

Steven Fontz
Building Official
Village of Estero

July 24, 2019

Steve Sarkozy
Village Manager
Village of Estero

Mr. Sarkozy,

I have visited the site and reviewed all the files pertaining to the project. With lack of specific code violations noted, my response to Mr. Cecil's concerns are as follows;

1. The generator is a fire hazard. Located closer less than 3 feet from the property line, 12 feet from his personal residence. Not installed per Generac requirements.

Response 1. The Village of Estero has re-inspected the installation and the clearances identified in the Generac installation guidelines appear to have been followed. Additionally, no fire hazards were identified. The existing A/C units do not encroach or obstruct any ventilation or exhausting of the generator. The drainage easement that is located between the subject property and the adjacent property is a swale used to percolate rain water. The generator is placed on a concrete pad elevated approximately 1' above grade. There is no hazard of flooding in this area based on current floodplain maps, the property is located in an X flood zone that indicates it is outside the special flood hazard area.

2. The generator is an unlawful noise pollution hazard. Violation of LCNCO 14-18.

Response 2. The noise ordinance is intended to regulate public nuisances, is not part of the land development code, and is a matter for the Lee County Sheriff's Office. However, it is worth noting, the generator specifications show a decibel range of 55dBA and 67dBA. These specifications are based on no obstructions. The subject generator is shielded by shrubs which should reduce the dBA output. Nevertheless, the noise ordinance has an exemption that includes "G. Operation of equipment or conduct of activities normal to residential or agricultural communities such as lawn care, soil cultivation, domestic power tools, lawn mowers, maintenance of trees, hedges, gardens, refuse collection, saws and tractors, street sweepers, mosquito fogging, tree trimming, limb chipping, and other normal community operations between the hour of 7 am and 10 pm" which applies to this installation and use of such appliances.

3.The installation does not meet current Florida Building Codes; G2406 (303), G2408 (305), E3403 and E3405.

Response 3. All 4 codes cited address following manufacture specs and clearances in regards to installation. The generator installation is in compliance with all manufacture specs and Building Codes. I have attached manufacture specs from the referenced generator installation.

Thank You,

Steven Fontz