY 11545

2245212000000000.00
1631 LANDS END VILLAGE
BOYHANAN STEVEN JAMES
2605 N 100TH AVE
DUBLIN, VA 68114

2245212000000000.00
1632 LANDS END VILLAGE
KANTER ALLEN L + VALENTINA
436 5TH MP RD
MONTGOMERYVILLE, PA 18936

2245212000000000.00
1633 LANDS END VILLAGE
SALDHANNA SAMSAN TR
108 SAMSAN SAH HANNA REV TRUST

205 L JEFFERSON ST
FALLS CHURCH, VA 22046

2245212000000000.00
1634 LANDS END VILLAGE
BARBEE GEORGE E L + MOLLY J
PO BOX 87
CAPTIVA, FL 33924

2245212000000000.00
1635 LANDS END VILLAGE
RYLE ALAN G + LYNN E
2802 CHERRY BELLS DR
CHAMPAIN, IL 61811

2245212000000000.00
1636 LANDS END VILLAGE
UNIVERSAL COMPANIES INC
2801 E BELTLINE AVE NE
GRAND RAPIDS, MI 49505

2245212000000000.00
1637 LANDS END VILLAGE
ELIJOTT JAMES J TR
FOR H JAY ELIJOTT QPRT
PO BOX 148
CAPTIVA, FL 33924

2245212000000000.00
1638 LANDS END VILLAGE
BROOKS ELIZABETH S
ALLAN BROOKS
127 CURTIS RD
NEW PRESTON, CT 6777

2245212000000000.00
1639 LANDS END VILLAGE
NEWUMET INVESTMENTS LLC
PO BOX 11330
MIDLAND, TX 79702

2245212000000000.00
1640 LANDS END VILLAGE
HILLENBRAND M ROCH +
HILLENBRAND CAROL TIC
149 10TH AVE S
NAPLES, FL 34102

2245212000000000.00
1641 LANDS END VILLAGE
SCHELLE WAYNE N 1/2 TR +
SCHELLE ELAINE 1/2 TIC FOR WAYNE N SCHELLE
TRUST

2245212000000000.00
1642 LANDS END VILLAGE
HOKE CHARLES M
1134 COUNTRY CORK DR
MURRAY, KY 42071

2245212000000000.00
1643 LANDS END VILLAGE
NANOVIC ROBERT
PO BOX 358
CUMBERLAND CENTER, ME 4021

2245212000000000.00
1644 LANDS END VILLAGE
NANOVIC ROBERT S
PO BOX 358
CUMBERLAND CENTER, MD 4021

2245212000000000.00
1645 LANDS END VILLAGE
KISER EUGENIA C TR
2085 FALMOUTH RD
SHAKER HEIGHTS, OH 44122

2245212000000000.00
1646 LANDS END VILLAGE
JAMOTTA JOSEPH M + GERALDINE C
69 BLAIR BROOK RD
PO BOX 10876
KACINE, WI 53403

2245212000000000.00
1647 LANDS END VILLAGE
JAMOTTA JOSEPH M + GERALDINE C
69 BLAIR BROOK RD
PO BOX 10876
KACINE, WI 53403

2245212000000000.00
1648 LANDS END VILLAGE
5 C JOHNSON + SON INC
1525 HOWE ST 412
KACINE, WI 53403

2245212000000000.00
1649 LANDS END VILLAGE
MAY M LEBLANC HOLDINGS LTD
RIVA DAWSON
34 REID CRESCENT
COLUMBIAWOOD ON 1ST 499
CANADA

2245212000000000.00
1650 LANDS END VILLAGE
DUNSMAN MARY E + THOMAS TR
108 MARY E DUNSMAN TRUST
PO BOX 177
CAPTIVA, FL 33924

2245212000000000.00
1651 LANDS END VILLAGE
LAUDENBACH ROCHILLE TR FOR KEL TRUST
140 FLAT ROCK RD
NARBERTH, PA 15072

2245212000000000.00
1652 LANDS END VILLAGE
RINKER DAVID D + LEIGHAN
586 WINDFIELD DR
ATLANTIS, FL 33462

2245212000000000.00
1653 LANDS END VILLAGE
MCCARTHY WILLIAM F + ANN TR
PO BOX 472
CAPTIVA, FL 33924

2245212000000000.00
1654 LANDS END VILLAGE
RABINOW R A + KATHRYN I F ET AL
3711 SAN FELICE ST #12-1
HOUSTON, TX 77027

2245212000000000.00
1655 LANDS END VILLAGE
BUCKLEY JOHNS
45 BLACKPOND HILL RD
NORWELL, MA 2610

2245212000000000.00
1656 LANDS END VILLAGE
MORSANI FAMILY PARTNERSHIP LTD
1725 HENLY RD
LUTZ, FL 33549

2245212000000000.00
1657 LANDS END VILLAGE
JORDEN EDWIN W TR + SUZANNE
105 HIGH POINT DR
CHURCHVILLE, PA 18996

2245212000000000.00
1658 LANDS END VILLAGE
HOLTZ LAWRENCE C + CYNTHIA B
4933 SUNNYSLOPE RD
EDINA, MN 55424

2245212000000000.00
1659 LANDS END VILLAGE
ACOL FLA LLC
MRS JAMES LEE
4 CHERRY WOOD LN
BLOOMINGTON, IL 61701

2245212000000000.00
1660 LANDS END VILLAGE
WILDE DAVID M + HOLLY A
10 PEACH BLOSSOM SQ
NASHVILLE, TN 37205

2245212000000000.00
1661 LANDS END VILLAGE
BAUMGARTEN ARTHUR RAND +
BAUMGARTEN EILEEN L HW
281 LINDEN ST
WINNETKA, IL 60093

2245212000000000.00
1662 LANDS END VILLAGE
MATTHEWS PETER F +
K MATTHEWS JACQUELINE C HW
437 WALKER RD
GREAT FALLS, VA 22102

2245212000000000.00
1663 LANDS END VILLAGE
BROWNELL JOHN E + SHARLEEN
851 GULF BROOK BLVD APT 804
NAPLES, FL 34103

2245212000000000.00
1664 LANDS END VILLAGE
PULLER ELIZABETH M TR
540 N ELM ST
HUNSDALE, IL 60523

2245212000000000.00
1665 LANDS END VILLAGE
SELIGMUELLER DALE TR
FOR DALE SELIGMUELLER TRUST
630 LENOX DR
GLEN ELYN, IL 60137

2245212000000000.00
1666 LANDS END VILLAGE
LANGBO ARNOLD G + MARTHA M
5606 BALTIMORE CT
SANBEL, FL 33957

2245212000000000.00
1667 LANDS END VILLAGE
PELLEER CONSTANCE SHIRLEY TR +
FETTER JOHN FRANK TR + MCKAY RUSSELL TR + PELLEER
COTTAGE TRUST
697 SOUTH SERVICE RD
GRIMSBY, ON L3M 4K8
CANADA

2245212000000000.00
1668 LANDS END VILLAGE
FADNER KENNETH + PAMELA
145 PIPERS HILL DR
WILTON, CT 6497

2245212000000000.00
1669 LANDS END VILLAGE
1901 SOUTH SEAS PLANTATION RD
PLANTATION BEACH CLUB
HILTON GRAND VACATIONS CO
HOA A/R DEPARTMENT
6355 METRO WEST BLVD STE 180
ORLANDO, FL 32835

2245212000000000.00
1670 SOUTH SEAS PLANTATION RD
PLANTATION BAY VILLAS CONDO
HILTON GRAND VACATIONS CO
HOA A/R DEPARTMENT
6355 METRO WEST BLVD STE 180
ORLANDO, FL 32835

2245212000000000.00
1671 LANDS END VILLAGE
LEVINSON RICHARD D + PATRICIA B
113 DINGLE RIDGE RD
NORTH SALEM NY 10560

2245212000000000.00
1672 SOUTH SEAS PLANTATION RD
APPLIBATH JONATHAN D
1089 DEERFIELD PL
HIGHLAND PARK, IL 60045

2245212000000000.00
1673 SOUTH SEAS PLANTATION RD
SELVA GARCIA GUNAR
JAMES M STURDIVANT
100 W 5TH ST
1100 ONEFOK PLAZA
TULSA, OK 74103

2245212000000000.00
1674 LANDS END VILLAGE
RICHMOND GRANT E + CAROL J
11410 453RD AV
PRESHOTT, WI 54023

2245212000000000.00
1675 SOUTH SEAS PLANTATION RD
CROSS RICHARD B + JOAN B HW
301 W GAFFNEY DR
FAIRVIEW, PA 15415

2245212000000000.00
1676 SOUTH SEAS PLANTATION RD
BUCK STEARNS 121251 DR
BUCK KAREN A DOWNTOWN FOR STEARNS D + KAREN A
BUCK TRUST
1570 WINBEKE COURT N
NAPEVILLE, IL 60564

2245212000000000.00
1677 SOUTH SEAS PLANTATION RD
GARLAND FLORENCE S

SIWANEE MISSION, KS 66282

2645210200004000.00
11505 WRIGHTMAN LN
BUBBLE ROOM INC
PO BOX 458
CAPTIVA, FL 33924

26452101000050000.00
14991 BINDER DR
SILVERGLIDE HARRY COTR +
SILVERGLIDE EDYTHE COTR FOR SILVERGLIDE TRUST
PO BOX 764
CAPTIVA, FL 33924

26452101000050000.00
14981 BINDER DR
KIGGS ELIZABETH PHIL ME
PETER KIGGS
9 CONTEMPORARY DR
DANBURY, CT 06811

264521010000570000.00
14971 BINDER DR
YOUNG RUSSELL F
851 OHIO PIKE
CINCINNATI, OH 45245

264521010000590000.00
11401 OLD LODGE LN
DBRIEN JOSEPH D JR
PO BOX 518
CAPTIVA, FL 33924

264521010000590000.00
11411 OLD LODGE LN
NELSON DAVID W +
OTTO SUSAN STUART JT
PO BOX 490
CAPTIVA, FL 33924

264521010000590000.00
11407 OLD LODGE LN
O'BRIEN JOSEPH D JR
PO BOX 518
CAPTIVA, FL 33924

264521010000590000.00
11400 OLD LODGE LN
HACKMAN D F + ZONA
17 BARRINGTON HILLS RD
BARRINGTON, IL 60010

264521010000590000.00
11421 DICKEY LN
KRON LLC
801 NDRTH JACKSON ST
ARLINGTON, VA 22201

264521010000590000.00
11401 DICKEY LN
GARROW MARK +
GARROW GAIL TR
2722 LINDA MARIE DR
OAKTON, VA 22124

264521010000590000.00
11400 OLD LODGE LN
PEEL SHERILL S
BOX 145
CAPTIVA, FL 33924

264521010000590000.00
11431 DICKEY LN
MILLER ROBERT E
40 GLENDALE AVE
CARMEL, NY 10512

264521010000590000.00
11461 DICKEY LN
CAPTIVA LIFE CONTROL DIST
PO BOX 130
PHEON FOREG TR 37868

264521010000590000.00
11400 OLD LODGE LN
DEI ESCHIMANN JOHN C JR +
131 ESCHIMANN MARYANN HENK
PO BOX 478
DOVER, MA 2036

264521010000590000.00
11400 OLD LODGE LN
SANSONE JOAN +
SANSONE BEVERLY
35 PINEHURST ST
NYL, NY 10586

264521010000730000.00
11401 OLD LODGE LN
CAPTIVA FIRE CONTROL DIST
PO BOX 477
CAPTIVA, FL 33924

264521010000730000.00
11401 OLD LODGE LN
MCANERNEY ROBERT M CO TR FOR BARBARA
TROMASIN TRUST
63 STONE RD
MADISON, CT 0443

264521010000730000.00
14970 BINDER DR
MORRIS LAMB JEROME P TR
FOR JEROME P MORRIS LAMB TRUST
184 EDGEWATER DR #1203
NRI ART FL 34996

264521010000760000.00
14981 CAPTIVA DR
CAPTIVA FIRE CONTROL DIST
PO BOX 477
CAPTIVA, FL 33924

264521010000760000.00
14980 BINDER DR
BEAR RICHARD +
BEAR ELIZABETH + HERRILL JENNIFER DE
BENNER DERRIL L
361 WASHINGTON AVE
LAKELAND, FL 32904

264521010000760000.00
14980 BINDER DR
HANDLER WILLIAM M
14980 BINDER DR
CAPTIVA, FL 33924

26452101000010000.00
14790 CAPTIVA DR
BOYD JAMES C +
BARONBOTTLE FRANCES C HENK
14790 CAPTIVA DR

CAPIVIA, FL 33924

2645211000007000.00
11400 OLD LODGE LN #1A
BREGGS JOHN
PO BOX 897
CAPTIVA, FL 33924

2645211000001000.00
11400 OLD LODGE LN #1B
STANKUS RITA L TR
FOR ALFRED STANKUS FAM TRUST 1/2 FOR ALFRED
STANKUS LYN TRUST 1/2
1239 THOMAS ST
HOMERWOOD, IL 60430

2645211000001000.00
11400 OLD LODGE LN #1C
BLOUGH JAMES H + JOAN M
5811 WAYSIDE AVE
CINCINNATI, OH 45230

2645211000001000.00
11400 OLD LODGE LN #1D
KUSSO JAMES DARREL
6308 CLARK RD
HARRISON, TN 37341

2645211000002000.00
11410 OLD LODGE LN #2A
CHURCHILL JOHN A + ROBIN B
2029 PEWINKLE WAY
SANBEL, FL 33957

2645211000002000.00
11410 OLD LODGE LN #2B
ALONS MARTHA
46 GARFIELD AVE
TORONTO, ON M4T 1E3
CANADA

2645211000002000.00
11410 OLD LODGE LN #2C
MASON JOHN T +
PETRAKIS-MASON CYNTHIA M H/W
151 WEST HUTCHINSON AV
PITTSBURGH, PA 15218

2645211000002000.00
11410 OLD LODGE LN #2D
MILLER HAROLD E JR + SUSAN ANN
PO BOX 656
CAPTIVA, FL 33924

2645212000000000.00
1 BEACH HOMES
KREITZMANS WILLIAM A
2028 ENDENERRY
FORT MITCHELL, KY 41017

2645212000000000.00
2 BEACH HOMES
BANK ONE TRUST COMPANY TR
FOR ROBERT C GASSETT TRUST
DAVID GASSETT
2525 BENTLEY ST
CHICESTERTON, IN 46304

2645212000000000.00
1 BEACH HOMES
KOHN STEVEN BRUCE + ELLEN S
5665 MEADOW VISTA DR
EMERSONS, CO 80439

2645212000000000.00
4 BEACH HOMES
DARDICK NATHAN H
1720 MAPLE AVE, APT 2750
EVANSTON, IL 60201

2645212000000000.00
5 BEACH HOMES
LANIKER ISAAC
PO BOX 685
CAPTIVA, FL 33924

2645212000000000.00
6 BEACH HOMES
KEI INVESTMENTS L P
500 STATE ST
CHICAGO HEIGHTS, IL 60611

2645212000000000.00
7 BEACH HOMES
AYRES FREDERIC M III TR
FOR FREDERIC AYRES TRUST
PO BOX 2803
JENSEN BEACH, FL 34958

2645212000000000.00
8 BEACH HOMES
AYRES FREDERIC M
PO BOX 2803
JENSEN BEACH, FL 34958

2645212000000000.00
9 BEACH HOMES
SOUADAN ANNE S
211 CENTRAL PARK WEST #71
NEW YORK, NY 10024

2645212000000000.00
10 BEACH HOMES
MENDOZA CRISTINA I TR
MARY LARA TRUST A
7150 SW 10TH ST
MIAMI, FL 33156

2645212000000000.00
11 BEACH HOMES
BRENNAN THOMAS S + MARGARET A
4601 COLLING
TROY, MI 48068

2645212000000000.00
12 BEACH HOMES
MCCOLEY FIRMAS R + SUSAN C TR
FOR MCCOLEY REAL ESTATE TRUST
1613 COTTONWOOD CIR
LAFAYETTE, LA 70505

2645212000000000.00
13 BEACH HOMES
WOOBRY AND PROPERTIES LLC
1513 LONG BEACH BLVD L
BRISTOL, VA 24202

2645212000000000.00
14 BEACH HOMES
LASHER CHRISTOPHER J
55 VALLEY VIEW AVE
RIDGEWOOD, NJ 7450

2645212000000000.00
15 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000100.00
15 BEACH HOMES
CAPSLE PROPERTIES INC
MARVIN ROBINSON ESQ
1140 AVENUE OF THE AMERICAS
NEW YORK, NY 10036

2645212000000100.00
17 BEACH HOMES
FRANCIS A ASSOCIATES LLC
ANTONIO E SEGURA
836 MACCALL AVE
MCLEAN, VA 22101

2645212000000100.00
18 BEACH HOMES
BUCHER BRIAN C TR
FOR BRIAN C BUCHER TRUST 50% + BUCHER KAY L TR
FOR KAY L BUCHER TRUST 50% TR
8815 NEW CASTLE DR
FORT MYERS, FL 33908

2645212000000100.00
19 BEACH HOMES
WBAVER KAT + CARRIE L
5113 N BOWDOOTH AVE
CHICAGO, IL 60657

2645212000000200.00
20 BEACH HOMES
JOHNSON MARK D + LAURA M E
27260 EDGEWOOD RD
SHOREWOOD, MN 55331

2645212000000200.00
21 BEACH HOMES
DUPONT LAMMO T
RIVER BEND RANCH
1963 RIVER RANCH COURT
FRUITA, CO 81521

2645212000000200.00
22 BEACH HOMES
MEAD WALTER L JR + EMILY
BESSEMER TRUST
70 WEST MADISON STE 5400
CHICAGO, IL 60602

2645212000000200.00
23 BEACH HOMES
GRESMAN EMIL J
49 SUNSWYCK RD
DARIEN, CT 06820

2645212000000200.00
24 BEACH HOMES
KELLY FAMILY LP
KELLY MICHAEL P
PO BOX 548
CAPTIVA, FL 33924

2645212000000200.00
25 BEACH HOMES
GULF BREEZE ASSOCIATES LMTD CO
PO BOX 10362
608 PASSAIC AVE
FAIRFIELD, NJ 7004

2645212000000200.00
26 BEACH HOMES
BARBEE HARRY JR + NOEL
PO BOX 98
CAPTIVA, FL 33924

2645212000000200.00
27 BEACH HOMES
SQUILLI FRANCIS J + CATHLEEN S
208 S INSLY AVE
BASKING RIDGE, NJ 7926

2645212000000200.00
28 BEACH HOMES
CAPSLE INVESTMENTS INC
TANNEBAUM BRUN
1140 AVENUE OF THE AMERICAS
NEW YORK, NY 10036

2645212000000200.00
29 BEACH HOMES
BKDY HONSA TR
FOR GLOWE BKDDY TRUST
209 HIGH CANYON CT
RICHARDSON, TX 75080

2645212000000300.00
30 BEACH HOMES
GARWOOD R DAVY
ROBERT H DONEHEW
111 VILLAGE PKWY NE BLDG 2
MARIETTA, GA 30067

2645212000000300.00
31 BEACH HOMES
4TK PARTNERSHIP
65 MILL RD
PHOENIXVILLE, PA 19460

2645212000000300.00
32 BEACH HOMES
DENTELE RAYMOND E TR
FOR RAYMOND E DENTELE TRUST
PO BOX 608
CAPTIVA, FL 33924

2645212000000300.00
33 BEACH HOMES
BAHNS MANOCH MINT CO
21223 HILLCOP
SOUTH HAVEN, CT 06484

2645212000000300.00
34 BEACH HOMES
ARTIK R MARK ANK TR
FOR MARK ANK ARTIK TRUST
1 GOSPEYR ARTIK R
37 W BRAD ST ST, 1100
COLUMBIUS, OH 43215

2645212000000300.00
35 BEACH HOMES
DENTELE RAYMOND E TR
FOR RAYMOND E DENTELE TRUST
PO BOX 608
CAPTIVA, FL 33924

2645212000000300.00
36 BEACH HOMES
LASHER CHRISTOPHER J
55 VALLEY VIEW AVE
RIDGEWOOD, NJ 7450

2645212000000300.00
37 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
38 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
39 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
40 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
41 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
42 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
43 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
44 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
45 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
46 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
47 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
48 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
49 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
50 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
51 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
52 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
53 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
54 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
55 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
56 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
57 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
58 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
59 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
60 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
61 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
62 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
63 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
64 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
65 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
66 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
67 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
68 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
69 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
70 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
71 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
72 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
73 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
74 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
75 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
76 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
77 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
78 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
79 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
80 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
81 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
82 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
83 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
84 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
85 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0490

2645212000000300.00
86 BEACH HOMES
FRJEM ELIZABETH M TR
FOR ELIZABETH M FRJEM TRUST
PUTMAN TRUST CO
PO BOX 573
SOUTHPORT, CT 0

GALESBURG, IL 61401

264521230000A1010
2001 GULF BEACH VILLAS
KLEIN ERNEST V COTR
THOMAS ROGER M COTR
1 FEDERAL ST
BOSTON, MA 02110

264521230000A1020
2002 GULF BEACH VILLAS
GROSS RICHARD B
720 GLADSTONE AVE
BALTIMORE, MD 21210

264521230000A1030
2003 GULF BEACH VILLAS
SAUNDERS DAVID O + JACQUELINE
9250 WHISPERING PINES DR
SALINE, MI 48176

264521230000A1040
2004 GULF BEACH VILLAS
HERRES KIM A
761 LIMPET DR
SANTIBEL, FL 33957

264521230000A1050
2005 GULF BEACH VILLAS
WILSON ORRIN A + JAN L
2636 WOODSCREST
LINCOLN, NE 68502

264521230000A1060
2006 GULF BEACH VILLAS
LURK PETER
12 INDIAN SPRINGS WAY
WELLESLEY HILLS, MA 02481

264521230000A1070
2007 GULF BEACH VILLAS
BARTOK PETER J + COLLEEN J
321 W BURNAM RD
COLUMBIA, MO 65209

264521230000A1080
2008 GULF BEACH VILLAS
VAN RIVER DANIEL S + KATHARINE
VAN RIVER FAMILY ASSOC
1920 VIRGINIA AVE #130
FORT MYERS, FL 33901

264521230000A1090
2009 GULF BEACH VILLAS
KENNEDY JAMES A + VALERIE A
4 CHERRY CT
SPRING LAKE HEIGHTS, NJ 0792

264521230000A1100
2010 GULF BEACH VILLAS
SZEMKATA JOHN E + DOROTHY A
19 ASTORF DR
ALBANY, NY 12203

264521230000A1110
2011 GULF BEACH VILLAS
GERSTLE MARK R + DIANE L
350 WOODSIDE DR
COLUMBUS, IN 47203

264521230000A1120
2012 GULF BEACH VILLAS
DUNNE MICHAEL W + JULIA M
9622 BRINSWICK DR
BENTWOOD, TN 37027

264521230000A1010
2013 GULF BEACH VILLAS
ORRIN PETER + PATRICIA A
118 MEADOW RD
RIVERVIEW, CT 06878

264521230000A2020
2022 GULF BEACH VILLAS
FOSTER CHRISTOPHER + MARIANNE
1020 GREENDALE RD
ANDERSON, IN 46011

264521230000A2030
2023 GULF BEACH VILLAS
LEWIS KIRK CLIANE FR
3398 KIRK C LANE TRS ST
9230 SPRING ST
OMAHA, NE 68124

264521230000A2040
2016 GULF BEACH VILLAS
VARSAM GEORGE F + LORI
28 07 157 ST
FLUSHING, NY 11354

264521230000A2050
2025 GULF BEACH VILLAS
KEISER RICKY R + JENNIFER
306 BOND ST
CLEWISTON, FL 33440

264521230000A2090
2014 GULF BEACH VILLAS
HAIN JONATHAN J + JARAH S
76 FOREST DR
LEWISBURG, PA 17627

264521230000A2070
2010 GULF BEACH VILLAS
HUMES ELMER C + SUZANNE M
6 PINE NEEDLES DR
PITTSFORD, NY 14524

264521230000A2080
2028 GULF BEACH VILLAS
KELTEA CHRISTOPHER M + SARAH P
3810 PATRICIA DR
UPPER MERIDEN, OH 43220

264521230000A2090
2009 GULF BEACH VILLAS
KINGSTON WILLIAM J JR
21 YON NG AVE
1 ASTOR MEADOW, MA 02028

264521230000A2100
2010 GULF BEACH VILLAS
ABRAMS ROBERT E +
STONER JANE F HW
551 S MELTZ DR
COLUMBIUS, IN 47201

264521230000A2110
2031 GULF BEACH VILLAS
MC MINN DANIEL A TR +
MC MINN ROBERT W JR TR +
FOR ROBERT W MC MINN TRUST B
PATRICIA C MC MINN

277 TROTWOOD WEST DR
PITTSBURGH, PA 15241

264521230000A2120
2012 GULF BEACH VILLAS
BUCK DONNA J
14640 SW 148TH CT
MIAMI, FL 33196

264521230000B1010
2111 GULF BEACH VILLAS
POCHRON VICKIE M
481 SUFFIELD
BIRMINGHAM, MI 48009

264521230000B1020
2112 GULF BEACH VILLAS
MUELLER ROGER C + BARBARA R
521 2ND AVE
EAU CLAIRE, WI 54709

264521230000B1050
2113 GULF BEACH VILLAS
CHRISTO PAUL + PATRICIA RUTH
30457 FOX CLUB DR
FARMINGTON HILLS, MI 48331

264521230000B1040
2114 GULF BEACH VILLAS
MCLEOD A G W + DORIS S
3251 MORRIS LN
MIAMI, FL 33133

264521230000B1050
3115 GULF BEACH VILLAS
THOMPSON RICHARD H + AMY W
907 EARLSTON RD
KENILWORTH, IL 60043

264521230000B1060
2116 GULF BEACH VILLAS
POTTERASKE JOHN F JR + SHARON A
7502 GRANT ST
DARIEN, IL 60551

264521230000B1070
2117 GULF BEACH VILLAS
BARBY ALLEN G JR + SYLVIA S
17021 TIDEWATER LN
FT MYERS, FL 33908

264521230000B1080
2118 GULF BEACH VILLAS
REISBERG FAMILY LMTD PTNSP
3921 CRYSTAL LAKE BLVD
ROBINSDALE, MN 55422

264521230000B2010
2121 GULF BEACH VILLAS
KASHEW EUGENE H + JUDITH H2 +
SCUTTELLA MICHAEL A + HELEN R
3600 CULPEPPER DR
ELBA, PA 16506

264521230000B2020
2122 GULF BEACH VILLAS
GREENE VINCENT LEO III TR +
GREENE MARY ANN TR FOR VINCENT L III + MARY A
GREENE TRUST
8 POND VIEW DR
CUMBERLAND, NJ 0804

264521230000B2030
2123 GULF BEACH VILLAS
RICH SA LIE R TK
HUNTER RICH
425 DICKSONMONT LN
NORTH BARRINGTON, IL 60060

264521230000D2040
2124 GULF BEACH VILLAS
NISCH KENNETH + ANNE
955 LONE PINE RD
DIXONFIELD HILLS, MI 48302

264521230000D2050
2125 GULF BEACH VILLAS
HEATHMAN CHRISTINA + ANNE C
2435 BOSTON POST RD
LARCHMONT, NY 10538

264521230000D2060
2126 GULF BEACH VILLAS
VYAS MAJOR USHA FR +
MAJOR GLENN TR HW FOR USHA VYAS-MAJOR
TRUST
1041 KANEY LN
YALPARGALSO, IN 46385

264521230000D2070
2127 GULF BEACH VILLAS
EDSON DANIEL C + DEBRA J
2916 NEARBYWANT RD
TRAVERSE CITY, MI 49666

264521230000D2080
2128 GULF BEACH VILLAS
SANT J F + ALMIRA B
9 RIDGEWOOD ST
SAINT LOUIS, MO 63124

264521240000A0010
1401 BEACH COTTAGE
ALEXANDER MARJORIE A
727 ON PINE AVE
MANTLEFIELD, MA 01945

264521240000A0020
1402 BEACH COTTAGE
DRA A ROBERT + MARY STANTON W
101 S 5TH ST STE 3300
LOUISVILLE, KY 40202

264521240000C1010
2211 BEACH VILLAS
ANDERSON WAYNE T + MARGERY M
2 WILSON DR
GLYS HEAD, NY 11545

264521240000C1020
2212 BEACH VILLAS
LAURIE CHARLES R JR ETAL
8180 BRECKSVILLE RD
BRECKSVILLE, OH 44141

264521240000C1030
2213 BEACH VILLAS
MONTIEL PETER J + SUSAN PHILLIP
66 SOUTHWEST ST
WILLIAMSTOWN, MA 01867

264521240000C1040
2214 BEACH VILLAS
FLICKENSTEIN W O + JEAN H

594 RIVERWOODS WAY
BETHLEHEM, PA 18018

264521240000C1050
2215 BEACH VILLAS
YOGEL LOUIS R + SHEILA M
7111 NEWPORT LN
PARKLAND, FL 33067

264521240000C1060
2216 BEACH VILLAS
ADAMS NORMAN A + MARY J
1300 CHESTER RD
BRIDGEWATER, NJ 8807

264521240000C1070
2217 BEACH VILLAS
LAURIE CHARLES R JR 10 ETAL
8180 BRECKSVILLE RD
BRECKSVILLE, OH 44141

264521240000C1080
2218 BEACH VILLAS
HECKLER GEORGE B JR +
HECKLER WENDY F HW
526 KERFOOT FARM RD
WILMINGTON, DE 19803

264521240000C2010
2221 BEACH VILLAS
LUKIL PETER
12 INDIAN SPRINGS WAY
WELLESLEY HILLS, MA 02481

264521240000C2020
2222 BEACH VILLAS
MILLER LINDA F
98 BENEFIT ST
PROVIDENCE, RI 02904

264521240000C2030
2223 BEACH VILLAS
FULLER JOHN E + MARIAN T
6155 BOBCAT BLVD
LITTLETON, CO 80124

264521240000C2040
2224 BEACH VILLAS
POPE LAWRENCE E
2224 BEACH VILLAS
CAPTIVA, FL 33924

264521240000C2050
2225 BEACH VILLAS
ACRA WADJ + NANCY S TR
5032 HUNTINGTON PL
NORFOLK, VA 23509

264521240000C2060
2226 BEACH VILLAS
SANDCASTLE PROPERTIES LTD
5791 MEADOW WOOD BLVD
LYNDHURST, OH 44124

264521240000C2070
2227 BEACH VILLAS
LAURIE CHARLES R JR ETAL
8180 BRECKSVILLE RD
BRECKSVILLE, OH 44141

264521240000C2080
2228 BEACH VILLAS
HARRIS BENNETT L
20 BLACK ALDER LANE
WILTON, CT 0607

264521240000C3010
2231 BEACH VILLAS
BETHEA JAMES S III
1064 W WESLEY RD NW
ATLANTA, GA 30327

264521240000C3020
2232 BEACH VILLAS
WEBSTER JACK T TR
670 OAK ST
GLENE ELYN, IL 60137

264521240000C3030
2233 BEACH VILLAS
BEDFORD B F + ANN I
100 PERRY CAVIS DR
ST JICHAELS, MD 21663

264521240000C3040
2234 BEACH VILLAS
EASTON RICHARD W + THERESA L S
1061 COUNTRY CLUB DR
DIXONFIELD HILLS, MI 48304

264521240000C3050
2235 BEACH VILLAS
LAWLER MICHAEL G + MICHELLE J
4225 CROFTON RD
NAPLES, FL 34109

264521240000C3060
2236 BEACH VILLAS
SHIRLEY DIANA + THODORE J
7825 OLD COLLEGE RD
NAPOLESVILLE, IN 46050

264521240000C3070
2237 BEACH VILLAS
BALLET R C + NANCY J
4 THE PINES CT
SAINT LOUIS, MO 63141

264521240000C3080
2238 BEACH VILLAS
BESANT WILSON J + BARBARA L
635 COUNTRY LN
GLENCOE, IL 60022

264521240000D1010
2331 BEACH VILLAS
CRESSMAN PETER + DORIS H P
PO BOX 285A
DUNBURY, MA 01531

264521240000D1020
2312 BEACH VILLAS
MERRILL WAYNE R + DONNA J
29 NOTTINGHAM RD
WINDHAM, NH 3807

264521240000D1030
2313 BEACH VILLAS
PALAIA FRANK L JR + JOAN AB
16107 MOUNT ABBEY WAY #201
FORT MYERS, FL 33908

264521240000D1040
2314 BEACH VILLAS

ELHEW ENTERPRISES LLC
7484 TOWNLINE RD
VICTOR, NY 14564

264521240000D1050
2315 BEACH VILLAS
TAX FREE STRATEGIES LLC
12653 BANTON CREEK DR
FORT MYERS, FL 33908

264521240000D1060
2316 BEACH VILLAS
DEVUDNO PATRICIA F TR
FOR PATRICIA F DEVUDNO TRUST
617 WOOD FERN DR
ST LOUIS, MO 63021

264521240000D1070
2317 BEACH VILLAS
FOSTER RICHARD W +
FOSTER SHARON M TC
8533 TIMBER TRAIL
BRECKSVILLE, OH 44141

264521240000D1080
2318 BEACH VILLAS
ROLLINGS ROBERT BROOKS COTE +
ROLLINGS SUSAN B COTE TR FOR ROLLINGS TRUST
1309 CALOUSA VISTA
FORT MYERS, FL 33901

264521240000D2010
2321 BEACH VILLAS
THOMAS RICHARD H + JEAN W +
THOMAS BARBARA L JOINT JT
1500 BEBEL CT
YARDELY, PA 19087

264521240000D2020
2322 BEACH VILLAS
STAADT GARY E + MARY RUTH W
313 HOWARD AVE
ROCKVILLE, IN 47872

264521240000D2030
2323 BEACH VILLAS
DALENSTAM JAN-ANDERS TR +
DALENSTAM ELISABETH SOPHIA TR FOR DALENSTAM
FAMILY TRUST
735 BONAIL PL
LAJOLLA, CA 92037

264521240000D2040
2324 BEACH VILLAS
LAURIE FAMILY LIMITED
PARTNERSHIP
8180 BRECKSVILLE RD
BRECKSVILLE, OH 44141

264521240000D2050
2325 BEACH VILLAS
YEAGER FRED M + DORIS A +
YEAGER F M + DORIS A TR FOR DORIS A YEAGER
TRUST LN
37 SAN CARLOS
ST CHARLES, MO 63303

