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**COVID-19 NOTICE:**

The March 16, 2021 Village Planning and Zoning Board Meeting will be conducted physically in Council Chambers at Village Hall, 9401 Corkscrew Palms Circle, with an opportunity to participate virtually. The meeting will be broadcast live via the Village of Estero website link: <https://estero-fl.gov/council/watch-meetings-online/>. Access in Council Chambers will be limited in order to comply with the safety instructions relating to COVID-19. Please see page 2 of this agenda for further information and instructions for public participation.

**AGENDA**

**PLANNING AND ZONING BOARD**

**9401 Corkscrew Palms Circle, Estero, Florida**

**March 16, 2021**

**5:30 P.M.**

*Planning & Zoning Board: Chairman - Scotty Wood; Vice Chairman – Marlene Naratil; Tim Allen; Anthony Gargano; James Tatoes; John Yarbrough*

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL**
- 4. APPROVAL OF AGENDA**
- 5. BUSINESS**

Items on the agenda are generally treated in sequential order, and due to the length of the agenda any or all of the items listed for discussion may be rescheduled to a later date for consideration. **The public will have an opportunity to speak during each agenda item; each individual has one opportunity to speak for five minutes per agenda item.**

**(a) Consent Agenda**

- (1) Approval of December 1 meeting minutes.

**Attachments:** [December 1, 2020 minutes](#)

**(b) Public Hearing**

- (1) Joe’s Fresh Catch – 2COP (District 6) (COP2021-E001)  
23050 Via Villagio, Unit 113, Coconut Point Mall, located between Five Guys and Moe’s Southwest Grill, and previously occupied by Subway.
- *Joe’s Fresh Catch seafood market/café is requesting approval for consumption on premises of alcoholic beverages (2COP) for the café and outdoor seating area.*
  - *The Planning and Zoning Board will make a decision on this case.*

**Attachments:** [Staff Report. Joe's Fresh Catch COP](#)  
[Staff Report. Attachment A](#)  
[Staff Report. Attachment B](#)  
[PZB Resolution 2021-01 Joe's Fresh Catch COP](#)  
[PZB Resolution 2021-01 Exhibit A](#)

**(c) Public Information Meetings**

- (1) AT&T Cell Tower (District 1) (SEZ2020-E0101 and VAR2020-E001)  
3231 Coconut Road, located on the property of Bonita Springs #2753 Benevolent and Protective Order of Elks, west of US 41 and south of Coconut Road.

Review Special Exception request in CS Zoning District to allow a wireless telecommunications facility; and variance to allow the construction of a 150-foot monopole 103 feet from the southern property line instead of the required 150-foot setback.

**Attachments:** [Application PIM Request](#)  
[PowerPoint Presentation](#)

- (2) The Grove - University Highlands (District 5)  
6.3± acre vacant parcel located on the west side of Ben Hill Griffin Parkway, south of Cube Smart Self Storage and adjacent to Tidewater.

Rezoning to allow outdoor consumption of alcohol in restaurant/bar area, outdoor “food court” area, hotel/motel and/or retail uses.

Attachments: [Application PIM PZB](#)  
[PowerPoint Presentation](#)

**6. PUBLIC INPUT (Each individual will be given five minutes to speak)**

**7. BOARD COMMUNICATIONS**

- (a) Next meeting – Training Session; date to be determined**

**8. ADJOURN**

## COVID-19 INFORMATION AND INSTRUCTIONS

**To view and/or participate in the Planning and Zoning Board Meeting, the following options are available:**

- 1) View the meeting online, but not participate: You may watch the meeting via the Village of Estero website link: <https://estero-fl.gov/council/watch-meetings-online/>.
- 2) View the meeting online as indicated above and provide public comment during the meeting by utilizing the eComment Card on the Village website: <https://estero-fl.gov/ecomment-cards/>. Please fill out all required information. Comments received during the agenda item being discussed will be read into the record.
- 3) Council Chambers will be open to the public during the meeting, in accordance with social distancing orders. Participants are recommended to wear their own-supplied mask.

For additional information or for special assistance prior to the meeting, please contact Carol Sacco, Village Clerk at, [sacco@estero-fl.gov](mailto:sacco@estero-fl.gov) or 239-221-5035.

If you desire to address the Council, please complete a Public Comment Card located on the table in the lobby and return it to the Clerk. Citizens desiring to speak must step up to the podium, state their full name and address and/or whom he or she represents.

ADA Assistance – Anyone needing special assistance at the Board meeting due to a disability or physical impairment should contact Executive Assistant, Carol Sacco, 239-221-5035, at least 48 hours prior to the meeting.

Pursuant to Section 286.0105, Florida Statutes:

“If a person decides to appeal any decision made by the board, agency, or commission with respect to any matter considered at such meeting or hearing, he or she will need a recording of the proceeding, and that, for such purpose, he or she may need to ensure that a verbatim recording of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.”