

VILLAGE OF ESTERO COUNCIL MEETING  
WEDNESDAY, MARCH 3, 2021, 9:30 A.M.

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CAPTIONING WHICH SHOULD NEITHER BE RELIED UPON FOR COMPLETE  
ACCURACY NOR USED AS A VERBATIM TRANSCRIPT.  
ANY PERSON WHO NEEDS A VERBATIM TRANSCRIPT OF THE  
PROCEEDINGS MAY NEED TO HIRE A COURT REPORTER.

09:31:41 >>Mayor Ribble: GOOD MORNING.  
09:31:42 I'D LIKE TO CALL THE MARCH 3rd VILLAGE OF ESTERO MEETING  
09:31:45 TO ORDER.  
09:31:45 I'D LIKE TO REMIND EVERYONE TO PLEASE SILENCE YOUR CELL  
09:31:48 PHONES AND ONCE AGAIN, IF YOU'RE GOING TO SPEAK, PLEASE  
09:31:51 KEEP YOUR MASK ON.  
09:31:53 I KNOW IT'S NOT COMFORTABLE BUT WE HAVE DONE A GREAT JOB  
09:31:56 HERE AT THE VILLAGE ENFORCING THE MASKS, AND I APPRECIATE  
09:31:59 EVERYONE'S COOPERATION.  
09:32:02 THIS MORNING WE HAVE PASTOR TOM CARSON FROM THE ESTERO  
09:32:06 UNITED METHODIST CHURCH TO GIVE THE INVOCATION.  
09:32:09 PASTOR, IT'S YOURS.  
09:32:12 >> THANK YOU.  
09:32:12 GOOD MORNING.  
09:32:14 LET'S PRAY.  
09:32:16 GOD, I WANT TO PRAY FOR THIS COUNCIL.  
09:32:19 I KNOW THAT YOU CARE ABOUT EVERY PERSON YOU HAVE TO LEAD  
09:32:24 AND SERVE ON THE COUNCIL.  
09:32:25 I ASK THAT YOU GIVE THEM THE WISDOM AND THE COURAGE TO DO  
09:32:28 THAT WELL.  
09:32:30 GOD, I KNOW YOU CARE FOR THE PEOPLE YOU'VE CALLED THEM TO  
09:32:32 LEAD SO I PRAY THAT YOU HAVE THEM DEPEND ON THEIR  
09:32:42 STRENGTHS TO COMPENSATE FOR THEIR WEAKNESSES AND DEPEND  
09:32:46 ON THEIR SIGHT TO COMPENSATE FOR THEIR BLIND SPOTS.  
09:32:55 PLEASE GRANT THIS COMMUNITY PEACE.  
09:32:57 WE PRAY IN YOUR NAME.  
09:32:59 >>Mayor Ribble: THANK YOU, PASTOR.  
09:33:00 PLEASE JOIN ME IN THE PLEDGE.  
09:33:02 I PLEDGE ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF  
09:33:04 AMERICA, AND TO THE REPUBLIC FOR WHICH IT STANDS, ONE  
09:33:07 NATION, UNDER GOD, INDIVISIBLE, WITH LIBERTY AND JUSTICE  
09:33:11 FOR ALL.  
09:33:18 >>Mayor Ribble: OKAY.  
09:33:19 WOULD YOU PLEASE CALL THE ROLL?  
09:33:23 >>Howard Levitan: HERE.  
09:33:24 >>Jon McLain: HERE.  
09:33:26 >>Jim Boesch: HERE.  
09:33:27 >>Nick Batos: HERE.

09:33:29 >>Jim Wilson: HERE.  
09:33:30 >>Katy Errington: HERE.  
09:33:31 >>Mayor Ribble: HERE.  
09:33:33 WANT TO WELCOME COUNCILMAN JIM WILSON BACK.  
09:33:36 GOOD TO SEE YOU, JIM.  
09:33:38 GOOD TO SEE YOU ON ZOOM HERE FOR THE PAST EIGHT OR NINE  
09:33:43 MONTHS BUT GOOD TO SEE YOU BACK HERE WITH US.  
09:33:45 THE NEXT ITEM ON THE AGENDA IS THE APPROVAL OF THE  
09:33:48 AGENDA.  
09:33:49 I UNDERSTAND WE'RE GOING TO PULL 6B, THE COCONUT PLAT.  
09:33:53 I UNDERSTAND THOSE FOLKS ARE OUT OF TOWN AND YOU DON'T  
09:33:56 HAVE THE MATERIALS THAT WE NEED TO PUT THAT ON TODAY SO  
09:33:58 WE'LL PULL THAT ONE.  
09:34:01 DOES ANYBODY ELSE HAVE ANY CHANGES TO THE AGENDA?  
09:34:05 CAN AND HAVE A MOTION FROM A COUNCIL MEMBER TO MOVE THIS  
09:34:08 ITEM?  
09:34:11 JON McLAIN SECONDED BY JIM BOESCH.  
09:34:15 PLEASE CALL THE ROLL.  
09:34:17 >>Howard Levitan: AYE.  
09:34:18 >>Jon McLain: AYE.  
09:34:19 >>Jim Boesch: AYE.  
09:34:20 >>Nick Batos: AYE.  
09:34:21 >>Katy Errington: AYE.  
09:34:23 >>Jim Wilson: AYE.  
09:34:24 >>Mayor Ribble: AYE.  
09:34:25 WE'LL NOW TAKE PUBLIC COMMENT ON ITEMS NOT ON THE AGENDA.  
09:34:29 MADAM CLERK, ANYONE SIGNED UP?  
09:34:31 >> YES, MAYOR.  
09:34:32 WE HAVE MARK LEVINSKI FROM ECCO.  
09:34:37 >> GOOD MORNING.  
09:34:38 COUPLE THINGS ECCO IS WORKING ON.  
09:34:42 THE VETERANS RECOGNITION POCKET PARK.  
09:34:45 WE HAVE TAKEN A RIGHT TURN AND CALLED IT THE VETERANS  
09:34:48 RECOGNITION AREA AND SENT A LETTER OVER TO MR. LAVENDER  
09:34:52 WHO IS THE LEAD COUNTY PARKS AND REC.  
09:34:54 WE'RE TRYING TO SEE IF WE CAN BUILD THAT THING AND  
09:34:57 DISPLAY IT AND HAVE IT AT THE REC CENTER.  
09:35:00 GIVE YOU AN UPDATE ON THAT.  
09:35:01 WE DON'T KNOW HOW ALL THE PERMITS GOT TO GO, WHETHER IT'S  
09:35:05 GOT TO GO THROUGH ESTERO COUNTY BUT WE'RE WORKING ON  
09:35:10 THAT.  
09:35:10 WE SENT A LETTER TO MR. LAVENDER ON THE LARRY PIPER  
09:35:14 PRESERVE FROM CORKSCREW.  
09:35:16 IF I LEFT MY HOUSE RIGHT NOW, IT'S 18 MILES.  
09:35:20 SO WE'RE CONCERNED ABOUT THAT.  
09:35:22 HE CAME BACK AND SAID WE'D LOVE TO HAVE YOUR INPUT.  
09:35:26 AND LASTLY NEXT FRIDAY IN OUR MONTHLY MEETING, BONITA  
09:35:31 SPRINGS IS COMING IN TO TALK ABOUT THE BIO REACTOR THEY