264521240000D2060
2326 BEACH VILLAS
ROTH CAROLYN L
148 CHERRY HILL RD
ORANGE, CO 94677

264521240000D2070
2327 BEACH VILLAS
NICHOLS JEFFREY A + CATHERINE F
215 GLEN TAWILL DR
GRANVILLE, OH 43021

264521240000D2080
2328 BEACH VILLAS
FOSTER KILLY +
FOSTER JILL A
4575 HIGHFIELD CT
BIRMINGHAM, WI 53045

264521240000D3010
2331 BEACH VILLAS
WISS MARIHE + KAREN N
PO BOX 2761
DUNBURY, MA 01531

264521240000D3020
2332 BEACH VILLAS
M E RAY FAMILY LIMITED
LIABILITY CORP
6233 PRESTON CREEK DR
DALLAS, TX 75240

264521240000D3030
2333 BEACH VILLAS
WREJOLE AUGUST J + MELVINA C
80 WITTINGHAM WAY
LITTLE SILVER, NJ 07739

264521240000D3040
2334 BEACH VILLAS
BUCKWOLD THOMAS + JOYCE
78 WILDWOOD LANE
KENSINGTON, CT 06037

264521240000D3050
2335 BEACH VILLAS
BRISTONE GLENN R + PETRINA
69 HOKEN RD
ROCKVILLE CENTER, NY 11570

264521240000D3060
2336 BEACH VILLAS
CHRISTO CHRIST J + KALOPI
2801 COPPER CREEK LANE
FARMINGTON HILLS, MI 48331

264521240000D3070
2337 BEACH VILLAS
CHRISTO CHRIST J
CHRISTO KALOPI HW
2801 COPPER CREEK LN
FARMINGTON HILLS, MI 48331

264521240000D3080
2338 BEACH VILLAS
KASARUS DENNIS
2450 BALLYBROOK ROAD
CENTER VALLEY, PA 16024

264521240000D1010
3119 TENNIS VILLAS
BANK MICHAEL S +
BANK BARRY A FC
CROSSWIST OBERKE CENTER #220
389 KNOLWOOD RD
WHITE PLAINS, NY 10605

264521270000A1020
3118 TENNIS VILLAS
TODD DEBBIE SPENCER
1 SPENCER LANE
BEDMINSTER, NJ 7921

264521270000A1030
3117 TENNIS VILLAS
BOCCABELLA LOUISA DIR + JOELLE
153 CAVALIER ST
PALM BAY, FL 32909

264521270000A1040
3116 TENNIS VILLAS
MURRAY JAMES L
11505 3PDR WHEEL LN
POTOMAC, MD 20854

264521270000A1050
3115 TENNIS VILLAS
SALLSTAD CHARLES A + RUTH ANN
4756 PENRIDGE RD
TOLEDO, OH 43615

264521270000A1060
3114 TENNIS VILLAS
ISEMAN HOWARD I + ROSEMARIE B
PO BOX 537
CASSAIDE, CO 80609

264521270000A1070
3113 TENNIS VILLAS
SANTULLO ANTHONY + BARBARA E
125 TWIN FALLS RD
BERKELEY, NJ 7922

264521270000A1080
3112 TENNIS VILLAS
FACE WILLIAM A + MAXINE H
77 E KELLER CT
HERMANSO, FL 34442

264521270000A1090
3111 TENNIS VILLAS
MCALAMNEY KEVIN G TR
FOR PSGK REALTY TRUST
210 BRADWAY #207
LYNNFIELD, MA 1940

264521270000A1100
3110 TENNIS VILLAS
SABU BHOWARD T
MAGHEAL KIM M TC
8335 136TH STREET CIR
HUGO, MN 55038

264521270000A2010
3129 TENNIS VILLAS
CONROY MARTIN + JOAN
PO BOX 1089
CAPTIVA, FL 33924

264521270000A2020
3128 TENNIS VILLAS
SMITH PETER G
8025 BONHOMME AVE STE 1506
ST LOUIS, MO 63105

264521270000A2030
3127 TENNIS VILLAS
DAVIDSON DECKER L + BARBARA S
8050A W SACHS 565 TRL
CONCORD, MA 1742

264521270000A2040
3126 TENNIS VILLAS
ST CLAIR DAVID E + JACKIE
205 PENDEL DR
CORPDEL, TX 75619

264521270000A2050
3125 TENNIS VILLAS
MCELROY CHARLES A TR
8 2800 CH BRND F RD 546
BAKKA DAVID C
C/O RIG DEJANIRO CLP22620
BRAZIL

264521270000A2090
3124 TENNIS VILLAS
BINARIS VAN ELLAS + ELLEN
41 HUNT HARM
WACCABUC, NY 10597

264521270000A2070
3123 TENNIS VILLAS
TOMAKO ANTHONY JOHN +
BARBAGLIA-TOMAKO SUSAN ANN HW
7 BIRCHMONT LAKE
WARRER, NJ 7059

264521270000A2080
3122 TENNIS VILLAS
SHERIDAN PATRICIA
32 HILL CREST DR
YPPER SADDLE RIVER, NJ 7458

264521270000A2090
3121 TENNIS VILLAS
PISTORIO FRANCIS T
601 E IRVING PARK RD
ROSELLE, IL 60172

264521270000A2100
3120 TENNIS VILLAS
MARTIN DAVID L + K KELLY
5011 WOODSIDE RD
FAYETTEVILLE, NY 13066

264521270000A3010
3119 TENNIS VILLAS
SHERIDAN PATRICIA M
652 BELLEVUE DR
KEARNY, NJ 7092

264521270000A3020
3118 TENNIS VILLAS
KIM MARTINE CT
45 BOWDITCH RD
ST BRUCK, MA 1736

264521270000A3030
3117 TENNIS VILLAS
MALLE CHRISTINE + GUILLAUME
1155 PARK AVE #12 NW
NEW YORK, NY 10128

264521270000A3040
3116 TENNIS VILLAS
BORDEN JOHN E + DONNA M
158 RIDGEMONT CIR SE
PALM BAY, FL 32909

264521270000A3050

3135 TENNIS VILLAS
LAWTON RHODES + LINDA J
6 COLT RD
SUMMIT, NJ 7901

264521270000A3060
3134 TENNIS VILLAS
COLTON JUDITH Z
3 LONG MARSH LN
NORTH OAKS, MN 55127

264521270000A3070
3133 TENNIS VILLAS
BURGESS JAMES M + IRENE H TR
91 OAKLEIGH LN
MATLAND, FL 32751

264521270000A3080
3132 TENNIS VILLAS
GERSTLE MARK B + DIANE L
1530 WOODSIDE DR
COLUMBUS, IN 47203

264521270000A3090
3131 TENNIS VILLAS
JACKSON JOHN K II TR
FOR JOHN K JACKSON II TRUST
1123 COLLINS DR
ELBURN, IL 60119

264521270000A3100
3130 TENNIS VILLAS
PULLO JUSTINE
CIAMPA JOSEPH T AC
290 8TH AV
SEACLIFF, NY 11579

264521270000B4010
3214 TENNIS VILLAS
GROSS RICHARD B
720 GLASTONE AVE
BALTIMORE, MD 21210

264521270000B4020
3215 TENNIS VILLAS
LOSE JAMES IV + ELLEN
304 BAYSHORE DR
CAPE CORAL, FL 33904

264521270000B4030
3216 TENNIS VILLAS
WINTERS RALPH B +
EWANS KATHERINE HW
20 ESSEX RD
MAPLEWOOD, NJ 7040

264521270000B4040
3217 TENNIS VILLAS
CONNOLLY TOM H +
PRESCOTT PAMELA H HW 1/2 INT + LOPSTEDT TODD J
+ JOLI 1/2 INT
2025 CLIPPER DR
LAFAYETTE, CO 80026

264521270000B4050
3218 TENNIS VILLAS
MATTHEW PATRICIA
BOX 1994
N FALMOUTH, MA 2556

264521270000B4060
3219 TENNIS VILLAS
JAMES DOUGLAS + JEAN B
3647 MYRTLE ST
CRF, PA 16508

264521270000B4070
3219 TENNIS VILLAS
SIEP WILLIAM R + PATRICIA A
405 CENTRAL AVE
SPRING LAKE, NJ 7262

264521270000B4080
3212 TENNIS VILLAS
ROHN MADELAINE R TR
7417 IRONS HEAD DR
INDIANAPOLIS, IN 46260

264521270000B4090
3211 TENNIS VILLAS
SIAKELZ KIRKNETH + JANE I HD +
WATTS ANNE J HD + STEPH MARK + MARCIA HD +
BARNA MARTHA + MICHAEL TR HD + BARONI LOTIS +
BARBARA HD + GARLAND T
3107 GIGGSSVIEW CT
COLUMBUS, OH 43221

264521270000B4100
3210 TENNIS VILLAS
KILLY MICHAEL F TR +
FOR MICHAEL F KELLY TRUST
PO BOX 548
CAPTIVA, FL 33924

264521270000B5010
3224 TENNIS VILLAS
MC CARTHY SHAWN F TR +
MC CARTHY VIRGINIA I TR FOR MC CARTHY TRUST
2351 VIA AMADO
VALENCIA, CA 91355

264521270000B5020
3225 TENNIS VILLAS
SANTULLO ANTHONY + BARBARA
125 TWIN FALLS RD
BERKLEY HIGHTS, NJ 7922

264521270000B5030
3226 TENNIS VILLAS
SCOTT DOUGLAS G + ELIZABETH A
12013 PAWLEYS MILL CIRCLE
RALEIGH, NC 27614

264521270000B5040
3227 TENNIS VILLAS
ROHNS MARTIN B
135 PEBBLE RD
IRISLAND PARK, UT 60075

264521270000B5050
3228 TENNIS VILLAS
BROUSTES THOMAS H SR TR
FOR THOMAS H BROUSTES TRUST 1/2 INT + JOE RC +
JEAN C 1/2 INT TC
15311 CAPTIVA DR
CAPTIVA, FL 33924

264521270000B5060
3229 TENNIS VILLAS
BLINKOFF MICHAEL M 2/5 INT +
ETAL RICHARD AZAKALIK 1/5 INT MATILDA K KOCH I
SMT ROBERT T ONEILL 1/5 INT TC
2706 DELAWARE AVE
KENMORE, NY 14217

264521270000B5070
3223 TENNIS VILLAS
CONNOLLY TOM H + PAMELA H
2025 CLIPPER DR
LAFAYETTE, CO 80026

264521270000B5080
3222 TENNIS VILLAS
SCHRAMM MARGARET R +
SCHRAMM LAURA MARIE TC
240 E 95TH ST #12D
NEW YORK, NY 10022

264521270000B5090
3221 TENNIS VILLAS
WELCH CRAIG S + SARAH V
126 HAMILTON RD
RIDGEWOOD, NJ 7450

264521270000B5100
3220 TENNIS VILLAS
TRAGONE PETER R + ELSA L
PO BOX 1046
CAPTIVA, FL 33924

264521270000B6010
3234 TENNIS VILLAS
FROELICH THOMAS C + SARA J
512 LONGMEADOW ST
CELEBRATION, FL 34747

264521270000B6020
3235 TENNIS VILLAS
PORTER BERNAJEAN TR
FOR BERNAJEAN PORTER TRUST
1528 RAINBOW DR
SEDALIA, CO 80135

264521270000B6030
3236 TENNIS VILLAS
NICHOLS HELEN D +
MOSKOVITES MARILYN L JT
7365 HITCHCOCK RD
BOARDMAN, OH 44312

264521270000B6040
3237 TENNIS VILLAS
LARKESCA LEONARD T + LYNN C
3 53ADY TREE LN
COLTS NECK, NJ 7722

264521270000B6050
3238 TENNIS VILLAS
BRAND RENEE M
9405 BEVELLY LN
SAMBEL, FL 33957

264521270000B6060
3239 TENNIS VILLAS
DEBIEDE JORAN +
HEIRBAUT MYRIAM HW
GROTE BAAN 254
B-9130 HERDEKSEM
BELGIUM

264521270000B6070
3233 TENNIS VILLAS
REDDALL FAMILY LP
6 N 630 MCKAY DR
ST CHARLES, IL 60175

264521270000B6080
3232 TENNIS VILLAS
LEWIS CAROLYN M
PO BOX 543
CAPTIVA, FL 33924

264521270000B6090
3231 TENNIS VILLAS
WRIGHT MARTIN E + JILL HEN K
KANDRI W CR
HAMPTON, MA 1036

264521270000B6100
3230 TENNIS VILLAS
GIATRI IN JOHN + NANCY
648 MAIN ST
OSTERVILLE, MA 2655

2645212800001010
2415 BEACH VILLAS
KRHITZJANS WILLIAM A
2020 EDENDERY DR
FORT MITCHELL, KY 41017

2645212800001020
2412 BEACH VILLAS
CALLAHAN STUART J
1401 CREST TR
SENFCA, SC 29672

2645212800001030
2413 BEACH VILLAS
URSINI ANA FORB + BRENDA E
75 PINN BROOK CT
CHESHIRE, CT 6410

2645212800001040
2414 BEACH VILLAS
PREESS HOWARD K H + MARY ANN
4501 154 ST MMTT DR
NAIPEVILLE, IL 60053

2645212800001050
2415 BEACH VILLAS
DALTSY VERNON I
PO BOX 1180
MARSHFIELD, WI 53449

2645212800001060
2416 BEACH VILLAS
SIXES LAURINCE + JOYCE
2416 BEACH VILLAS
CAPTIVA, FL 33924

2645212800001070
2417 BEACH VILLAS
FJHRENBSCH FEROMAS +
ARENA PE FLA TC
5818 64TH ST
MASHPIE, NY 11778

2645212800001080
2418 BEACH VILLAS
HILFMAN FREDERICK A III
2418 BEACH VILLAS
CAPTIVA, FL 33924

264521280000E2010
2421 BEACH VILLAS
DARLING WILLIAM A TR +
DARLING ALBERTA H TR FOR WILLIAM A + ALBERTA H
DARLING TRUST TC

1125 WEST DEAN RD
MILWAUKEE, WI 53217

264521280000E2020
2422 BEACH VILLAS
BRUMMER PAUL G + MARGARET
55541 LACEY LN
BRISTOL, IN 46507

264521280000E2030
2423 BEACH VILLAS
MORRE STEPHEN G + JULIA D
808 S ANITA ST
BLOOMINGTON, IN 47401

264521280000E2040
2424 BEACH VILLAS
SANDCASTLE PROPERTIES LTD
5291 MEADOW WOOD BLVD
LYNNBURST, OH 44124

264521280000E2050
2425 BEACH VILLAS
SHAFFER PETER R + P J II +
JANINE FRANK + MARY IZ
35145 MARDO DR
CRDSSLAKE, MN 56442

264521280000E2060
2426 BEACH VILLAS
MARKS ALFRED W + ANNE L
259 GORDON PL
FREEPORT, NY 11750

264521280000E2070
2427 BEACH VILLAS
DARLEY CHARLES S JR TR
42 GODAIR DR
NINSDALE, IL 60521

264521280000E2080
2428 BEACH VILLAS
WEISS MANUEL + KAREN
BOX 2301
DUXBURY, MA 2331

264521280000E3010
2431 BEACH VILLAS
ALEXANDER WILLIAM + DEBORAH
34 TIMBER TRL
RAMSEY, NJ 7446

264521280000E3020
2432 BEACH VILLAS
SOUTHWESTERN LAND CO INC
2874 MAYFIELD RD
WATZATA, MN 55591

264521280000E3030
2433 BEACH VILLAS
SCOTTY CRAIG C + SUSAN 1/2 INT +
SCOTTY CRAIG JR 3/8 INT + GREAVES ASHLEY S 3/8
INT + FRAYLEY GORDON M 3/8 INT TC
2332 TROON CT
SAMBEL, FL 33957

264521280000E3040
2434 BEACH VILLAS
SCHUYER MARK T +
SCHUYER LINDA K + SCHMIDGALL MELISSA A +
SCHMIDGALL SARAH L JT
810 EMMERT CT
LAFAYETTE, IN 47605

264521280000E3050
2435 BEACH VILLAS
YOUNG ROBERT H + TERRY B TR
FOR BEACH VILLAS II REALTY TRUST
22 HILLCREST ROAD
WESTON, MA 2493

264521280000E3060
2436 BEACH VILLAS
MCCABE JOHN + SUSAN
5 SUMMIT
WESTPORT, CT 06880

264521280000E3070
2437 BEACH VILLAS
DICKY JOHN R + JOY M
PO BOX 60936
FORT MYERS, FL 33906

264521280000E3080
2438 BEACH VILLAS
CREAMER ATY M + JUNE F TR
3131 MMTT VILAS
NORTH OAKS, MN 55127

264521280000E3100
2511 BEACH VILLAS
WITHEROW RICHARD I + CHERYL A
4096 STONHAVEN DR
COLUMBUS, OH 43220

264521280000E3120
2512 BEACH VILLAS
CONNOR JOHN F + SUSAN M
5107 WINDING ISLES WAY SE
MABLETON, GA 30126

264521280000E3130
2513 BEACH VILLAS
GL COAST REALTY TRUST ETAL
14 WILLOW ADR WOOD RD
ROXBOROUGH, MA 1921

264521280000E3140
2514 BEACH VILLAS
MORTONOWEY JOHN P + LAUREL A
12202 LAFON TRAIL
FISHERS, IN 46078

264521280000E3150
2515 BEACH VILLAS
WALLEN JAMES R + LINDA J
512 BLAS JAKK OAK
SAN ANTONIO, TX 78230

264521280000E3160
2516 BEACH VILLAS
10 INKPORT, CT
NORTHPORT, NY 11743

264521280000E3170
2517 BEACH VILLAS
SCHMIDT RICHARD D + HELEN D
18 VICTORIA CT
HUNTINGTON, NY 11743

264521280000E3180
2518 BEACH VILLAS
BOLLINGS CECILIA B TR 1/2 INT-

ROLLINGS OLLIE E 1/2 INT FR CECILIA B + OLLIE E
ROLLINGS TRUST DC
1532 MCGREGOR RESERVE DR
FORT MYERS, FL 33901

264521290000F2010
2521 BEACH VILLAS
KELLY CHARLES A
CAPTAIN AND CUTLER LLP
PO BOX 1591
CHICAGO, IL 60690

264521290000F2020
2522 BEACH VILLAS
LITTLE BRITCHES LLC
7666 N CR #75 C
SEYMOUR, IN 47274

264521290000F2030
2523 BEACH VILLAS
GAILAND FLORENCE S
3319 CAPRI CT
GREEN BAY, WI 53101

264521290000F2040
2524 BEACH VILLAS
MCCURDY GILBERT G TR
FOR KATHERINE B MCCURDY TRUST
MCCURDY + COMPANY INC
1465 JEFFERSON RD
ROCHESTER, NY 14622

264521290000F2050
2525 BEACH VILLAS
CLULLIA THOMAS A
12635 DEVON LN
CARMEI, IN 46032

264521290000F2060
2526 BEACH VILLAS
STEINER ERIC A + LINDA
9 HOOVER DR
MT ARLINGTON, NJ 7856

264521290000F2070
2527 BEACH VILLAS
LATAMIC LLC
5914 W RIVERSTIDE DR
FORT MYERS, FL 33901

264521290000F2080
2528 BEACH VILLAS
GOECKE THOMAS G + ELSIE R
2528 BEACH VILLAS
CAPTIVA, FL 33924

264521290000F210
2531 BEACH VILLAS
PAONESSA THOMAS JR + CAROL L
12 WILDLIFE RUN
BOONTON TOWNSHIP, NJ 7003

264521290000F2120
2532 BEACH VILLAS
CASEY JEANNE S
311 CUTTRISS
PARK RIDGE, IL 60066

264521290000F2130
2533 BEACH VILLAS
DIVERSEY JOHN JR + LORI
158 ELMDORE ST
PARK RIDGE, IL 60069

264521290000F2140
2534 BEACH VILLAS
SIOGREN ROBERT W JR TR 50% +
SIOGREN MARIA H CR 50%
11612 SWAINS LICK FTR
POTOMAC, MD 20854

264521290000F2150
2535 BEACH VILLAS
STEWART LESLIE T + KAREN I
3722 E RIVER RD
GROSSU, IL 61818

264521290000F2160
2536 BEACH VILLAS
EASTON RICHARD W + HIRSHL J S
2740 BROWNING DR
LAKE ORION, MI 48360

264521290000F2170
2537 BEACH VILLAS
PLUMLEY ALAN JR + MARIE C
323 N ALDEMARLL ST
ARLINGTON, VA 22207

264521290000F2180
2538 BEACH VILLAS
CUCCARO BEATRICE +
GRAZIANO DORIS A/JT
286 WEBB AVE
BRINX, NY 10468

264521290000F2190
261 BEACH VILLAS
STUEBEL DAVID C + JOY LYNN
15138 LONG HOLL RDG
BRISTOL, VA 22902

264521290000F2200
2612 BEACH VILLAS
JULIE J + CHRISTINA F TR
212 CHESTLEY LN
CHAPEL HILL, NC 27514

264521290000F2210
2613 BEACH VILLAS
MCKINLEY JAMES E JR + SHARON M
5764 STAYMILL CT
CAPE CORAL, FL 33914

264521290000F2220
2614 BEACH VILLAS
DONKER DAVID W + MARILYN R TR
FOR DAVID W DONKER REV TRST FOR MARILYN R
DONKER REV TRST
2327 TROWEN CT
SANIBEL, FL 33957

264521290000F2230
2615 BEACH VILLAS
CARROLL FRANKLIN
AVE KAMERDILLE 101
1180 BRUSSELS
BELGIUM

264521290000G1060
2616 BEACH VILLAS
BRIGHTMAN BARBARA C
648 DELVIN DR
SAINT LOUIS, MO 63141

264521290000G1070
2617 BEACH VILLAS
SOLDAN MARCELA R PAZ
3051 STEPLECHASE DR
SAN JUAN CAPISTRANO, CA 92075

264521290000G1080
2618 BEACH VILLAS
MARTINDALE DAVID L + JEANETTE
2618 BEACH VILLAS
CAPTIVA, FL 33924

264521290000G2010
2621 BEACH VILLAS
CAPTIVA ISLAND C
ROBERT A ROSETTI
939 NORTH ST
SUFFIELD, CT 0678

264521290000G2020
2622 BEACH VILLAS
FAYTIS STEPHEN L + MARY E
1235 ISABEL DR
SANIBEL, FL 33957

264521290000G2030
2623 BEACH VILLAS
BAZANT ZDENEK P TR +
BAZANT IVA M TR
707 ROBLYN TER
EVANSTON, IL 60903

264521290000G2040
2624 BEACH VILLAS
SCHUMMAN KEVIN H + CAROL J
12261 COUNTRY EAGLE LN
CAPE CORAL, FL 33909

264521290000G2050
2625 BEACH VILLAS
DUFFY MICHAEL D + DONNA J
2024 VALDR CT
GLENVIEW, IL 60025

264521290000G2060
2626 BEACH VILLAS
WING MARGARET T
571 SW 141ST AVE #312
PEMBROKE PINES, FL 33027

264521290000G2070
2627 BEACH VILLAS
STIRRAAT JAMES R + ARLENE L TR
9216 FAWNBRIDGE CIR
BLOOMINGTON, MN 55437

264521290000G2080
2628 BEACH VILLAS
ELLAS MICHAEL + PATRICE
112 GREENBRIER RD
TRUMBULL, CT 06611

264521290000G3010
2631 BEACH VILLAS
GOGAN DONALD M + UNDA A
1066 HUNTERS PATH
LANCASTER, PA 17601

264521290000G3020
2632 BEACH VILLAS
USAN PAT S + ROBERTA J
2151 MARSH RD
MARINE CITY, MI 48039

264521290000G3030
2633 BEACH VILLAS
LANDYTT WILLIAM M + B DITH K
99 WEST RIVER RD
RIMMON, NJ 7760

264521290000G3040
2634 BEACH VILLAS
SMITH PAUL A H
1501 HINGTREE CREEK ENCL
MISSISSAUGA ON L5G 2S9
CANADA

264521290000G3050
2635 BEACH VILLAS
FURKEL ROBERT T
1651 S SENECA ST
SHERILL, NY 13363

264521290000G3060
2636 BEACH VILLAS
OPELAND LOIS J TR
25 SPARROW BUSH RD
SADDLE RIVER, NJ 7458

264521290000G3070
2637 BEACH VILLAS
DYLL DAVID L +
MULLINGER L ROBYN HPW
151 OXFORD RD
GROSSE POINT, MI 48236

264521290000G3080
2638 BEACH VILLAS
HAYSEY DAVID JOHN + LINDA OLIVE
KOKKONDRIDGE ST MARYS LN
11 RIDGE HARBURY
HILTFORD HERTS MK4211
UNITED KINGDOM

264521300000A1010
5102 BAYSIDE VILLAS
AUBAMS NANCY K TR
418 WILLETTE PK MESS TRUST
401 SEASIDE DR
NORTH BEACH, CA 92063

264521300000A1020
5103 BAYSIDE VILLAS
WILLIAMS VREBLAND + JANEI
906 FOUR SEASONS DR
WAYNE, NJ 7470

264521300000A1030
5106 BAYSIDE VILLAS
HOBSON C WILLIAM III + BARBARA
541 RLDWING DR
CAROL STREAM, IL 60188

264521300000A1040
5108 BAYSIDE VILLAS
SALIA STEPHIL K + SADITA R
330 MARKSH RD
PITTSFORD, NY 14534

264521300000A1050
5110 BAYSIDE VILLAS
BAAB JANEI L
708 S RIVERSIDE DR

MC HENRY, IL 60050

264521300000A1060
5112 BAYSIDE VILLAS
PERKINS HARRY L + JANICE J
157 SOUTH LIGHTHOUSE DR
MEARS, MI 49436

264521300000A2010
5202 BAYSIDE VILLAS
BEST WILLIAM R + RUTH J
1712 WAVERLY CIR
SAINT CHARLES, IL 60174

264521300000A2020
5204 BAYSIDE VILLAS
VAN VOORHIS PEGGY J TR
3350 CHIFFENDALE CIR
FT MYERS, FL 33919

264521300000A2030
5206 BAYSIDE VILLAS
BUSSA MICHAEL J + DENISE W
808 RIDGEWOOD RD
DULUTH, MN 55804

264521300000A2040
5208 BAYSIDE VILLAS
LEGE DOMINIC J + MARY J
755 S SPRINGFIELD AVE
SPRINGFIELD, NJ 7081

264521300000A2050
5210 BAYSIDE VILLAS
SMART JANICE L TR
3474 SHEARWATER DR
SANIBEL, FL 33957

264521300000A2060
5212 BAYSIDE VILLAS
LEGGE DOMINIC J + MARY J
755 S SPRINGFIELD AVE
SPRINGFIELD, NJ 7081

264521300000A3010
5301 BAYSIDE VILLAS #02
GUY CHRISTINE L
725 CTADDEL DR
VANDALIA, OH 45377

264521300000A3020
5302 BAYSIDE VILLAS #04
LAWTON RHODES + LINDA J
6 COLT RD
SUMMIT, NJ 7901

264521300000A3030
5303 BAYSIDE VILLAS #05
PERKINS HARRY L + JANICE L +
GOLDBERG FREDERICK + PERKINS HOLLY A HW/JT
6904 OAK BROOK ST SE
GRAND RAPIDS, MI 49546

264521300000A3040
5307 BAYSIDE VILLAS #08
CREASER FRANK G + KATHLEEN
27 FERN ST
FLORAL PARK, NY 11001

264521300000A3050
5308 BAYSIDE VILLAS #10
KARIS WILLIAM G + KIMS
1268 BLUC SAGL RD
OKLAHOMA CITY, OK 73120

264521300000A3060
5311 BAYSIDE VILLAS #12
SCBARLAU LDWIN + CAROL
301 L SHERWIN DR
URBANA, IL 61802

264521300000B1070
5114 BAYSIDE VILLAS
LIPKA NORMA R TR TR
4938 LAGOONS CIR
WEST BLOOMFIELD, MI 48323

264521300000B1080
5116 BAYSIDE VILLAS
NEEL JOHN D + JEAN W
382 OLD CLARION RD
PITTSBURGH, PA 15216

264521300000B1090
5118 BAYSIDE VILLAS
MERRILL WAYNE R + DONNA J
29 NOTTINGHAM ROAD
WINDHAM, NH 3087

264521300000B1100
5120 BAYSIDE VILLAS
CIRILLA ALFRED J + MARY B
2474 TURK HILL RD
WYCKOM, NY 14564

264521300000B1110
5122 BAYSIDE VILLAS
BANK ONE TRUST COMPANY TR
FOR ROBERT C GASSLER TRUST
JPMORGAN
10121 STURV CONSULTING GROUP INC
PO BOX 818490
DALLAS, TX 75381

264521300000B1120
5124 BAYSIDE VILLAS
MERLINO ANTHONY JR + NANCY A
595 CHAOWICK SHORES DR
SNEADS FERRY, NC 28460

264521300000B1130
5126 BAYSIDE VILLAS
HENSEL JEFFREY J
PO BOX 49265
LOUISVILLE, KY 40260

264521300000B1140
5128 BAYSIDE VILLAS
GOODE JAMES R + KAREN J
89 BOX 670
E DENNIS, MA 2641

264521300000B1150
5130 BAYSIDE VILLAS
LAUREN CHARLES R ETAL 1/3
4060 BRECKSVILLE RD
BRECKSVILLE, OH 44141

264521300000B1160
5132 BAYSIDE VILLAS
CROLEY PHYLIS J
3848 HOWELL AV
SPOKIE, IL 60076

264521300000B1170
5134 BAYSIDE VILLAS
MERRILL MICHAEL W + CHOU CHOU
189 ELJOT ST
BROOKLINE, MA 2407

264521300000B1180
5136 BAYSIDE VILLAS
BOYNTON JACQUELINE D TR
THISTLE DEW U
4620 RUE BAYOU
SANIBEL, FL 33957

264521300000B1190
5138 BAYSIDE VILLAS
MENDEZ PEDRO E + LOURDES T
2708 N PADANA AVE STE 702
TAMPA, FL 33614

264521300000B1200
5140 BAYSIDE VILLAS
JENKINS MARIANNE TR
FOR CRESCENT BEACH REALTY TRUST
930 BROADWAY
EVELETT, MA 2149

264521300000B1210
5142 BAYSIDE VILLAS
LAURIE CHARLES R JR 1/3
8180 BRECKSVILLE RD
BRECKSVILLE, OH 44141

264521300000B1220
5144 BAYSIDE VILLAS
FRIEDENSDORF FRANK D +
FRIEDENSDORF PATRICIA C HW
4202 LINDEN AVE
CINCINNATI, OH 45236

264521300000B2070
5214 BAYSIDE VILLAS
STEPHENSON GEORGE JR + MARCIA
PO BOX 607
CAPTIVA, FL 33924

264521300000B2080
5216 BAYSIDE VILLAS
LAGUARDIA THOMAS S TR
FOR THOMAS S LAGUARDIA TRUST 1/2 INT +
LAGUARDIA VIRGINIA C TR FOR VIRGINIA C
LAGUARDIA TRUST 1/2 INT
18 PELL MELL DR
BETHEL, CT 06801

264521300000B2090
5218 BAYSIDE VILLAS
PEGNIM THOMAS M + SUSAN
3421 ECHO SPRINGS RD
LAYFAYETTE, CA 94549

264521300000B2100
5220 BAYSIDE VILLAS
SAVAMI GEORGE R JR + PATRICIA
37 BOONE TR
SEVERNA PARK, MD 21146

264521300000B2110
5222 BAYSIDE VILLAS
MOTT ELEANORA J
5400 SPRINGVIEW DR
FAYETTEVILLE, NY 13066

264521300000B2120
5224 BAYSIDE VILLAS
GOLDS A GEORGE + CORYNNE TR
186 CONCORD RD
WAVELAND, MA 1378

264521300000B2130
5226 BAYSIDE VILLAS
SATHI LEZ JOHN R + LIANLI M
14170 TUDOR RD
JAMAICA, NY 11432

264521300000B2140
5228 BAYSIDE VILLAS
REZZO JACQUILINE G
3 KELLY CT
ROCKAWAY, NJ 7866

264521300000B2150
5230 BAYSIDE VILLAS
PETERSON OLIVER + JEANETTE C
30 PARK LN
MINNEAPOLIS, MN 55416

264521300000B2160
5232 BAYSIDE VILLAS
KEEFE TIMOTHY T + VALARIE H
18 N BAXTON ST
NEW BUFFALO, MI 49119

264521300000B2170
5234 BAYSIDE VILLAS
BOWDEN CHARLES V 1/2 +
YAGER F M + DORIS A TR FOR DORIS A YAGER
TRUST 1/2
3540 MERRILLVILLE RD 202
BRIDGE TON, MO 63044

264521300000B2180
5236 BAYSIDE VILLAS
HERAT PHILIP V + DENNA M
162 R PULAR RIDGE DR
FELDMON, VA 1076

264521300000B2190
5238 BAYSIDE VILLAS
WENZEL KEN THOMAS A SR + MEL
70 MILLS AVE
NORWICH, NJ 7408

264521300000B2200
5240 BAYSIDE VILLAS
RICHMOND JILL M CO TR +
RICHMOND RICHARD M CO TR FOR JILL M
RICHMOND REV TRUST
1901 SANBELL BAYSH RD
SANIBEL, FL 33957

264521300000B2210
5242 BAYSIDE VILLAS
SOTHEBY HUNT R TR
FOR HUNT R SOTHEBY TRUST
1 FIRST BISHOP TRUST CT
PO BOX 3309
CHAMPAGNE, IL 61826

264521300000B2220
5244 BAYSIDE VILLAS
DAMON KATHRYN C
15850 CROOK RD
FORT MYERS, FL 33908

2645213006003070
5313 BAYSIDE VILLAS #14
HEI LINGS BRIAN A JOL + ANN
66A WEST RIVER RD
RUMSON, NJ 7760

2645213006003080
5315 BAYSIDE VILLAS #15
BECKER JOEL + ELAINE
PO BOX 395
SANBEL, FL 33957

2645213006003090
5317 BAYSIDE VILLAS #18
52270 MICHAEL W
18 MINUTE MAN HL
WESTPORT, CT 06890

2645213006003100
5319 BAYSIDE VILLAS #20
BECKER ILANS PETER A
BECKER LISE LOTTE + BECKER MICHAEL J/T
STRADE DI FULMIGNANO 25
RIVOLIAMA, CH 0977
SWITZERLAND

