



**LEE COUNTY HISTORIC PRESERVATION BOARD
OLD LEE COUNTY COURTHOUSE
2120 MAIN STREET
FORT MYERS, FL 33901
EAST ROOM (2ND FLOOR)**

**WEDNESDAY, MARCH 21, 2012
10:00 AM**

AGENDA

- 1. Call to Order/Review of Affidavit of Publication**
- 2. Approval of Minutes – February 15, 2012**
- 3. Public Hearing on Historic Designation**
 - A. HD (Individual) 95-03-02 Watkins, 17630 English Lane, Alva, FL 33920**
- 4. Review and Recommendations for the Historic Preservation Grant Assistance Program**
- 5. Archaeology Month**
- 6. Items by the Public; Board Members; Staff**
- 7. Next Meeting Date: Wednesday, April 18, 2012; Adjournment**

Any person appealing a decision made at this hearing must ensure a record of the proceedings is made. In accordance with the Americans with Disabilities Act, Reasonable Accommodations will be made upon request. If you are in need of a Reasonable Accommodation or would like additional information, please contact Janet Miller at (239) 533-8583.

**DOCUMENTATION
FOR
HD95-03-02 WATKINS**



Lee County Property Appraiser

Tax Year

[Next Lower Parcel Number](#) [Next Higher Parcel Number](#) [Tangible Accounts](#) [Tax Estimator](#) [Tax Bills](#) [Print](#)

Property Data for Parcel 21-43-27-00-00005.0000

Owner Of Record
 WATKINS MATTIE L TR
 17630 ENGLISH LN
 ALVA FL 33920

Site Address
 17630 ENGLISH LN
 ALVA FL 33920

Legal Description
 PARL IN N E 1/4 SEC 21
 TWP 43 R 27
 LES 5.0030 + INST 2005-112149

Classification / DOR Code
 GRAZING LAND CLASS II / 61

[Tax Map Viewer]



[Pictometry Aerial Viewer]

Image of Structure



◀ Photo Date January of 2010 ▶

Property Values (2011 Tax Roll)

Just	268,070
Assessed	91,527
Portability Applied	0
Cap Assessed	81,480
Taxable	37,285
Cap Difference	10,047

Exemptions

Homestead / Additional	25,000 / 18,695
Widow / Widower	500 / 0
Disability	0
Wholly	0
Senior	0
Agriculture	176,543

Attributes

Land Units Of Measure	AC
Units	29.49
Frontage	0
Depth	0
Total Number of Buildings	1
Total Bedrooms / Bathrooms	4 / 1.5
Total Buildings Sq Ft	4,460
1st Year Building on Tax Roll	1900
Historic District	Yes