09:35:33 INSTALLED UNDERNEATH THE PARKING LOT TO HELP CLEAN THE  
09:35:36 GROUND WATER OR THE RUNOFF BEFORE IT GOES INTO THE  
09:35:40 RIVERS.  
09:35:41 THEY BURIED IT UNDERNEATH THE PARKING LOT AND WE ALL KNOW  
09:35:44 WE GOT TONS OF PARKING LOTS HERE IN ESTERO.  
09:35:47 THIS MIGHT BE SOMETHING WE WANT TO DO DOWN THE ROAD.  
09:35:50 WE'LL BE LOOKING AT THAT AND MORE INFORMATION.  
09:35:52 THANKS.  
09:35:52 HAVE A GOOD DAY.  
09:35:54 >>Mayor Ribble: THANK YOU, MARK.  
09:35:54 ANYONE ELSE?  
09:35:55 >> YES.  
09:35:55 NEXT IS MR. GARY ISRAEL FROM STONYBROOK REPRESENTING  
09:36:00 ESTERO LIFE MAGAZINE.  
09:36:04 >> GOOD MORNING.  
09:36:07 I WANT TO MAKE AN EXTENDED INVITATION TO EVERYONE IN THE  
09:36:11 VILLAGE TO TAKE A BIRD'S EYE TOUR OF THE NEWLY RENOVATED  
09:36:16 ESTERO PARKWAY.  
09:36:18 ESTERO PARKWAY IS THE FIRST AND LARGEST CAPITAL  
09:36:22 IMPROVEMENT PROJECT UNDERTAKEN BY THE VILLAGE OF ESTERO  
09:36:25 SINCE INCORPORATION ON DECEMBER 31, 2014.  
09:36:28 THIS MAJOR THOROUGHFARE WAS NOT ONLY MORE ATTRACTIVE WITH  
09:36:31 NEW LANDSCAPING BUT SAFER FOR MOTORISTS, BICYCLISTS AND  
09:36:35 PEDESTRIANS DAY OR NIGHT.  
09:36:38 MAJOR IMPROVEMENTS TO THE PARKWAY INCLUDE SMOOTH QUIET  
09:36:42 ROAD SURFACE, NEW U-TURN OPPORTUNITIES, INCREASED LENGTH  
09:36:45 OF CAR STACKING AT U-TURNS AND HOA ENTRANCES, NEW TRAFFIC  
09:36:50 DIVIDER INSTALLED AT WALMART TO ILLUMINATE DANGEROUS  
09:36:54 INTERSECTION, NEW PEDESTRIAN WALKWAYS SEPARATED FAR FROM  
09:37:00 TRAFFIC LINES, SEVEN-FOOT BICYCLE LANES WITH INCREASED  
09:37:03 GREEN COLOR PAVEMENT INTERSECTIONS, ADDITIONAL STREET  
09:37:07 LIGHTING, THREE NEW WELLS TO ENABLE PROPER IRRIGATION,  
09:37:10 BEAUTIFICATION WITH ENHANCED LANDSCAPING.  
09:37:14 THE VILLAGE HELD A RIBBON CUTTING CEREMONY FEBRUARY 11,  
09:37:18 2021 TO CELEBRATE THE RENOVATION.  
09:37:22 ENJOY THIS ESTERO LIFE MAGAZINE EXCLUSIVE DRONE VIDEO  
09:37:26 FOOTAGE OF THE NEW ESTERO PARKWAY, AND THAT WILL BE  
09:37:29 POSTED TO OUR WEBSITE, ESTEROLIFEMAGAZINE.COM IN ABOUT 10  
09:37:34 MINUTES.  
09:37:35 SO I INVITE YOU TO GO TO OUR WEBSITE AND TAKE A LOOK AT  
09:37:39 THE DRONE FOOTAGE.  
09:37:40 IT'S PRETTY SPECTACULAR FROM ABOVE.  
09:37:43 THANK YOU.  
09:37:44 >>Mayor Ribble: THANK YOU, GARY.  
09:37:46 >> NEXT AND LAST IS MR. BOB DEONNE FROM PELICAN SOUND  
09:37:52 REPRESENTING HIMSELF.  
09:37:53 >> GOOD MORNING.  
09:37:55 BOB DEONNE, GLEN LAKES DRIVE, PELICAN SOUND GOLF AND