2645213006003110
5321 BAYSIDE VILLAS #22
HUNKE DENNIS + DONNA
19 BIRITZ CT
SAINT LOUIS, MO 63137

2645213006003120
5323 BAYSIDE VILLAS #24
BEDFORD BRUCE P + ANN LOGAN
300 PERRY CASHIN DR
ST MICHAELS, MD 21083

2645213006003130
5325 BAYSIDE VILLAS #26
YEAGER PRED + OORIS A TR 1/3
FOR DORIS A YEAGER TRUST
VACATION VILLAS
1550 MCKEYLEY ROOM 202
BRIDGTON, MD 51044

2645213006003140
5327 BAYSIDE VILLAS #28
VARGAS FERNANDO + SYLVIA L
APARTAO AEREO 89396 ZONA 8
BOGOTA, COLOMBIA

2645213006003150
5329 BAYSIDE VILLAS #30
METZGER CHRISTOPHER J +
METZGER KATHERINE G T/C
1734 DEL HAVEN DRIVE
DELRAY BEACH, FL 33489

2645213006003160
5331 BAYSIDE VILLAS #32
HELLINGS BRIAN A + ANN
66A WEST RIVER RD
RUMSON, NJ 7760

2645213006003170
5333 BAYSIDE VILLAS #34
PATE KATHLEEN J TR
FOR KATHLEEN J PATE TRUST
1235 CHERRY TREE LN
ANNAPOLIS, MD 21403

2645213006003180
5335 BAYSIDE VILLAS #36
POWERS RICHARD W + MARILYN B
425 GLEIS FL
ORADILL, NJ 7649

2645213006003190
5337 BAYSIDE VILLAS #38
ALVAREZ PHILIP + SALLY Y
1 MYSTIC LANE
NORTH PORT, NY 11768

2645213006003200
5339 BAYSIDE VILLAS #40
HEI LINGS BRIAN A + ANN
66A WEST RIVER RD
RUMSON, NJ 7760

2645213006003210
5341 BAYSIDE VILLAS #42
LYNE H PATRICIA +
LINDAN KENNETH L W
66 HILLTOP DR
CHAPQUAN, NY 10544

2645213006003220
5343 BAYSIDE VILLAS #44
FITCHER LAWRENCE S + ALLISON +
FORSYTH RANDALL W + MARCHING DOROTHY HW T/C
50 PARK ROW #911
PROVIDENCE, RI 02903

2645213006003100
5102 BAYSIDE VILLAS
PDISCU MATTHEW C + CONSTANCE
485 OAKVILLE DR
CINCINNATI, OH 45231

2645213006003100
4104 BAYSIDE VILLAS
WAI TEK RICHARD J + LUCY NIAE
14 BROMLEY CT
MOUNTVILLE, NJ 7045

2645213006003100
4106 BAYSIDE VILLAS
BENTON LAKE + NORMA
222 WESTCHESTER HWY
NOBLESVILLE, IN 46060

2645213006003100
4108 BAYSIDE VILLAS
KEMPFAINER JOY B
45 W 61ST ST #113
NEW YORK, NY 10023

2645213006003100
4110 BAYSIDE VILLAS
WEISBER DAVID J
21417 N ANDOVER RD
KILDEER, IL 60047

2645213006003100
4112 BAYSIDE VILLAS
WINTERS RALPH E
20 EISEN RD
MAPLEWOOD, NJ 7040

2645213006003100
4114 BAYSIDE VILLAS
PARKS DEVI OMBINI INC
1226 ELLIOTT ST

PARK RIDGE, IL 60068

2645213006003100
4116 BAYSIDE VILLAS
MAGG KARL G TR
723 SAND DOLLAR DR
SANBEL, FL 33937

2645213006003100
4118 BAYSIDE VILLAS
DICKEY JOHN R +
DICKEY JOY T/C
PO BOX 8938
FORT MYERS, FL 33906

2645213006003100
4120 BAYSIDE VILLAS
SAUNDERS D O + JACQUELINE R
9250 WHISPERING PINES DR
SALINE, MI 48176

2645213006003110
4122 BAYSIDE VILLAS
NIEDERMAIER PAUL E
1042 REDNERSVILLE RD
BR#1
BELLEVILLE, ON KAN 4Z1
CANADA

2645213006003120
4124 BAYSIDE VILLAS
BOCZ FRIDERICK J +
BELVALE BOLTYN ANESSA L W
7209 NW 29RD WAY
BOCA RATON, FL 33431

2645213006003200
4202 BAYSIDE VILLAS
ADAMS ANTHONY J + ELLEN E +
MULCAHY PAUL + JEAN
923 WYCKOFF RD
WAYNE, PA 19087

2645213006003200
4204 BAYSIDE VILLAS
WEHMANN NANELLE TR
FOR NANELLE WEHMANN TRUST
PO BOX 265
CAPTIVA, FL 33924

2645213006003200
4206 BAYSIDE VILLAS
FLINT JOHN M + CAROL L
6614 INNER DR
MADISON, WI 53703

2645213006003200
4208 BAYSIDE VILLAS
IERACI PHILIP V + DONNA M
162 JUNIPER RIDGE DR
FEEDING HILLS, MA 1030

2645213006003200
4210 BAYSIDE VILLAS
ZELLA MARY K + KENNETH J
1788 CHADWICKE CIR
NAPERVILLE, IL 60540

2645213006003200
4212 BAYSIDE VILLAS
MARRA JAMES L + MARY ELLA
316 WISCHMAN AVE
ORLAND, PA 19095

2645213006003200
4214 BAYSIDE VILLAS
WALTS ALAN F + ELISA F
PO BOX 1096
MOUTHONBORO, NH 3284

2645213006003200
4216 BAYSIDE VILLAS
MORAN AMIN JOHN P + GINA D
PO BOX 1151
ACWORTH, GA 30101

2645213006003200
4218 BAYSIDE VILLAS
SIRUZZERO JOAN A
173 HILLEN DR
BRAINTREE, MA 2184

2645213006003200
4220 BAYSIDE VILLAS
MCCARTHY PHILIP D +
WAGGONER SALLY + WAGGONER HARRY J/T/C
3607 S CALLOWAY RD
MEMPHIS, TN 38111

2645213006003210
4222 BAYSIDE VILLAS
LAVIN JOHN + KATHLEEN MARY
7 LANGHOPE PL
WILLOWDALE, ON M2J 1Y1
CANADA

2645213006003220
4224 BAYSIDE VILLAS
BUSNA MICHAEL J + DENISE W
808 RIVERWOOD RD
DULUTH, MN 55804

2645213006003200
4301 BAYSIDE VILLAS #02
4-W PRUPE ETT S F P
PO BOX 6066
FORT MYERS, FL 33911

2645213006003200
4501 BAYSIDE VILLAS #04
WOLFE CAROL A
3941 HILL TOP DR
HURON, OH 44889

2645213006003200
4305 BAYSIDE VILLAS #06
FRANKLIN MICHAEL
FRANKLIN ORRENCE C JR
PO BOX 97
CAPTIVA, FL 33924

2645213006003200
4307 BAYSIDE VILLAS #08
GLOWACKI W + MARGARET M
841 CHERBROOK RD
PALATINE, IL 60067

2645213006003200
4309 BAYSIDE VILLAS #10
ZOUTENDAM GARY I + JANICE I
800 COUNTRY CLUB DR
BAFFLE CREEK, MI 49015

2645213006003200

4311 BAYSIDE VILLAS #12
SOUKUT JOSEPH TR
10479 SILVER OAK DR
FOWT MYERS, FL 33912

2645213006003200
4313 BAYSIDE VILLAS #14
VAMPIRA JOSEPH J
28 PIERCE ST
KINGSTON, PA 18704

2645213006003200
4315 BAYSIDE VILLAS #16
COLTON ROGER S + JUDY Z
3 LONG MARSH LN
NORTH OAKS, MN 55127

2645213006003200
4317 BAYSIDE VILLAS #18
HELLINGS BRIAN A + ANN
66A WEST RIVER RD
RUMSON, NJ 7760

2645213006003200
4319 BAYSIDE VILLAS #20
LUPI ROBERT S + KRISTINE S
131 WEST 84TH ST
NEW YORK, NY 10024

2645213006003200
4321 BAYSIDE VILLAS #22
MANGORICE + LUCILLE
20414 AUTUMN SPORES DR
KELLWOODS LAKES
KATIE, TX 77450

2645213006003200
4323 BAYSIDE VILLAS #24
MORGAN JOHN W 420 INT ET AL
3107 GRIGGSVIEW CT
COLUMBIUS, OH 43221

2645213006003200
11411 DICKEY LN #1
EBELLE MARGARET F TR
CITIZENS BANKS GRABERT
PO BOX 719
EVANSVILLE, IN 47709

2645213006003200
11411 DICKEY LN #2
DICKINSON ANNE M
9 COUNTRY CLUB CIR
SCITUATE, MA 2066

2645213006003200
11411 DICKEY LN #3
EQUITY31 LLC
1008 N BRYAN ST
ARLINGTON, VA 22201

2645213006003200
11411 DICKEY LN #4
FRANK THOMAS P + BRIDGET C TR
100 ALVIN CT
GLENNVIEW, IL 60025

2645213006003200
11411 DICKEY LN #5
RMC INVESTMENT LMTD PMS TP
1300 ALVIN COURT
GLENNVIEW, IL 60025

2645213006003200
11411 DICKEY LN #6
LOU SYTH LLC
1008 N BRYAN ST
ARLINGTON, VA 22201

2645213006003200
11411 DICKEY LN #7
LOU SYTH LLC
1008 N BRYAN ST
ARLINGTON, VA 22201

2645213006003200
11411 DICKEY LN #9
EQUITY31 LLC
1008 N BRYAN ST
ARLINGTON, VA 22201

2745210000000000
ACCESS UNDETERMINED
HEBERT S S PLANTATION CO LLC
DELOITTE + TOUCHE LLP
200 E LAS OLAS BLVD STE 1400
FT LAUDERDALE, FL 33301

2745210000000000
ACCESS UNDETERMINED
JOHNSTON CLAS + ANNE D/F
CR + CONSTANCE JOHNSTON
PO BOX 399
CAPTIVA, FL 33924

2745210000000000
1135 LONGHOLEA CT
WCN PROPERTIES LP
900 KRINER RD STD 1
CHAMBERSBURG, PA 17201

2745210100000000
1135 LONGHOLEA CT
CAPTIVA LLC
PO BOX 1079
GREENS FARMS, CT 06831

2745210100000000
1131 LONGHOLEA CT
CAPTIVA PROPERTIES LP
924 FIRHILL FARMS RD
SAINT LOUIS, MO 63124

2745210100000000
1123 LONGHOLEA CT
FISHER DONALD W + JUDITH I
BLEXPAT SUNBURY
PO BOX 4381
HOUSTON, TX 77210

2745210100000000
COMMON ELEMENT
SUSAN PLANT BETH HOMERITE S
PROPERTY OWNERS ASSN
13987 MCGREGOR BLVD SW
FORT MYERS, FL 33907

2745210100000000

14770 CAPTIVA DR
SOUTH SEAS RESORT LTD P/RSNP
DELOITTE + TOUCHE LLP
200 E LAS OLAS BLVD STE 1400
FT LAUDERDALE, FL 33301

274521030000100000
ACCESS UNDETERMINED
LEE COUNTY
PO BOX 398
FORT MYERS, FL 33902

274521030000200000
14740 CAPTIVA DR
APPEL JOHN C
7818 CLIFF VIEW DR
POLAND, OH 44514

274521030000200000
ACCESS UNDETERMINED
LYN SHARON +
LYN COBURN + LYN NELL T/C
10721 MAPLE CHASE DR
BOCA RATON, FL 33498

274521030000200000
14750 CAPTIVA DR
UNDERWOOD W ALLEN TR
FOR W ALLEN UNDERWOOD TRUST
PO BOX 1613
VENICE, FL 34284

354521000000000000
COMMON ELEMENT
SUNSET CAPTIVA HOMEOWNERS ASSN
MARINER PROPERTY MGT
13453 MCGREGOR BLVD
FORT MYERS, FL 33901

354521000000200000
11380 CHAPIN LN
CHAPEL BY THE SEA CAPTIVA, KENDALL GILBERT
1341 PAR VIEW DR
SANBEL, FL 33957

354521000000400000
15107 CAPTIVA DR
JENSEN BETTY J TR
FOR RICHARD W JENSEN FAMILY TRUST
BOX 400
CAPTIVA, FL 33924

354521000000900000
JENSEN JOHN R + LILLIAN CO TRS
FOR JOHN R JENSEN + LILLIAN J JENSEN TRUST
2445 GLEN DR A47
SANBEL, FL 33957

354521000000900000
8 SUNSET CAPTIVA LN
WEISS WALTER W + TERRI
1275 CASTLE POINTE DR
CASTLE ROCK, CO 80104

354521000000900000
7 SUNSET CAPTIVA LN
CUCCO EDWARD A + CONNIE J
#12 DEERFIELD RIDGE RD
WILDWOOD, MO 63020

354521000000900000
8 SUNSET CAPTIVA LN
POZZO EMIL 12 2HT +
ROBERTO MARTIN 1/2 INT
9942 WATSON RD
SAINT LOUIS, MO 63126

354521000000900000
9 SUNSET CAPTIVA LN
STORER JANET K + WILLIAM R TR
JANET K STORER TRUST
6740 AROUND THE HILLS RD
INDIANAPOLIS, IN 46226

354521000000900000
11 SUNSET CAPTIVA LN
STORER JANET K + WILLIAM R TR
JANET K STORER TRUST
6740 AROUND THE HILLS RD
INDIANAPOLIS, IN 46226

354521000000900000
10 SUNSET CAPTIVA LN
NOLLER KENNETH L + MARY C
14 HEBBROCK RD
SHREWSBURY, MA 1545

354521000000900000
11 SUNSET CAPTIVA LN
TOPKA THOMAS S + MARSHIA L
PO BOX 1740
CAPTIVA, FL 33924

354521000000900000
12 SEASCAPE CT
CONNOR JOHN F + SUSAN M
5426 OSPEL Y CT
SANBEL, FL 33957

354521000000900000
13 SEASCAPE CT
GIBBY STEVEN J + BETSY J K
2306 PINELAKE MANOR
ST LOUIS, MO 63122

354521000000900000
14 SEASCAPE CT
VINSIN ROBERT K + MARY JANE TR
PO BOX 446
CAPTIVA, FL 33924

354521000000900000
15 SEASCAPE CT
FLANNISAN WILLIAM W TR
FOR WILLIAM W FLANNISAN TRUST
PO BOX 442
CAPTIVA, FL 33924

354521000000900000
16 CRECHIN CT
SHEPHERD INCLUBG, TR
FOR INGEBORG P SHEPHERD TRUST
4701 PARADISE WAY SE
ST PETERSBURG, FL 33705

354521000000900000
17 UCKLIN CT
BROWN WILLIAM A + PHYLLIS
965 REBEL TR NW
ATLANTA, GA 30327

354521000000900000
18 UCKLIN CT
FOX ROBERT L + CYNTHIA F TR

FOR ROBERT L FOX TRUST
SUITE 116
281 CHARLEVOIX DR SE
GRAND RAPIDS, MI 49546
35452100000050100.00
19 URCHIN CT
RYAN KENNETH E + MAUREEN E
120 LAKE ST
UPPER SADDLE RIVER, NJ 7454
35452100000050200.00
20 URCHIN CT
LYBROOK PHILIP H TR
PO BOX 231
CAPTIVA, FL 33924
35452100000050200.00
21 URCHIN CT
DISTELHORST CRAIG TPTOM
PO BOX 2470
ANNAPOLIS, MD 21403
35452100000050200.00
22 URCHIN CT
NOVACK ASSO LTD PTNRSHP III
RINEY CO ATTKR WALLACE
101 FEDERAL ST 14
BOSTON, MA 2110
35452100000050200.00
24 URCHIN CT
TAMARIND LLC
1232 SOUTH VIEW DR
SARASOTA, FL 34242
35452100000050200.00
25 URCHIN CT
CHUPMAN JOHN E + PATRICIA
E995 EAST MAIN ST
GALESBURG, MD 49053
35452100000050200.00
26 URCHIN CT
SISTO OMAR + OONNA L
9701 SW 100 AV RD
MIAMI, FL 33176
35452100000050200.00
27 URCHIN CT
GIANTRANCESCO G R + HELENE
51 LAKE LN
DANBURY, CT 06810
35452100000050200.00
28 URCHIN CT
HARPER-MALECHA JUDITH A +
ALBRECHT CHARLES F TC
PO BOX 126
NORTHFIELD, MN 55057
35452100000050200.00
29 URCHIN CT
YOUNG KAREN L
7725 FOX TRAIL LN
CINCINNATI, OH 45245
35452100000050300.00
30 URCHIN CT
ZASCHIN MARCIA G +
CROK GALE G
21 HUNTING HOLLOW DR
PEPPER PIKE, OH 41224
35452100000050300.00
31 URCHIN CT
ALIZADEH CYRUS
1795 SADDLE HORN RD
GLENCOE, MO 63038
35452100000050300.00
32 URCHIN CT
KRAMER RONALD J +
KRAMER HELEN
PO BOX 802
CAPTIVA, FL 33924
35452100000050300.00
33 URCHIN CT
JENNINGS MARK GILPIN
6116 MISTY WAY
LONGMONT, CO 80503
35452100000050300.00
34 SEA HIBISCUS CT
7050 BUILDING LLC
6006 CLAREMONT CT
LANSING, MI 48917
35452100000050300.00
35 SEA HIBISCUS CT
94387 ONTARIO LTD
MAGDERMAN
43 KNOLLVIEW CRES
WILLOWDALE ON M2K 2C9
CANADA
35452100000050300.00
36 SEA HIBISCUS CT
SHUMJACK + STARR
2548 N CHURCHSIDE DR
LAKE BARRINGTON, IL 60019
35452100000050300.00
37 SEA HIBISCUS CT
LAIRD LINDA M +
GOFF CAROLYN E
13 PINE LN
WATCHUNG, NJ 7069
35452100000050300.00
38 SEA HIBISCUS CT
STEFMANN DENA I TR
PH BOX 807
CAPTIVA, FL 33924
35452100000050300.00
39 OSTER CT
ENGLHREH III ALEXANDRA B L E
PO BOX 655
CAPTIVA, FL 33924
35452100000050400.00
40 OSTER CT
ROSENBERG GORDON W TR +
ROSENBERG CONSTANCE F TR JT
WILLIAM ROSENBERG
1525 ENCORE LN
ANN ARBOR, MI 48103
35452100000050400.00
41 OSTER CT
CONNOR JOHN F + SUSAN M
5426 OSPREY CT

SANIBEL, FL 33957
35452100000050400.00
42 OSTER CT
KIRSCH MARK S + LUANN M TR
402 RIVERVIEW DR
THIENSVILLE, WI 53097
35452100000050400.00
43 OSTER CT
PADELLA NEIL + ANITA
3900 WEST LOCH ALPINE
ANN ARBOR, MI 48103
35452100000050400.00
44 OSTER CT
REISS VIRGINIA H TR
FOR VIRGINIA H REISS TRUST
25181 VILLAGE CIR
GOLDEN, CO 80401
35452100000050400.00
45 OSTER CT
PALMA WILLIAM M
22733 MERIDIANA DR
BOCA RATON, FL 33433
35452100000050400.00
46 OSTER CT
DINA THOMAS S + SALLY A
6401 JOHNSON CHAPEL RD
BIENTWOOD, TN 37027
35452100000050400.00
47 OSTER CT
SHELLEN DIANE E
4920 WOODS CT
EXCELSIOR, MN 55331
35452100000050400.00
48 OSTER CT
REID HELEN A TR 1/2 INT +
HATKIDGE VERNON D TR 1/2 INT FOR HELEN A REID
TRUST FOR VERNON D HATKIDGE TRUST
9025 GREEN RIDGE DR
ST LOUIS, MO 63117
35452100000050400.00
49 OSTER CT
ALEMEL, INC
202 N FRANKLIN ST STE 2200
TAMPA, FL 33602
35452100000050500.00
50 OSTER CT
SOMER RUTH A
14 LINCOLN AVE
MANCHESTER, MA 1944
35452100000050500.00
51 OSTER CT
METCALFE TIMOTHY B + AMY L 50%
SPANGLER TED F + SUSAN K 50%
305 REGENCY RIDGE
CENTERVILLE, OH 45459
35452100000050500.00
52 OSTER CT
STEGMANN MARCIA A TR
1831 SASSAPRAS PLACE DR
GLENCOE, MO 63038
35452100000050500.00
53 SANDPIPER CT
SHELLEAS ELIZABETH ANN
1 PELASANT ST
MARBLEHEAD, MA 1945
35452100000050500.00
54 SANDPIPER CT
TJ CATHALAN W + DIAN L D
PO BOX 805
CAPTIVA, FL 33924
35452100000050500.00
55 SANDPIPER CT
THOMAS GARY P + MARY G
9225 DIMMICK DR
SANIBEL, FL 33957
35452100000050500.00
56 SANDPIPER CT
IRVINE ROBERT G + ANNA D
477 HURMAN RD
SWAMPSCOTT, MA 1907
35452100000050500.00
57 SANDPIPER CT
NASSIF JOSEPH G + CHRISTINA A
10701 KINGSBRIDGE ESTATES DR
CREVE COEUR, MO 63141
35452100000050500.00
58 SANDPIPER CT
JENSEN JOHN R + GINA
PO BOX 1101
CAPTIVA, FL 33924
35452100000050500.00
59 SANDPIPER CT
ACCESS UNDETERMINED
CAPTIVA CIVIC ASSOC INC
PO BOX 378
CAPTIVA, FL 33924
35452100000070000.00
60
1518 CAPTIVA DR
BIERI ANDREAS TR
FOR ANDREAS BIERI TRUST
1449 CAUSEY CT
SANIBEL, FL 33957
35452100000070000.00
61
1517492 WILES DR
JENSEN BETTY J TR
PO BOX 160
CAPTIVA, FL 33924
3545210000007001A
62
15180 WILES DR
JENSEN BETTY J TR
PO BOX 460
CAPTIVA, FL 33924
35452100000070000.00
63
15205 CAPTIVA DR
CAPTIVA ISLAND VACATION
PROPERTIES LLC
PO BOX 14

CAPTIVA, FL 33924
3545210000007001A
64
15184 WILES DR
PRESTERA LILLIAN ANN
PO BOX 1136
CAPTIVA, FL 33924
35452100000070000.00
65
15127 CAPTIVA DR
WENINGER HOWARD L + PATRICIA A
PO BOX 67
KNOX, IN 46534
35452100000070000.00
66
11505 CHAPIN LN
SCHLOSSMAN FAMIL Y LIMITED
PARTNERSHIP
232 MARY ST
WINNETKA, IL 60093
3545210000007000A
67
11509 CHAPIN LN
MARTINAGO ALEX + TERRY
11509 CHAPIN LN
CAPTIVA, FL 33914
35452100000070000.00
68
11506 GORE LN
VENTIMIGLIA JOHN + PATRICIA
PO BOX 273
DETROIT, MI 49225
35452100000070000.00
69
15147 CAPTIVA DR
CUMMINGS JOHN R + MICHELE
PO BOX 1208
CAPTIVA, FL 33924
35452100000070000.00
70
15164 WILES DR
JENSEN BETTY J TR
PO BOX 460
CAPTIVA, FL 33924
35452100000070000.00
71
11500 CHAPIN LN
YOUNG STEPHEN T
4155 NORTHSIDE DR
ATLANTA, GA 30342
3545210000007000A
72
11510 CHAPIN LN
HAHN LARRY +
CASELLA DONNA TR
16131 CHELSEA LYN WAY
FORT MYERS, FL 33908
35452100000070100.00
73
15100 CAPTIVA DR
PRELL FRANK
PO BOX 14
CAPTIVA, FL 33924
35452100000070100.00
74
11505 GORE LN
PRELL FRANK
PO BOX 14
CAPTIVA, FL 33924
35452100000070100.00
75
11550 CHAPIN LN
CAPTIVA CIVIC ASSOC INC
PO BOX 778
CAPTIVA, FL 33924
35452100000070100.00
76
15153 CAPTIVA DR
ENCHESTER JOAN M
PO BOX 944
15153 CAPTIVA DR
CAPTIVA, FL 33924
35452100000070100.00
77
15141 CAPTIVA DR
MARKE THOMAS W
PO BOX 806
CAPTIVA, FL 33924
3545210000007010A
78
15137 CAPTIVA DR
FOX ROBERT J + CYNTHIA P 2/3 +
TAX FREE S TRUSTS LLC TR 1/3 FOR ROBERT J FOX
IRA
2028 STEELET WOODS JANE SE
GRAND RAPIDS, MI 49546
35452100000070100.00
79
11515 GORE LN
CAPTIVA ISLAND VACATION
PROPERTIES LLC
PO BOX 14
CAPTIVA, FL 33924
35452100000070100.00
80
15161 WILES DR
WIEATON INVESTMENT CO LLC
204 WEST WHEATON AVE
YORKVILLE, IL 60560
3545210000007011A
81
15155 WILES DR
ROMERSA HENRY + KATHY TR
FOR HENRY + KATHY ROMERSA TRUST
PO BOX 609
CAPTIVA, FL 33924
35452100000070100.00
82
15161 CAPTIVA DR
BORNEFORST DAVID J + BARBARA A
CAPTIVA, FL 33924
35452100000070200.00
83
15152 WILES DR
CAPTIVA ISLAND VACATION
PROPERTIES LLC
PO BOX 14
CAPTIVA, FL 33924
35452100000070200.00
84
11525 GORE LN
CAPTIVA ISLAND VACATION
PROPERTIES LLC
PO BOX 14
CAPTIVA, FL 33924
35452100000070200.00
85
11540 CHAPIN LN
BATES JOHN F + MARY L
PO BOX 622
CAPTIVA, FL 33924
35452100000070200.00
86
11545 CHAPIN LN
SANDERS K JUNE
11545 CHAPIN LN
CAPTIVA, FL 33924
35452100000070200.00
87
11520 MURKIND LN
MILLER DANIEL R + SUSAN E
67733 300TH ST
TABOR, IA 51655
35452100000070200.00
88
11535 CHAPIN LN
BRUBAKER K L + EDNA M
1440 FAHNS CT
BOLINGBROOK, IL 60440
35452100000070200.00
89
11520 MURKIND LN
BIERI ANDREAS TR
FOR ANDREAS BIERI TRUST
1449 CAUSEY CT
SANIBEL, FL 33957
35452100000070200.00
90
11510 GORE LN
REYES HERMAN M + DOLORES C
PO BOX 1165
CAPTIVA, FL 33914
35452100000070200.00
91
11810 MURKIND LN
HAHN LARRY H +
CASELLA DONNA HW
16131 CHELSEA LYN WAY
FORT MYERS, FL 33908
35452100000070300.00
92
11528 MURKIND LN
CAPTIVA ISLAND VACATION
PROPERTIES LLC
PO BOX 14
CAPTIVA, FL 33924
35452100000070300.00
93
11525 CHAPIN LN
OSBORN DANIEL R + MICHELE L
2207 S ROBERTS HTS AVE
SPRINGFIELD, MO 65809
35452100000070300.00
94
11520 CHAPIN LN
SYMINGTON JANEE BELLE STUDT TR
745 CELLA RD
ST LOUIS, MO 63124
35452100000070300.00
95
11540 GORE LN
CALLE GORE LANE LLC
PO BOX 1250
PRAIRIE GROVE, AR 72753
3545210000007030A
96
11530 GORE LN
HRACE ROBERT J + SHARON L
PO BOX 906
CAPTIVA, FL 33924
35452100000070300.00
97
11515 CHAPIN LN
MC CARTHY PAUL F
PO BOX 580
CAPTIVA, FL 33924
35452100000070300.00
98
11520 GORE LN
STAADT GARY E + MARY RUTH W
713 HURWARD AV
ROCKSVILLE, IN 47872
35452100000070300.00
99
15141 WILES DR
WU STEPHEN W + JANI F
2627 134TH AVE N
BRIEVILLE, WA 98005
35452100000070300.00
100
11525 MURKIND LN
CAPTIVA ISLAND VACATION
PROPERTIES LLC
PO BOX 14
CAPTIVA, FL 33924
35452100000070300.00
101
15200 CAPTIVA DR
JENSEN DAVID M
PO BOX 191
CAPTIVA, FL 33924
35452100000070300.00
102
15230 CAPTIVA DR
MERRILL MICHAEL W + CHOU CHOU
149 FLOYD ST
CHESTNUT HILL, MA 2167
35452100000070400.00
103
11515 MURKIND LN
BRIEN NANCY J
PO BOX 1187
CAPTIVA, FL 33924
35452100000080000.00
104
15361 CAPTIVA DR
BACCHUS MEADOWS LLC
1302 S LAIRVIEW RD
COVINGTON, MO 65203
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105
15261 CAPTIVA DR
BRINSON M G + SHIRLEY ANN
2244 PALM AVE
ST JAMES CITY, FL 33956
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106
15331 CAPTIVA DR
HINCH DAVID E + JOLETT J
15331 CAPTIVA DR
CAPTIVA, FL 33924
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107
15138 WILES DR
JENSEN JUDITH A
PO BOX 377
CAPTIVA, FL 33924
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108
15146 WILES DR
BIVAS PETERIAN + PATRICIA E
PO BOX 464
BROADWAY, NY 12225
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109
15150 WILES DR
WELP FAMILY LTD PARTNERSHIP

GOODMAN JILL A
GOODMAN PETER TR FOR JILL GOODMAN TRUST
72 COBBS HILL RD
CHELSEA, MA 02535

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15451 CAPTIVA DR
BAKTON MARGARET D TRUST
PO BOX 354
CAPTIVA, FL 33924

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OCHSNER PETER B TR
PO BOX 1119
CAPTIVA, FL 33924

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FOX ROBERT C + JEAN C
15601 CAPTIVA DR
CAPTIVA, FL 33924

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15463 CAPTIVA DR
CAPTIVA PARTNERS
516 ALBURN AVE
WYNDMOOR, PA 19038

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15411 CAPTIVA DR #A1
VALENTHO PAUL V
15411 CAPTIVA DR #A1
CAPTIVA, FL 33924

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MCDERMOTT THOMAS J + ELIZABETH
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PO BOX 175
CAPTIVA, FL 33924

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WOLFE MARTIN S TR +
WOLFE LISE-LDITE TR FOR MARTIN S WOLFE TRUST
419 LELAND ST
CHEVY CHASE, MD 20815

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WRIGHT LAURA
PO BOX 444
CAPTIVA, FL 33924

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CASHERO FIDELL A JR TR
755 STONE HENGE
CANTON, MI 48188

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TECKLENBURG MARY LOUISE
8331 WITTS MEADOW LN
CINCINNATI, OH 45255

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CONROY MARTIN F + JOAN T
PO BOX 189
CAPTIVA, FL 33924

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RUDD V A + ANDREW T TR
FOR RUDD FAMILY TRUST
1466 MT DIABLO BLVD STE B110
LA JOLLA, CA 92037

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15411 CAPTIVA DR #A5
HARDY BETTY ST CLAIR
1134 RD 1K
LEXINGTON, MA 02421

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PIRON ILLAN M TR +
PIRON JOHN L JR TR FOR ILLAN M PIRON TRUST
8500 NEARBOROUGH LN
SEDALIA, CO 80135

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15411 CAPTIVA DR #C5
KIMIN INC
PO BOX 699
CONCORD, NH 3329

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SMITH JAMES D + TONI R
PO BOX 1051
2101 S FIRST
RIVERVIEW, MO 63101

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15411 CAPTIVA DR #A6
ABBOTT JOHN S TR + JOANNE F
320 NORTH RIVER AVE
MARGATE, NJ 08402

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BLAKE SANDRA A
25 ROLLINGWOOD ST
WILLIAMSBURG, NY 14221

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CRIMMINS WILLIAM A + GAIL A
671 INMAN AVE
MIDDLETOWN, RI 02842

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WEITZ CARROLL R JR + BURKA
4248 GIBRALTAR POINT RD
MAMARONICK, NY 10542

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SERRA JOHN + KATHLEEN J
9 LAYTON CT
HILLSBOROUGH, NJ 08444

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REISER HOWARD B
26 TERRA MAR DR
HALESTON, NY 11743

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WEAVER JOHN P SR + SHARA
PO BOX 236
SAMBEL, FL 33957

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CAFARINI JEAN L + PATRICIA M
711 SAPHIRE AVE
NEW PORT BEACH, CA 92662

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15411 CAPTIVA DR #9
BERGHOFF HERMAN J
BERGHOFF RESTAURANT
17 W ADAMS ST
CHICAGO, IL 60603

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CHRISTOPHER JUDITH A
14949 EAST COUNTY HOUSE RD
ALBION, NY 14411

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SHERLOCK SUSAN M -
15123 CAPTIVA DR #102
CAPTIVA, FL 33924

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FITZGERALD CHRISTA A + ALICE M
1600 PRINCE ST STE 109
ALEXANDRIA, VA 22314

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MARKLE THOMAS W
14 STAGEBUCHER RD
CAPE MAY COURTHOUSE, NJ 8210

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HARESCA FRANK J + ETAL
WHITE WAY LAUNDRY INC
PO BOX 6061
WALLINGFORD, CT 6492

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WEISINGER SHERYL A TR +
WEISINGER CHARLES TR
11600 COURT OF PALMS #702
PORT MYERS, FL 33908

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MASON JOSEPH V + LINDA A
PO BOX 87
CAPTIVA, FL 33924

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MORSE GEORGE A + SALLY A
PO BOX 216
CAPTIVA, FL 33924

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MASSEY EUGENE II
731 EAST BEECHTREE LN
WAYNE, PA 19087

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HUNGER DRUMS
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CAPTIVA, FL 33924

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HUNGER DRUMS
PO BOX 368
CAPTIVA, FL 33924

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MAZZOTTA JAMES J + KATHLEEN
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GLOBAL INVESTORS LP
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GLOBAL INVESTORS LP
PO BOX 1300
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277 ALEXANDER ST APT 902
ROCHESTER, NY 14607

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MILLER HAROLD E + SHIRLEY R
PO BOX 396
CAPTIVA, FL 33924

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NIESEL CHESTER A + NANCY S
2998 W GULF DR #304
SAMBEL, FL 33957

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JOHN DALE LLC
PO BOX 370
CAPTIVA, FL 33924

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DALE JOHN TR
FOR JOHN DALE TRUST
PO BOX 370
CAPTIVA, FL 33924

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WILDMAN DONALD C
PO BOX 23
CAPTIVA, FL 33924

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16575 CAPTIVA DR
RIEGERT JOHN +
RIEGERT BETTY JO H/W
PO BOX 1025
CAPTIVA, FL 33924

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16031 CAPTIVA DR
NEWLAND JOHN A + BETH A H/W
PO BOX 411
PARMA, MI 49269