Taxing Authorities



Sales / Transactions



Building/Construction Permit Data



Parcel Numbering History



Solid Waste (Garbage) Roll Data



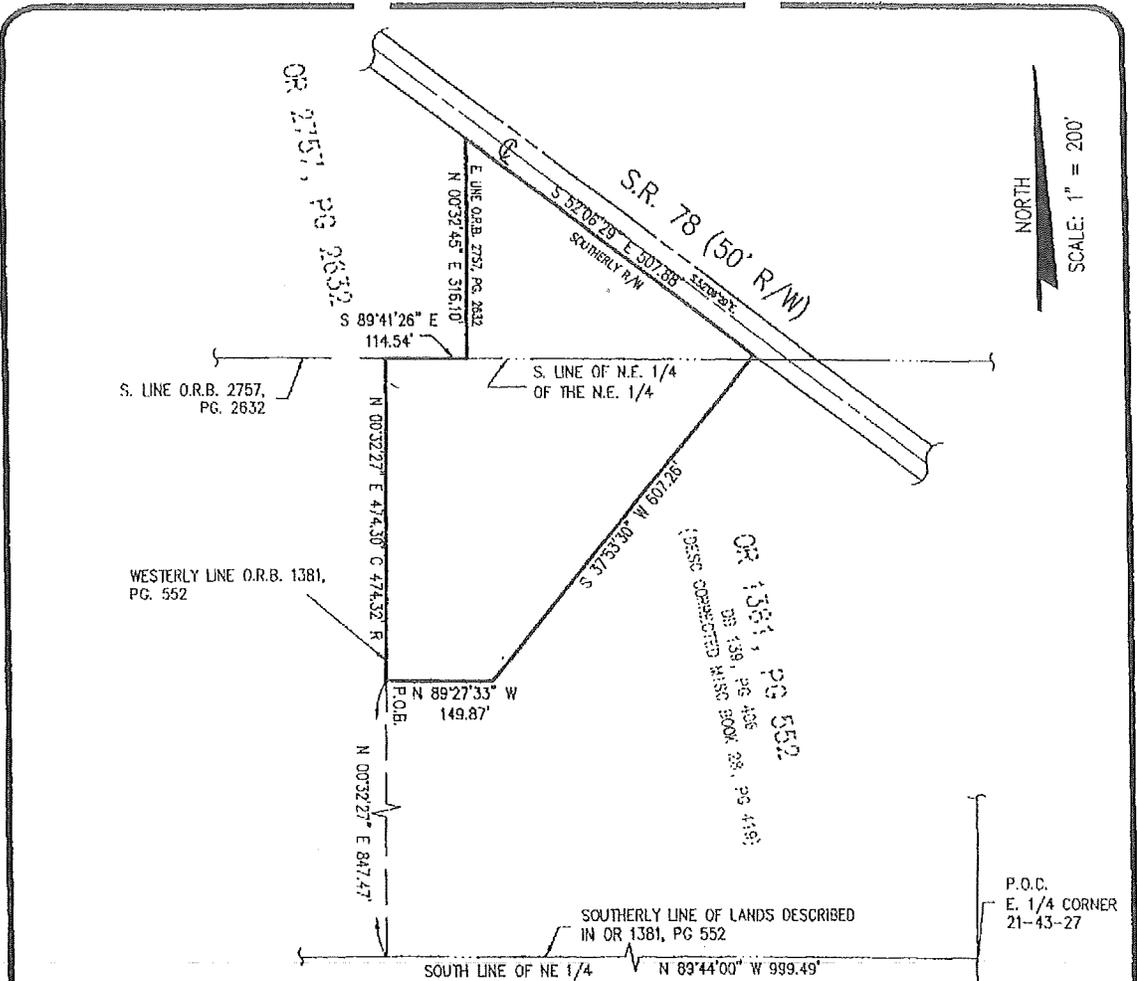
Flood and Storm Information



Appraisal Details

TRIM (proposed tax) Notices are available for the following tax years
 [[2000](#) [2001](#) [2002](#) [2003](#) [2004](#) [2005](#) [2006](#) [2007](#) [2008](#) [2009](#) [2010](#) [2011](#)]

[Next Lower Parcel Number](#) [Next Higher Parcel Number](#) [New Query](#) [Search Results](#) [Home](#)



NORTH
SCALE: 1" = 200'

ABBREVIATIONS

- D. & P.I.E. = DRAINAGE & PUBLIC UTILITY EASEMENT
- M = MEASURED
- R = RECORDED
- R&M = RECORDED & MEASURED
- R/W = RIGHT OF WAY
- WM = WATER METER
- C/S = CONCRETE SLAB
- C/W = CONCRETE WALK
- EM = ELECTRIC METER
- I.R. = IRON ROD
- FD = FOUND
- © OR CL = CENTERLINE
- CM = CONCRETE MONUMENT
- I.D. = IDENTIFICATION
- FIP = FOUND IRON PIPE
- FCM = FOUND CONCRETE MONUMENT
- UGE = UNDERGROUND ELECTRIC
- O.R.B. = OFFICIAL RECORDS BOOK
- P.O.C. = POINT OF COMMENCEMENT
- P.O.B. = POINT OF BEGINNING