09:38:03 RIVER CLUB IN ESTERO.  
09:38:05 I WANTED TO PRESENT THIS INFORMATION WHICH WAS HANDED OUT  
09:38:10 OR E-MAILED TO A VARIETY OF DIFFERENT PEOPLE ON OUR  
09:38:15 PELICAN SOUND WATER CRAFT AND RIVER COMMITTEE THAT IS  
09:38:18 HOSTING ITS THIRD ANNUAL ESTERO RIVER NEIGHBORHOOD  
09:38:23 MEETING AND UPDATE.  
09:38:24 VIA ZOOM, MARCH 9th, FROM 3:30 TO 5:00.  
09:38:31 THIS WAS PREVIOUSLY SENT OUT TO A VARIETY OF PEOPLE BUT I  
09:38:34 WANTED TO MAKE IT FORMAL AND GET IT ON THE RECORD SO THAT  
09:38:36 OTHER PEOPLE CAN SEE THAT WE'RE HAVING THIS MEETING.  
09:38:42 IT'S BEEN VERY SUCCESSFUL.  
09:38:44 LAST YEAR WE HAD 115 ATTENDEES.  
09:38:47 THIS YEAR, OVER 200 ARE ALREADY PRE-REGISTERED FOR THE  
09:38:52 MEETING.  
09:38:52 WE HAVE BEEN ABLE TO TALK TO ZOOM AND BE ABLE TO GET THAT  
09:38:55 UP TO A POTENTIAL OF 500 PEOPLE.  
09:38:58 HOPEFULLY WE CAN GET 500.  
09:39:00 BUT THERE IS PLENTY OF ROOM.  
09:39:02 HOPEFULLY ANYONE IN THE AUDIENCE, I HAVE THIS INFORMATION  
09:39:07 AS TO HOW TO SIGN UP AND REGISTER IN ADVANCE.  
09:39:11 THE -- THIS YEAR'S PANEL INCLUDE OUR VICE MAYOR, THANK  
09:39:15 YOU, KATY.  
09:39:16 DAVID WILLEMS, THANK YOU, DAVID.  
09:39:21 DR. DUKE FROM THE WATER SCHOOL.  
09:39:24 THE LEE COUNTY COMMISSIONER KEVIN RUANE AND JENNIFER  
09:39:28 HECKER.  
09:39:29 THIS IS A LONG STATEMENT HERE.  
09:39:31 COASTAL AND HEARTLAND NATIONAL ESTUARY PARTNERSHIP.  
09:39:37 SHE'LL BE HERE AS WELL.  
09:39:39 YOU CAN REGISTER IN ADVANCE AND I WANTED TO MAKE SURE  
09:39:41 THAT IT GOT ON THE RECORD SO THAT PEOPLE CAN SEE HOW TO  
09:39:46 SIGN UP FOR IT.  
09:39:47 WE HAD A GREAT SERVICE IN THE PAST, AND WE'RE  
09:39:50 ANTICIPATING A GREAT SERVICE NEXT WEEK WITH INFORMATION.  
09:39:57 I'LL TAKE 20 SECONDS FOR ONE OF YOUR ITEMS ON THE AGENDA  
09:40:02 SO I DON'T HAVE TO GET UP AGAIN TO CONSUME MORE TIME.  
09:40:06 ESTERO RIVER NORTH BRANCH DRAINAGE IMPROVEMENT, THANK YOU  
09:40:09 FOR HAVING IT ON AGAIN WITH THE COMMENTS FROM THE MAYOR  
09:40:12 AND OTHERS.  
09:40:14 I'M SURE THAT THIS WILL BE AN ITEM THAT WILL BE APPROVED.  
09:40:17 IT'S -- ANY STEP IN THE RIGHT DIRECTION TO CORRECT THE  
09:40:21 ESTERO RIVER IS CERTAINLY APPRECIATED.  
09:40:23 THANK YOU.  
09:40:24 >>Mayor Ribble: THANK YOU.  
09:40:25 THAT IT, CAROL?  
09:40:27 >>Carol Sacco: THAT'S IT, MAYOR.  
09:40:28 >>Mayor Ribble: MOVING ALONG.  
09:40:28 NEXT ON THE AGENDA IS A CONSENT AGENDA.

09:40:31 ANY MORE COUNCIL MEMBERS HAVE COMMENTS OR QUESTIONS  
09:40:34 REGARDING THE COUNCIL MEETING MINUTES OR RESOLUTIONS?  
09:40:38 MOTION?  
09:40:39 QUESTION, HOWARD?  
09:40:42 >> EXCUSE ME.  
09:40:42 I HAVE A COMMENT ON THE MINUTES OF THE 17th UNDER THE  
09:40:47 ROLL CALL PROVISION.  
09:40:49 APPARENTLY THAT PARAGRAPH GOT SHIFTED OVER FROM THE  
09:40:54 MEETING ON THE THIRD, AND I NOTICED THAT YOU HAVE ME DOWN  
09:40:59 AS LEAVING THE MEETING AT 11:00.  
09:41:01 I ACTUALLY WAS ON ZOOM AND WAS THERE FOR THE WHOLE  
09:41:05 MEETING.  
09:41:05 SO IF YOU CAN CORRECT THAT, CAROL.  
09:41:10 >>Mayor Ribble: ANY OTHER QUESTIONS?  
09:41:12 NONE?  
09:41:12 MOTION TO MOVE THE CONSENT AGENDA WITH THAT NOTED?  
09:41:17 KATY.  
09:41:18 SECOND BY JON McLAIN.  
09:41:20 CALL THE ROLL.  
09:41:24 >>Jim Wilson: AYE.  
09:41:26 >>Nick Batos: AYE.  
09:41:27 >>Jon McLain: AYE.  
09:41:28 >>Jim Boesch: AYE.  
09:41:30 >>Howard Levitan: AYE.  
09:41:31 >>Katy Errington: AYE.  
09:41:33 >>Mayor Ribble: AYE.  
09:41:34 THE NEXT ITEM IS RESOLUTION NUMBER 2021-03, SELECTION OF  
09:41:39 PLANNING, ZONING AND DESIGN BOARD MEMBERS.  
09:41:43 WOULD THE CLERK PLEASE READ THIS TITLE ON THE RESOLUTION?  
09:41:46 >>Carol Sacco: RESOLUTION NUMBER 2021-03 OF THE VILLAGE  
09:41:50 COUNCIL OF THE VILLAGE OF ESTERO, FLORIDA.  
09:41:52 APPOINTING MEMBERS TO THE VILLAGE OF ESTERO PLANNING,  
09:41:54 ZONING AND DESIGN BOARD.  
09:41:56 ESTABLISHING TERMS OF THE MEMBERS APPOINTING A CHAIR AND  
09:42:00 PROVIDING AN EFFECTIVE DATE.  
09:42:02 >>Mayor Ribble: STEVE -- HOWARD?  
09:42:04 >>Howard Levitan: I WANT TO NOTE AS I DID THE LAST  
09:42:06 MEETING, SINCE I'M A CANDIDATE FOR THIS POSITION, I'M  
09:42:11 RECUSING MYSELF AND WON'T PARTICIPATE IN THE DISCUSSION  
09:42:14 OR THE VOTE AND I FILED MY 8-B FORM WITH THE CLERK.  
09:42:23 >>Mayor Ribble: OKAY.  
09:42:24 STEVE, WOULD YOU LIKE TO INTRODUCE THIS, PLEASE?  
09:42:26 >>Steven Sarkozy: THANK YOU, MAYOR, MEMBERS OF COUNSEL.  
09:42:28 AS THE COUNCIL IS AWARE BUT FOR THE BENEFIT OF THE  
09:42:30 COMMUNITY, AS THE VILLAGE COUNCIL ADOPTED THE LAND  
09:42:36 DEVELOPMENT CODE, A CHANGE IN THAT CODE INCLUDES THE  
09:42:41 COMBINATION OF THE PLANNING AND ZONING BOARD AND THE  
09:42:43 DESIGN REVIEW BOARD INTO ONE BODY THAT WOULD HOPEFULLY