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16551 CAPTIVA DR
MAURER MICHAEL P +
WOLFSON ANDREW S TPC
125 NORTH MAIN ST #100
ST CHARLES, MO 63301

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16525 CAPTIVA DR
LOOMIS THOMAS H
PO BOX 966
CAPTIVA, FL 33924

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16543 CAPTIVA DR
PIGOTT JAMES C TR +
PIGOTT GAYE T TR TPC
1405 42ND AVE E
SEATTLE, WA 98112

0246210000004004F
3591 OSPREY WAY DR
MAURER MICHAEL P +
WOLFSON ANDREW S TPC
125 NORTH MAIN ST #100
ST CHARLES, MO 63301

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16623 CAPTIVA DR
KEDMOND THOMAS M + PATRICIA H
PATRICIA H O'NEILL
532 JERDALE RD W
WAYZATA, MN 55391

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16595 CAPTIVA DR
KING ROBERT C + CHRISTINE
41 HOLLY PL
LARCHMONT, NY 10538

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16611 CAPTIVA DR
ELDRIDGE HUNTINGTON JR TR +
JONES JERRY D TR FOR ELDRIDGE HUNTINGTON JR
TRUST
BELL JONES + QUINLISK
206 W ADAMS ST STE 2000
CHICAGO, IL 60606

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16585 CAPTIVA DR
SACCS JONATHAN E TR
16585 CAPTIVA DR
CAPTIVA, FL 33924

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HANELINE LOREN W + LINDA K
PO BOX 519
CAPTIVA, FL 33924

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16697 CAPOVA JR
REYES WILLIAM + LAURA
PO BOX 740
CAPTIVA, FL 33924

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16721 CAPTIVA DR
PETTUS GEORGE T TR
FOR GEORGE T PETTUS TRUST
2 BIRCHWOOD ST
SAINT LOUIS, MO 63124

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16727 CAPTIVA DR
MCYELLEAN WILLIAM J
906 W SOUTH BOUNDARY ST
BLKT 3B
PERRYBURG, OH 43551

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16737 CAPTIVA DR
BRYNCE KENNETH G + BARBARA M
PO BOX 416
CAPTIVA, FL 33924

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16715 CAPTIVA DR
VANVLECK SARITA TR
PO BOX 159
CAPTIVA, FL 33924

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BAINIK ROGER L + GORE W

50 COVERD
OYSTER BAY COVE, NY 11771

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16771 CAPTIVA DR
BOATMAN KATHERYNN M TR 50 % +
BOATMAN DENNIS L TR 50% INT
PO BOX 747
CAPTIVA, FL 33924

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15748 CAPTIVA DR
MCCLYM BURTON J + RDSALYN J
PO BOX 276
CAPTIVA, FL 33924

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16791 CAPTIVA DR
ISLAND WATER ASSOCIATION D/C
3651 SAN-CAP RD
SAMBEL, FL 33957

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16801 CAPTIVA DR
ASTER KAREL TR
FOR KAREL ASTER TRUST
PO BOX 312
CAPTIVA, FL 33924

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16789 CAPTIVA DR
MCCLYM BURTON J
PO BOX 268
CAPTIVA, FL 33924

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16825 CAPTIVA DR LLC
KOURY PETER
PO BOX 41
CAPTIVA, FL 33924

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16811 CAPTIVA DR
NICASTRO NED + KIMBERLY
999 SHERIDAN RD
LAKE FOREST, IL 60045

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16841 CAPTIVA DR
NOYES FRANK R
9400 CUMBERCLAM
CINCINNATI, OH 45245

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16849 CAPTIVA DR
WOOD HELEN R
PO BOX 505
CAPTIVA, FL 33924

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WOOD HELEN R
PO BOX 505
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16918 CAPTIVA DR
SCHUBERT JOHN D + DONNA J
16997 CAPTIVA DR
CAPTIVA, FL 33924

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SCHUBERT JOHN D + DONNA J
PO BOX 661
CAPTIVA, FL 33924

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16891 CAPTIVA DR
SCHIBHIAH NI P 50% INT +
PITHA PATRICIA A + THIL JORDAN II EAZHIBI II 50%
INT JR
10 POND MOUNTAIN RD
WASHINGTON, NJ 7882

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16879 CAPTIVA DR
MELIX CORP
PO BOX 800
WYNDHAM, VA 23786

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THYREVILLE MARGARETHE +
MIDVILLE RENE ANDRE W/H
BOX 9
CAPTIVA, FL 33924

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16979 CAPTIVA DR
CADWAM TIMOTHY + JEAN
PO BOX 728
CAPTIVA, FL 33924

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DUNBAR FLORIDA REALTY
4350 BROWNSBORO RD STE 110
LOUISVILLE, KY 40207

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CUNYAN WILLIAM + ANN
PO BOX 309
CAPTIVA, FL 33924

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16435 CAPTIVA DR
DAIN MANAGEMENT COLLECT
2122 HILLTOP
SOUTHFIELD, MI 48034

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GARROW MARK + GAIL
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2122 HILLTOP
SOUTHFIELD, MI 48034

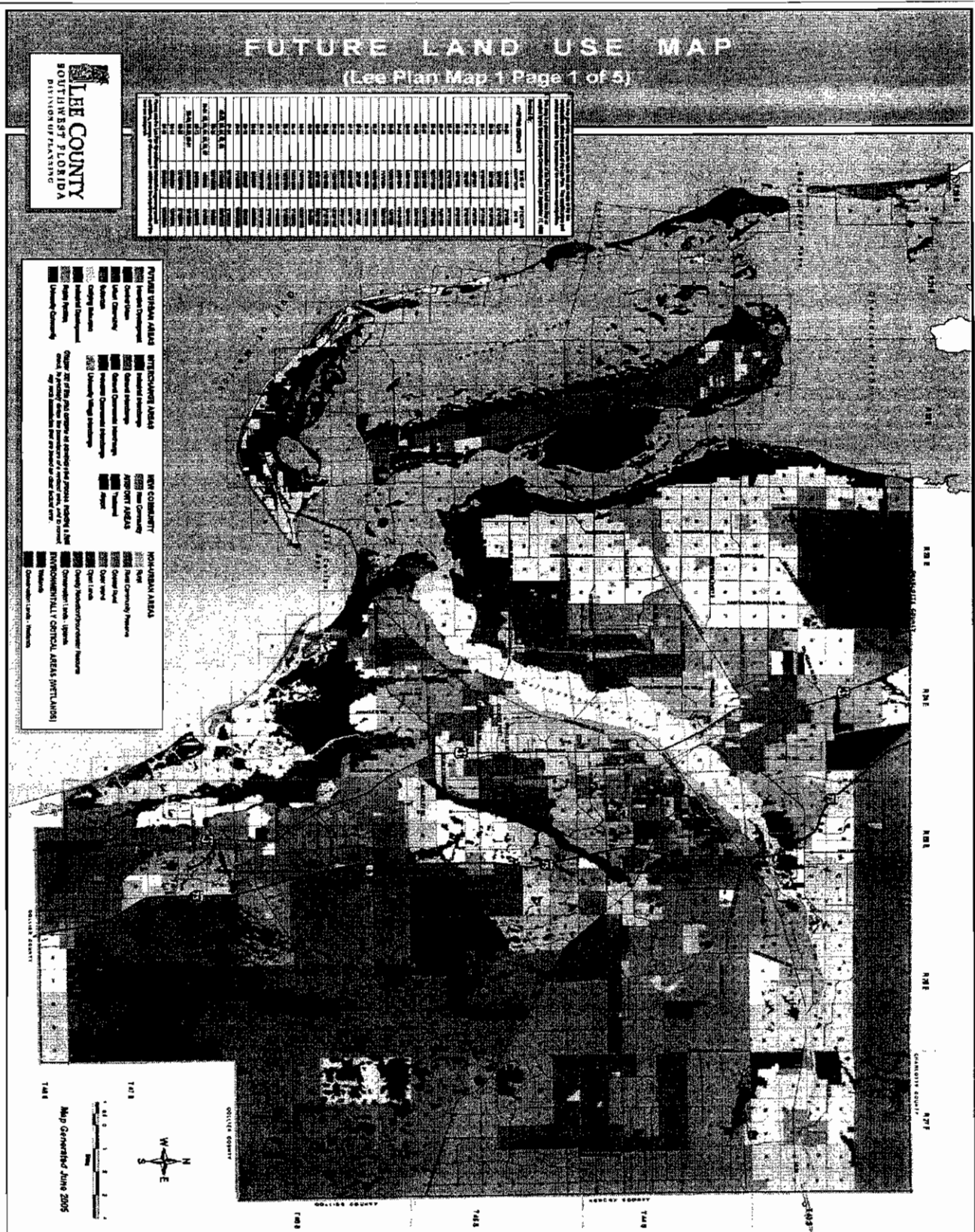
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 FOR MEHDI + ALEXANDRA RAZAVI
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 PEPPER ROCK, OH 44124
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 PROPERTIES LLC
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 ANDRE CHAGNON INC
 1000-7001 AV MCGILL COLLEGE
 MONTREAL, QC H3A 1G1
 CANADA
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 LUPPO INC
 JOHN HUGHES ATTY AT LAW
 2121 MCGREGOR BLVD
 PORT MYERS, FL 33901
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 JOHNSTON C R + CONSTANCE S
 513 WAYNE DR
 WILMINGTON, NC 28403
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 MACKENZIE DAVID O TR 1/4 +
 MACKENZIE DEBORAH TR 1/4 ETAL
 700 E WOODLAND RD
 LAKE FOREST, IL 60045
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 16334 CAPTIVA DR
 KAEMMER ARTHUR TR +
 KAEMMER MARTHA TR FOR ARTHUR W KAEMMER
 CAPTIVA TRUST-MARTHA H KAEMMER CAPTIVA
 TRUST
 4 CROOKUS HL
 SAINT PAUL, MN 55102
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 16346 CAPTIVA DR
 ANDERSEN CHRISTINE E 1/2 INT +
 ANDERSEN SARAH J 1/2 INT TR
 342 FIFTH AVE N
 BAYPORT, MN 55003
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 ANDERSEN SARAH J 1/2 INT TR
 342 FIFTH AVE N
 BAYPORT, MN 55003
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 KAEMMER MARTHA H TR TR +
 KAEMMER ARTHUR W TR TR + WILSON ROBINLY M TR
 TR FOR MARTHA H KAEMMER TR TR
 HRK GROUP INC
 145 ST PETER ST STE 1200
 ST PAUL, MN 55102
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 JOHN NANCY C TR
 FOR NANCY ODELL DRU ST
 PO BOX 172
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 THOMAS HANNA JOHN R + CYN THIA F
 12617 BIRCH LN
 FURN & COUNTRY MO 63127
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 16418 CAPTIVA DR
 LINDNER RICHARD J
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 FARMER LITA G
 PO BOX 1202
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 WEST THOMAS M
 126 FACON RD
 GREENSBORO, CT 06031
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 PYLE WELIAM + BARBARA K
 481 E WEST HWY 315, 500
 BELLEUDA MD 29114
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 MADSEN MARK DR
 PO BOX 305
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 SIBLET CHARLES H + GAIL R
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 MULLINS MICHAEL C + CANNELLA C
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 DUVAL FRANK E + JEANNINE F
 4557 CROSSFIELDS RD
 TOLEDO, OH 43623
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 WILLIAMS THOMAS W
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 HALL ELLA J F
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 CAPTIVA, FL 33924
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 17101 CAPTIVA DR
 COURTER JAMES A + CARMEN M
 17 MOCKINGBIRD
 JACKETS TOWN, NJ 7840
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 WILSON ROSEMARY M TR 1/2 +
 WILSON JENNIFER A TR 1/2 TR
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 MCDONWELL NORMAN
 PO BOX 109
 CAPTIVA, FL 33924
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 17001 CAPTIVA DR
 HARRIS AVENUE HOLDINGS LLC
 315 HARRIS AVE
 CLARENDON HILLS, IL 60514
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 17030 CAPTIVA DR
 YARBOROUGH GARLAND + LINDA TR
 FOR GARLAND W YARBOROUGH TR 1/2 FOR LINDA D
 YARBOROUGH TRUST 1/2
 6130 N LAKE DRIVE CT
 WHITEFISH BAY, WI 53217
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 MINVILLE RENE + MARGARETHE EHYE
 PO BOX 9
 CAPTIVA, FL 33924
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 17061 CAPTIVA DR
 HOLLEY PARTNERS
 213 WEST INSTITUTE PL
 SUITE 405
 CHICAGO, IL 60610
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 CAPTIVA AE-2004 LLC
 PO BOX 61768
 PORT MYERS, FL 33906
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 MURPHY DORIS + GONHER D
 2083 BOX 552
 RIVERVIEW RD
 GOSHEN, NY 10924
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 PARKER R GARY + KARMAN D
 12030 GAH CHRISTEN
 SAINT LOUIS, MO 63131
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 2 RIVERVIEW RD
 GOSHEN, NY 10924

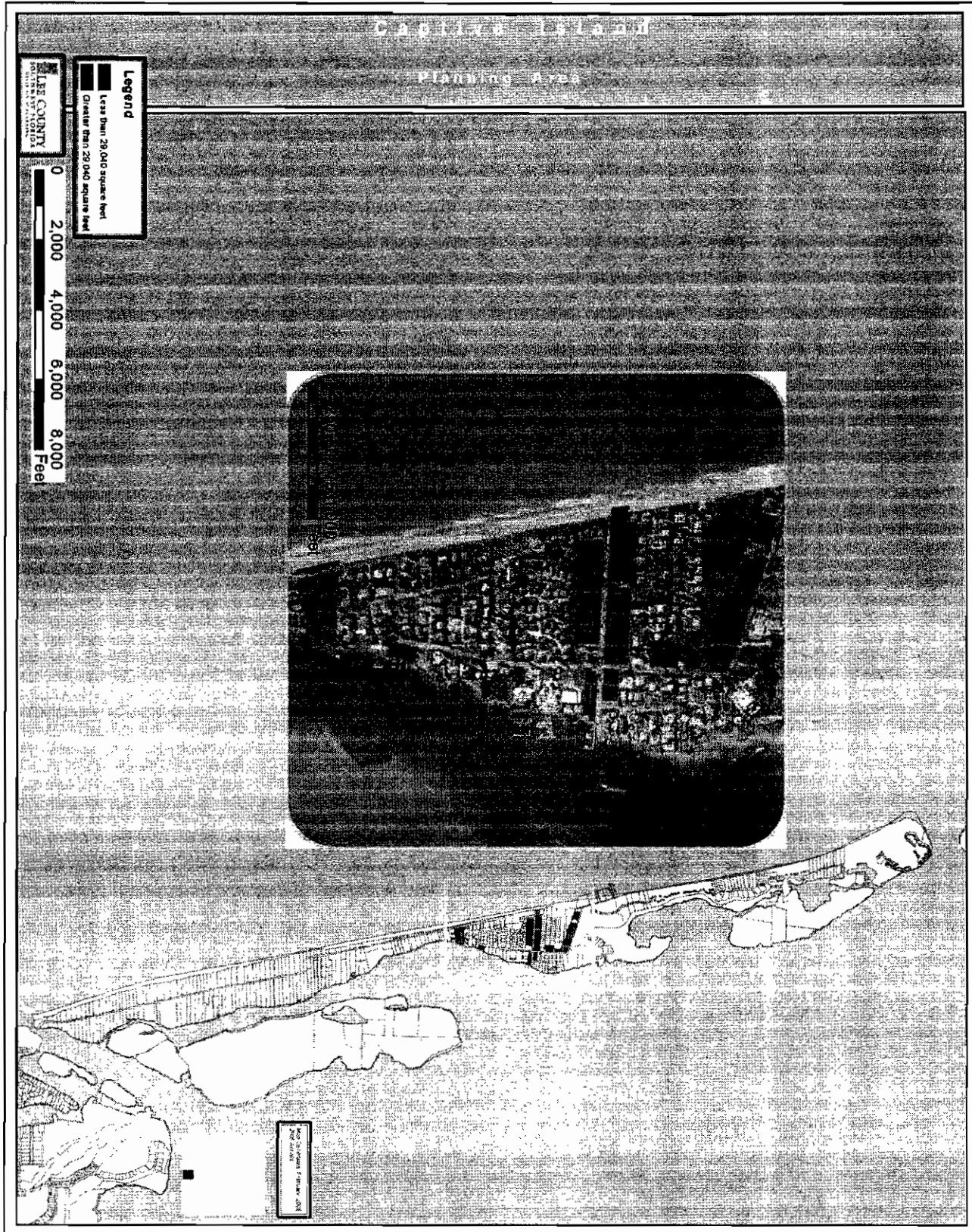
**2006 LEE PLAN AMENDMENT
CAPTIVA COMMUNITY PANEL**

**AMENDMENT
MAPS**

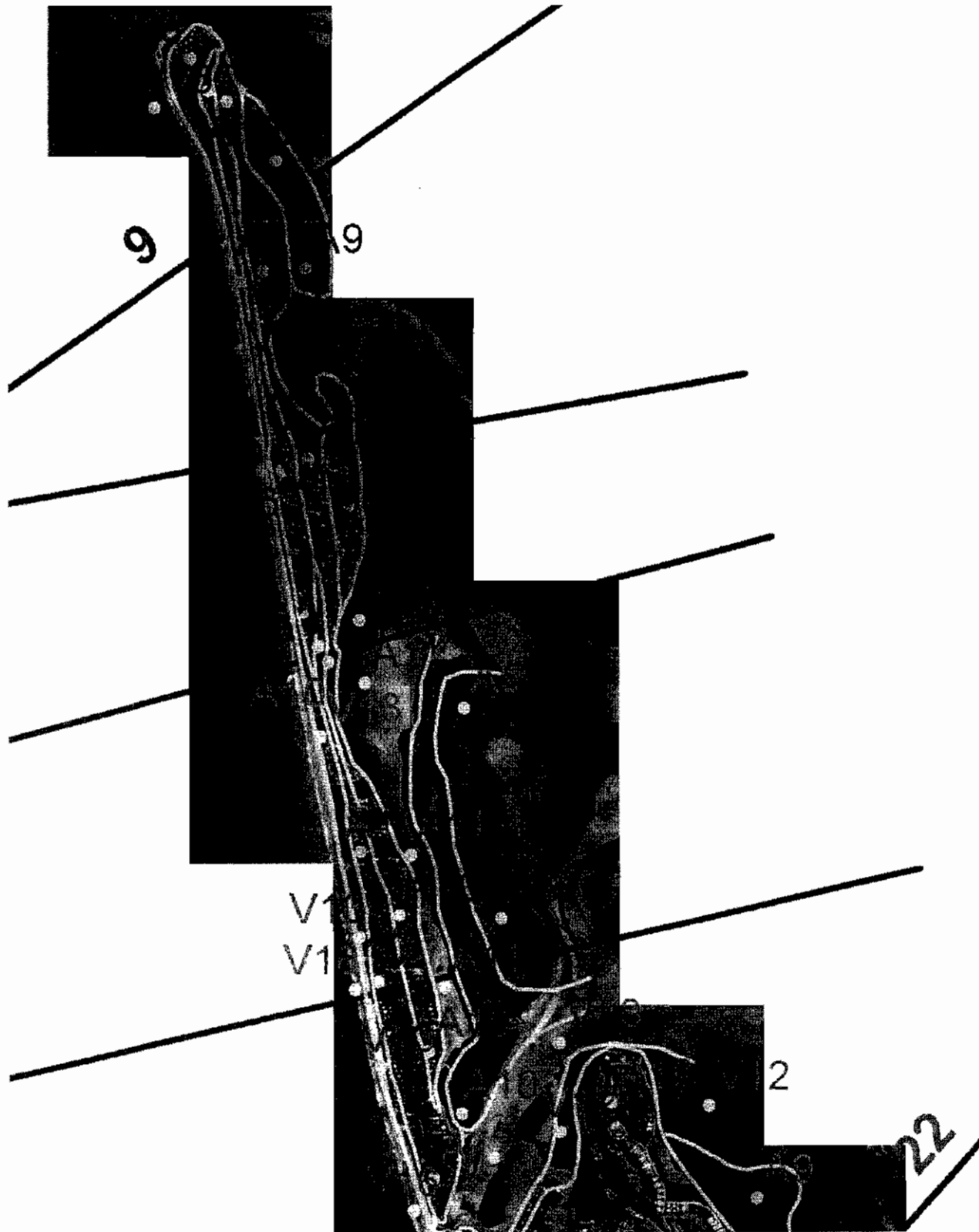
LEE COUNTY FUTURE LAND USE MAP



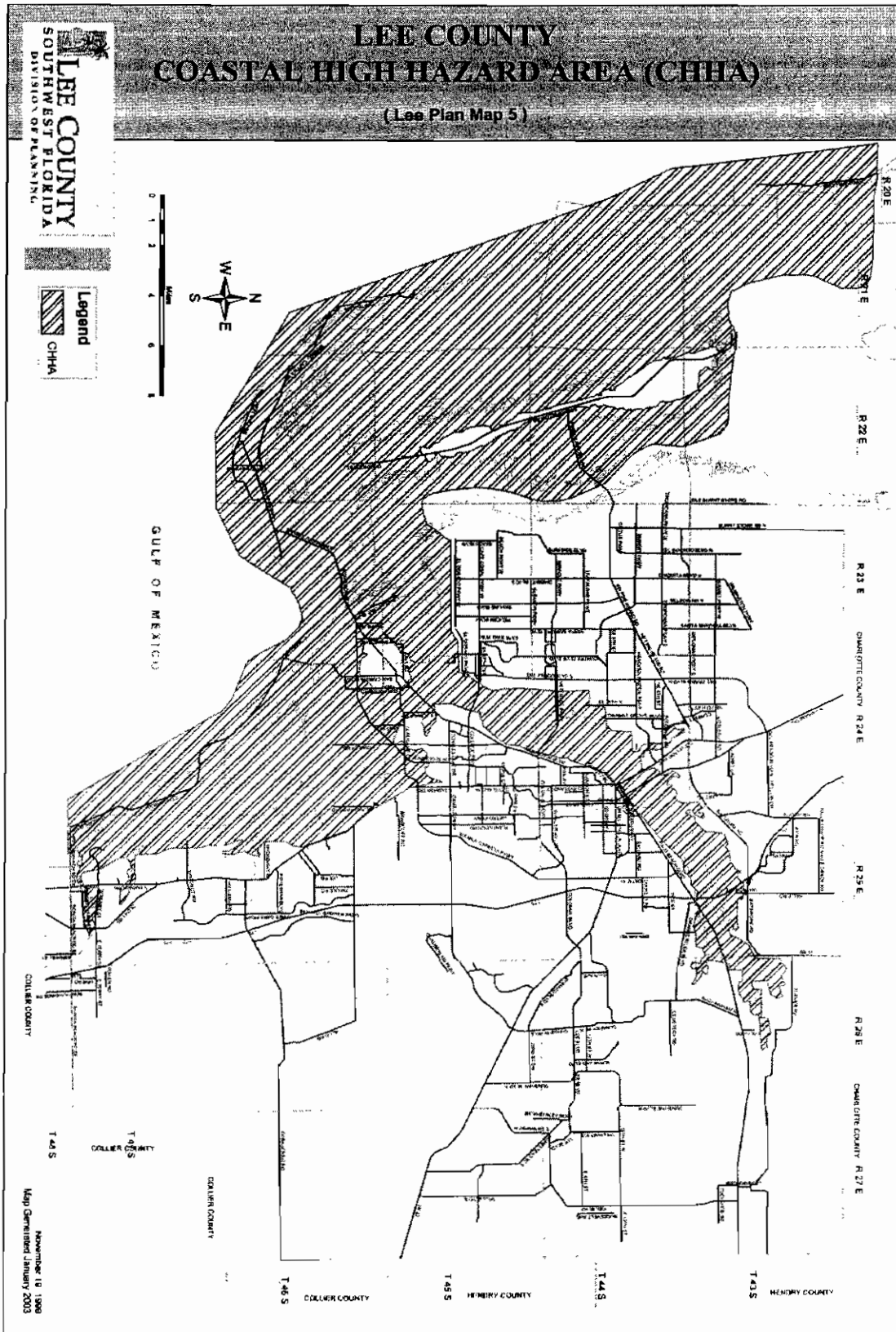
LOTS AFFECTED BY PROPOSED AMENDMENT



FLOOD INSURANCE RATE MAP (2006 DRAFT)



