



City of Sanibel

Planning Department

MEMORANDUM

Date: December 21, 2011
To: Judie Zimomra, City Manager
From: James C. Jordan, Planning Director

SUBJECT: Analysis of Available Areas to Accommodate the Prospective Relocation of Shore Haven at the Site of the Sanibel Historical Museum and Village

Background

Shore Haven is an existing single family residence located at 1111 Bird Lane that is designated as a historical landmark and is listed on the City's local historic registrar. The current owners of this historical structure have formally filed an application with the Planning Department to demolish this home. However, the current owners have not yet filed a complete application with plans to construct a new home at the subject address.

The pending request for the application to demolish the structure was initially discussed at the Historical Preservation Committee meeting on November 3, 2011. At this hearing the Committee asked if Councilman Harrity, the Committee's liaison, would obtain direction from Council to have Staff look into whether there is sufficient room to possibly relocate Shore Haven to the Historical Village and Museum site.

At their December 6, 2011 meeting City Council requested that staff prepare a report identifying feasible areas within the Historical Village that could accommodate the relocation of Shore Haven.

Analysis/Recommendation

Built in 1924, Shore Haven was erected from the "Verona" model Sears and Roebuck Honor Built Home kit from their Modern Homes Catalog. Excluding all add-ons improvements made to the original structures and outbuildings that have been constructed over the years Shore Haven has a 39'x 37' base footprint or 1,443 SF.

In a memorandum to City Manager, Judie Zimomra, from former Planning Director Robert Duffy, dated November 27, 2006, (see Attachment A) titled Site Evaluation of Sanibel Historical Museum and Village four possible sites were identified where Shore Haven could be placed. Location #1 is within an area between the Sanibel Package Company General Store and the Morning Glory.

Location #2 is within an area near the vegetable garden, generally between the Rutland Home/Museum and the lake behind Big Arts. Location #3 is within an area that is no longer available and it is now occupied by the School House and public bathroom facility at the Village. Location #4 is the least suited for the placement of Shore Haven as it is within an area comprised of significant gopher tortoise habitat. This particular site lies towards the northeast corner of the Village between the Sanibel Package Company/General Store and the Packing House.

Out of the three potential sites that are still available today, the Planning Department recommends Locations #2 as the most desirable area for the following reasons:

1. The location does not pose any impact or threat to existing wildlife or wildlife habitat;
2. The location is closer to central sewer service than Location #1;
3. The location can accommodate and continue to meet all access and building separation requirements of the Sanibel Fire Control District and