09:42:48 ACT MORE EFFICIENTLY.  
09:42:51 IT'S A PROCESS IMPROVEMENT THAT WE THINK COULD SHORTEN  
09:42:54 THE TIMELINE FOR PROJECT APPROVAL WHERE IT'S APPROPRIATE.  
09:43:00 THE VILLAGE COUNCIL HAS ADVERTISED AND INTERVIEWED  
09:43:05 POTENTIAL NEW CANDIDATES FOR THIS COMBINED BOARD AND HAS  
09:43:11 TAKEN INDICATION OF INTERESTED FROM THE EXISTING MEMBERS  
09:43:15 OF THE DESIGN REVIEW BOARD AND PLANNING COMMISSION OF THE  
09:43:17 MEMBERS WHO WOULD LIKE TO BE APPOINTED TO THE NEW BODY.  
09:43:20 IT WOULD BE APPROPRIATE TODAY FOR THE COUNCIL TO SELECT  
09:43:23 THAT NEW GROUP.  
09:43:25 YOU CAN GO UP TO NINE PEOPLE.  
09:43:28 WE'RE RECOMMENDING THAT THERE IS NO (INAUDIBLE).  
09:43:33 WE DISCUSSED WITH THE COUNCIL SOME VARIOUS IDEAS, BUT THE  
09:43:37 BEST WAY TO DO THIS, WE THINK IS TO SIMPLY USE A PAPER  
09:43:41 BALLOT TO VOTE ON THIS.  
09:43:44 IF YOU WOULD MARK A BALLOT THAT'S BEEN HANDED OUT, CAROL  
09:43:49 IS HANDING THAT OUT OR -- IF YOU'D VOTE ON THIS, WE'LL  
09:43:54 HAVE THE VILLAGE ATTORNEY BURT SAUNDERS TALLY THE VOTE  
09:43:59 AND COME BACK AND ANNOUNCE --  
09:44:01 >>Mayor Ribble: BEFORE WE VOTE WE NEED TO HAVE PUBLIC  
09:44:03 COMMENT.  
09:44:04 >>Steven Sarkozy: YES.  
09:44:04 BUT WE'LL HAVE THE VILLAGE ATTORNEY SUMMARIZE THE TALLY.  
09:44:12 AFTER THAT, THERE WOULD BE A DISCUSSION OF A CHAIR OR  
09:44:20 CO-CHAIRS FOR THIS COMMITTEE.  
09:44:24 AND THEN THAT WOULD COMPLETE YOUR ITEM ON THIS  
09:44:27 APPOINTMENT PROCESS.  
09:44:29 >>Mayor Ribble: OKAY.  
09:44:30 ANY COMMENTS OR QUESTIONS FROM THE COUNCIL ON THIS ITEM?  
09:44:34 OKAY.  
09:44:35 CAROL, IS ANYONE SIGNED UP TO SPEAK?  
09:44:38 >>Carol Sacco: NO, MAYOR.  
09:44:41 >>Mayor Ribble: WE'LL GO AHEAD AND DO THE BALLOTS AND  
09:44:43 WHEN WE'RE FINISHED, AND OUR COUNCIL WILL GET THE BALLOT.  
09:44:50 >>Steven Sarkozy: AND MR. MAYOR, TWO QUICK COMMENTS, WE  
09:44:52 PUT ON THE BALLOT A PLACE FOR YOU TO PRINT YOUR NAME AS  
09:44:56 YOU KNOW, THERE ARE NO SECRET BALLOTS IN PUBLIC OFFICE,  
09:45:00 SO WE'LL HAVE TO HAVE YOUR NAME ON THE SHEET.  
09:45:04 ALSO, IF YOU GET TO THE POINT OF APPOINTING CO-CHAIRS, AS  
09:45:09 I UNDERSTAND THERE MAY BE DISCUSSION OF THAT, THERE WILL  
09:45:12 NEED TO BE AN AMENDMENT TO THE LAND DEVELOPMENT CODE.  
09:45:14 I TALKED TO NANCY STROUD ABOUT THAT.  
09:45:16 IF YOU GO THAT ROUTE, NO PROBLEM WITH DOING THAT.  
09:45:19 YOU CAN MAKE THAT APPOINTMENT FOR CO-CHAIRS IF THAT'S  
09:45:22 YOUR DESIRE AND THEN WE'LL GO THROUGH THE PROCESS JUST TO  
09:45:25 AMEND THE CODE TO MAKE SURE IT'S CLEAR THAT THAT'S THE  
09:45:28 PROCESS THAT'S BEEN AUTHORIZED.  
09:45:33 >> MR. MAYOR?