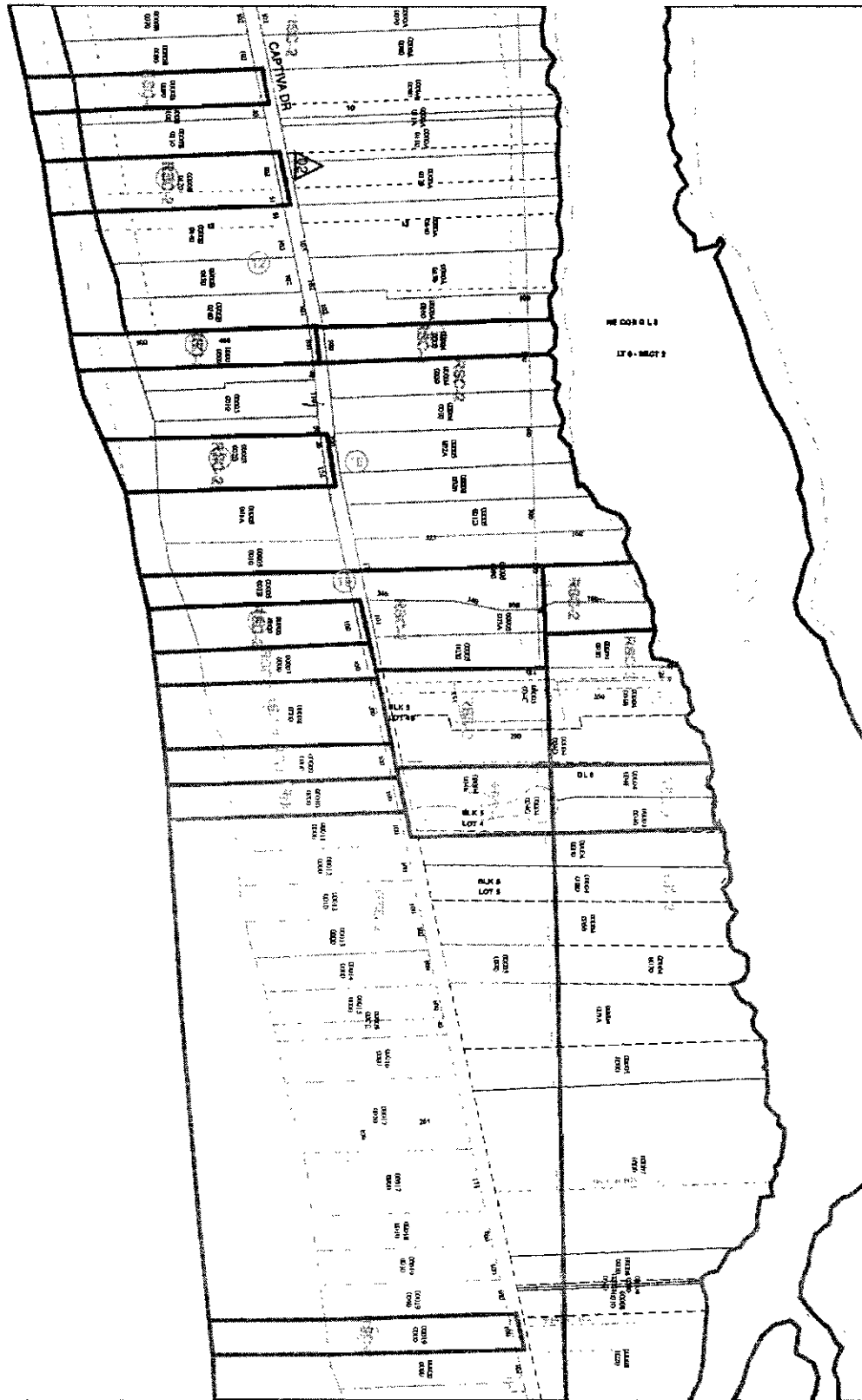
COASTAL HIGH HAZARD AREAS

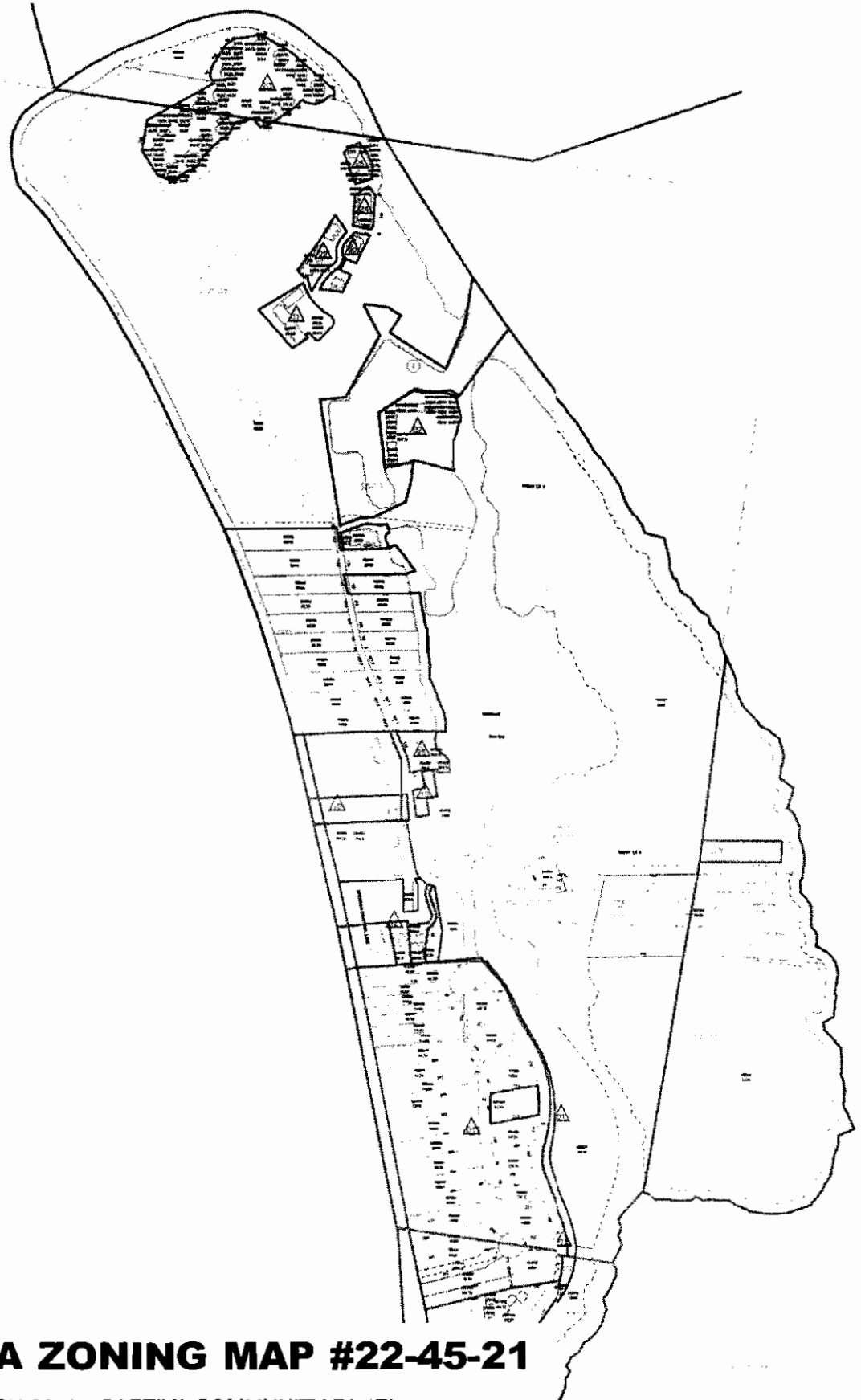




CAPTIVA ZONING MAP #02-46-21

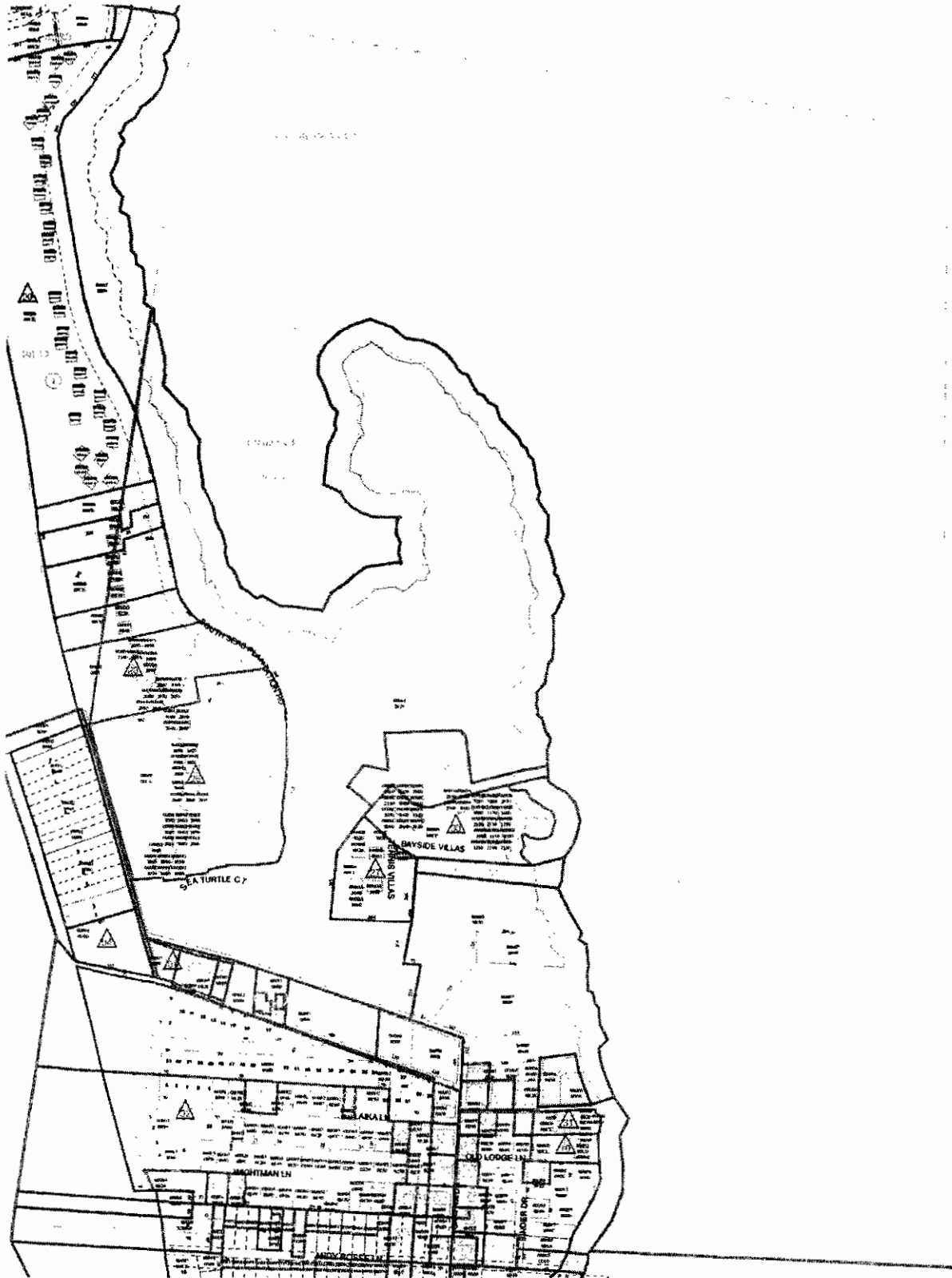
CAPTIVA ZONING MAP #03-46-21

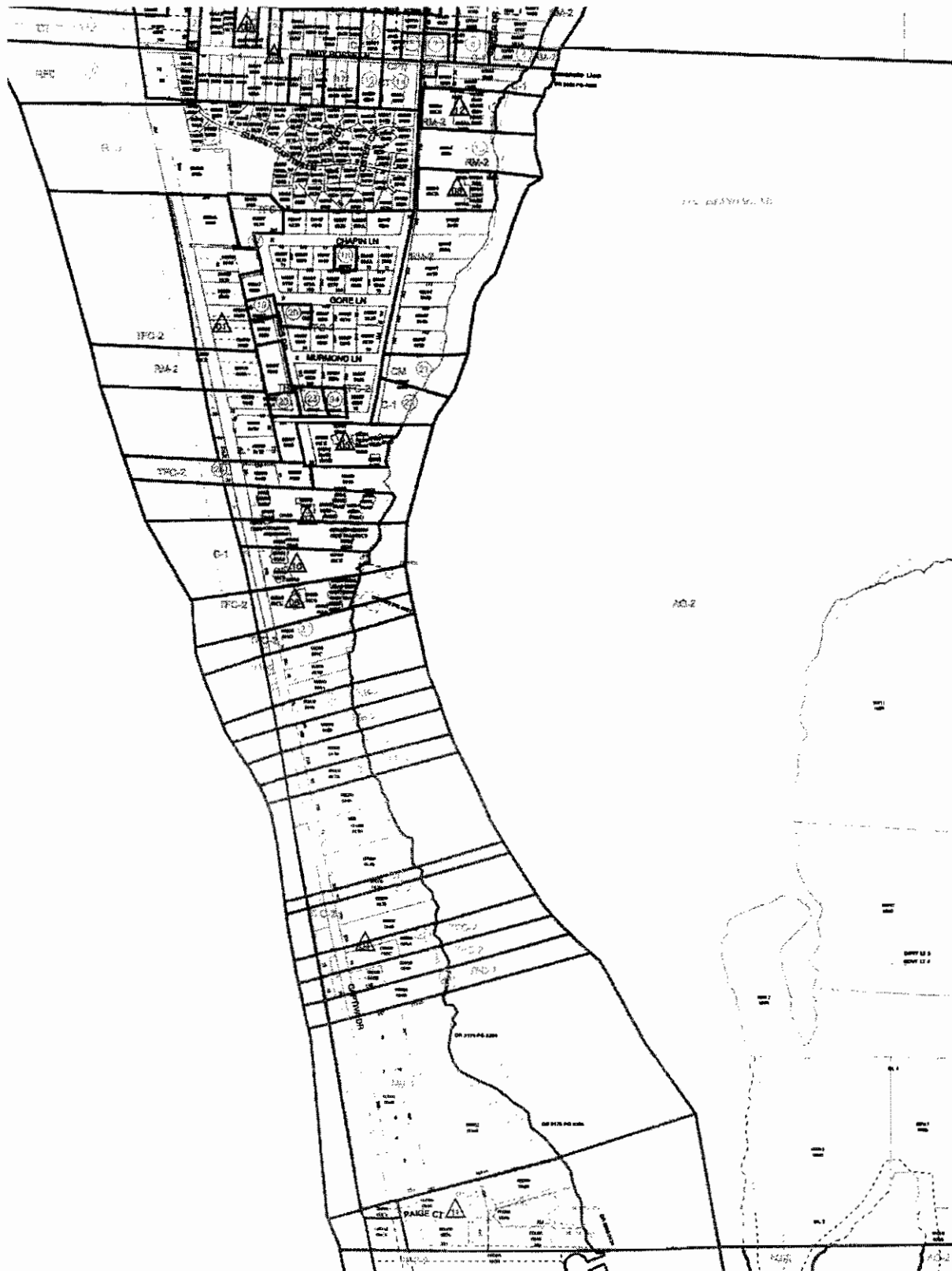




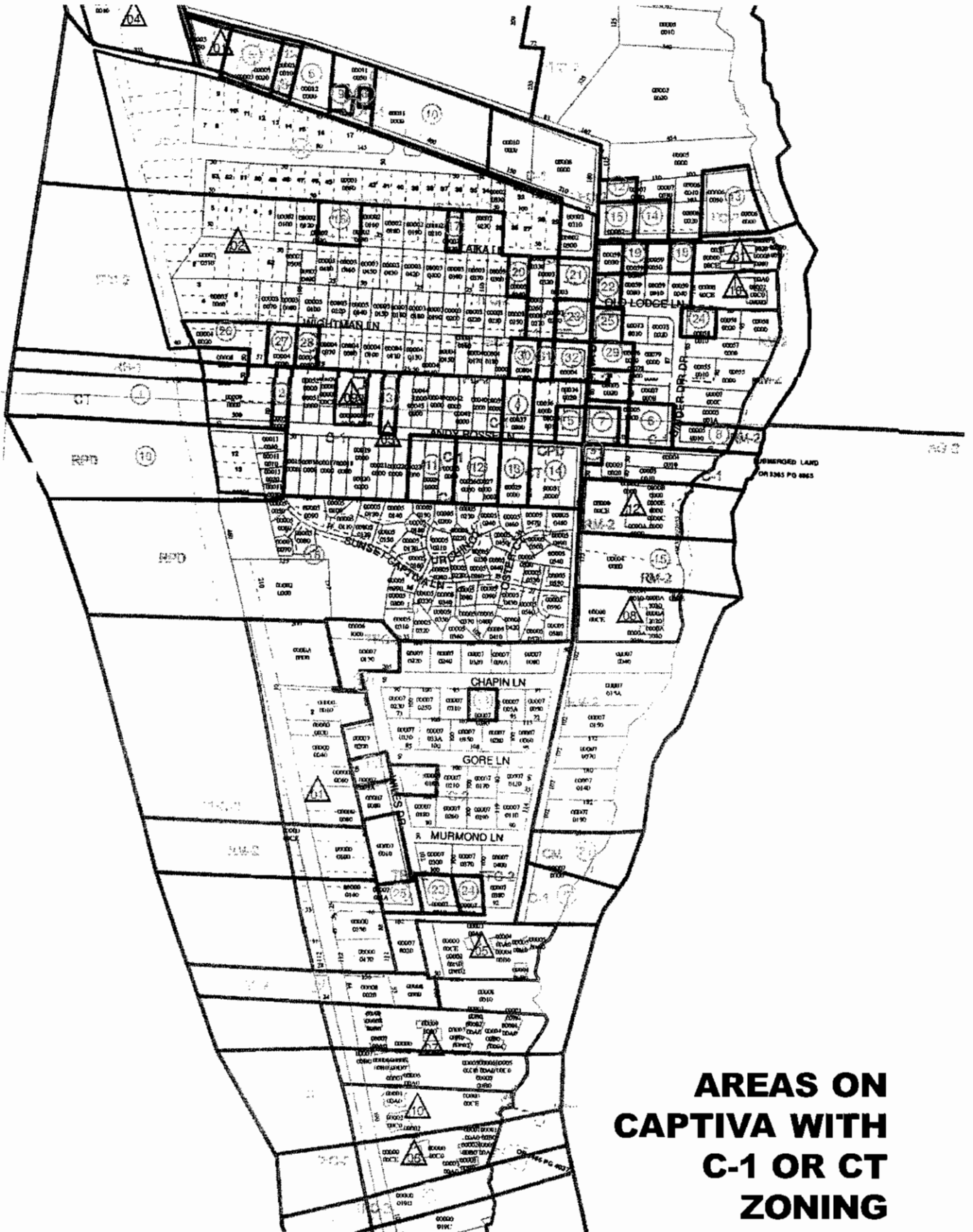
CAPTIVA ZONING MAP #22-45-21

CAPTIVA ZONING MAP #26-45-21



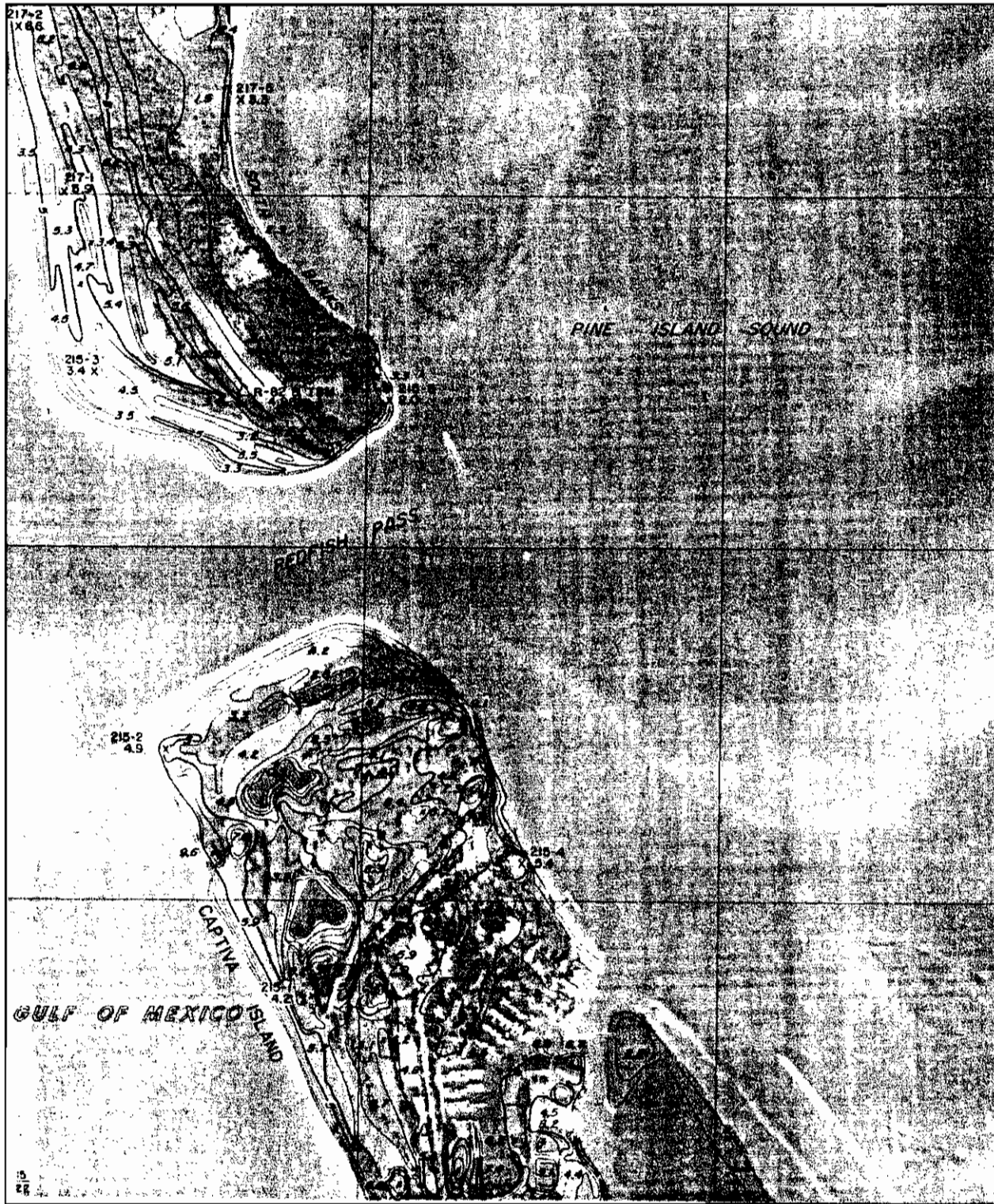


CAPTIVA ZONING MAP #35-45-21

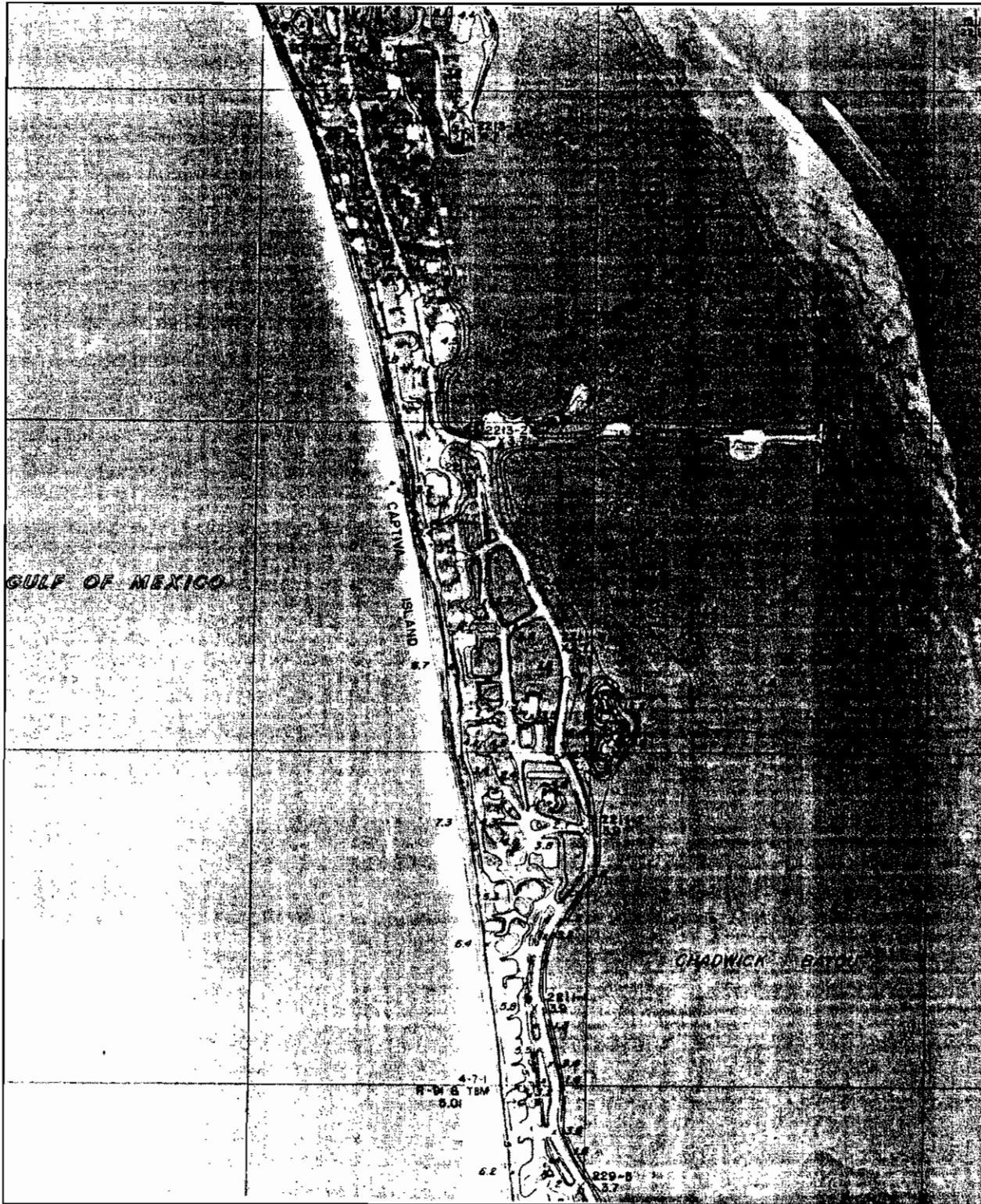


**AREAS ON
CAPTIVA WITH
C-1 OR CT
ZONING**

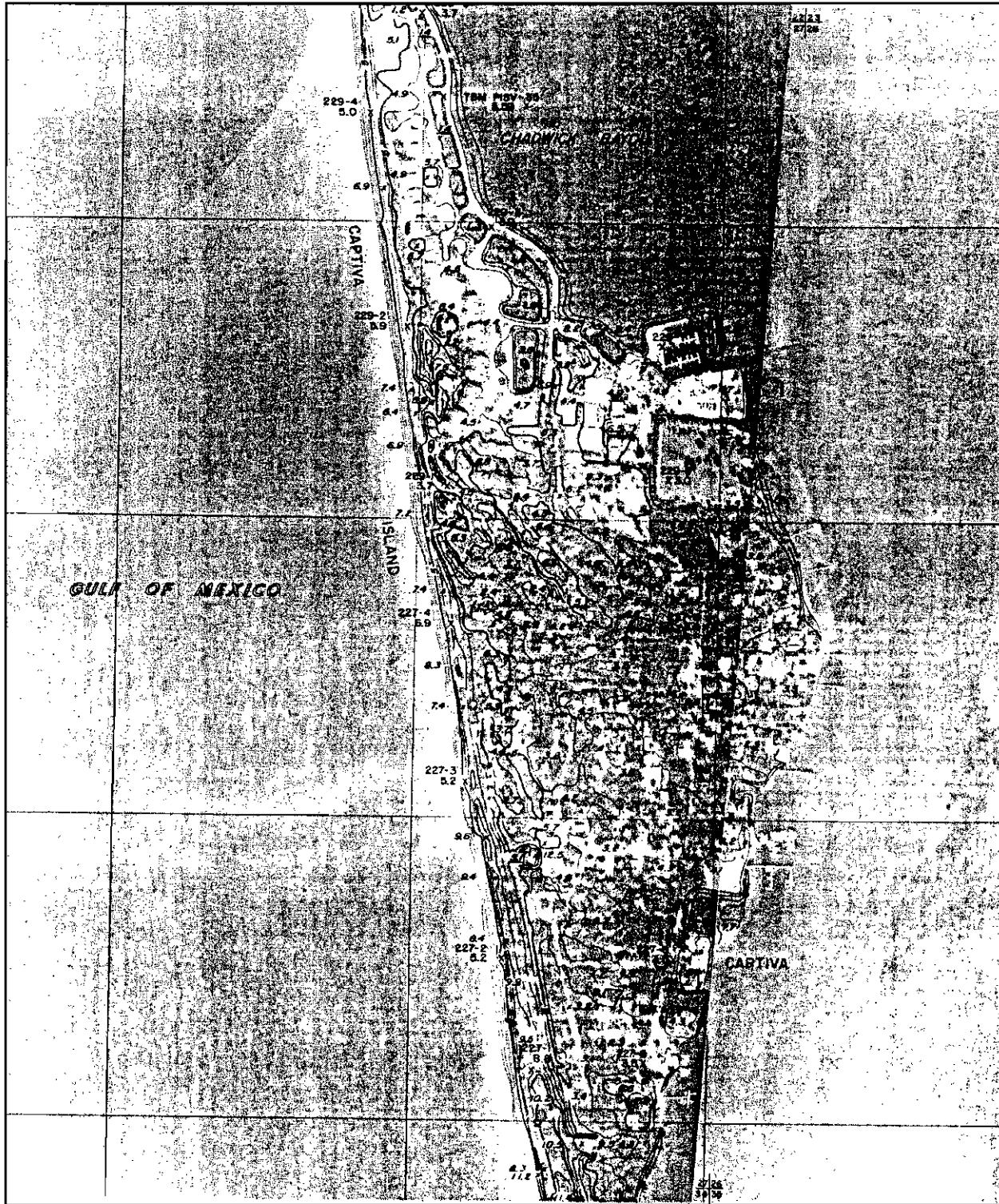
CAPTIVA TOPOGRAPHIC AERIAL #1



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CAPTIVA TOPOGRAPHIC AERIAL #3



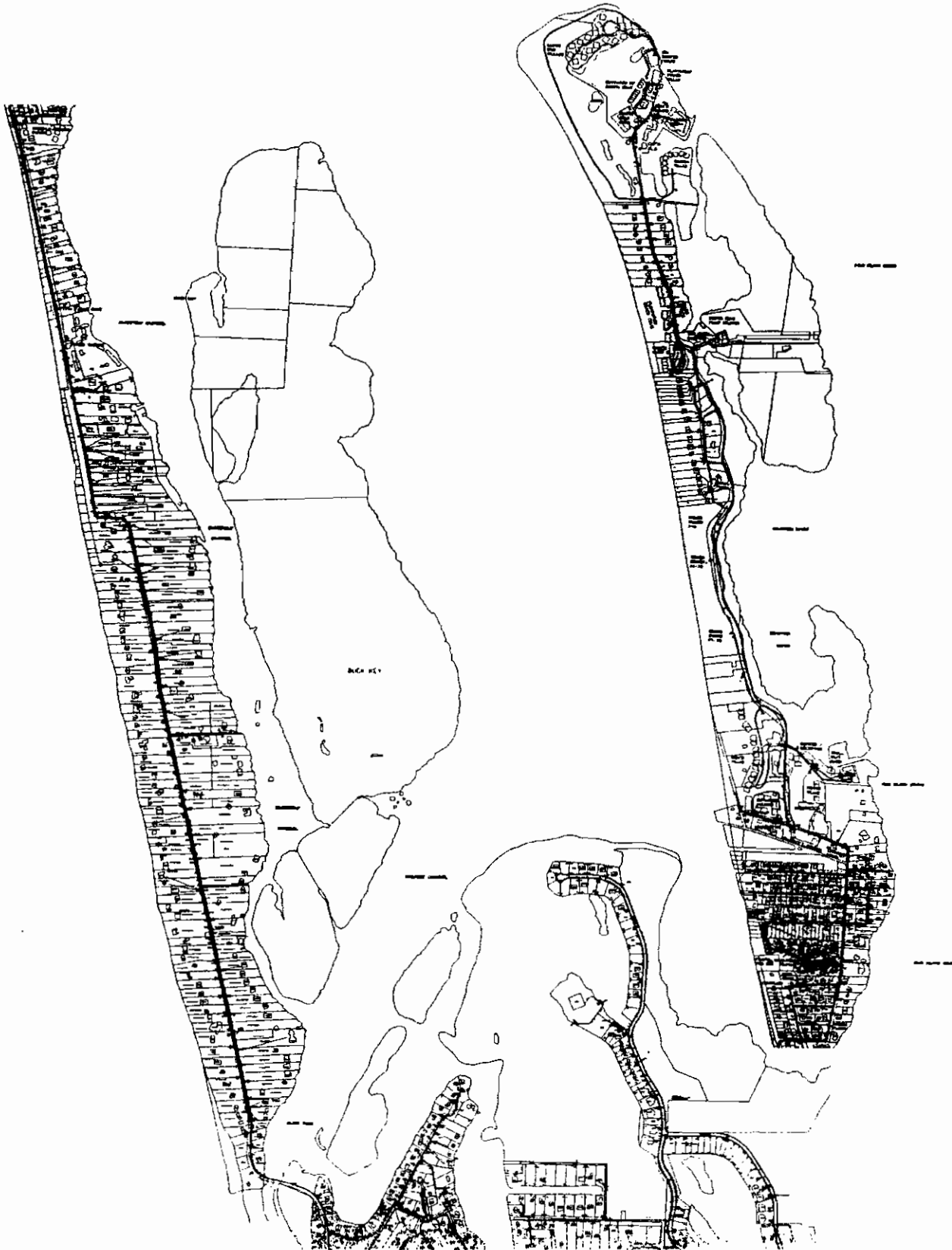
CAPTIVA TOPOGRAPHIC AERIAL #4



CAPTIVA TOPOGRAPHIC AERIAL #5



CAPTIVA WATER SERVICE MAP



**2006 LEE PLAN AMENDMENT
CAPTIVA COMMUNITY PANEL
CCP MINUTES**

CAPTIVA COMMUNITY PANEL

July 5, 2005

9:00 AM

In Attendance: Dave Jensen, Gordon Hullar, Ron Gibson, Rene Miville. Harry Silverglide entered the meeting at 9:14.

Absent: Chris van der Baars, John Madden, Hal Miller, and Mike Kelly.

Audience: 17

1. The meeting was called to order by Dave Jensen, in Hal Miller's absence, at 9:05 AM.
2. *Follow Up on Hurricane Planning and Emergency Response Plans.* Doris Holzheimer and Mike Mullins were present to update the group on their progress in setting up an Emergency Response Team for Captiva. Holzheimer stated that they had attended a number of meetings during the past month to determine what is being done differently from last year. They gathered a lot of information on how to link Captiva more effectively with the county and state for information. Lee County has been organized into geographic command areas, and Captiva and Sanibel are considered one area. Lee County has a new software system to aid in disaster response, and they have established a call center to better disseminate information to residents and the media. The county is also providing more satellite phones for use, as cell phones were not a dependable means of communication last summer. Lee County has provided a questionnaire that they are asking all county residents to fill out regarding last year's events and how to better improve services during this year's hurricane season. This year Lee County employees will be assigned to various Hurricane Recovery posts. South Seas has the Vacation Planning Center office on Six Mile Cypress, and they will take volunteers from Captiva to man a telephone line dedicated to Captiva residents.

The Captiva team is in need of volunteer structural safety inspectors. There is a half-day training session available through the Emergency Operations Center. Interested residents are urged to call them at 477-3600, and ask for John Campbell.

The volunteer group from Captiva will be used to supplement the Lee County Hurricane Emergency Response Team, and will work with and assist the Captiva Fire Chief. The county has agreed to provide a Captiva link on their Web site. Volunteers will work with the established South Seas team, both at the resort and at the VPC office in Fort Myers. A meeting place will be established off-island that is designated for Captiva residents to gather and exchange information, also. Volunteers for the Captiva team cannot be volunteer firemen or "first responders," as they have assigned duties in case of an emergency situation.

Holzheimer and Mullins suggested that much discussion and work is still required, but asked for four volunteers immediately who would work on the phone bank,

establish the off-island meeting center, and one resident who would be outside Florida to monitor computer information.

Mark Tesoro, from the Lee County Health Department, mentioned that they can provide contact with other local teams in the area who are already established. He noted, also, that Sanibel has a medical reserve team.

There will be an initial informational meeting for Captiva residents on Friday, July 8, at Tween Waters Inn at 10 AM in the Wakefield Room. A notice will be posted at the Captiva Post Office to this effect.

Mullins discussed how we should not feel complacent about surviving a Category 4 storm, as Hurricane Charley is now considered more of a wind storm because of its speed and lack of storm surge. He and Chief Bates described the "SLOSH model" that was constructed to show the effects of a possible storm surge on Captiva, and impressed upon the audience how much worse the damage would have been if the storm surge had occurred as predicted.

3. Miville presented a motion that the CCP authorize Rick Joyce to request up to \$100,000 in the Lee County 2006 budget cycle for planning and planting for the benefit of Captiva revegetation. Second by Silverglide. Motion passed unanimously.
4. The minutes of the June 14 meeting were approved as presented. Motion by Gibson, second by Jensen. (Rene Miville left the meeting at this point, breaking the quorum.)
5. **Presentation on a Variance/Special Exception Request for 11528 Andy Rosse Lane.** Prior to this discussion, Hullar presented a statement that he felt would clarify the panel's role in hearing variance requests:
"The Captiva Community Panel provides a public forum whereby Captiva property owners can present projects requiring variances and get feedback from and answer questions of the panel members and other Captiva neighbors attending the public meeting. The Panel has no decision making authority on variance requests but does advise Lee County as to the point of view of the panel and the point of view expressed by other interested Captivans attending the public meeting at which the variance request was presented."

Members of the panel agreed that this is, indeed, the role of the panel, and thanked Hullar for presenting the statement. This being said, Tracy Bean was present to represent her client in requesting a variance/special exception request for remodeling of the retail shop and construction of a caretaker's unit at 11528 Andy Rosse Lane. The architect for the project, Brad McGrath, was also present with elevation plans. Bean shared the proposed design for the lot in question, former site of the Confused Chameleon, in addition listing the three variances they are requesting. These include a variance for the minimum width at the

property line for a two-way entrance to 22 feet, instead of the required 25 feet; a variance to allow the existing minimum width of 21 feet for the aisle width rather than the required 24 feet; and a variance for the requirement that buffering and screening apply to all new development. The caretaker cottage, which will be connected to the retail space by a breezeway, will be considered as an accessory to the retail space and as such should not be able to be rented separately. The vegetation buffer will be at the rear of the property, as will be the new eco-pure septic field. There were 4 remaining panel members present, and all approved of the proposal for the property. Bean asked that the audience members, as well as the panel members, sign the attendance sheet at the rear of the room, as they must present this to the County with their variance request as proof of their presence at this meeting.

6. Sandy Stilwell was not present to request a variance for the Celebration Center regarding the required number of parking spaces. She will present the request at the next scheduled meeting of the panel.
7. Update of Underground Utility Plans. Ken Gooderham reported that the deposit check for the preliminary report was presented to LCEC on June 15. ComCast, Sprint and LCEC will now meet with the county and Gooderham to come up with a plan to proceed. In the initial effort to raise funds from Captiva residents to cover the deposit of \$75,000, Mike Mullins and John Madden believed that repayment to these residents could be made through the proposed MSBU. This was determined to be incorrect, as such reimbursement cannot be guaranteed at this time (although efforts to accomplish that will continue. If there is no administrative way to handle this repayment, they are prepared to go to the community at large for reimbursement.
8. Update on Captiva Drive Revegetation Funding. Gooderham reported that the application to the State Department of Forestry was in by the June 28, 2005, deadline. Results will be available by August 1. The request was for \$125,000, to be used for planning purposes, as well as some planting, to be completed by September 30, 2007.
9. The next meeting of the Captiva Community Panel was left open pending further information on ongoing projects and determining the need to meet.
10. The meeting was adjourned at 10:30 AM.

CAPTIVA COMMUNITY PANEL

October 19, 2005

9:00 AM

In Attendance: Hal Miller, Dave Jensen, Ron Gibson, Mike Kelly and Rene Miville

Absent: Chris van der Baars, Harry Silverglide, Gordon Hullar, John Madden

Audience: 22

1. The meeting was called to order by Hal Miller at 9:00 AM.
2. The minutes of the July 5 meeting were approved as presented, with a motion by Gibson, second by Kelly.
3. Sandy Stilwell was present to address the panel on her request for a variance on the number of parking spaces required for the Celebration Center on Andy Rosse Lane. Miller cautioned that the panel serves only in an advisory position on these matters. Stilwell explained that current zoning rules require 23 parking spaces, and legally, there are 16 spaces available of the required 9' x 18' size. In actuality, there are 34 spaces that can be used, and she presented photographs and a diagram to support this. She requested, therefore, that the panel support this request with a letter that could be presented to Lee County. Kelly presented a motion stating that the panel has no objection to the variance request regarding the parking spaces at the Celebration Center and is in support of Stilwell's request. Second by Jensen. Motion passed unanimously.
4. **Tracy Bean and Brad McGrath were present to follow up with their request for three special exceptions/variances for the development proposed for construction at 11528 Andy Rosse Lane, to replace an existing structure. Principal use of the property will be commercial, with a caretaker unit attached to the building for the owner's use. The variances requested are:**
 - a. **To retain the current driveway and parking areas. The driveway is now 22", and the requirement is 25'.**
 - b. **To provide an alternative landscape plan in front of the property to help reconfigure the parking spaces.**
 - c. **To change the side setback.**

The retail store will be approximately 600 square feet, and the residential unit will be approximately 900 square feet. The caretaker unit would be used exclusively for the owners/operators of the retail establishment, and could not be rented separately. The existing Confused Chameleon building would be demolished as it is unsafe. Tracy Bean, representing the architect, requested support from the panel on the three requests.

A motion was made by Kelly, second by Jensen, to offer no objection to the plans as presented, and to provide support for these special exceptions to mixed commercial

and residential use on Andy Rosse Lane. Kelly requested that Bean and McGrath return in November with a presentation regarding the plans for the rear landscaping plan and septic field. Motion approved unanimously. Bean agreed to stay in touch with Ken Gooderham regarding upcoming county meetings regarding the plan.

5. Clark Hawkins, with LCEC, was present to give an update on the plans for putting utilities underground on Captiva. He noted that the design is coming along well, and they are currently working on adjusting the design to accommodate all utilities. Work should be completed by December. Sprint has expressed an interest in the project, as their lines are currently underground on the island.
6. Randy Cerchie gave an update on the Lee DOT right of way survey. The survey is now complete, and the exact location of the bounty right-of-way has been identified from Blind Pass to South Seas. With this, the county will be able to identify those property owners who need to be contacted to negotiate additional right-of-way for any proposed road or safety shoulder projects. Another issue is the area across the street from Tween Waters, where the right-of-way lies on the water side of the road. Providing two 11' traffic lanes and two 4' shoulders as proposed would encroach on the beach area and the rock revetment that was placed there after a prior hurricane. The right-of-way surveys are not in digital format yet, and Randy will bring the printed plans to Captiva this month.
7. Cerchie and Miller presented ideas on extending the approved area for golf cart use through to Tween Waters. Due to the very bad visibility at the corner by Jensen's and the geometry of the turn, this is not considered to be a feasible idea. Currently low speed vehicles, which must be licensed and insured, are approved for use here and operate at speeds not to exceed 35 mph.
8. Ken Gooderham announced that Captiva has been tentatively approved for a \$125,000 grant from the state Division of Forestry, through Lee DOT. This is a matching grant (15-25% from local funds), with the stipulation that work must be completed or substantially underway by September, 2007.
9. Kelly left the meeting, breaking the quorum.
10. There was some discussion about the Sanibel sewer project, as several audience members felt that Sanibel was interested in continuing discussions on connecting with Captiva at Blind Pass. Gooderham mentioned that Lee County Utilities director Rick Diaz had been asked to look into the issue by Commissioner Janes' office, and was willing to come out to meet with the panel and the public at an upcoming meeting. Due to the other projects that are currently in process, i.e., the underground utilities and the safety shoulder, the panel felt that further discussion on this subject might not be worthwhile. Mike Mullins gave a brief history of the sewer issue as it relates to the level of interest from Sanibel. The consensus of the panel was to invite Diaz to the November meeting to get the facts on the issue.