DESCRIPTION

A PARCEL OF LAND LYING IN SECTION 21, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEE COUNTY, FLORIDA MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 21, THENCE N 89°44'00" W 999.49 FEET, ALONG THE SOUTHERLY LINE OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1381, PAGE 552, PUBLIC RECORDS, LEE COUNTY, FLORIDA; THENCE N 00°32'27" E 847.47 FEET, ALONG THE WESTERLY LINE OF SAID LANDS, TO THE POINT OF BEGINNING OF THE LANDS HEREIN DESCRIBED; THENCE CONTINUE N 00°32'27" E, 474.30 FEET, ALONG THE WEST LINE OF SAID LANDS TO AN INTERSECTION WITH THE SOUTH LINE OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2757, PAGE 2632, PUBLIC RECORDS, LEE COUNTY, FLORIDA; THENCE S 89°41'26" E 114.54 FEET, ALONG SAID SOUTH LINE, TO THE SOUTHEAST CORNER OF THE AFOREMENTIONED LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2757, PAGE 2632, PUBLIC RECORDS, LEE COUNTY, FLORIDA; THENCE N 00°32'45" E, 316.10 FEET, ALONG THE EAST LINE OF SAID LANDS, TO AN INTERSECTION WITH THE SOUTHERLY RIGHT OF WAY LINE OF STATE ROAD 78 (50 FEET WDE); THENCE S 52°08'29" E 507.88 FEET, ALONG SAID SOUTHERLY RIGHT OF WAY LINE, THENCE S 37°53'30" W, 607.26 FEET; THENCE N 89°27'33" W, 149.87 FEET TO THE POINT OF BEGINNING. SAID LANDS CONTAINING A COMPUTED AREA OF 5.05 ACRES MORE OR LESS.

I HEREBY CERTIFY THAT THIS SKETCH OF A DESCRIPTION WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER SJ-17-059-.052, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

FOR: H.L. BENNETT & ASSOCIATES, INC. LB 7632
 DATE: 10/17/11
 H.L. BENNETT, FLORIDA REG. NO. 3403
 HAL L BENNETT FLORIDA REG. NO. 6546

"NOT A SURVEY"

REVISED DESCRIPTION- HLB2 12/01/11		
REVISIONS		
DWN BY: HLB2	DATE: 10/17/11	CHKD BY: HLB2
CLIENT: WATKINS	DWG. ID: 97053PA_REVDESC01.3011	SHEET: 1 OF 1
PROJECT NUMBER: 97053	SEC 21, TWP 43 S, RGE 27 E.	

HLB H. L. BENNETT & ASSOCIATES, INC.
 241 YEOMANS AVENUE - P.O. DRAWER 2137
 LABELLE, FLORIDA 33975 PH (863) 675-8882

SKETCH OF DESCRIPTION
 OF A PARCEL IN
 LEE COUNTY, FLORIDA

Sajgo, Gloria

From: Jay Watkins [jw@jjwlaw.com]
Sent: Friday, February 10, 2012 11:09 AM
To: Sajgo, Gloria
Subject: WATKINS HISTORIC PRESERVATION
Attachments: 5 ac deed.pdf; 5 ac survey.pdf

Hi--attached is the deed where my mother deeded 5 acres of pasture to me. I've also enclosed a survey showing the location.

This 5 acres is located in the far northwest corner of her property.

I would like to have the Historic designation released on this 5 acres which is only pasture with no structures--the house is more than 100 yards away.

John Jay Watkins, Esquire
150 South Main Street, Suite 3
P.O. Box 250
LaBelle, FL 33975
Telephone 863-675-4424
Fax 863-675-4521

You can visit my rivercam at www.jjwlaw.com

The sender believes that this E-mail and any attachments were free of any virus, worm, Trojan horse, and/or malicious code when sent. By reading the message and opening any attachments, the recipient accepts full responsibility for taking protective and remedial action about viruses and other defects. The sender is not liable for any loss or damage arising in any way from this message or its attachments.

DISCLAIMER REGARDING UNIFORM ELECTRONIC TRANSACTIONS ACT ("UETA") (FLORIDA STATUTES SECTION 668.50): If this communication concerns negotiation of a contract or agreement, UETA does not apply to this communication. Contract formation in this matter shall occur only with manually affixed original signatures on original documents.