09:45:34 >>Mayor Ribble: YEAH.  
09:45:36 >> QUESTION.  
09:45:37 DOES THE NEW ORDINANCE REQUIRE SPECIFIC PROFESSIONAL  
09:45:42 QUALIFICATIONS FROM ANY OR ALL OF THESE PEOPLE?  
09:45:47 DO WE NEED AN ENGINEER?  
09:45:48 DO WE NEED THE LANDSCAPE ARCHITECT AND OTHER THINGS?  
09:45:53 >>Mayor Ribble: CAN YOU RESPOND TO THAT?  
09:46:01 >> THANK YOU.  
09:46:01 GOOD MORNING.  
09:46:02 THE NEW CODE DOES NOT REQUIRE ANY PARTICULAR PROFESSION  
09:46:06 BUT IT DOES ENCOURAGE A VARIETY OF DIFFERENT KINDS OF  
09:46:08 PROFESSIONS TO BE APPOINTED.  
09:46:11 THANK YOU.  
09:46:31 MR. SAUNDERS, I'M READY FOR MY BALLOT.  
09:46:48 >>Burt Saunders: WHEN EVERYBODY COMPLETED THE BALLOTS,  
09:46:50 THE CLERK WILL PICK THEM UP AT THE SAME TIME.  
09:46:53 >>Mayor Ribble: OKAY.  
09:46:54 DON'T WANT YOU TO GET TOO MUCH EXERCISE.  
09:47:44 ANYONE NEED MORE TIME?  
09:47:46 WE ALL FINISHED?  
09:47:49 I THINK WE'RE ALL DONE, BURT.  
09:50:12 >> I DO FOR A QUESTION FOR COUNCILMAN BOESCH.  
09:50:17 COULD YOU GIVE THIS BACK TO COMMISSIONER -- OR COUNCILMAN  
09:50:20 BOESCH?  
09:50:20 THE QUESTION -- I'M NOT SURE WHAT THAT MEANS THERE.  
09:50:24 I THINK THAT'S A VOTE.  
09:50:26 I JUST WANT TO MAKE SURE.  
09:50:44 MR. MAYOR, I GOT THE TALLY.  
09:51:47 THIS TURNED OUT TO BE A LOT EASIER THAN I THOUGHT IT WAS  
09:51:50 GOING TO BE.  
09:51:50 YOU HAVE EIGHT APPLICANTS THAT HAVE SIX VOTES.  
09:51:56 ONE APPLICANT WITH FIVE AND ONE APP WITH ONE.  
09:52:00 THE SIX VOTES, KRISTIN JEANNIN, BARRY JONES, MICHAEL  
09:52:08 SHEELEY, THEN JIM WALLACE HAS FIVE VOTES.  
09:52:13 MARCUS ALLEN HAS ONE VOTE.  
09:52:16 THEN FOR SIX VOTES, ANTHONY GARGANO.  
09:52:20 MARLENE NARATIL.  
09:52:22 JAMES TATOOLES.  
09:52:24 LEONARD SCOTTY WOOD, AND HOWARD LEVITAN.  
09:52:28 YOU ONLY HAVE ONE POSITION WHERE THERE IS FIVE VOTES  
09:52:33 WHICH I'D ASSUME WOULD -- YOU'D CONSIDER THAT PERSON  
09:52:35 APPOINTED.  
09:52:36 IF THAT'S THE CASE, THEN YOU'VE GOT YOUR NINE NAMES.  
09:52:43 >>Mayor Ribble: SO WE HAVE NINE NAMES?  
09:52:47 >> YES.  
09:52:48 >>Mayor Ribble: EVERYONE OKAY WITH FIVE VOTES AND THE  
09:52:51 NINE NAMES?  
09:52:53 CONSENT WITH COUNCIL?

09:52:57 OKAY.  
09:53:03 YOU WANT TO READ THOSE -- READ THE FINAL NAMES AGAIN SO  
09:53:06 PEOPLE KNOW --  
09:53:09 >>Burt Saunders: YEAH.  
09:53:10 THE NINE APPOINTEES, KRISTIN JEANNIN, BARRY JONES,  
09:53:14 MICHAEL SHEELEY, JIM WALLACE, ANTHONY GARGANO, MARLENE  
09:53:20 NARATIL, JAMES TATOOLES, LEONARD SCOTTY WOOD AND HOWARD  
09:53:32 LEVITAN.  
09:53:32 >>Mayor Ribble: OKAY.  
09:53:33 I GUESS WE NEED TO MAKE A MOTION ON THIS, CORRECT?  
09:53:36 >>Burt Saunders: YOU'LL NEED A MOTION TO FORMALIZE THE  
09:53:37 APPOINTMENTS.  
09:53:38 >>Mayor Ribble: OKAY.  
09:53:41 >> WE ACCEPT -- (OFF MICROPHONE).  
09:53:44 >>Mayor Ribble: SECONDED BY JON McLAIN.  
09:53:47 MADAM CLERK, PLEASE CALL THE ROLL.  
09:53:53 >>Jon McLain: AYE.  
09:53:54 >>Jim Boesch: AYE.  
09:53:55 >>Nick Batos: AYE.  
09:53:57 >>Jim Wilson: AYE.  
09:53:59 >>Katy Errington: AYE.  
09:54:00 >>Mayor Ribble: AYE.  
09:54:02 >>Burt Saunders: MR. MAYOR, AS PART OF THAT, YOU'LL NEED  
09:54:05 TO DETERMINE WHICH APPOINTEES WILL HAVE A TWO-YEAR  
09:54:09 TERM -- OR THREE YEAR TERM RATHER AND WHICH ONES WILL  
09:54:12 HAVE A TWO-YEAR TERM.  
09:54:13 THE RECOMMENDATION IS THAT YOU HAVE FIVE WITH A  
09:54:17 THREE-YEAR TERM AND FOUR WITH A TWO-YEAR TERM.  
09:54:21 >>Mayor Ribble: YEAH.  
09:54:21 STEVE, YOU WANT TO ADDRESS THAT?  
09:54:24 >>Steven Sarkozy: YES.  
09:54:24 THANK YOU, MAYOR, MEMBERS OF COUNCIL.  
09:54:26 I'D RECOMMEND THAT AT THIS POINT WE'D TAKE THE NUMBERS  
09:54:30 COMING OFF OF THE PLANNING AND ZONING BOARD AS YOUR  
09:54:38 NUMBER WITH THREE YEARS OF APPOINTMENT, THAT WOULD BE I  
09:54:43 BELIEVE SCOTTY WOOD, MARLENE NARATIL, JIM TATOOLES,  
09:54:51 ANTHONY GARGANO AND MIKE SHEELEY.  
09:54:55 AND THEN THE BALANCE APPOINTED TO TWO YEAR TERMS,  
09:55:02 MR. WALLACE, KRISTIN JEANNIN AND LEVITAN.  
09:55:09 >>Mayor Ribble: ARE YOU OKAY WITH THAT, JON?  
09:55:13 >>Jon McLain: I'M FINE WITH THAT.  
09:55:13 THE TWO-YEAR TERMS, THEY CAN BE RENEWED BY THE COUNCIL  
09:55:17 FOR ANOTHER TWO YEAR TERM OR ONE YEAR TERM?  
09:55:22 >> I BELIEVE IT'S A TWO-YEAR TERM.  
09:55:24 ALL THE MEMBERS SERVE AT THE DISCRETION OF THE COUNCIL.  
09:55:29 >>Jon McLain: OKAY.  
09:55:30 >>Mayor Ribble: GREAT.  
09:55:31 SO WOULD SOMEONE LIKE TO MAKE A MOTION TO APPROVE WHAT