11. The next meetings of the Captiva Community Panel will be Tuesday, November 8 at 9:00 AM, and Tuesday, December 13, also at 9 AM.
12. In other business, Miville announced that he had spoken with Jim Mudd regarding Policy 13.1.2, the height ordinance for Captiva structures. He asked Mudd for some alternate language to present to the panel, and this will be placed on the agenda for the next meeting. Also, Gooderham noted that the pending Captiva amendments to the Lee County Comprehensive Land Use Plan had been returned from the state Department of Community Affairs without comment, and were adopted by the Lee County commission at a meeting on October 12. Copies of the "Captiva Plan" were available at the meeting.
13. Mike Mullins and Phyllis Gibson were present to discuss the progress of the Captiva Hurricane Plan. South Seas Resort has offered an 800 line dedicated to Captiva residents, which will be manned at the Vacation Planning Center in Fort Myers. Volunteers will be needed to answer this line. Currently Ron and Phyllis Gibson, as well as Dave Jensen, will be there. The dedicated number is 1-800-669-0500. This line will be specifically for Captiva residents, and those manning the line will be in contact with the Sanibel/Captiva unified command. Numerous websites are available to residents, also. Gibson said Beth Oden, who lives outside Florida and maintained a Web site during Hurricane Charley, will provide information if systems are unavailable within the state. John Likakis will also be posting information on the CPOA Web site. Information on the Web sites and phone number will be posted at the Captiva Post Office.

There will be a unified command meeting on Sanibel on Thursday, October 20, at 10 AM to provide further information to residents. Mullins will attend and information will be disseminated via Web sites.

There will be a room at the Holiday Inn at Bell Tower for Captiva residents to share information.

The meeting adjourned at 10:20 AM.

CAPTIVA COMMUNITY PANEL

December 13, 2005

9:00 AM

In Attendance: Hal Miller, Rene Miville, Ron Gibson, Harry Silverglide and Mike Kelly

Absent: Chris van der Baars, Gordon Hullar, Dave Jensen, John Madden

Audience: 27

Location: Captiva Civic Association Building

1. The meeting was called to order at 9:00 AM.
2. The minutes of the November 8, 2005, meeting were approved as presented, with a motion by Gibson, second by Kelly.
3. Clark Hawkins, Manager of Design and Engineering, LCEC, gave a presentation on the cost estimate for putting utilities underground on Captiva. Previously a non-binding cost estimate was presented to the panel, and a deposit of \$75,000 was required to complete and finalize the plan. The binding estimate is now complete, and the total cost for laying the utilities underground on Captiva is \$3.6 million for all five sections of the island from Blind Pass to the South Seas gate. This cost includes removal of the current above ground lines and construction costs, and is valid for 180 days. The \$75,000 deposit will be applied to the total if the entire scope of the project is completed. If only a percentage of the project is completed, an equivalent percentage of the deposit will be applied toward the total. If approved, the project is scheduled to begin in April, 2006, work will continue until November, and then will resume the following spring until completion in 2007. Hawkins requested that the CCP give authority to LCEC to work with the Lee County government to obtain easements for this project, minimally six feet adjacent to the road. He estimated that 200 poles would come down along Captiva Drive, as well as overhead transformers. Twenty five additional switch gear enclosures will be installed, and 60 additional smaller, secondary enclosures will be used.

Ken Gooderham explained some of the financing plans, noting that the county is now considering a Municipal Services Taxing Unit islandwide to fund the project. The \$3.6 million binding estimate is for bringing the service to each property. Cost will be approximately \$7 per foot for connection from the main line to a residence. Owners will have to hire private contractors to make the connection. A binding estimate is now required from Comcast for their portion of the project to get the project moving. The estimates from LCEC and Comcast will go to Lee County for the inclusion of administration and finance charges and setting the actual assessment. A petition with that assessment, which will be based on home property values, will be sent to each owner using STRAP numbers, via certified mail, return receipt requested, in petition form. A majority vote (estimated at up to 67%) of all homeowners on Captiva will be required for approval. Upon reaching a majority for approval, the county will form a MSTU to raise

the necessary funds for the project. Owners will be charged proportionately after the project is complete.

South Seas is not included in the scope of this project, as work will only go to the gate of the resort. However, South Seas owners will have a vote and an assessment in the project as property owners.

Information on the project will be available on the CCP website via links for interested homeowners.

3. Silverglide spoke about making Captiva Drive safer for walking and bicycling by lowering the speed limit and making the whole island a “no passing” zone. Harry Campbell, Traffic Section Chief Traffic Engineer, from the Lee County Department of Transportation, was present to speak about the possibility of changing the current speed limit. He noted that it is very hard to enforce a lower speed limit than the current 25/35 mph, and even harder to mandate a “no passing” rule for the entire island. Currently the entire stretch of Captiva Drive in front of Tween Waters is mandated no passing, as is the first portion after the S curve heading off the island. He will investigate and come back with a recommendation from the county as to resetting speed limits and any changes in passing areas. A question arose from the audience about removing the flashing light at the curve before South Seas. The light was installed before the stop signs were placed at Andy Rosse Lane, and as the stop signs now slow traffic considerably, the light is not necessary and is an eyesore. He said that removal of the light is in process.
4. Mike Mullins announced that he is in the process of gathering information from other community groups regarding by-laws, and a committee is being formed to study this and prepare a recommendation for the panel.
5. Doris Holzheimer shared a survey that will be given to Captiva residents regarding this past hurricane season. Information may be shared with her at dholzheimer@earthlink.net, or sent to her at P. O. Box 667, Captiva, or to Mike Mullins at P.O. Box 888, also on Captiva.
6. **Ken Gooderham shared a handout regarding the proposed vegetation plans for the Meade property at 11528 Andy Rosse Lane. Present zoning requirements call for a wall to be constructed when commercial property abuts residential property on the island. However, the owners feel that a planned vegetation barrier would be preferable and more attractive. Anyone interested in sharing their thoughts was urged to contact the Lee County Hearing Examiner. (Site plan on next page.)**
7. Gooderham shared that FEMA is currently working in this part of the state on proposed elevation revisions, and that a draft had been released prior to expected public comment in February. The only likely change was increased elevations in the V-zone along the coastline, which would put the required elevation for new structures more in line with what is required by the state Department of Environmental Protection.

CAPTIVA COMMUNITY PANEL

January 9, 2006

9:00 AM

In Attendance: Hal Miller, Dave Jensen, Rene Miville, Harry Silverglide, Mike Kelly,
Gordon Hullar

Absent: Chris van der Baars, Ron Gibson, John Madden

Audience: 24

Location: Captiva Civic Association Building

1. The meeting was called to order at 9:07 AM.
2. The minutes of December 13, 2006, were approved as presented with a motion by Kelly, second by Silverglide.
3. Randy Cerchie, with Lee Department of Transportation, was present to give an update on the Captiva Drive right-of-way survey, as it related to the proposal to add four-foot wide safety shoulders on either side of Captiva Drive for bikes and pedestrians. Surveys that indicated the necessary right-of-way was available for the area from Blind Pass to the village, and from the village to the entrance to South Seas Island Resort. In front of Tween Waters Inn, the available right-of-way is seaward of the current location of the roadway, so the additional asphalt will be placed on the beach side of the road. The county is currently negotiating with Johnson Engineering to determine the exact location of the rock revetment that was placed on the Gulf-side of the roadway in the 1980s to control erosion. To date, the county has not approached private land owners about granting right-of-way on their property where needed (chiefly in the S curves), and Cerchie indicated that they preferred the CCP take the lead in this, as well as establish a process for property owners to have input on the final project. He will put together a visual map for the next CCP meeting showing the plan for the road shoulder project and will identify areas where additional right-of-way will be needed. Cerchie suggested that owners bring their plat numbers to the meeting so they could determine exactly the location of their property on the map. The meeting will be advertised at the Captiva Post Office, and a workshop for interested residents will be held immediately following the formal CCP meeting. It was noted that the pedestrian shoulder project cannot be started until work on the underground utilities is completed on the island.

A motion was made by Hullar, second by Kelly, that the CCP take the responsibility to approach necessary property owners to investigate their willingness to provide the appropriate right of way or easement. Motion passed, 6-0.

4. Harry Campbell, Traffic Section Chief Traffic Engineer, from the Lee County Department of Transportation, spoke about the upcoming change in the speed limit on Captiva Drive.

Effective Feb. 2, 2006, the speed limit from just north of Blind Pass Bridge to the first S curve will be reduced from 35 mph to 30 mph, and the speed limit from the S curve to South Seas Resort will be 25 mph. The change in speed limit came about as a result of requests from home owners and an investigation by the LCDOT. Campbell also noted that the county did not feel it was safe to extend the current golf cart use zones on Captiva due to limited visibility in the northern S curve. Currently golf carts are allowed from South Seas Resort through the village to Wiles Drive, and the county would be willing to revisit this issue if safety shoulders are constructed in that area.

5. CEPD Administrator Alison Hagerup was present and gave a brief update on the beach renourishment project. Work on Captiva has been completed as far as pumping new sand onto the beaches, and the sand will now be tilled and leveled. Work has commenced on the Sanibel side of Blind Pass, and the total project should be complete in approximately three weeks.
6. **Kelly discussed the proposed mixed use construction on Andy Rosse Lane, known as the Mead property. The variance/special exception request was presented to Lee County early in January, and several members of the panel and the community were present to speak on its behalf. The project includes a commercial facility and a caretaker's cottage, and abuts residential property at the rear. Staff opposed the plan due to the lot size, and indicated their preference for either a residential or commercial use as opposed to mixed use.**

Kelly had communicated with county planning staff at the Department of Community Development on this matter, and they were willing to entertain an amendment to the Lee Plan that would allow mixed-use development in limited circumstances on Captiva. If such an amendment could be drafted and submitted within the next 4-6 weeks, staff would include it in the current cycle of Lee Plan amendments that will be heard later this year.

A motion was made by Hullar, second by Miville, that Kelly work with the County staff to develop language for a mixed use amendment on certain properties on Captiva to be presented at the next panel meeting. Motion passed, 6-0.

7. Mike Mullins gave a report on his progress regarding the formation of bylaws for the CCP. He is a committee of one, and his mission is to get information out to the community and solicit their input. He will bring information to the next meeting, with the permission of the CCP. It was a consensus, then, of the panel that Mullins should move ahead with his information gathering and share his results in February.
8. Doris Holzheimer was present to ask for input regarding the communication process that was established for the 2005 hurricane season on Captiva. She requested feedback from the audience and the community regarding the quality of information received by property owners, the procedures for sharing information, as well as the process itself. She stressed that for any process to work volunteers are needed, both on Captiva and the mainland.

She passed out a survey to audience members, and requested that they fill it out and leave it with her that day. The survey will also be published in the Captiva Current, as well as posted at the Post Office on Captiva. Surveys can be returned to either Doris or Mike Mullins.

9. Michael Weston, Senior Forester, Caloosahatchee District, Florida Division of Forestry, spoke about the grant secured by Ken Gooderham for revegetation on Captiva. Grant monies are available through September, 2007. If consensus on a plan cannot be reached for the entire island, an alternative would be to allow individual property owners to request trees for their own property, perhaps within a specified geographic area. This possibility will be discussed further at the next panel meeting.
10. On January 5, 2006, John Madden tendered his resignation from the Captiva Community Panel, due to his travel schedule and work obligations. Names will be solicited from the community, and a vote may be taken for a replacement at the February meeting. A candidate for the position must be willing to make a financial disclosure and agree to follow the Florida Sunshine Laws. An e-mail will be sent out to property owners noting that the position is vacant, and it will also be posted at the Captiva Post Office.
11. Ken Gooderham addressed the panel's efforts in 2004-2005, and gave an update on what should be continued in 2005-2006.
 - a. Lee Plan Amendment. The second Captiva amendment was adopted by the Board of County Commissioners at an October 12, 2005, meeting.
 - b. Utilities Project. Coordination and binding estimates for the proposed underground utilities project are next, followed by the launch of the actual MSBU petition effort and the concurrent public information component. Assuming the outcome is positive, the MSBU would be formed later in the year, after which actual work would be begun.
 - c. Safety Shoulder. Once right of way needs have been surveyed and easement issues identified, the panel will need to assist in soliciting easements or other use agreements with property owners. Also, further public input on design may be sought in conjunction with Lee DOT.
 - d. Revegetation. The CCP will work with Lee DOT on grant applications to fund revegetation of the right of way along Captiva Drive. Planning funds are expected to come out of a FEMA grant for Sanibel and Captiva, but funds for plants and planting need to be amassed.
 - e. Water Quality. There continues to be a desire to address water quality concerns stemming from the island's existing septic systems and package wastewater plants. Further research and alternatives will need to be developed for community discussion. Jensen spoke about the work by PURRE (People United to Restore Our Rivers and Estuaries). A motion was made by Kelly, second by Silverglide, that the CCP join PURRE. Motion passed, 6-0.
 - f. Land Development Code Concerns. Eventually the panel will need to implement its various Lee Plan policies by developing specific LDC

citations based on the approved policies. This will launch a new round of committee meetings and public discussions on specific wording and intent.

- g. Information Clearinghouse. The CCP continues to serve as the most effective source for information on land use and zoning issues on the island, both through its regular efforts and through hosting public meetings on specific proposals pending before the county.
- h. Future CCP Configuration. There continues to be efforts to revamp the way the panel is structured, from a variety of perspectives. The panel itself may need to revisit that issue once the push for projects starts to wane, to see if there is a better way to conduct business for the benefit of the island.

- 12. The next meeting of the CCP will be on Tuesday, Feb.14, 2006, at 9 a.m. at the Captiva Civic Association building.
- 13. The meeting was adjourned at 11:05 AM.

CAPTIVA COMMUNITY PANEL

February 14, 2006

In Attendance: Hal Miller, Mike Kelly, Rene Miville, Ron Gibson, Dave Jensen, Gordon Hullar, and Harry Silverglide
Absent: Chris van der Baars
Audience: 30

1. The meeting was called to order at 9:00 AM.
2. The minutes of January 10, 2006, were approved as presented with a motion by Kelly, second by Silverglide.
3. **Kelly gave a brief recap of the proposed mixed use amendment to the Lee Plan by discussing the proposed development on Andy Rosse Lane, known as the Mead property (formerly the Confused Chameleon). A special exception and variance request was presented to the Lee County hearing examiner early in January as a request for a retail establishment and manager housing on the property in question. Current zoning allows for either residential or commercial, not mixed use. The hearing examiner could not change the existing rules, even though the community had shown support for the concept as a way to preserve the remaining commercial properties on the island. After discussions at the Jan. 10 CCP meeting, Kelly and Ken Gooderham met with the county staff to develop a mixed use amendment for the Captiva Plan. The 2006 Captiva Plan Amendment was presented to the panel for discussion (see attached for language), and would apply to all lots with C-1 or CT zoning.**

Panel discussion favored the proposal, and public comment was opened up. There were questions concerning the location of the affected lots, clarification as to the reason for staff concern over the Mead application (chiefly density issues) and further explanation of the Mead proposal and the Commercial Planned Development requirement as a way to include conditions based on staff and community input (such as whether the residential use had to be tied to the commercial activity).

One member of the audience, who owns a C-1 property on Captiva Drive, discussed the history of the commercial re-zoning initiated in the 1990s and questioned whether the proposed wording would negatively affect his rights to use his property as it was currently zoned. Both Kelly and Gooderham did not believe that was the case, but promised to follow up with the County Attorney's Office to clarify that issue prior to submitting the amendment for review.

A motion was made by Kelly, second by Miville, to approve the amendment as

presented with a caveat to get a legal opinion on the C-1 zoning question. Motion passed, 7-0.

4. Applications were received from Mike Mullins, Sandra Stilwell, and Natalie Pyle for the CCP seat recently vacated by John Madden. The three applicants were asked to leave the room to allow for discussion by the panel and audience.

As most panel members had just received the three names prior to the meeting, a motion was made by Kelly, second by Miller, to close nominations at this time and vote on one of three applicants at the March 14 meeting. Motion passed, 7-0.

5. Ken Gooderham presented the options available for the revegetation grant obtained through the state Division of Forestry. Due to having more applicants than funds, DOF staff have requested that Captiva residents make a decision as to the focus of the project, i.e., a planned revegetation on Captiva Drive or a tree giveaway to residents. The tree giveaway was presented as an option to the planting in the right-of-way prior to the start of the underground utility project originally proposed in the grant application.

Discussion ensued by panel and audience members over a variety of options to revegetate the island, including contracting for a landscaping plan, working directly with landscapers and making “signature” trees available for planting in prominent locations. Gooderham also promised to secure a commitment from SCCF whether their Native Plant Nursery would in fact be interested in participation in a giveaway prior to the March 14 meeting.

A motion was made by Hullar, second by Kelly, to use the \$125,000 grant to sponsor a tree giveaway, with further plans for execution of the project to be discussed at the next meeting in March. Motion passed, 7-0.

John Likakis, webmaster for the CCP, will have an application available online for residents to request or apply for trees.

Mike Mullins urged residents to submit any plans or suggestions for the tree giveaway to Ken Gooderham before the next meeting at his e-mail address, kengooderham@comcast.net.

6. LCEC is waiting for final approval from Captiva on the underground utility project. Comcast is finishing up its binding design plan and will present it to the panel at the March meeting. Based on that and the county’s estimates, Ken Gooderham will bring information to this meeting regarding the total project cost and the likely millage rate for taxpayers.
7. Mike Mullins reported that he posted information regarding a public meeting about the proposed bylaws, and there was no turnout. He felt this was due to the short notice, and will set up another meeting with more lead time.

8. The next meetings of the CCP will be on March 14, April 11, and May 9.
9. Marge Bergman, who has taken minutes at meetings for the past 3 years, is leaving South Seas and will be unable to continue in this capacity after this meeting. Miller asked for a volunteer from the community, and several panel members suggested that it might be necessary to hire a service for this.
10. Ron Kramer complimented the panel members on their approach to filling John Madden's seat.
11. Randy Cerchie, with Lee Department of Transportation, was present to continue the discussion of the proposed safety shoulder along Captiva Drive. He announced that the county had contracted with Johnson Engineering to locate and survey the revetment on the stretch in front of Tween Waters. The current plan calls for two 11 foot traffic lanes, and two 4 foot safety shoulders. Detailed maps were not yet available to show the proposed plan, and he hoped to have them for residents at the March meeting.
12. The meeting was adjourned at 11:00 AM. Cerchie, some panel members, and some audience members stayed behind to continue the safety shoulder discussion and review the survey maps DOT had completed last summer.

**2006 LEE PLAN AMENDMENT
CAPTIVA COMMUNITY PANEL**

**ADVERTISING &
NEWS COVERAGE**

Letters

Dear Editor:

As I think most islanders anticipated, the CCA Board of Governors reneged on its promise, made three years ago, to provide the Captiva Community Panel with \$10,000. "Let them find their own funding," was the gist of CCA president Shirley Stanton's statement.

Happily for Captiva, the Community Panel enjoys widespread and deep support. Indeed, when the Community Panel asked for contributions last year, it raised more than \$20,000 in less than a week.

It is this kind of support that has made the Community

Panel possible. And it is this kind of support that will enable the Panel to continue working on behalf of all Captivians to preserve and protect the island we all love so much. There can be no better endorsement of the Panel than the unprecedented grassroots financial support it has garnered from Captivians. And it is the knowledge of this support that encourages all Community Panel members to continue their efforts.

At the same time, such support indicates the trust that Captivians have placed in the Community Panel. Most Panel members feel honored by that trust, and hold it a

near-sacred duty to fulfill that trust. We keep this uppermost in our minds and hearts as we work to confront the issues facing Captiva today, and to anticipate the issues of tomorrow so that they may be met with well-thought-out plans and policies.

The CCA Board of Governors refuses to support the Captiva Community Panel and its planning efforts. Thankfully, the vast majority of Captivians do support the Panel. And for this, we may all be profoundly grateful.

— Renee Miville, Panel Member

Dear Editor:

My opinion and thoughts on elected vs. appointed Panel:

One of the complexities of Captiva is that there are so many property owners that are not Florida residents or registered voters. In the southern half of the island (addresses 16201 to 17201), 75% (101 out of 136) of the homeowners are not Florida residents or registered voters. These property owners cannot vote for elected County officials. So, even if they were able to vote for members of the Captiva Community Panel, that fact would not mean much to the County Commissioners. The votes they can receive is not changed by an elected Community Panel. Therefore, I do not think they would listen more carefully to an elected Community Panel.

The most important point is that the Community Panel members must be savvy to the workings of County Government so that they can work with the Commissioners and their staff in a harmonious and constructive manner. I would compare the Panel to good lobbyist in Washington who can get the agenda of their constituents (clients) before the proper government officials.

A Panel with some history of a good working relationship with the county is important to me. I do not see

that an elected Panel would be more effective.

It would seem to me that Captiva has a much better chance of being heard at the County by pointing out the huge property tax the Island pays to the County. The percentage of total taxes paid by the Captiva property owners to the County is far larger than the handful of registered voters on the island. We should point out the taxes we are paying to encourage the County to be "fair" by giving back to the Island our fair share of the Taxes collected. When I compare the taxes that I pay to the services I receive from the County, I would say it is unfair. I am sure this is true for the entire island. We should not be apologetic when we ask for more services, respect or attention.

Another point is that I think all property owners must be represented on the Panel. I do not see the Panel as a body designed for infighting among property owners on Captiva. Polarizing the conflicts between property owners is not a good thing. We are a small island and if the County sees us divided, they will ignore us.

I do not support a Panel who sees that a big part of its mission is to attack South Seas or any other large property owner group. We need to be united with South Seas, not in conflict. The panel should be a place to work out

differences and search for common ground.

I have missed South Seas and the property owners in the resort since August 13th. Without South Seas, the Island is suffering more than with it. I would hope that the Community Panel would find common ground between South Seas and the rest of us so that we could go to the Commissioners with a united front for what's best for Captiva as a whole. After all, South Seas is more than 50% of the property values on the island. We should be partners with South Seas and find things that benefit all of Captiva. This does not mean that we just cave-in to what's good for South Seas. This is a two way street and the decisions made for the future of Captiva affect all of us.

I think Samibel has learned a big lesson in trying to fight the County (in court) over the Causeway issues. Every time I pay the \$5,000 to cross the causeway and the \$2,000 to go to and from Cape Coral, I am reminded of what happens when things become unworkable. I consider the extra \$4,000 as my daily penalty for not fighting fair with the county.

— Rod Wilson

PERIWINKLE

From page 1

structure built to look like a stilt house above the road. Vehicles entering the causeway would drive through the toll booths underneath the building.

During input from the council, Mayor Carla Johnston suggested adding trees to keep the shoreline as shaded as possible as the Australian pines are removed.

"I realize Australian pines are bad, but so is skin cancer," she said. "People are going to need shade."

Councilman Jim Jennings offered a question on the causeway island's accessibility for large group activities. "Many times a year several groups, whether they be Samibel groups or off-island groups, have different get together with large groups of people," he said. "One that comes to mind is the annual Easter sunrise service that a local church has. I was wondering if we could keep some of that vegetation back so we can maintain some of those gatherings."

Wingard said the plan allows for plenty of area for groups to gather.

After a short break, the second part of the meeting commenced with Bob Mitchell of the professional landscape design firm of Vanasse/Daylor giving a presentation on the proposed vegetation and landscaping of Periwinkle Way. Vanasse/Daylor was contracted by the city to gather citizen input and conceive a plan for the restoration project.

"We have tried very hard to put together a master plan that incorporates a lot of the ideas and input and the desires of the community," Mitchell said. "What's different about this project is a very concerted effort up front to get a lot of citizen and community input into the design, and secondly, we're talking about a roadway to be landscaped that has existed for quite some time and is very much in existing conditions."

Mitchell used large aerial photos to demonstrate the various features of the plan. He explained the definitions of a tree canopy and a screen buffer.

"With a canopy, we're basically talking about large trees that have the capacity to get high and have an almost umbrella effect," he said. "With a screen buffer we're talking about something that's lower and if you were looking straight across, it would block your view."

Mitchell said the design calls for a combination of canopy and screen buffer along Periwinkle Way from the four-way stop at Causeway Boulevard west to Tarpon Bay Road, including Palm Ridge Road between Periwinkle and Tarpon Bay.

Mitchell said moving utility lines from overhead to underground would be a good move aesthetically, especially in heavily-traveled areas like the four-way stop.

"That was one of the areas that was identified as a high priority to do it and do it right," he said. "First impressions kind of set everything."

The Vanasse/Daylor plan also calls for the use of light and shadows to give contrast to the street. Mitchell said some areas will have a better canopy while other sections will feature a more open look with palm trees and

low lying foliage.

For amenities such as gazebos, benches, water fountains and picnic tables, Mitchell said public input favored a simple look which blends with the character of the community.

Jennings posed a question on the timetable for the project.

"I'd like to know where we are in the process. I have the idea we're going to be starting next year, which is good," he said. "Can we still, up to this point, have some input?"

Mitchell said the entire project could take several years to complete, but will be phased in starting with areas which are determined to be a priority.

All the council members praised Mitchell and his staff for their efforts. Steve Brown said future improvements to the shared-use paths should be considered when the area is landscaped.

"Everyone wants to have the proper size hike paths with more and more people wanting to use them," he said. "Let's make sure the plantings are far enough back."

Johnston asked what the city's next move should be. "I'm concerned with where we go from here. I'm concerned with how we prioritize what to do," she said. "There are huge constraints. Firstly money, secondly money and thirdly money."

Mitchell said a general prioritizing would be done first, with the intersection of Causeway Boulevard and Periwinkle Way topping the list, as it is the first area encountered when entering the island.

The subject of funding was discussed. The city was recently disappointed when \$970,000 appropriated for the Periwinkle project in the state budget was vetoed by Gov. Jeb Bush. Planning Commission Chairman Jack Samler said local fundraising efforts should begin immediately.

"We should move forward, establish an overall pricing estimate and start fundraising," he said. "The community is there for us, whether the state government is or isn't. I believe the community will step forward and we can get this done within three to five years, the entire corridor."

Natural Resources Director Rob Loflin said other funding sources are available and are being pursued.

"We have more money coming in on a regular basis from grant applications," he said.

Loflin said the U.S. Division of Forestry has money available for areas with trees damaged by hurricanes and the Department of Transportation has funding for road side beautification.

"Both of those together if we got the full amount together with the match would get us very close to where we want to be," Loflin said, adding that the forestry grant requires the city to provide a 25-percent match and the DOT grant usually requires a 50-percent match.

Steve Greenstein, Executive Director of the Samibel & Captiva Islands Chamber of Commerce said the restoration of Periwinkle Way is important from a business and economic perspective.

"Not only is it about the character of the community, restoring our character and our passion and our uniqueness," he said. "But also to a large degree this is an economic development project. This money that's being spent today also pays dividends in the future in terms of

our business community, in terms of tourism and from the revenues the city will ultimately collect."

Johnston concluded the meeting by thanking Mitchell and his team for their input.

"We hope you can come back to us at a date in the not too distant future with some suggestions and next directions for us to take," she said.

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Captiva Community Planning Panel
~ PUBLIC MEETING ~

Tuesday, July 5
Beginning at 9 a.m.

— ITEMS WILL INCLUDE —

- Presentation of a variance request for the Celebration Center
- Presentation of a variance or special exception request for 11528 Andy Rosse Lane
- Discussion of possible emergency response plans
- Update on the proposed underground utilities project

The public is encouraged to attend and participate

Meeting at Captiva Civic Association
11550 Chapin Lane, Captiva

Captiva Current

VOLUME 17, NOVEMBER 19

FIFTY CENTS

WEEK OF JULY 6 - 14, 2005

Vacant store in line for a makeover

By AMY FLEMING
afleming@breeze newspapers.com

The vacant store at 11528 Andy Rouse Lane, once known as the "Confused Chameleon," will have a new look if the owners can get approval for three variances. Walter and Emily Mead purchased the property in January for \$1,520,000, and plan to replace the current cinder block structures with a new retail space, plus a separate caretaker's cottage in the back of the property. The two structures there now date back to 1952, and were originally two residences. When the property was rezoned in the early 1980's to allow for retail space, the front structure was used as a store, while the back building was used primarily as storage space.

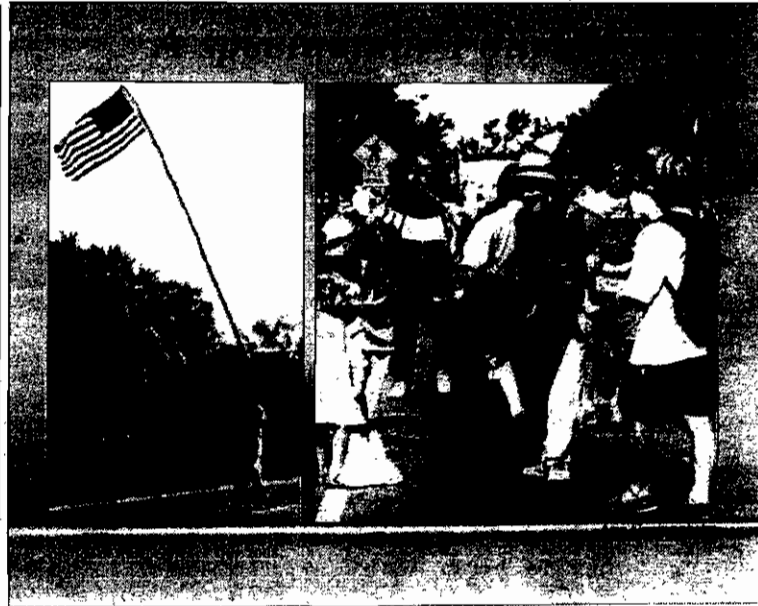


Amy Fleming photo

Tracy Bean, of Whitaker, Bean & Lutz, presented the Mead's proposed new structures to the Captiva Community Panel and an attending audience at Tuesday's meeting. The panel has no decision making authority on variance requests, but serves as a public forum for land use issues. They also advise the Lee County Board of County Commissioners on the views of the panel and the residents and property owners attending the public meetings on issues that affect the community, including variance requests. In this instance, the response from the panel and the audience was overwhelmingly in favor of the Mead's proposal.

Two of the requested variances entail keeping the existing driveway at the current width of 22 feet wide, and the parking aisle at the present width of 21 feet. The current code requires a 25-foot wide driveway, and a 24 foot-wide parking aisle. Since the plan is to demolish the two existing structures to make room for new buildings, the codes for new construction would normally apply. The third variance requests relief from buffering and screening requirements, due to lack of room on the 50-

See STORE
page 9



IWA report targets water hogs

By GARY PHILLIPS
gphillips@breeze newspapers.com

The Island Water Association is urging residents of Sanibel and Captiva to conserve water. In a presentation to the city council during their Tuesday meeting, Roger Blind, IWA general manager, said the islands' water demands are variable depending on the time of day.

The lowest usage occurs between midnight and 5:10 a.m., Blind's report stated. The average daily usage for 2004 was 3.4 million gallons per day, far below the treatment plant's maximum capacity of 5.2 million gallons per day. The report further said the highest demand day of 2005 thus far used 4.22 million gallons per day, while the average usage through May was down 11 percent from 2004.

Blind said the 35 highest users of water consumed from 81,000 to 349,000 gallons per month, with an average consumption among the 35 of 117,000 gallons per month. Converting those gallons to dollars, the highest usage earned a bill of \$1,900 for the month. Blind's report said the average user island-wide consumed only 13,000 gallons a month during the same period.

The bottom line? Blind said water rates for the islands have not increased since 1992 and IWA is trying to prevent another increase as long as possible.

"The most economical way to do that is to convince people to conserve water, and we're working hard on

that," he said. "We take water conservation very seriously at Island Water and the keystone to our conservation effort is our rate structure."

Blind detailed the water rates, which increase to nearly double when consumption surpasses 25,000 gallons per month. The rate for less than 25,000 gallons is \$2.80 per 1,000 gallons, while the cost for more than 25,000 gallons jumps to \$5.55 per 1,000 gallons. He also said the connection fees for larger than normal water meters are considerably higher.

Blind said maximum water rates have been calculated for new or upgraded construction on the islands, and are limited to the property owner's "fair share" of the water facility's capacity. If water usage consistently exceeds the "fair share," additional fees can be levied or the water service terminated, Blind said.

"We have one case out there where if the owner does nothing they're going to get an additional bill for more than \$30,000," he said. "It's because they're using far in excess of their fair share for our system."

Blind told the council the key to water conservation is to educate the customers. He said Island Water's top 350 users were sent letters informing them of their water usage and advising ways to reduce their consumption. He said more than 130 responded and had Island Water perform onsite audits of their property to identify and

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page 11

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Overweight pets

Help your dog or cat trim down

Dr. Lemke has advice for your plump pet.

— Page 5

Volunteer Captiva

How can you help?

Teams needed to work with Sanibel, Lee County on behalf of Captiva...

— Page 3



All American Breakfast

In celebration of Independence week-end, on Sunday, July 3, 8 a.m. to 11 p.m. an All-American breakfast buffet will be served at the Sanibel Community Church. The breakfast is open to the whole community. The breakfast will include hotcakes, bacon, sausage, eggs, yogurt, oatmeal, fresh fruit, juice, coffee and more. The

cost for the meal will be a free will donation, with the proceeds going to support mission work in Belarus. The breakfast will be served in the fellowship hall of the church, while worship services are being conducted in the main sanctuary at 9 and 10 a.m. Sanibel Community Church is located at 1740 Periwinkle Way. For more information call 472-2684. ☺

Captiva Panel Meets July 5

The Captive Community Panel will hold its regular monthly meeting on Tuesday, July 5, beginning at 9 a.m., in the CCA building, 11550 Chapin Lane, Captiva. This meeting is open to all interested islanders and the public.

- Among the expected agenda items:
- Presentation of an upcoming variance request concerning the Celebration Center in Andy Rosse Lane.
 - Presentation of an upcoming variance/special exception request for 11528 Andy Rosse Lane.
 - A discussion of possible hurricane planning and emergency response plans for the island.
 - An update on plans to put island power lines, telephone lines and CATV cable underground on certain portions of the island.
- Public participation is invited and encouraged. ☺

Refuge, recycling and vegetation waste collection by Florida Recycling Services (FRS) scheduled for Independence Day will be one day later. Therefore, if your normal pick-up day is Monday, July 4, your waste will be picked up on Tuesday, July 5. The altered schedule will remain in place for the remainder of the week. The normal waste collection schedule will resume on Monday, July 11.