19.50e
NOTICE OF ACTION ON PETITION TO
DESIGNATE A HISTORIC RESOURCE

3764424

YOU ARE HEREBY NOTIFIED that on April 6, 1995, the Lee County Historic Preservation Board voted to:

- Approve
 Approve with conditions stated below
 Deny

A Petition to Designate the individual historic resource described below as:

Watkins
(HD Individual 95-03-02)

The designation is subject to the following conditions (if any):

NONE.

This historic resource is described as follows:

Address: 17630 English Lane, Alva, FL 33920

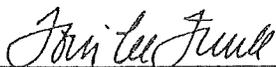
STRAP No.: 21-43-27-00-00005.0000

Legal Description: See Attachment A

A copy of the Resolution regarding this petition is attached and will be recorded in the public records of Lee County, Florida.

I HEREBY certify that a copy of this notice and the accompanying resolution has been furnished to the following persons or entities:

John C. & Mattie L. Watkins -- Property Owner
Mary Gibbs--Director, Department of Community Development
Bob Stewart--Director, Division of Codes & Building Services
Charlie Green--Clerk of Court
George Crawford--Director, DOT
Ken Wilkinson--Property Appraiser



Signature of Historic Preservation Board Chair

RESOLUTION DESIGNATING

HISTORIC RESOURCE (HD Individual 95-03-02)

WHEREAS, the Lee County Historic Preservation Board is authorized by Lee County Land Development Code (LDC), Chapter 22, Historic Preservation, to consider requests to designate archaeological resources and buildings, and structures and sites and districts as historic resources in order to preserve these resources from uncontrolled alteration or destruction; and

WHEREAS, a request has been filed to designate this resource located at 17630 English Lane, Alva, unincorporated Lee County, Florida, as a historic resource; and

WHEREAS, a designation report meeting the requirements of LDC Chapter 22, was filed with the Board on March 9, 1995; and

WHEREAS, Notice of Intent to designate the Watkins property as a historic resource was mailed by certified mail, return receipt requested, on March 14, 1994, to John C. & Mattie L. Watkins, 17630 English Lane, Alva, FL 33920. John C. & Mattie L. Watkins are the property owners.

WHEREAS, Notice of Intent to designate was advertised on March 30, 1995 for a public hearing on April 6, 1995.

WHEREAS, the Board has determined that the Watkins property meets the criteria for designation set forth in LDC Chapter 22.

NOW, THEREFORE, BE IT RESOLVED BY THE LEE COUNTY HISTORIC PRESERVATION BOARD THAT:

1. The Lee County Historic Preservation Board approves the petition to designate, as a historic resource, the Watkins property -- HD Individual 95-03-02.
2. All provisions of the Lee County Land Development Code, Chapter 22, as may be hereafter amended, renumbered or replaced, applicable to a designated historic resource shall apply to this property (Watkins -- HD Individual 95-03-02).
3. This Resolution shall be recorded in the Public Records of Lee County, Florida within twenty-five (25) days of the date the Resolution is signed, unless a timely appeal of the Board's decision as reflected in this Resolution, is filed.

DR2594 PG3107

Resolution Designating Historic Resource HD Individual 95-03-02

The foregoing Resolution was adopted by the Lee County Historic Preservation Board upon a motion by Chauncey Goss, and seconded by Eugene Schmitt, and, upon being put to a vote, the result was as follows:

Toni Ferrell	<u>AYE</u>
Chauncey Goss	<u>AYE</u>
Annette Guilfoyle	<u>ABSENT</u>
Linda Sickler Robinson	<u>ABSENT</u>
Eugene Schmitt	<u>AYE</u>
Mercedes Vergne	<u>ABSENT</u>
Kevin Williams	<u>AYE</u>

DULY PASSED AND ADOPTED this 6th day of April, A.D., 1995.