09:55:35 STEVE SAID?  
09:55:37 KATY.  
09:55:38 SECONDED BY JON.  
09:55:39 PLEASE CALL THE ROLL, MADAM CLERK.  
09:55:44 >>Jim Wilson: AYE.  
09:55:45 >>Nick Batos: AYE.  
09:55:46 >>Jim Boesch: AYE.  
09:55:48 >>Jon McLain: AYE.  
09:55:50 >>Katy Errington: AYE.  
09:55:51 >>Mayor Ribble: AYE.  
09:55:53 >>Burt Saunders: MR. MAYOR?  
09:55:54 MR. MAYOR, THE NEXT THING ON THIS ITEM, YOU NEED TO  
09:55:57 SELECT A CHAIRMAN AND IF YOU NEED TO MAKE A DECISION AS  
09:56:00 TO WHETHER OR NOT YOU'LL ELECT A CHAIRMAN OR ELECT TWO  
09:56:03 CHAIRMAN.  
09:56:05 >>Mayor Ribble: OKAY.  
09:56:06 STEVE?  
09:56:07 YOU READY TO TAKE THIS ONE ON?  
09:56:11 >>Steven Sarkozy: YES.  
09:56:11 MAYOR AND COUNCIL MEMBERS, WE ARE RECOMMENDING THERE WILL  
09:56:13 BE A CO-CHAIR SITUATION IN THIS CASE RECOGNIZING THAT WE  
09:56:20 HAVE A BRAND NEW LAND DEVELOPMENT CODE THAT HAS BEEN  
09:56:23 COMPLETELY RE-WRITTEN, AND THAT WE NEED A TRANSITION  
09:56:29 PROCESS AS EVERYONE COMES UP TO SPEED ABOUT THE  
09:56:33 INFORMATION THAT'S IN THAT LAND DEVELOPMENT CODE.  
09:56:38 THE SUGGESTION IS THAT YOU APPOINT CO-CHAIRS.  
09:56:43 IN THIS CASE SCOTTY WOOD, WHO IS THE EXISTING CHAIR OF  
09:56:46 THE PLANNING AND ZONING BOARD, AND HOWARD LEVITAN, WHO  
09:56:50 HAS BEEN THE LIAISON FROM THE COUNCIL TO THE PLANNING AND  
09:56:54 ZONING BOARD AND HIGHLY INVOLVED IN THE CONSTRUCTION OF  
09:57:01 THE LAND DEVELOPMENT CODE.  
09:57:04 WE'RE RECOMMENDING -- THIS IS NOT PART OF THE MOTION, BUT  
09:57:07 JUST BY WAY OF BACKGROUND, THAT THE NEW PLANNING AND  
09:57:10 ZONING BOARD, ALL NINE MEMBERS BE INVOLVED IN TRAINING  
09:57:15 DURING THE MONTH OF MARCH AND APRIL, AND THEN FORMALLY  
09:57:20 TAKE THEIR POSITIONS WITH A FULL AGENDA IN MAY.  
09:57:25 SO THAT TRAINING PROCESS WOULD ALLOW US TO LOOK AT HOW  
09:57:29 WE'LL CONDUCT THE MEETINGS AND GET INTO SOME OF THE REAL  
09:57:34 PARTICULARS OF THE LAND DEVELOPMENT CODE WHICH PEOPLE ARE  
09:57:37 GENERALLY AWARE OF AS PART OF THE ADOPTION PROCESS, BUT  
09:57:42 THE APPLICATION OF THE CRITERIA TO SPECIFIC PROJECTS IS  
09:57:46 GOING TO BE A TRANSITION AND SO THAT'S HOW WE PLAN TO  
09:57:51 MOVE FORWARD.  
09:57:52 SO THE RECOMMENDATION AT THIS POINT WOULD BE CO-CHAIRS OF  
09:57:57 SCOTTY WOOD AND HOWARD LEVITAN.  
09:57:59 >>Mayor Ribble: OKAY.  
09:57:59 ANY COMMENTS FROM THE COUNCIL?  
09:58:01 JON?