The City of Sanibel's Civic Center will be closed in observance of Independence Day Monday, July 4, and will resume normal office hours on Tuesday, July 5. The Recreation Complex will be open Monday, July 4, from 1 to 5 p.m., and will resume normal hours on Tuesday, July 5, at 8 a.m. ☺

Fireworks Illegal On Sanibel

The City of Sanibel reminds residents and visitors that it is illegal to possess or discharge fireworks on the island. The ordinance prohibiting fireworks is being enforced aggressively, according to Sanibel Police Chief Bill Tomlinson. Violators are subject to a \$50 fine. ☺

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Holiday Refuse And Recycling Schedule

Sanibel City Hall will be closed in observance of Independence Day on Monday, July 4, and will resume regular office hours on Tuesday, July 5.

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Captiva Current

VOLUME 43, NUMBER 12 WEEK OF OCTOBER 21 - 27, 2005 FIFTY CENTS

SFWMD visits the islands

By GARY PHILLIPS
gphillips@breeze newspapers.com

More than 40 concerned Sanibel residents attended Wednesday's meeting of the Marine Advisory Committee seeking answers, but finding few. Sally McPherson from the South Florida Water Management District (SFWMD) was on hand to explain her agency's position regarding the massive releases of polluted water from Lake Okeechobee which are harming our estuaries, back bay areas and the Gulf of Mexico.

The fresh water from the lake is loaded with excessive nutrients and chemicals, and the water itself lowers the salinity of the waters surrounding our island, harming seas grass beds which serve as the breeding ground for marine life. It is also widely believed that the water releases are related to the higher incidences of red tide in recent weeks. Local fishermen report an alarming drop in fish populations and one need only witness the number of dead fish on Sanibel beaches to know there is a problem.

McPherson began by saying she was surprised by the turnout, that she expect-

ed to be meeting only with the committee members. She gave a brief history of SFWMD, which she said was created in the 1940s to manage flood waters following hurricanes. She said the problems of red tide and fish kills are nothing new

"We're at the bottom of the toilet bowl, right here. When you flush we get it. We can't be dumped on any more. We can't have it happen any more."

and had occurred long before SFWMD was formed. "These problems are not new to Southwest Florida in the 21st century," she said. "This is an issue that's been a major problem since the 1800s." She said at the time SFWMD was cre-

ated, a different attitude toward water prevailed.

"Water was the enemy. We wanted to get it off our land," she said. "Water is no longer our enemy, it's a precious resource. We're trying to figure out ways to store it and save it."

Sanibel City Council drafted and approved a position statement at their Tuesday meeting which denounced the water releases and demanded they be immediately halted. Councilman Steve Brown attended the Marine Advisory Committee meeting and said the problems associated with Lake Okeechobee releases are also not new and the information presented by SFWMD is slanted. "We get a lot of propaganda from the South Florida Water Management District, but we don't get any action," he said. "For instance, how many people from Lee County are on the board?"

McPherson explained that the SFWMD board is appointed by the governor and approved by the state senate and SFWMD has no direct control over who the members are. There are no



Photo by Gary Phillips
Sally McPherson of the South Florida Water Management District fields questions from the audience during Wednesday's meeting of the Sanibel Marine Advisory Board.

See SFWMD page 4

Panel hears two requests plus community-wide updates

By ANNE BELLEW
awbellew@breeze newspapers.com

The Captiva Community Panel held a meeting Wednesday, Oct. 19.

Following acceptance of the minutes for the panel's July 5 meeting, Sandy Stilwell's presentation on her variance request for additional parking at the Celebration Center was the first item on the agenda.

When Stilwell purchased the property next door to Key Lime Bistro and the Captiva Island Inn, she built on both parcels — a house immediately next door and the three-story Celebration Center next to that. Her instructions to her builder and engineer were to design

something that required "no variances, none, nothing they can even question."

The plan was presented to the county and granted a permit with one condition. The Center had to be moved five feet over on its lot. No one, neither Stilwell nor the engineer, builder, county planning department nor county commission noticed that when the building was moved on the site, there would no longer be the required 23 nine by 18-foot parking spaces.

For all practical purposes, 34 cars can presently park under and beside the Center, in front of and under the house (now a part of the Inn) and in front of the Center, according to Stilwell. They just don't fit the 9-by-18 county specifications. What she needed and got from the

panel (which acts in an advisory capacity with no objections.

Rose Maville formally complimented Stilwell for her accomplishment of a village atmosphere in her redevelopment of Andy Rossie Lane. Walter and Emily Mead had purchased the former Confused Chameleon parcel, farther out Andy Rossie, and are proposing to construct a very attractive Victorian Florida-style mixed-use complex on the property. Facing the road would be a retail store; behind it would be a so-called caretaker's cottage, the goal being a store with live-in manager/owner.

"A mom-and-pop operation," commented Tracy Bean, who was following

up with the panel for the owner. "And it is our intent that, in perpetuity, neither building should ever be rented without the other."

The problems on this 50-foot-wide property are much more complex and Bean, Whitaker, Lutz & Karch were seeking consensus from the panel for three variances. The first was to retain the existing driveway and parking area which, to meet the county's requirements, should have three more feet. The second was for their alternate landscape plan, also based on the size of the lot, shrinking it from a 15-foot buffer to an eight-foot

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Water quality update

Islanders meet with Army Corps

On Tuesday, Oct. 11 several non-profit, business and civic groups gathered together with the Army Corps of Engineers to discuss the status of water quality in SW Florida.

— Page 2

Hurricane ready?

Island residents prepare

The threat of Hurricane Wilma's arrival in SW Florida produced long lines at local gas stations on Wednesday and Thursday.



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Panel

from page 1

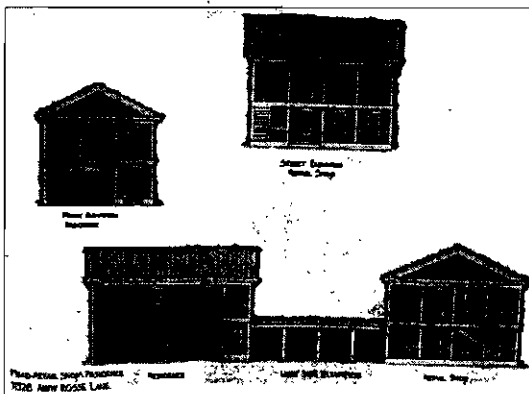
buffer with more and larger plants. The county requires another buffer in the rear of the lot where the septic tank is located. Bean proposed installing an essentially flat septic system and drainfield which will allow vegetation to be planted in abundance because of its enhanced design, and have that considered the vegetation buffer.

As with Stihwell's application, Bean and her contractor, Brad McGrath, were seeking consensus/approval and a clear indication for the county that this is what the community wants on Andy Rosse Lane.

"What we're proposing is not all that different from what was already there. It's always been mixed use. The commercial space will be 600 square feet and the house will be 900 with only 25 percent of the property under roof.

They will be piling structures but with breakaway walls underneath for aesthetic purposes. Comments from the panel ranged from "speaks to the betterment of Captiva" to "this is exactly what communities everywhere are looking for, commercial development that is complementary to a walk-around environment," to "I think your proposal adds to the synergy of the area."

It was suggested that Bean talk to the relevant neighbors both sides and directly behind and that a detailed landscape plan including the flat septic field be shared with the panel. With those two provisos, the panel gave its tentative approval to the requests without objection.



A positive update on the burial of Captiva's utilities came from Clark Hawkins of Lee County Electric. The design for the system is basically complete; all that's needed now is "tweaking." Hawkins said Sprint has also expressed an interest in burying their lines. In December he will present the final plan and cost estimates. Hawkins said his design hinges on what Randy Cerchie and the Lee County Department of Transportation come up with in terms of widening Captiva Road.

"The right-of-way surveys are now complete," he said. "We know where we have footage and where we do not. In some places there is sufficient room. In others, the property-owner's line abuts the road. Rauschenberg has offered to discuss the inclusion of a portion of his corner as well. I can tell you that the road in front of Tween Waters will be a major, major problem. Where it fell in 10-plus years ago a rock revetment was installed, and the county says that cannot be removed."

Miville said he had been in conversation with Jim Mudd of the county concerning the recently passed height ordinance. He explained that in order to meet the new requirements the architecture of Captiva is being radically changed from sloping roofs, which no longer fit because of the required elevation of new buildings, to "big box style." Structures need to be built with only 28 feet permitted from the firm line to the median of the roof. We all saw what happened to flat roofs during Hurricane Charley.

Hal Miller concurred, saying it was time to revisit the ordinance. The item

will be placed on the next agenda as a starting point for discussion with Mudd in attendance.

Ken Gooderham, the panel's administrator, commenting on the possibility of hooking into Sanibel's sewer system, reported that a \$125,000 matching grant for revegetation of Captiva Drive had been received from the Department of Forestry.

"They seem really interested in helping us out," he said. "Matching funds can come from the county and other entities. A portion of the road and utilities construction can be some of what we use, for example."

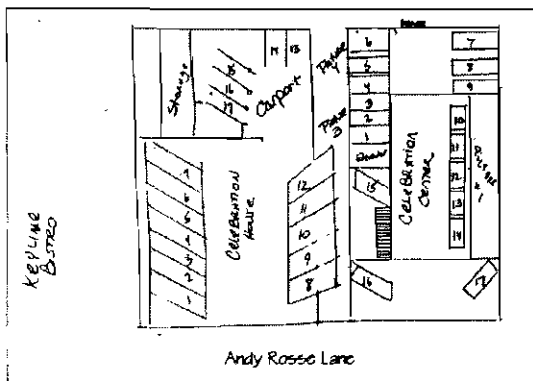
One more item at the meeting was Gooderham's presentation to the panel of The Captiva Plan which was recently been approved by the Department of Community Affairs and returned without comment.

The meeting then turned to a more pressing matter, Hurricane Wilma.

Mike Mallins opened his discussion of Captiva's hurricane preparedness by suggesting that everyone note down the toll-free number South Seas has donated to its neighbors for evacuation purposes, (800) 669-0500. Ron and Phyllis Gibson and Dave Jensen have volunteered to man the phone which is for Captiva only. Listeb Oden in Colorado will again be the outside-Southwest-Florida e-mail contact, sancapsurvivescharlie.com.

Captiva Fire Chief John Bates and Deputy Joe Poppalardo attended the unified command meeting Thursday with Sanibel, but Bates said he assumes there will be a mandatory evacuation order issued for this weekend. He recommended that people turn off their power because of the fire hazard that exists when power is restored by Lee County Electric and the likely surge overwhelms the house power.

Prior to adjournment, the date for the next meeting was set for Nov. 8th.



A sketch of the layout and parking for Celebration Center

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WEATHER FORECAST FOR OCTOBER 22 & 23

City	Sat. High	Sat. Low	Sun. High	Sun. Low
Cape Coral	2:20 a.m.	7:42 a.m.	2:37 a.m.	8:43 a.m.
Bridge	12:57 p.m.	8:55 p.m.	2:06 p.m.	9:34 p.m.
Captiva at Redfish Pass	12:19 a.m.	4:26 a.m.	12:27 a.m.	5:27 a.m.
Fort Myers	10:47 a.m.	5:39 p.m.	11:58 a.m.	8:13 p.m.
	3:13 a.m.	8:24 a.m.	3:30 a.m.	9:25 a.m.
	1:58 p.m.	9:27 a.m.	2:59 p.m.	10:16 p.m.
Mattacha	1:48 a.m.	7:08 a.m.	2:05 a.m.	8:08 a.m.
Pass	12:25 p.m.	8:21 p.m.	1:34 p.m.	9:00 p.m.
Pineland	12:46 a.m.	5:06 a.m.	1:03 a.m.	7:07 a.m.
	11:23 a.m.	7:19 p.m.	12:32 p.m.	7:58 p.m.
Point Ybel	9:52 a.m.	4:28 a.m.	11:01 a.m.	5:29 a.m.
	11:32 p.m.	5:41 p.m.	11:56 p.m.	8:20 p.m.
Punta Rassa	12:04 a.m.	4:21 a.m.	12:21 a.m.	5:22 a.m.
	10:41 a.m.	5:34 p.m.	11:50 a.m.	8:13 p.m.
St. James City	12:38 a.m.	4:58 a.m.	12:52 a.m.	5:57 a.m.
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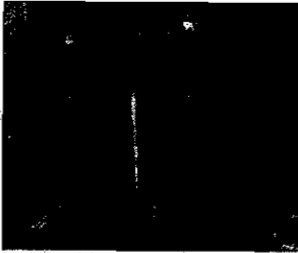
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STATE FORECAST-SATURDAY

SATURDAY DAWN
7:31 AM

SATURDAY SUNSET
6:53 PM

Rotary News



Tony Westland

There definitely is a demand this season to speak at Rotary meetings. It could be the free breakfast at the Dunes for guest speakers. For the second time in two weeks the Rotary's weekly meeting had two extraordinary speakers.

Sanibel Public Library Board Member, Paul Roth came with the expressed task of explaining why there will be a referendum vote on November 8 to create a new taxing district for the funding of the Sanibel Public Library. All monies collected from this tax would go directly to Sanibel, rather than be divided with the county library system. Until recently, library funding was arranged within an interlocal agreement between Lee County and the City of Sanibel. Lee County has chosen not to continue with that interlocal agreement. Therefore, the library asked Lee County to create a separate taxing district to fund the Sanibel Public Library. Seven library commissioners, who must live on Sanibel, will be elected to provide setting the millage rate necessary and oversight of library operations. A favorable vote on November 8 will be a win/win for the residents of Sanibel. The Sanibel Library will continue its tradition of independence and local control. Our already terrific Sanibel Public Library will definitely benefit from this arrangement.

The very energetic J. N. "Ding" Darling's Tony Westland, environmental

education specialist for the refuge, came to thank the club for being one of the sponsors of "Ding" Darling Days. This event has grown from a one-day event 16 years ago into a jam-packed week-long nationally recognized event. Tony's extraordinary enthusiasm for "Ding" Darling Days was most evident when she highlighted some of the planned activities throughout the seven-day (October 9 to 15) schedule: Photography workshops by John Carney (Rotary Club president), appearances by authors Mark Obmascik *The Big Year* and Jane Kirkland *Take A Walk*, a special presentation of the *Founding Mothers Historical Play*, and the list just goes on and on. The "Ding" Darling Board, staff members, and volunteers have put together a plethora of exciting, fun and educational programs. Don't miss Saturday Family Fun Day, October 15, butterfly house and kids activities sponsored by Sanibel-Captiva Rotary Club and the Lesch Foundation, refuge 60th birthday party, bird carving demonstration by master bird sculptor Jim Sprankel, *Owls Alive*, 2005-06 Federal Duck Stamp artist presentation, children's conservation cartoon contest awards, Hurricane Charley and the Refuge, and a very special interactive multimedia program with Jane Kirkland's *I Saw a Bald Eagle Soaring Over My Grocery Store?*

Captiva Community Panel To Meet

The Captiva Community Panel will start its regular monthly meetings for the 2005-2006 season on Wednesday, October 19 beginning at 9 a.m., in the CCA building, 11550 Chapin Lane, Captiva. This meeting is open to all interested islanders and the public.

Among the planned agenda items:

- Presentation of an upcoming variance request concerning the Celebration Center in Andy Rosse Lane.
- Follow-up on an upcoming variance/

special exception request for 11528 Andy Rosse Lane.

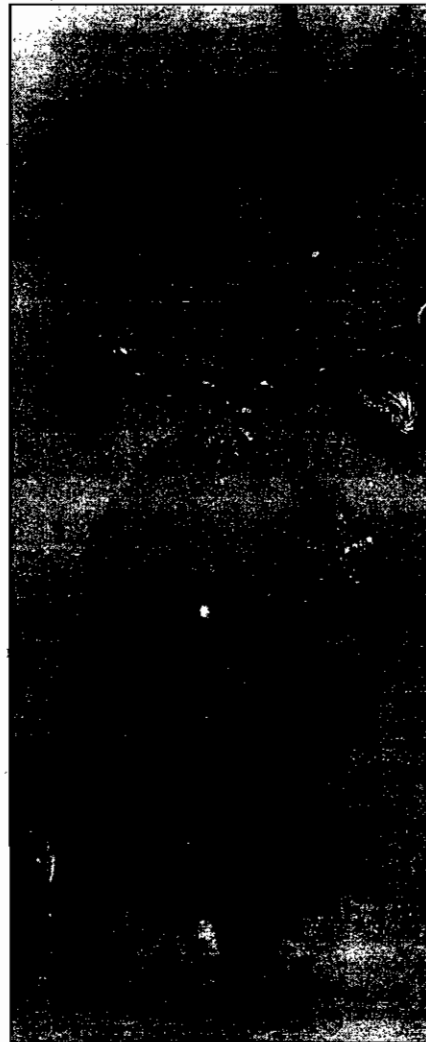
- A discussion of the Lee DOT right-of-way survey on Captiva Drive.
 - A discussion of possible expansion of the existing golf cart zone on Captiva Drive.
 - An update on plans to put island power lines, telephone lines and CATV cable underground on certain portions of the island.
 - Discussion of the October 12 Lee County Commission public hearing to adopt the most recent Captiva-specific amendment to the Lee Plan.
- Public participation is invited and encouraged. ☺

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Bubble Room still bubbling strong

By CHRIS KELLY
ckelly@breezenews.com

"Since 1979 this has been the most eclectic restaurant on Captiva," Jim George, general manager for the Bubble Room, said.

He went on to describe the restaurant as "satisfying the senses" and as having a "pleasantly shocking collection."

"If anybody has guests visiting the island they bring them here, it's fun and it makes them happy," he said.

The "collection" consists of toys and movie star photographs. The toys are mostly from the era of 1945 to 1955 and George said they came from a purchase made in Pittsburgh.

"Toy collectors come in and recognize it as a Pittsburgh collection" he said. "People have sent these toys and photographs at grandma's house or in the home of their room and dad, or maybe they

owned them themselves. It makes them smile."

"We are busy nine months out of the year, from Christmas to Labor Day," he said. "Twenty-three percent of our business is families. We are a kid-friendly restaurant."

They also get a lot of celebrities. Bar manager Steve Von Hof said he has met quite a few. Some that he could remember are: Ted Koppel, Henry Winkler, Davey DeVito, Dan Marino, Isaiah Thomas, Stephen King, Christie Brinkley, Melissa Gilbert, Dan Quayle and Willard Scott.

The Bubble Room specializes in steak and seafood but is really known for its award winning desserts and cakes which are made on the premises. In the year before Hurricane Charley they served 210,000 guests. That's a lot of cake for a restaurant that only seats 150 people.

"We were closed for 98 days following Charley and we lost 30 to 40 percent of our staff because they couldn't afford to wait for the restaurant to reopen. Many made career changes," George said. "Our business declined by about 30 to 40 percent too so we couldn't have afforded to keep them on anyway."

George said the extensive damage to Captiva's largest resort has also hurt busi-

See BUBBLE page 3



The Bubble Room's Jim George and Karen Santos show off one of the restaurant's many dessert specialties. Photo by CHRIS KELLY

CCP holds monthly meeting

By CHRIS KELLY
ckelly@breezenews.com

The Captiva Community Panel (CCP) met at 9 a.m. on Tuesday, Dec. 13 with several items on the agenda.

The meeting began with a presentation by Clark Hawkins of Lee County Electric Cooperative (LCEC) regarding the binding estimate and design for underground power lines on Captiva. Upon introducing Hawkins, CCP chairman Hal Miller carefully explained that burying the utility lines is not a "done deal." Miller assured the audience that there needs to be further discussion to understand the process.

Hawkins, manager of design and engineering at the co-op, commenced with an overview describing the ball-

park estimate and the five percent cost of \$75,000 to develop a plan to bury utility lines in five phases beginning at Blind Pass and culminating at South Seas Resort on Captiva Drive.

The "binding estimate" came to \$3.6 million. Karen Ryan, head of Public Relations at LCEC, said the estimate took about five months to finish. LCEC is bound by the estimate with a 20 percent variance for six months. If the work is done, the \$75,000 is applied to the cost. The estimate includes the difference between the overhead and the underground facilities, the net book value of existing facilities, new equipment, labor and directional boring.

"With directional boring, a tunnel is bored six to eight feet underground for

the power lines with minimal disturbance to the above ground. It is more expensive than traditional trenching but allows for lines to be placed under roads and driveways without cutting the pavement or disturbing landscaping," Ryan later explained.

Hawkins estimated it would take two years to complete the entire project and that the work would be performed from after Easter to the beginning of "season" in October.

"The Community Panel isn't what we would consider a bona fide applicant," Hawkins said. "We recommend that the Community Panel authorize LCEC to start working with the Lee

See CCP page 3



Captiva Community Panel Chairman Hal Miller, above, listens intently during Tuesday's meeting, which drew several members of the community, below. Photo by CHRIS KELLY

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Library
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Captiva Memorial Library is more than just books

Story by Chris Kelly

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Gardening
Lobster heliconia

Ron Sympton gives planting and watering tips

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Captiva Memorial Library has programs for all ages

By CHRIS KELLY
ckelly@breezeviewpapers.com

The Captiva Memorial Library was closed after Hurricane Charley from August to October 5, 2004 and even though the number of visitors dropped to 30 a day, Bradley said the number of staff remained stable. The library is part of the Lee County Library System and the county did not want Captiva residents and visitors to be without their library.

"A window broke out when Charley came through and we had to repaint and replace a lot of books," Head Librarian Ann Bradley said. "The county was very generous with reopening and supporting the library."

Bradley said she admired the way the Captiva residents all worked to get the clean up accomplished after the storm. "This community doesn't give up, when you look around you can see that," she said.

Bradley said the library had more business when Captiva's largest resort, South Seas, was open.

"When South Seas was in business we had between 400 to 500 people a day," Bradley said. "Now we usually have 90 to 130 a day. For our recent program 'Gifts from the Sea' we had over 200."

She said she believes more visitors will return when South Seas reopens.

"Sometimes people come to the library before checking in," she said. "They want to get their books and DVD's and if they have children, their children's books. People on vacation like to read."

Bradley said the library is a community center that gets visitors from all over the world. With the loss of the tree canopy new visitors have been coming in saying "we didn't know you were here."

Bradley also said many Captiva visitors become "regulars" whom she may not see for many months, but who

always come to the library when they return to the island.

"Visitors also enjoy the history photo scrapbook. Some have been coming back for 20 years," she said. "They are very loyal to the library."

During the holiday season the library gears it's programs to this festive time of year.

The children's program for Saturday, Dec. 17 is: "Happy December Holidays!" with holiday stories, poems and songs and an opportunity to make a treat box. The program is free but registration is required.

The library is able to accommodate any participants with special needs. A sign language interpreter is available with 48-hour notice and assistive learning devices are available.

Since they are part of the Lee County Library System, the Captiva Library is taking part in the "One Book, One Community" program and beginning Jan. 14 to March 18, everyone wanting to participate is asked to read "To Kill A Mockingbird." Participants holding the library bookmark printed for the program get discounts at special area attractions including one for the Florida Rep Theatre production of "To Kill A Mockingbird."

There will also be discussion groups, a free movie screening of the 1962 film classic starring Gregory Peck (time and place to be announced) followed by a discussion hosted by former CBS New York film critic Dennis Cunningham.

A mock trial will be held at the Old Lee County Courthouse, and there will be an opportunity to hear actress Mary Badham, who played Jean Louis "Scout" Finch in the film, speak about her role in the movie at the Harborside Event Center downtown Fort Myers.

Bradley also contributes a column to every issue of "The Captiva Current," outlining book selections she feels readers might find interesting.

For more information please call 239-479-INFO, or go to the website: www.lee-county.com/library.



Photo by CHRIS KELLY
Captiva Memorial Library's Head Librarian Ann Bradley

CCP

From page 2

Comments were heard regarding a possible wall at the back of the property. Comments were made for both sides of the issue. Rene Milville expressed an aversion to man-made walls stating he preferred vegetation. Harry Silvergide said the five-foot concrete wall separating his property from a commercial enterprise that rented Jet Skis and other equipment was beneficial to his home and that he planned vegetation in front of the wall to hide it.

Captiva resident Sunita Van Vleck offered another important viewpoint.

"A concrete wall or a wall that is board by board is a complete barrier to wildlife crossing and moving up the island, and during migration there are birds and all sorts of small animals that need penetrable vegetation or walls with holes through them through which they can go," she said.

Gooderham asked attendees to contact Emily Meade with their thoughts and feelings.

An update on the proposed FEMA (Federal Emergency Management Agency) revised flood elevations was made by Gooderham. He supplied a copy of a map of Sanibel and Captiva designating "V" Zones and "A" Zones.

"FEMA is doing this part of Florida now, and that Zone Map is not a final draft," he said. "What they are doing is trying to contact the communities and the county so that if anyone has comments when the formal public comment comes in February, they can prepare. So if you want to dispute it, as Fort Myers Beach probably will, you have the time to do the engineering to present the case to FEMA," Gooderham said.

Regarding Captiva, the only difference in the elevations is in the "V" Zone along the Gulf shore. He stated it would be about two feet higher.

"They are recalculating what they are going to require of you to elevate your structure, whether it's better to build back or rebuild," he said.

Captiva Drive revegetation
Panel Chairman Hal Miller asked Gooderham if he had anything to report on the revegetation of Captiva Drive.
"It was suggested we hold off to see how

it goes with our underground utility project, and if we can't plant on the right-of-way by the deadline of September '07, we might have a tree giveaway so we can make use of the money," Gooderham said, referring to the \$125,000 grant money for revegetation.
"However, we don't know what strings will be attached to those trees or what kinds of trees they will be. We will learn that from the division of Forestry, but that can be an alternative to allow plants to get out there sooner."

Miller thanked Gooderham for his efforts on behalf of the island for obtaining the revegetation grant.

"Ken secured \$125,000 for us to use as part of revegetation and that's a big deal, and he is not compensated as a grant writer for that and I just want to let everyone know that the amount of work that you have done and are doing is outstanding," Miller said. "I really appreciate your efforts; you are invaluable to the panel."

Rene Milville said other grants may also be available.

"Speaking of grants, I sit on the board of Parks and Recreation, and Captiva Road has been established as part of the Florida Greenway," Milville said. "If we put in pedestrian safety shoulders, it might open up the strong possibility of getting Federal grant money in the amount of \$1 million or \$2 million to help with the landscaping. This is all in the exploratory stages."

The dates for the next CCP meetings are Jan. 10, Feb. 14, March 14, April 11 and May 9 (second Tuesdays of the month). The January meeting will be held at the Captiva Civic Association building.

The CCP states on their agenda: "The Captiva Community Panel provides a public forum whereby Captiva property owners can present projects requiring variances and get feedback from and answer questions of the panel members and other Captiva neighbors attending the public meeting. The panel has no decision-making authority on variance requests but does advise Lee County as to the point of view of the panel and the point of view expressed by other interested Captivians attending the public meeting at which the variance request was presented."

BUBBLE

From page 1

DESA
"We took South Seas for granted, we didn't realize how much of a benefit they were. At least 25 percent of our business," he said. "Some day it will be even busier than it was before."

George said that many of the same customers come back on vacation year after year. He enjoys watching their children grow up and has made friends from all

over the world.
"We are looking forward to having a good season. We're stuffed up, we're ready. I hired 12 in the last month. We only used two more."

The Bubble Room is open for lunch and dinner seven days a week and is located at 15001 Captiva Drive. Be sure to try the cake!

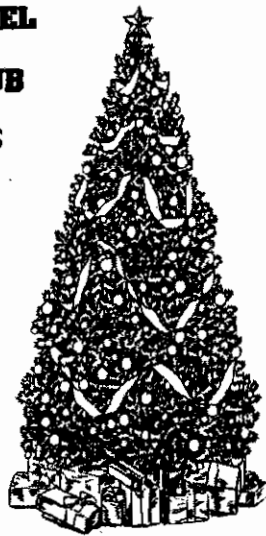
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SAVE



Albert Meadow Antiques survives with internet and phone sales

By CHRIS KELLY
ckelly@brazosnewspapers.com

"Actually it was amazing, people are still calling and asking about what happened to the Mucky Duck. The press was terrible, it sounded like our island was gone." David Doherty, proprietor of Albert Meadow Antiques, said. "In reality, with the exception of the South Sea's taking this opportunity to completely rebuild the resort that has had deferred maintenance for a lot of years, why everybody on the island including the Mucky Duck, the Bubble Room, us and Sandy around the corner, we were all up and running in no time."
"We were in Mainz when the hurricane came and we immediately came down. We were so happy, there were holes in the roof and we got them covered right away, but we could have opened in 15 days," jewelry consultant Josephine Anderson said.
"The bridge is gone, the island cut in half. All the houses were flattened. That's what we heard," Doherty said.

Although many of their customers cannot come to the island because of the delayed opening of South Sea's, they are continuing to do business using the internet and telephone.

"We have some customers who can't come so we are spending a lot of time taking photos and e-mailing and taking photographs and sending them to Ireland and Ohio," he said. "We sold things at Christmas that we described to people over the phone. If they liked them they kept them and if not they send them back."

"There are no tourists on the island. There are day-trippers from Fort Myers and Cape Coral or Tampa, there are no international travelers or couples coming from Kansas - that's going to take a while to come back," Doherty said.

Anderson explained how their business is able to keep going while many of the restaurants are struggling.

"Our inventory doesn't go stale and have to be thrown out. We are building up our inven-

See ANTIQUES page 8



Photo by CHRIS KELLY
Albert Meadow Antiques reports local business is slow, but Internet and phone orders help keep their inventory moving.

CCP tackles many issues at monthly meeting

By CHRIS KELLY
ckelly@brazosnewspapers.com

The Captiva Community Panel (CCP) met Tuesday to continue discussion on the Captiva Drive right-of-way survey, the speed limits and no passing zones, formation of a mission statement and by-laws, the hurricane response communications plan, and the resignation of John Madden.

The meeting which is open to the public was held at 9 a.m. in the Captiva Civic Association Building. About 25 people were present and CCP chairman Hal Miller said he was disappointed that so few attended the meetings considering the issues being discussed.

(Department of Transportation) described the results of the Captiva Drive right-of-way survey, specifically from Blind Pass to the village, and from the village north past South Sea.

"It is the plan, as we discussed, to have two 11 foot lanes and two four foot shoulders where we can, so coming from Blind Pass it will be pretty easy sailing until you hit the first curve back up towards the beach."

Currently the lanes are 12 feet wide. He explained that the road is not centered in an area where there had been a cave in from an earlier storm, leaving no room for a bike or pedestrian path without requiring a set-back from the DEP (Department of



Photo by CHRIS KELLY
CCP members considered several issues at their Tuesday meeting.

Right-of-Way Survey
Sandy Zarbie from Lee County DOT

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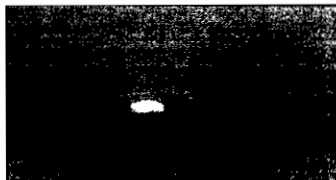
Safety classes begin Monday,
Jan. 16.

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Water quality
PURRE says improvement
will be a long fight

"People United to Restore
Our River and Estuary" join
forces to preserve the ecology.

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PANEL

From page 11

Tree giveaway

Ken Gooderham suggested a tree give-away as a way to expedite tree planting on Captiva in order to take advantage of the \$125,000 grant from the state Division of Forestry before the grant expires.

"Citizens have given the go-ahead for this idea, but the CCP wants your input," Gooderham said. "Would a tree giveaway to property owners be a better approach for revocating in lieu of a plan to plant trees in the county right-of-way along Captiva Drive?" he asked.

Questions Gooderham wants Captivians to consider are: Would a give-away be the best course, even if the trees might not be planted in a way that would restore the canopy? Should such a project be limited in size or geographic scope, for example to the Gulf Coast? What is the best way to handle such a project? How big should the trees be, and what other information will owners need to be sure these plantings take root?

The CCP strongly encourages residents to attend the meetings to provide their input on issues that will affect them. The next meeting is scheduled for Feb. 14 at the CCA building.

Art exhibit to benefit Ronald McDonald House

The public is invited to an Art Exhibition previewing work by renown artist Klaus Strubel benefiting the Ronald McDonald House of Southwest Florida. The Art Exhibit will be held on Thursday, January 19th from 5:30 - 7:30 p.m. at Carla Bonten Realty, 28000 Spanish Wells Boulevard, Suite 103, in Bonita Springs. To attend, please RSVP by calling 239-949-9122.

Mr. Strubel was awarded a competitive scholarship to the American Famous Artist School in Munich, Germany. His academic studies of art history, classical archaeology, the history of printing and of hand painted book illustrations culminated in his major of "Landscape Paintings in the 19th Century in Germany: The Romanticists of Heidelberg."

"For the Love of Art" benefiting the Ronald McDonald House of Southwest Florida.