ATTEST:

LEE COUNTY
HISTORIC PRESERVATION BOARD

BY: *Gloria M. Sajo*
As Clerk for the Lee County
Historic Preservation Board

BY: *Toni LaFleur*
Chairman

DATE: *25 April 95*

Approved as to form by:

Alan C. [Signature]
County Attorney's Office

(h:\npb\petition\watkins.pet)

DR2594 PG3108

95 APR 25 PM 4: 55

ATTACHMENT A

LEGAL DESCRIPTION

for

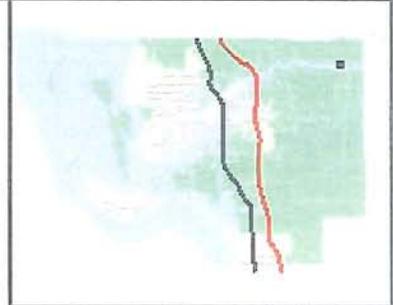
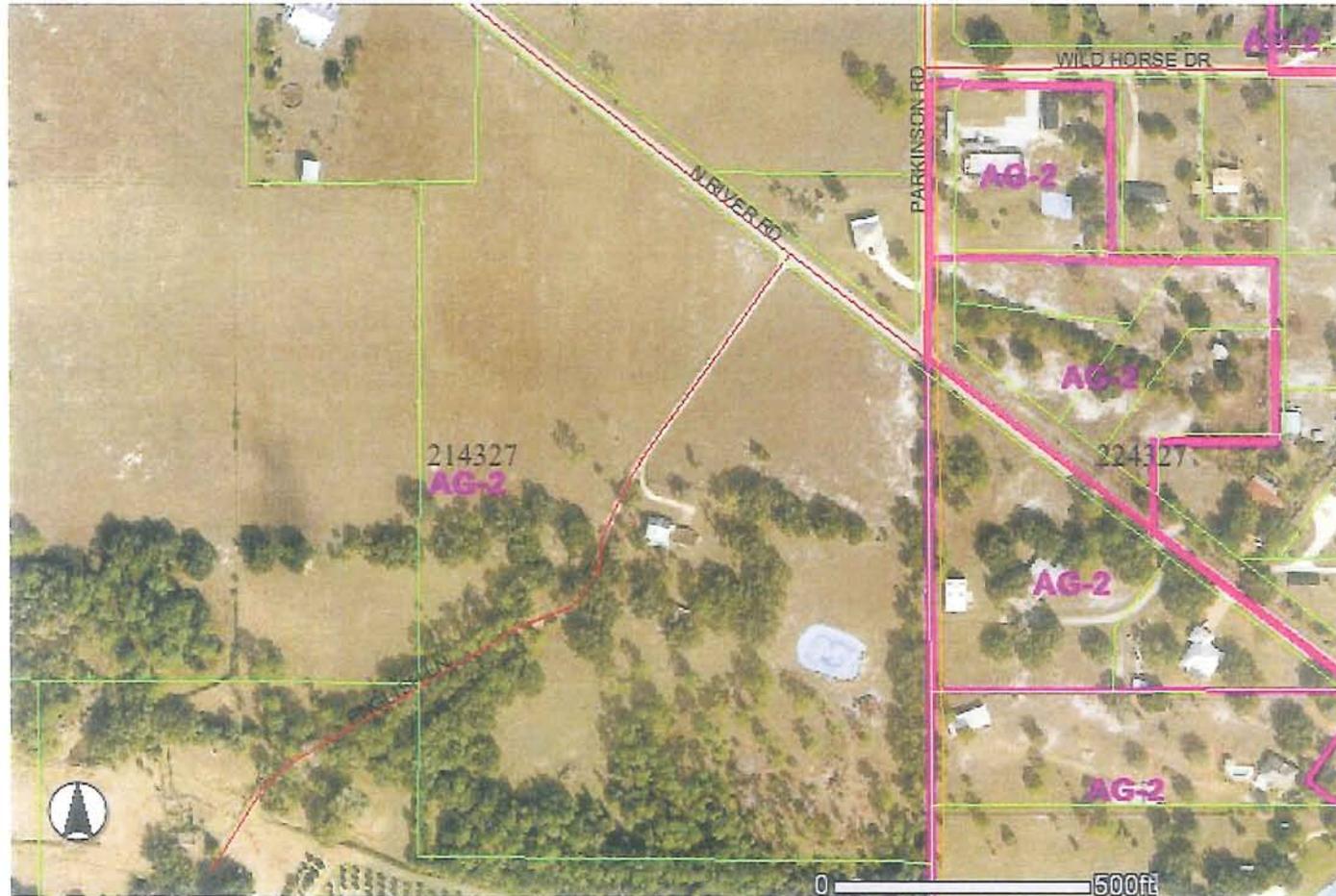
21-43-27-00-00005.0000