09:58:02 >>Jon McLain: NO COMMENT.  
09:58:02 I WAS MAKING A NOMINATION.  
09:58:05 YOU CAN TAKE THE COMMENTS FIRST.  
09:58:09 >>Mayor Ribble: NO COMMENTS?  
09:58:10 >>Jon McLain: I RECOMMEND THAT WE ACCEPT THE  
09:58:12 RECOMMENDATIONS OF TWO CO-CHAIRS.  
09:58:14 >>Mayor Ribble: OKAY.  
09:58:15 SECOND?  
09:58:16 NICK WILL SECOND IT.  
09:58:17 MADAM CLERK, PLEASE CALL ROLL.  
09:58:20 >>Jon McLain: AYE.  
09:58:22 >>Jim Boesch: AYE.  
09:58:24 >>Nick Batos: AYE.  
09:58:25 >>Jim Wilson: AYE.  
09:58:28 >>Katy Errington: AYE.  
09:58:29 >>Mayor Ribble: AYE.  
09:58:30 CONGRATULATIONS, EVERYONE.  
09:58:33 >>Steven Sarkozy: MR. MAYOR?  
09:58:34 >>Mayor Ribble: CO-CHAIRS, SCOTTY AND HOWARD.  
09:58:38 THANK YOU.  
09:58:40 >>Steven Sarkozy: AND MR. MAYOR, THE RESOLUTION WILL BE  
09:58:43 AMENDED TO REFLECT THAT THEY'RE CO-CHAIRS AND THE -- ALSO  
09:58:48 INDICATE WHICH BOARD MEMBERS HAVE THE THREE-YEAR TERMS  
09:58:51 AND WHICH ONES HAVE THE TWO-YEAR TERMS, AND THEN  
09:58:55 MS. STROUD WILL WORKING ON AMENDING IT TO REFLECT THAT.  
09:58:59 >>Mayor Ribble: VERY GOOD.  
09:59:01 ALL RIGHT.  
09:59:02 MOVING RIGHT ALONG.  
09:59:03 WE PULLED ITEM 6B, THE COCONUT LANDING FINAL PLAT BECAUSE  
09:59:08 THEY WERE NOT HERE TODAY.  
09:59:09 WE'RE MOVING TO ITEM 6C.  
09:59:14 NORTH BRANCH DRAIN IMPROVEMENT CONTRACT.  
09:59:17 STEVE, YOU WANT TO INTRODUCE THIS?  
09:59:19 >>Steven Sarkozy: THANK YOU, MEMBER.  
09:59:20 MAYORS OF COUNCIL, THIS ITEM IS INTENDED TO GET COUNCIL  
09:59:27 APPROVAL FOR A MAJOR IMPROVEMENT ON THE NORTH BRANCH OF  
09:59:32 THE ESTERO RIVER.  
09:59:33 THOSE OF YOU WHO WERE AROUND FOR HURRICANE IRMA KNOW THAT  
09:59:37 WE HAD SOME FLOODING ON THREE OAKS PARKWAY WITH A NUMBER  
09:59:42 OF DIFFERENT CAUSES.  
09:59:45 WE ALSO HAD FLOODING WITHIN COUNTRY CREEK THAT APPROACHED  
09:59:54 SOME OF THE HOMES.  
09:59:55 TO CORRECT SOME OF THE PROBLEMS, AT LEAST IN PART, WE'RE  
09:59:58 PROPOSING A PROJECT HERE THAT WOULD MAKE IMPROVEMENTS ON  
10:00:01 THAT NORTH BRANCH THROUGH THE MIDDLE OF COUNTRY CREEK.  
10:00:06 THE PROJECT HERE IS OUTLINED AND I'LL HAVE DAVID WILLEMS  
10:00:13 EXPLAIN THIS FORWARD.  
10:00:14 THERE ARE TWO COMPONENTS IN THE ACTION BEFORE COUNCIL.

10:00:18 THIS IS PART OF A MAJOR COMMITMENT BY THE VILLAGE COUNCIL  
10:00:21 TO THE ESTERO RIVER THAT INCLUDES TESTING OF THE WATER  
10:00:27 QUALITY, NUMBER ONE.  
10:00:31 NUMBER TWO, THE SEPTIC TO SEWER PROJECT THAT THE COUNCIL  
10:00:34 HAS INITIATED.  
10:00:36 NUMBER THREE, THE STUDY OF THE TYPOGRAPHY OF THE RIVER  
10:00:41 FOR THE PURPOSE OF REMOVING SILTATION THAT CAME AS A  
10:00:44 RESULT OF IRMA AND OTHER EVENTS.  
10:00:50 AND OTHER PROJECTS THAT WILL COME FORWARD HERE IN THE  
10:00:55 COMING MONTHS.  
10:00:56 SO THIS IS AN IMPORTANT PIECE BUT IT'S PART OF AN OVERALL  
10:00:59 PACKAGE AS WE LOOK AT THE CONDITION OF THE RIVER AND OUR  
10:01:05 ENVIRONMENTAL STEWARDSHIP OF THIS IMPORTANT NATURAL  
10:01:08 FEATURE.  
10:01:09 SO I'LL TURN IT OVER TO DAVID WILLEMS FOR DETAILS ON THIS  
10:01:13 PROJECT WHICH IS OUTLINED FURTHER IN YOUR PACKET, OF  
10:01:18 COURSE.  
10:01:18 DAVID?  
10:01:20 >>David Willems: MORNING, COUNCIL.  
10:01:21 FOR THE RECORD, DAVID WILLEMS, PUBLIC WORKS DIRECTOR.  
10:01:26 I'LL GO OVER THE PROJECT AND CONTRACT ITSELF.  
10:01:29 WHAT WE'RE LOOKING TO DO AS STEVE SAID IS TO IMPROVE THE  
10:01:31 FLOW OF WATER THROUGH COUNTRY CREEK.  
10:01:33 THAT'S REALLY A PINCH POINT WITH THE WATER COMING DOWN  
10:01:36 FROM ALL THE WAY UP NORTH OF ALIKO ROAD SO THE  
10:01:41 DEVELOPMENT IS REALLY PINCHED THE RIVER AND WE'RE LOOKING  
10:01:44 FOR WAYS TO GET THE WATER AROUND COUNTRY CREEK, SO THAT  
10:01:47 WE CAN ELIMINATE SOME OF THE FLOODING THAT HAPPENED WITH  
10:01:50 IRMA.  
10:01:51 THERE WAS A COUPLE OF RECOMMENDATIONS IN THE STORM WATER  
10:01:54 MASTER PLAN, AND WHAT THEY INCLUDED WAS IMPROVING THE  
10:02:00 BYPASS DITCH THAT GOES AROUND COUNTRY CREEK TO GET MORE  
10:02:03 WATER AROUND COUNTRY CREEK SO IT DOESN'T BACK UP, AND  
10:02:07 THEN ALSO RE-ESTABLISH A HISTORICAL CONNECTION BETWEEN  
10:02:11 THE NORTH AND SOUTH BRANCH OF THE ESTERO RIVER, DOWN HERE  
10:02:14 TO THE SOUTH END OF THIS LINE BETWEEN BAMBOO ISLAND AND  
10:02:18 COUNTRY CREEK.  
10:02:19 WHAT WE'D LIKE TO DO IS CONTRACT WITH JR EVANS TO GET A  
10:02:23 LITTLE MORE DETAILED MODELING TO MAKE SURE THAT THESE ARE  
10:02:25 THE CORRECT PROJECTS TO MOVE FORWARD.  
10:02:28 THE CONTRACT WOULD ALSO INCLUDE THEM DESIGNING,  
10:02:32 PERMITTING AND PROVIDING ALL THE CONSTRUCTION SERVICES  
10:02:34 FOR THAT.  
10:02:36 THE PROPOSED CONTRACT IS BELOW WHAT WE HAVE ALLOCATED FOR  
10:02:40 THIS YEAR FOR THESE TWO PROJECTS.  
10:02:43 THE \$194,000 AND THEN WE'RE PROPOSING TO INCLUDE A 10%  
10:02:50 CONTINGENCY IF THERE IS ADDITIONAL SURVEYING OR  
10:02:54 ADDITIONAL ITEMS WE NEED WITH THAT PROJECT.