WEDNESDAY PRIME TIME

	6:00	6:30	7:00	7:30	8:00	8:30	9:00
01 NBC	News	Today	Today	Today	Today	Today	Today
02 ABC	News	Today	Today	Today	Today	Today	Today
03 FOX	News	Today	Today	Today	Today	Today	Today
04 CBS	News	Today	Today	Today	Today	Today	Today
05 PBS	News	Today	Today	Today	Today	Today	Today
06 CW	News	Today	Today	Today	Today	Today	Today
07 UPN	News	Today	Today	Today	Today	Today	Today
08 TBS	News	Today	Today	Today	Today	Today	Today
09 TNT	News	Today	Today	Today	Today	Today	Today
10 FXX	News	Today	Today	Today	Today	Today	Today
11 FOX	News	Today	Today	Today	Today	Today	Today
12 ABC	News	Today	Today	Today	Today	Today	Today
13 CBS	News	Today	Today	Today	Today	Today	Today
14 NBC	News	Today	Today	Today	Today	Today	Today
15 PBS	News	Today	Today	Today	Today	Today	Today
16 CW	News	Today	Today	Today	Today	Today	Today
17 UPN	News	Today	Today	Today	Today	Today	Today
18 TBS	News	Today	Today	Today	Today	Today	Today
19 TNT	News	Today	Today	Today	Today	Today	Today
20 FXX	News	Today	Today	Today	Today	Today	Today
21 FOX	News	Today	Today	Today	Today	Today	Today
22 ABC	News	Today	Today	Today	Today	Today	Today
23 CBS	News	Today	Today	Today	Today	Today	Today
24 NBC	News	Today	Today	Today	Today	Today	Today
25 PBS	News	Today	Today	Today	Today	Today	Today
26 CW	News	Today	Today	Today	Today	Today	Today
27 UPN	News	Today	Today	Today	Today	Today	Today
28 TBS	News	Today	Today	Today	Today	Today	Today
29 TNT	News	Today	Today	Today	Today	Today	Today
30 FXX	News	Today	Today	Today	Today	Today	Today
31 FOX	News	Today	Today	Today	Today	Today	Today
32 ABC	News	Today	Today	Today	Today	Today	Today
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44 NBC	News	Today	Today	Today	Today	Today	Today
45 PBS	News	Today	Today	Today	Today	Today	Today
46 CW	News	Today	Today	Today	Today	Today	Today
47 UPN	News	Today	Today	Today	Today	Today	Today
48 TBS	News	Today	Today	Today	Today	Today	Today
49 TNT	News	Today	Today	Today	Today	Today	Today
50 FXX	News	Today	Today	Today	Today	Today	Today
51 FOX	News	Today	Today	Today	Today	Today	Today
52 ABC	News	Today	Today	Today	Today	Today	Today
53 CBS	News	Today	Today	Today	Today	Today	Today
54 NBC	News	Today	Today	Today	Today	Today	Today
55 PBS	News	Today	Today	Today	Today	Today	Today
56 CW	News	Today	Today	Today	Today	Today	Today
57 UPN	News	Today	Today	Today	Today	Today	Today
58 TBS	News	Today	Today	Today	Today	Today	Today
59 TNT	News	Today	Today	Today	Today	Today	Today
60 FXX	News	Today	Today	Today	Today	Today	Today
61 FOX	News	Today	Today	Today	Today	Today	Today
62 ABC	News	Today	Today	Today	Today	Today	Today
63 CBS	News	Today	Today	Today	Today	Today	Today
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67 UPN	News	Today	Today	Today	Today	Today	Today
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71 FOX	News	Today	Today	Today	Today	Today	Today
72 ABC	News	Today	Today	Today	Today	Today	Today
73 CBS	News	Today	Today	Today	Today	Today	Today
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76 CW	News	Today	Today	Today	Today	Today	Today
77 UPN	News	Today	Today	Today	Today	Today	Today
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85 PBS	News	Today	Today	Today	Today	Today	Today
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95 PBS	News	Today	Today	Today	Today	Today	Today
96 CW	News	Today	Today	Today	Today	Today	Today
97 UPN	News	Today	Today	Today	Today	Today	Today
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THURSDAY PRIME TIME

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03 FOX	News	Today	Today	Today	Today	Today	Today
04 CBS	News	Today	Today	Today	Today	Today	Today
05 PBS	News	Today	Today	Today	Today	Today	Today
06 CW	News	Today	Today	Today	Today	Today	Today
07 UPN	News	Today	Today	Today	Today	Today	Today
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QUILTS IN QUANTITY

by Jane Vos Hogg

Quilts cover more than beds. They can wrap you in history, a reality made clear by the current show at the Sanibel Museum. At the same time the more than 100 entries in the exhibition provide a range of visual pleasures. When one realizes that we are living in a made-by-machine age, seeing the detailed handwork involved in these creations is somewhat mind-boggling.

Understand, quilts were basically utilitarian in intention. The ones seen in the present show date back largely to the 1920s and '30s. Cloth was costly and homemakers did not discard outgrown garments. Instead they were often cut up in small pieces, becoming basic ingredients for a patchwork quilt. To see what this entails look at the work in progress on the counter at the Bailey Store on the Sanibel Historical Village grounds. Its tiny squares likely came from old feed sacks, a favored source of recycled fabric.

While in the store note the dozens draped from high up on the shelves. It's interesting to see the many variations where a single pattern is interpreted endlessly. Colors and placements, even the names given to describe the pattern, are often influenced by the area of the country where they were done.

In Rutland House another aspect of quilts can be detected: their size is significant. They get heavy, one that proved to be laundered; thus fitting into a wash tub was important. Often they reiterated roles as seen in the child's quilt flung over the highchair in the kitchen. Note how she is engaged in likely tasks appropriate to each day of the week including church on Sunday.

Crazy quilts, located in the living room, were only for decoration. A woman wed to a pipe smoker was at a distinct advantage because tobacco tins were often lined in red silk, or perhaps velvet, which explains the fabric dots of difference in these pieces.

Also on view are a few coverlets which, unlike quilts, are woven, not sewn. Having these in your house indicated a degree of wealth. Women didn't usually have their own looms for they were both costly and bulky. What they would do instead is hire a weaver who came to the town for a number of months bringing a wagon-drawn loom. While there, jacquard throws would be created for many homes. These were always double woven with a dark side for winter use and a light one for summer showing. Examples of these can be found in both the Rutland living room and Burnap cottage.

Wander at will. You'll find the quilt show intriguing. It continues until March 11 at the Sanibel Historical Village and Museum at 950 Dunlop Road, open Wednesday through Saturday from 10 am to 4 p.m.

Sanibel Reads, Historical Village Plan Cracker Festival

Save the date Saturday, April 8, for the Sanibel Cracker Festival, to be co-hosted by Sanibel Reads and Sanibel Historical Village & Museum. The event culminates the Sanibel Reads 2005-06 season, tying in with this year's pick, *A Land Remembered* by Patrick D. Smith.

Planned activities for the 2 to 5 p.m. event include family games and pioneer crafts, Cracker food, expert speakers, storytellers, re-enactors, and performers.

Festival producers are seeking sponsors for the events. Please contact Barb Dunide at 472-2483.

For more information about Sanibel Reads, visit www.zebis.com/sanibelreads



Captiva Community Panel Meets February 14

The Captiva Community Panel will hold its regular monthly meeting on Tuesday, February 14, beginning at 9 a.m. in the CCA building, 11550 Chapin Lane, Captiva. This meeting is open to all interested islanders and the public.

Among the expected agenda items: Discussion of proposed Lee piau/Captiva plan language regarding mixed-use development.

Review applications to fill vacant panel seat.

Discussion of Captiva Drive revegetation options and a potential tree giveaway program.

Discussion of proposed safety shoulder along Captiva Drive. (This item will continue as a public workshop to review plans and receive public input.)

Other matters as necessary. Public participation is invited and encouraged.

Retiring Captiva Fire Chief John Bates honored at party

By CHRIS KELLY
ckelly@breezenewspapers.com

By all appearances, the retirement party for Chief John Bates was a great success. Many in the community, as well as colleagues and friends from the mainland, turned out to wish him their best and to thank him for a job well done.

Residents were rocking and rolling on the portable dance floor set up on the CCA's front lawn to music from "M. Caral." Inside folks were enjoying the good food donated by some of the island's best known establishments. Neighbors and friends were taking turns as volunteer bartenders or ensuring that the warming trays were kept full. There were smiles all around.

While it was still light outside everyone gathered on the front lawn to hear the presentations and see the chief receive the retirement gifts from the community. Following remarks by the two Mary Bates (the chief's mother and wife) regarding their love and respect for their son and husband, Bates stood to say a few words of thanks and concluded with the statement:

"I am retiring from the fire department but I am not retiring from the community," to which he received warm applause.

Paul Smart said he knew of no other government leader of whom no one had a negative thing to say.

"That's a huge compliment, and I reflected on it later, and I thought what if all our leaders in our country and our world had the same motivation that John did, wouldn't it be a wonderful place to live in?" Smart asked.

He went on to say that the community was more generous in giving to the retirement gift fund than anyone expected, and presented Bates with a Dell laptop computer, and all the peripherals he could want or need, from the community.

Nathalie Pyle presented Bates with a sweatshirt and bermuda shorts from the Captiva Island Yacht Club.

Shirley Stanton, President of The Chapel By The Sea Board of Associates presented Bates with a plaque on behalf of the board.

"This is a humble proclamation...composed by Reverend Dr. Robert Hansell, I present this on the Board's behalf with gratitude for 25 years of service as fire chief, and with our best wishes for an enjoyable retirement. I would also like to say that the Board of Governors of the CCA thanks their good neighbor for his years of leadership of our fine fire department and its dedicated volunteers. The presence of this group on the island gives many of us a sense of security and safety that is very comforting. Thank you John, and happy retirement."

Cheerill Sims and Lee County presented the chief with yet another gift of appreciation from the community, a crystal vase crafted by Century.

"John Bates, Captain John Bates, Captain Captiva, Chief John Bates, neighbor, and good friend. The measure of a man is his friends and his reputation in the community in which he works and lives. As a singular tribute to you, your neighbors and friends have created, sponsored and attended this unprecedented community-wide celebration in honor and praise of your more than a quarter of a century of selfless dedication and service to this community," she said.

"Your many friends neighbors and colleagues who accurately depicted you as: very dedicated, a consummate professional, honest, wise, able, calm under pressure, special, a good person, and good looking," Sims said to laughter and applause.

She went on to commend him for his three decades of leadership, competence, and the strategies he used to protect the interests of the residents of Captiva, noting especially the "appropriate deployment of resources" following Hurricane Charley in 2004.

"Not only have you been a dedicated public servant but on a personal level you have been an integral part of the social fabric of this small community," Sims said. "We are fortunate we will not have to say good bye to you and Mary, following your retirement as our fire chief, we are ecstatic that you have elected to remain our friends and neighbors. We wish you the best of success in your new full-time real estate career. We love you John."

Commissioner Bob Jones was also invited to say a few words.

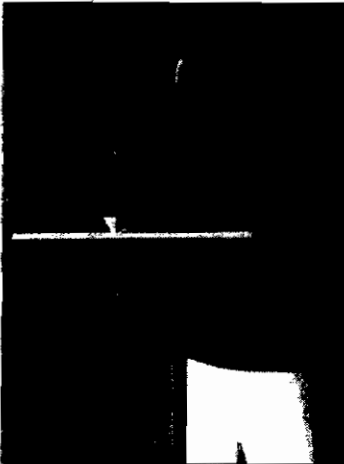
"It is indeed with mixed with emotions I am standing here. John Bates has been your chief for a number of years and he is deeply loved and highly respected. He is well known by the firemen in Lee County and highly respected for his views. We

are going to miss you, John. You have been a tremendous fire chief and I'm happy to have been associated with you these few years. Thank you, John," Jones said.

Master of ceremonies, volunteer firefighter and Bates' friend, Sgt. Joe Poppolario had these final words.

"My son is 24 and he's a lieutenant in the U.S. Army. He spent some time with John and John brought him into the volunteer fire department. He was to leave recently and said to me 'Dad, what do you think about me being a police officer?' I said 'Chris you know I'll support you in whatever occupation you choose, but I want to tell you something, people love firemen,'" Poppolario said as the crowd laughed again. "And after talking with John and other firemen, he went ahead and took his EMT and John helped sponsor him through that. So now he's going to be a fireman and it's a better career choice for him."

The Captiva Current wishes to add it's best wishes for Bates and his family in the future.



Retiring Captiva Fire Chief John Bates speaks to the crowd at the party held in his honor.



The John Bates retirement party drew many well wishes from Captiva, Sanibel and Fort Myers.

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Captiva Community Planning Panel
- PUBLIC MEETING -
Tuesday, Feb. 14
Beginning at 9 a.m.

ITEMS WILL INCLUDE

- Discussion of proposed Lee Plan amendment language regarding mixed-use development on Captiva
- Review applications to fill vacant Community Panel seat
- Discussion of Captiva Drive revegetation options
- Discussion of a proposed safety shoulder along Captiva Drive (This item will continue as a public workshop to review plans and receive public input)

The public is encouraged to attend and participate

Meeting at the CCA building,
11550 Chapin Lane, Captiva

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VOLUME 17, NUMBER 13

WEEK OF FEBRUARY 17 - 23, 2006

FIFTY CENTS

CCP considers 'mixed-using' zoning and other matters at Tuesday meeting

By CHRIS KELLY
ckelly@breezenewspapers.com

The Capiva Community Panel opened their Feb. 14 meeting with a lively debate and continuing dialogue over mixed-use language for the Lee plan in response to the proposal for the Meade property at 11528 Andy Rosse Lane.

Mixed use zoning

Mike Kelly said that mixed-use zoning, allowing property to be used for commercial as well as residential purposes, is being accomplished all over the country but Lee County is slow to adopt the concept.

"This particular amendment by [Lee County] staff and Paul O'Connor, who is the planning

director of Lee County, promised that if this was an acceptable program he would sponsor it and get it in this year's plan amendments with his approval. So we wrote this and it essentially permits a commercial development with an attached dwelling unit for individuals who would operate the business," he said.

Further Kelly stated that it was not a "blanket" program, and that everyone who wants to do this would have to go before the planning director, but that it is a start.

"I think it's a wonderful start to maintain a commercial presence on Andy Rosse Lane," he said.

Ron Gibson asked if the residential portion of the property

could be rented to someone other than those working in the retail business. He raised concerns regarding the possibility that it could become a daily or weekly rental-something he would not want to live near.

Mike Mullins said that the Meades were willing to make the amendment specific regarding who would live in the residential unit.

David Doherty of Albert Meadows Antiques asked for clarification on how the amendment could affect land use rights that he has with his current C1 zoning.

"Go back 10 or 12 years when we all got together and

See CCP
page 3



CCP photo
Residents take a look at the surveys sent out by the Capiva Community Panel regarding hurricane preparedness and response.

CCP

From page 1

switched our zoning from commercial to residential. In doing so we created this new Z1 zoning that allowed the use of the home and the business and you can pretty much do everything and you can rent it. If we have to go through planned unit development that will be the kiss of death on everything. The way it is now, you can do what you want, you can rent it, you can live in it, you can build a house," he said. "CT may be sampling on the rights of those who have Z1 zoning. I don't want my flexibility to go backwards," Doherty said.

Kelly made a motion that the plan memorandum prepared by Lee County be approved with the caveat that a legal opinion be included to ensure the amendment is emissive rather than restrictive.

Panel vacancy

Chairman Hal Miller announced there were three applicants for the vacant panel seat.

They are: Mike Mullins, Nathalie Pyle and Sandra Stillwell. After some discussion was agreed that the applicants take time before the next CCP meeting to talk with members of the panel and the community. A motion was passed that nominations be closed. Voting will take place next month.

Revegetation

Ken Gooderham stated that the Division of Forestry is requesting that a decision be made soon regarding the \$125,000 grant for revegetation. The deadline to use the money is September 2007.

"If you don't start signing checks by 2006 the money could be given to someone else, the DOR has more requests than they have money," he said. "There have been no storms, there is a lot of pressure on them."

There was more discussion about the possibility that directional boring equipment could destroy anything planted precariously in the public right of way. Gooderham said LCBC assured him that

the equipment would destroy any vegetation in its path.

He said the grant requires a 25 percent match and that his services could be considered as the matching amount.

Miller said Bill Reinman of the CCA had already done considerable research on the reforestation issue and was told by residents that they didn't want anyone telling them what to plant on their property.

"We are still in limbo on one hand, we don't have any idea of whether people are going to be in favor of the electric underground, and yet we see this \$125 thousand out there, that's wonderful to have but we don't want the \$125 thousand to drive us," Miller said. "And the county will not permit us to put things in the right-of-way."

Miller asked Gooderham to continue working with the SCCP (Sanibel Captiva Conservation Foundation) to determine if they would partner with Captiva to provide the trees.

Bike path

Randy Cercie of the Department of Transportation brought survey maps of the proposed bike path/safety shoulder on Captiva Drive. He said that by the next meeting he would have an aerial map overlay to show residents where their property is relating to the drive. It was discovered that the drive is not completely in the right of way in all areas, and if fact, is wider in some places than others.

Last year's budget of \$435,000 has had to be increased to \$950,000 and will come out of county taxes as Captiva Drive is a county road. Per Cercie Johnson Engineering has been hired to resurvey the S curve at Jensen's to determine where the reversion lies relating to the Coastal Construction Control Line.

The meeting adjourned giving participants an opportunity to examine the DOT survey maps.

The next meeting is 9 a.m., March 14 at the CCA building.

Captivans ponder the future of grant money

By CHRIS KELLY
ckelly@freezenewsapers.com

The residents of Captiva have a grant in the amount of \$125,000 dollars for reforestation and they have until September 2007 to use it. However, how and when to use it presents a complicated problem.

Before trees can be planted, a decision has to be made regarding whether to bury utility lines. Before the community can make that decision they need to know how much it will cost.

LCBC (Lee County Electric Co-op) has provided a detailed plan with a binding estimate. The Captiva Community Panel is still waiting for costs from Comcast to bury tele-

vision cable lines with the electric.

When the numbers are in, Captivans must decide whether a Municipal Services Taxing Unit (MSTU) will be used to pay for the work, or a Municipal Benefits Taxing Unit (MTBU). Captivans will vote via registered mail with a return receipt petition indicating their decisions.

"The county commission will determine the percentage of affirmative responses required in order to proceed. If it is passed easements on some private property will still be required before the work can go forward."

"I always understood this was going to be a long process," Ken Gooderham said regarding the reforestation of Captiva Drive.

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**2006 LEE PLAN AMENDMENT
CAPTIVA COMMUNITY PANEL**

APPENDIX

- **Lee County Administrative Code 13-3**
- **Current Captiva Plan amendments
to the Lee Plan**
- **Past and present CCP members**

ADMINISTRATIVE CODE

BOARD OF COUNTY COMMISSIONERS

CATEGORY: Development/Planning/Zoning

CODE NUMBER: 13-3

TITLE: Administrative Procedures Governing Community Planning Efforts Receiving Financial Support from the BOCC

ADOPTED: 6/26/01

ORIGINATING DEPARTMENT: Department of Community Development

Purpose/Scope: To provide procedures and criteria for community planning effort and to establish the minimum acceptable criteria for community plans in order to be eligible for public financial support.

Policy/Procedure: The Board of County Commissioners recognizes that unincorporated Lee County consists of many diverse communities with various visions of how their community should develop. The intent of a community plan is to propose goals, objectives, and policies applicable to a specific area of the County that may ultimately be incorporated into the Lee Plan. Upon completion of a community planning effort the information gathered and the common concerns identified will be considered for a formal amendment to the Lee Plan.

The following procedures are established by the Board of County Commissioners to assure public confidence in the grass root planning effort when public funds are provided to encourage the development of community plans by the residents of a community:

Section 1. Definitions:

- 1.1. "Community Panel" means the collection of community residents who volunteer to act as the group responsible for coordinating and overseeing the community planning effort. The Community Panel is encouraged to represent a wide variety of the community, including citizens, local business people, landowners, developers, and civic leaders. The Community Panel initiating a community planning effort must be a legal entity, either already existing or established expressly for the purpose of conducting the planning effort. The Community Panel may also be a committee or subset of a legal entity. If the Community Panel receives public funds from the Board of County Commissioners, they will be responsible for the financial accountability of the public funds granted for use in the community planning effort. The Community Panel is not an advisory body to the Board of County Commissioners. Their planning product is a compilation of the common concerns of the community containing suggested amendments to the Lee Plan to address those concerns.
- 1.2. "Planning Funds" means a grant, not to exceed \$25,000, that will be used for certain expenditures incurred by the Community Panel in the preparation of and the submission of the community plan.
- 1.3. "Seed Money" means an initial grant of public money, authorized by the Board of County Commissioners, to be used to initiate a community plan. Seed money will be disbursed only after the Community Panel has entered into a written grant agreement with the County describing the scope of the community plan and the limitations on the use of the grant.

Section 2. Initiation of a Community Planning Effort:

- 2.1. Residents wishing to serve as a Community Panel that is eligible to receive financial support from the County, must have at least one preliminary meeting with Planning Division staff to discuss the proposed community planning effort.
- 2.2. Following initial discussion with the Planning Division, the Community Panel must develop a written Community Planning Proposal that must contain, at a minimum:
 - a. The proposed name of the Community Panel including a list of the people who will act as

the Community Panel, and information regarding its organization and composition, including, if applicable, a copy of its current budget and a list of its board of directors;

- b. Copies of completed Form 1 AStatement of Financial Interests@ for the previous year and, when applicable: Form 2 AQuarterly Client Disclosure@ for the previous four quarters from those people wishing to act as the Community Panel and from any consultants that have been retained by the Community Panel to assist in the community planning effort;
 - c. A boundary description or a map of the area of the unincorporated County that the plan intends to cover;
 - d. An overview of the main issues that the planning effort intends to address and the expected resources needed to address the issues;
 - e. A preliminary timetable for the planning effort including target dates for project milestones such as completion of a visioning effort, completion of the data and analysis, workshops and public meetings, compilation of a draft study, and study completion date;
 - f. A description of the methods and procedures to be used to foster the maximum amount of public participation in the planning process;
 - g. A good faith estimate of the expected full cost of the planning effort;
 - h. A statement indicating the percentage of the projected costs that will be provided through the County funds; and,
 - i. A tangible demonstration that the planning effort will operated in a financially sound manner.
- 2.3. Planning staff will review and comment on the Community Planning Proposal to determine if it is sufficient for presentation to the Board of County Commissioners. Planning staff may require additional information, clarifications, or revisions to assure that the minimum requirements of this code have been met. Planning Staff will make a recommendation as to whether a Community Planning Proposal is sufficient to proceed before the Board of County Commissioners.

Section 3. Obtaining Seed Money and Planning Funding:

- 3.1 Once a Community Planning Proposal is determined by Planning staff to be sufficient, staff will initiate a blue sheet to bring the proposal, which includes a proposed grant agreement requesting the use of public funds, to a Public Hearing at a regularly scheduled Board of County Commissioner meeting. The grant agreement will set forth the terms and conditions that must be fulfilled prior to obtaining the Planning Funds and the seed money, if included in the request.
- 3.2. At the Public Hearing the Board of County Commissioners will solicit input from members of the community and the public in general.
- 3.3 Following public comment, the Board of County Commissioners will consider by motion whether to enter into the contract with the Community Panel.

Section 4. Seed Money, Planning Funds and Additional Grant Funding Assistance:

- 4.1. The Board of County Commissioners may initially authorize a grant of up to \$5,000 (Aseed money@), to facilitate a community planning effort. No money will be disbursed by the Board until the required grant agreement is approved. The Aseed money@ will be disbursed pursuant to the written grant agreement between the County and the Community Panel. All disbursements of Aseed money@ will be deducted from the maximum amount of funds for which the Community Panel may be eli-

gible.

- 4.2. A subsequent disbursement of public money Planning Funds will be available in accordance with the terms and conditions of the grant agreement. The County grant will be based on the size and scope of the planning effort and the Community Panel's ability to complete the effort. In no event may the total amount of funds disbursed exceed \$25,000.
- 4.3. All grants of public funds must be used solely for the creation of the community plan. Acceptable uses of these public funds will include: payment of professional consulting services; advertising of public meetings/workshops; and copying of draft and final documents. Public funds may not be used for the rental of office space, purchase of supplies such as computers and software, or phone service. Before receiving any funds, the Community Panel must document how the funds will be utilized to the Lee County Department of Community Development, Planning Division.
- 4.4. The County will have unrestricted access to all records of the Community Panel pertaining to the community planning effort. The County may conduct audits of the financial records of the Community Panel. Before disbursing a grant of Planning Funds, the County must independently ensure that the proposed expenditure is in accordance with the regulatory requirements set forth in this Code and may enlist the Clerk of the Courts to perform an audit of the Community Panel. The head of the Community Panel must attest that the entity has complied with the provisions of the grant agreement and this Code.
- 4.5. County Planning Staff will assist the Community Panel in identifying additional funding sources to support the community planning efforts such as state or philanthropic grants.

Section 5. Public Participation:

- 5.1. The Community Planning effort is subject to the Florida laws on Open Government. Therefore, there must be an adequate opportunity for public participation in the community planning effort, the Community Panel must encourage and allow the participation of residents, property owners, the school district, and other interested parties. In order to effectuate this purpose, reasonable notice of all meetings pertaining to the community planning effort must be provided to the public. All meetings of the Community Panel must be open to the public.
- 5.2. Proper notification of meetings of the full Community Panel will include the posting of the meeting date and time in several public places including, but not limited to local libraries, post offices, banks, supermarkets, chambers of commerce, civic associations, and community recreation areas. In addition, these public meetings must be noticed in a local paper that is published daily or weekly. All posted and published notices must provide the date, time, and location of the public meeting. In lieu of a display advertisement, the notice could take the form of an article in a similar publication that provides the date, time, and location of the public meeting.
- 5.3. The Community Panel must maintain both recorded and written minutes of all of its full meetings. All records of the Community Panel pertaining to the community planning effort will be deemed public records and open for personal inspection by any person.
- 5.4. The Community Panel may establish sub-committees consisting of members of the Community Panel and/or other community members for the purpose of information gathering, information sharing, and the exploration of common concerns. The sub-committee meetings are required to be publicly noticed and recorded. The common concerns explored by the sub-committees must be presented to the full Community Panel at an informational sharing session during a properly noticed public meeting as outlined in section 5.2 above.

Section 6. Minimum Community Plan Requirements.

- 6.1. The Community Panel's suggested additions or revisions to the Lee Plan must be based on suffi-

cient data and analysis to support the proposed amendments. Original data collection by the Community Panel to support the vision and unique character of a community is encouraged but not required.

- 6.2. Where data augmentation, updates, or special studies or surveys are deemed necessary by the Community Panel, appropriate methodologies must be clearly described or referenced and must meet professionally accepted standards for those methodologies.
- 6.3. The Community Panel=s suggested additions or revisions to the Lee Plan must be based on resident and seasonal population estimates and projections. Resident and seasonal population estimates and projections must be those provided by the Planning Division, or can be generated by the Community Panel. If the local Community Panel chooses to base its community plan on its own projections, a detailed description of the rationale for this choice must be included in the Plan.
- 6.4. If a community plan includes suggested new Capital Expenditures or mandates County actions that will require additional or new public expenditure, the community plan must identify the funding source to achieve these expenditures.

Section 7. Submittal Requirements:

- 7.1. A completed Lee Plan Amendment Application form. (applicable comprehensive plan amendment fees will not be required.)
- 7.2. All text and maps submitted with a community plan must be in a format and size that is easily reproduced.
- 7.3. All maps included in the community plan must include major natural and man-made geographic features, and city and county lines, when applicable, and must contain a legend indicating a north arrow, map scale, and date.
- 7.4. As part of any proposed Comprehensive Plan Amendment, the Community Panel must provide a written summary on the extent of citizen participation in the planning effort. At a minimum, the citizen participation report must include the following information:
 - a. Details of methods the Community Panel used to notify and involve the public. The dates, location, and attendance of all meetings and workshops where citizens were invited to discuss the planning effort;
 - b. Copies of all published and posted notices for meetings. A copy of the letters used for mailings, as well as the dates the letters were mailed and numbers of intended recipients. Copies of newspaper articles and newsletters discussing the community planning efforts.
 - c. Copies of all Agency Minutes for all meetings and workshops;
 - d. Copies of notices, newsletters, or other written materials distributed during the community planning effort;
 - e. A tally of the number of people who participated in the process, and if possible, the names of those who attended meetings and workshops;
 - f. A summary of the issues and concerns expressed by the participants in the planning effort;
 - g. The substance of the issues and concerns;
 - h. A description of how the agency has addressed or intends to address the issues and con-

cerns expressed during the planning effort;

- i. A description of the issues and concerns the Community Panel does not intend to address and why;
- j. Copies of correspondence, including e-mail and facsimile transmittals; and
- k. The names and addresses of the members of the Community Panel and all consultants retained to assist the Community Panel, and their additional Form 1 and Form 2 disclosures for the time periods through the date of submittal of the Community Panel=s suggested additions or revisions to the Lee Plan.

Section 8. Community Plan Amendment Review Process:

- 8.1 Following submittal of suggested amendments to the Lee Plan, Planning Division staff will conduct a complete evaluation and analysis of the proposal.
- 8.2 Lee County will consider comprehensive plan amendments suggested in community plans as part of the regular yearly amendment process. Those amendments will be reviewed, evaluated and considered in the same manner as any other proposed Lee Plan amendment. This review will follow the procedures and public notification required by Florida Statutes section 163.3187 and Lee County Administrative Code 13-6: Annual Plan Amendment Procedure to the Lee Plan.
- 8.3 The Board of County Commissioners reserves the right to adopt, not adopt or modify any and all of the community plan's suggestions.

The Captiva Plan

October 2005

GOAL 13: CAPTIVA.

To maintain and enhance the historic pattern of development on Captiva, consisting of unobtrusive, low-density residential use in an environment characterized by diverse and healthy native vegetation, clean offshore water with diverse and healthy marine life, and limited commercial development and traffic. The purpose of this goal is to provide policies to confirm and reinforce that historic pattern. (Added by Ordinance No. 03-01).

OBJECTIVE 13.1: Develop and maintain incentive and/or regulatory programs to ensure the long-term protection and enhancement of wetland habitats, water quality, natural upland habitats, community facilities, existing land use patterns, infrastructure capacity, and historically significant features on Captiva Island. (Added by Ordinance No. 03-01).

POLICY 13.1.1 No subdivisions of parcels that were zoned RSC-2 (Captiva Estate) on January 1, 2002, regardless of their zoning at any time thereafter, may be permitted unless all of the resulting lots comply with all of the minimum lot size and dimensional requirements in the RSC-2 district. (Added by Ordinance No. 03-01).

POLICY 13.1.2: No building or structure may be erected or altered so that the peak of the roof exceeds 35 feet above the average grade of the lot in question or 42 feet above mean sea level, whichever is lower. (Added by Ordinance No. 03-01).

POLICY 13.1.3: Lee County will encourage and support efforts by Captivans to strengthen existing vegetation ordinances to establish a landscaping code for Captiva Island that will require all new development, including single family residences, to implement minimum landscaping requirements intended to preserve, promote, and enhance the existing native vegetation and tree canopy on the Island. New landscaping requirements will focus on areas including, but not limited to, buffering and separation between new structures and Captiva Drive, buffering between adjoining properties, preservation and enhancement of native plant communities including, but not limited to, beach dune community, tropical hardwood hammock, coastal scrub and mangroves. (Added by Ordinance No. 03-01).

POLICY 13.1.4: Lee County will continue to support the effort of the Captiva Erosion Prevention District, a beach and shore preservation authority under provisions of Chapter 161, Florida Statutes, to preserve, protect and maintain Captiva's beaches using environmentally responsible methods. (Added by Ordinance No. 03-01).

POLICY 13.1.5: Lee County will encourage and support efforts by the Captiva community to investigate and recommend measures that will improve water quality in Pine Island Sound and the Gulf of Mexico adjacent to Captiva Island. Such measures may include sewers only if sized to limit development to that permitted by this plan. (Added by Ordinance No. 03-01).

POLICY 13.1.6: The Captiva Island Community will establish a “document clearing house” on Captiva, where copies of selected zoning submittal documents, staff reports, Hearing Examiner recommendations and resolutions will be provided for public inspection. The County’s failure to provide or to timely provide documents to the document clearing house, or failure of the document clearing house to receive documents, will not constitute a defect in notice or bar a public hearing from occurring as scheduled. (Added by Ordinance No. 03-01).

POLICY 13.1.7: The owner or agent for any rezoning, variance, or special exception request within the Captiva Planning Community must conduct one public informational session on Captiva where the agent will provide a general overview of the project for any interested citizens. Lee County encourages zoning staff to participate in such public workshops. This meeting must be conducted before the application can be found sufficient. The applicant is fully responsible for providing the meeting space and providing security measures as needed. Subsequent to this meeting, the applicant must provide county staff with a meeting summary document that contains the following information: the date, time, and location of the meeting; a list of attendees; a summary of the concerns or issues that were raised at the meeting; and a proposal for how the applicant will respond to any issues that were raised. (Added by Ordinance No. 03-01).

POLICY 13.1.8: Lee County will encourage and support the solicitation of the widest possible range of public input for any future Lee Plan amendments that directly apply to Captiva or the policies adopted for Captiva under this section of the Lee Plan. To that end, Lee County is committed to provide continuing assistance to the Captiva Community as part of the Evaluation and Appraisal Report process as well as ongoing technical expertise related to the functioning of the adopted policies. (Added by Ordinance No. 03-01).

POLICY 13.1.9: Lee County will encourage and support efforts by Captivans to develop and submit ordinances that will encourage the siting and building of structures consistent with the historical character of the island. (Added by Ordinance No. 03-01).

POLICY 13.1.10: New requests for residential re-zoning that would increase density on said property above current zoning will not be permitted.

POLICY 13.1.12: Variances should be limited to unique, specifically authorized circumstances and will be allowed only in situations where unnecessary hardship would otherwise occur; i.e., where all of the following are met:

- Where the hardship cannot be corrected by other means allowed in the ordinances,
- Where strict compliance of the regulations allows the property owner no reasonable use of the property,
- Where the variance will not constitute a grant of special privilege inconsistent with the limitation upon uses of other properties located on the same street and within the same Future Land Use category, unless denial of the variance would allow no reasonable use of the property,
- Where the applicant did not cause the need for the variance, and
- Where the variance is not contrary to the spirit of the ordinance.

POLICY 13.1.13: Mangroves on Captiva Island will be protected to the greatest extent possible.

POLICY 13.1.14: Indigenous or native trees will be replanted and maintained along Captiva Drive between Blind Pass and the north end of Captiva Drive. The replanting of trees within the Captiva Drive right-of-way is needed to replace the loss of tree canopy following Hurricane Charley. A comprehensive Captiva Drive landscape plan that addresses specific native tree species, tree placement, public safety, access and utilities to facilitate the restoration of tree canopy will be created. The comprehensive Captiva Drive landscape plan will identify funding sources for implementing the plan and will designate the entity or entities responsible for long term maintenance.

POLICY 13.1.15: Notwithstanding anything pertaining to Captiva Community Plan Height Restriction Policy 13.1.2, due to the unique degree of public interest attached to it regarding emergency communications services, the existing telecommunications tower facility located in the maintenance and engineering area of South Seas Resort may be replaced in such area to a height not to exceed 170 feet, provided that said new facility makes space available to the county for adequate emergency communications service coverage for Captiva, as well as co-location capability for all wireless carriers desirous of serving Captiva. Destruction of mangroves will not be allowed in order to build or operate such a tower or related tower facilities. The telecommunication tower will be a monopole, unless public safety is compromised.

POLICY 84.1.4: By the end of 2006, Lee County will amend the Lee County Land Development Code to establish a sufficient setback requirement for the placement of fill adjacent to existing mangroves or require development designs that address the interface of fill areas with existing mangroves to eliminate impacts from fill sloughing or washing into mangrove areas. Techniques to accomplish this include, but are not limited to: setbacks; stabilized slopes; retaining walls; and, rip rap revetments.

Current CCP Members

Hal Miller, chairman

Dave Jensen, vice chairman

Ron Gibson

Gordon Hullar

Mike Kelly

Rene Miville

Harry Silverglide

Chris van der Baars

One seat vacant

Past CCP Members

Bob Brace

Peter Koury

John Madden

Paul McCarthy

Lou Rossi

Elaine Smith

March 2006

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