



**BARTLETT LOEB**  
HINDS THOMPSON & ANGELOS

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Tampa, FL 33602

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Stuart, FL 34994

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March 20, 2024

Richard W. Wesch, Esquire  
County Attorney  
Lee County Attorney's Office  
PO Box 398  
Fort Myers, FL 33902

Re: Wild Blue pre-condemnation negotiations / Indiro Groves CPA,  
St. Lucie County, Florida  
Conflict of Interest Waiver for Bartlett Loeb Hinds Thompson & Angelos

Dear Mr. Wesch:

In following up on my conversations with Chuck Lira of your office, this letter is to request that you, on behalf of Lee County, Florida, waive any objection to the potential conflict of interest with respect to (1) Bartlett Loeb Hinds Thompson & Angelos' ("Bartlett Loeb") representation of Lee County, Florida, in pre-condemnation negotiations with Lennar Homes, LLC concerning Lee County's acquisition of a portion of Lennar's Wild Blue community in Lee County, Florida for the widening of Alico Road and (2) Bartlett Loeb's representation of Lennar in the Indiro Groves CPA application in St. Lucie County, Florida.

The applicable ethics rules permit Bartlett Loeb to represent clients with adverse or potentially adverse interests in circumstances where we will be able to provide competent and diligent representation to each client, the representation is not prohibited by law; and the representation does not involve the assertion of a position adverse to the other client when the lawyer represents both clients in the same proceeding; and each client gives us informed consent, confirmed in writing.

We hereby confirm to you that, after fully disclosing to you the circumstances of this matter, Bartlett Loeb is able to provide competent and diligent representation to both you and Lennar Corporation. We further confirm to you that we will not represent Lennar Corporation and Lee County in the same proceeding; and that we have sought consent from Lennar Corporation and are sending Lennar Corporation a similar letter.

Under these circumstances, if you agree on behalf of Lee County that Bartlett Loeb may undertake the concurrent representations of Lee County and Lennar in the matters described above, and that you are waiving any objection to the conflict of interest with respect to such concurrent representations, please indicate your informed consent and

waiver by signing below. Also, please return the executed copy to me as soon as possible, keeping a copy for your records.

Thank you. We look forward to working with you.

Sincerely yours,

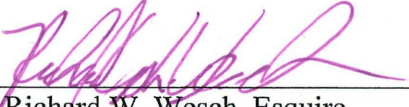
BARTLETT LOEB HINDS THOMPSON & ANGELOS

By:   
Jeffrey L. Hinds

CONFLICT WAIVER

Lee County, Florida hereby provides informed consent to and waives any objection to the conflict of interest in Bartlett Loeb Hinds Thompson & Angelos' concurrent representation of Lee County, on one hand, and Lennar Corporation, and its subsidiaries, on the other, as described in the aforesaid circumstances.

LEE COUNTY, FLORIDA

By:   
Richard W. Wesch, Esquire

As Its: County Attorney

Dated: April 2, 2024



**AGENDA ITEM REPORT**

**DATE:** April 2, 2024  
**DEPARTMENT:** County Attorney  
**REQUESTER:** Richard Wm. Wesch  
**TITLE:** Approve and Execute Waiver of Conflict of Interest for Wild Blue

**I. MOTION REQUESTED**

Approve and execute the Conflict-of-Interest Waiver dated March 20, 2024, from Bartlett Loeb Hinds Thompson & Angelos.

**II. ITEM SUMMARY**

Bartlett Loeb Hinds Thompson & Angelos is requesting a waiver of conflict of interest with respect to (1) Bartlett Loeb Hinds Thompson & Angelos ("Bartlett Loeb") representation of Lee County, Florida in pre-condemnation negotiations with Lennar Homes, LLC concerning Lee County's acquisition of a portion of Lennar's Wild Blue community for the widening of Alico Road and (2) Bartlett Loeb's representation of Lee County in the Indiro Groves CPA application in St. Lucie County, Florida. Florida Bar ethic rules permits Bartlett Loeb to represent clients with adverse or potentially adverse interests in circumstances where the firm can provide competent and diligent representation to each client. The representation does not involve the assertion of a position adverse to the other client when a lawyer represents both clients in the same proceeding; and each client gives informed consent.

**III. BACKGROUND AND IMPLICATIONS OF ACTION**

- A) Board Action and Other History
- B) Policy Issues
- C) BoCC Goals
- D) Analysis
- E) Options

**IV. FINANCIAL INFORMATION**

A)	Current year dollar amount of item:	No Funding Required
B)	Is this item approved in the current budget?	N/A
C)	Is this a revenue or expense item?	N/A
D)	Is this Discretionary or Mandatory?	N/A
E)	Will this item impact future budgets? If yes, please include reasons in III(D) above.	
F)	Fund: Program: Project: Account Strings:	
G)	Fund Type?	
H)	Comments:	

**V. RECOMMENDATION**

Approve

**VI. TIMING/IMPLEMENTATION**

**VII. FOLLOW UP**

**ATTACHMENTS:**

Description

Upload Date

Type

[Conflict of Interest Waiver for Bartlett Loeb Hinds Thompson & Angelos](#)

3/25/2024

Letter

**REVIEWERS:**

Department	Reviewer	Action	Date
County Attorney	Fraser, Andrea	Approved	3/25/2024 - 3:19 PM
Budget Services	Henkel, Anne	Approved	3/25/2024 - 3:43 PM
Budget Services	Winton, Peter	Approved	3/26/2024 - 8:56 AM
County Attorney	Fraser, Andrea	Approved	3/26/2024 - 10:13 AM
County Manager	Harner, David	Approved	3/26/2024 - 3:03 PM