A parcel of land in Section 21, Township 43 South, Range 27 East, described as follows:

The East three-quarters (3/4) of the Southeast quarter (SE $\frac{1}{4}$) of the Northeast quarter (NE $\frac{1}{4}$) and beginning at the Southwest corner of the Northeast quarter (NE $\frac{1}{4}$) of the Northeast quarter (NE $\frac{1}{4}$) North 685.5 feet to corner; thence Southeasterly along road 1128 feet, West 898 feet to Point of Beginning.

DR2594 P03109

Watkins



Funding Request for FY 2011-2012 Lee County Historic Preservation Grant Assistance Program

Project Number	Project Name / Address	Location	Grant Application			Staff Recommendation
			Total Cost	Matching Share	Grant Request	
11/12 - 1	Allison - 512 Ione Ave. Ft Myers 33905	Tice	\$ 17,044	\$ 8,522	\$ 8,522	\$ -
11/12 - 2	Campbell - 76 Alameda Ave. Ft Myers 33905	Tice	\$ 75,000	\$ 25,000	\$ 50,000	\$ -
11/12 - 3	Johnson (Centurion House) - 4557 Seminole Ave. Ft Myers 33905	Tice	\$ 23,745	\$ 2,400	\$ 21,345	\$ 1,000
11/12 - 4	Culver - 4317 Pine Island Rd. 33993	Matlacha	\$ 31,943	\$ 17,943	\$ 14,000	\$ -
11/12 - 5	Eells - 12430 McGregor Blvd 33919	S. Fort Myers	\$ 150,000	\$ 100,000	\$ 50,000	\$ 25,000
11/12 - 6	Estero Schoolhouse - Estero Community Park	Estero	\$ 86,071	\$ 61,071	\$ 25,000	\$ -
11/12 - 7	Goldpenny Residence - 4725 Pine Island Rd. Matlacha 33993	Matlacha	\$ 39,000	\$ 19,500	\$ 19,500	\$ -
11/12 - 8	Green Residence - 11681 Deal Rd. N. Ft Myers 33917	NFM (US31)	\$ -	\$ -	\$ -	\$ -
11/12 - 9	Island House - 14990 Binder Dr. Captiva 33924	Captiva	\$ 47,084	\$ 23,542	\$ 23,542	\$ 9,000
11/12 - 10	Lewis - 15751 North River Rd. Alva 33920	NFM (Telegraph Creek)	\$ 36,232	\$ 18,116	\$ 18,116	\$ 6,000
11/12 - 11	Lehigh Acres Welcome Sign - Lee Blvd and Homestead Rd. -	Lehigh Acres	\$ -	\$ -	\$ -	\$ -
11/12 - 12	Picketts Grove LLC - 4251 Orange River Loop Rd. 33905	Buckingham (Orange River)	\$ 25,800	\$ 13,350	\$ 12,450	\$ -
11/12 - 13	Silberg - 4637 Pine Island Rd. Matlacha 33993	Matlacha	\$ 4,500	\$ 2,250	\$ 2,250	\$ -
11/12 - 14	Sligar - 161 Gilchrist Ave. Boca Grande 33921	Boca Grande	\$ 400,000	\$ 350,000	\$ 50,000	\$ -
11/12 - 15	Temptation Restaurant - 350 Park Ave. Boca Grande 33921	Boca Grande	\$ 824	\$ -	\$ 824	\$ -
11/12 - 16	Wightman Home - 18661 Palm Beach Blvd. Alva 33920	Alva	\$ 37,218	\$ 18,609	\$ 18,609	\$ 9,000
	Total		\$ 974,461	\$ 660,303	\$ 314,158	\$ 50,000