10:02:56 WITH THAT, I CAN ANSWER ANY QUESTIONS YOU HAVE.  
10:02:59 >>Mayor Ribble: ANY QUESTIONS FROM COUNCIL?  
10:03:01 JON?  
10:03:03 >>Jon McLain: DAVID, SO THIS IS GOING TO COST ABOUT 213  
10:03:06 WITH THE CONTINGENCY IN THERE.  
10:03:07 IN THE BUDGET, WE HAVE 342,000.  
10:03:11 WAS THE 342 ACCOUNTED TO THE ACTUAL CONSTRUCTION AND  
10:03:16 REMOVAL OF ANY DEBRIS OR WHATEVER WORK THAT MAY BE  
10:03:20 REQUIRED?  
10:03:22 >>David Willems: NO.  
10:03:22 THAT'S JUST FOR THIS YEAR.  
10:03:23 WE BUDGETED NEXT YEAR OVER \$800,000 FOR ACTUAL WORK.  
10:03:28 >>Jon McLain: TO DO THE WORK.  
10:03:29 >>David Willems: YES.  
10:03:29 THE PLAN IS TO PERMIT IT THIS YEAR, BUILD IT NEXT YEAR.  
10:03:34 >>Mayor Ribble: ANY OTHER COMMENTS?  
10:03:35 NICK?  
10:03:36 >>Nick Batos: WE HAVE A RIGHT-OF-WAY ON ALL THIS  
10:03:38 POTENTIAL WORK?  
10:03:40 >>David Willems: NO.  
10:03:40 THERE WILL BE EASEMENTS WE'LL NEED TO OBTAIN.  
10:03:45 THERE ALREADY IS FLOW THROUGH THAT BYPASS.  
10:03:47 IT'S PART OF THEIR PERMIT THEY NEED TO TAKE THE WATER  
10:03:49 THROUGH THERE.  
10:03:50 WHAT WE'D BE LOOKING TO DO IS IMPROVE THAT SO THERE WILL  
10:03:54 NEED TO BE COORDINATION WITH COUNTRY CREEK TO IMPLEMENT  
10:03:59 IT.  
10:03:59 BUT THE MAIN COMMUNITY THAT'S GETTING THE BENEFIT IS  
10:04:02 COUNTRY CREEK.  
10:04:05 >> I'D LIKE TO COMMENT ON THIS PARTICULAR PROJECT BECAUSE  
10:04:08 IT INVOLVES (OFF MICROPHONE).  
10:04:14 PEOPLE DON'T REALIZE HOW MUCH THE ESTERO RIVER HAS BEEN  
10:04:17 ABUSED OVER THE LAST 50 YEARS.  
10:04:19 IT SEEMS THAT ESTERO RIVER IS THE STEPSTONE THAT'S BEEN  
10:04:28 ABUSED.  
10:04:31 ALL OF THE SEDIMENT, ALL OF THE BUSHES OVERGROWN AND SO  
10:04:34 FORTH, ALL OF THE NEGLECT WITH VERY LITTLE MONEY SPENT TO  
10:04:43 MAINTAIN THIS RIVER.  
10:04:47 NOW IN EVERY TOWN, EVERY VILLAGE AND EVERY MUNICIPALITY,  
10:04:52 YOU HAVE MAIN ROADS.  
10:04:54 THEY'RE ALL TAKING CARE OF THE MPO AND SO FORTH.  
10:04:59 IN OUR PARTICULAR CASE, IT SEEMS THAT SINCE WE PROBABLY  
10:05:07 ARE A STEPCHILD FOR ALL OF THE AGENCIES INCLUDING (OFF  
10:05:11 MICROPHONE) -- NO MONEY HAS BEEN SPENT TO TAKE CARE OF  
10:05:14 THIS RIVER.  
10:05:15 IN ADDITION TO THE RIVER ITSELF, WE HAVE A STATE PARK AND  
10:05:23 THAT RIVER IS PROBABLY ONE OF THE MOST -- ONE OF THE  
10:05:27 ELEMENTS OF THE STATE PARK.

10:05:28 IT BRINGS IN MANY, MANY PEOPLE.  
10:05:38 (MUFFLED AUDIO)  
10:05:41 IT'S PROBABLY ONE OF THE NUMBER ONE RECREATION ACTIVITIES  
10:05:45 THAT GOES ON AT THAT PARK.  
10:05:47 SO IT ALSO -- PEOPLE SHOULD REALIZE THAT IT IS -- THERE  
10:05:52 IS AN ENTRANCE THAT GOES INTO ESTERO BAY.  
10:05:57 SO ALL OF THAT IS SO IMPORTANT AND IT SEEMS THAT IT  
10:06:03 SHOULD BE, IN MY OPINION, SHARED BY THE COUNTY.  
10:06:08 IT'S A COUNTY ACTIVITY AND SO THE (MUFFLED AUDIO) HAS  
10:06:19 BEEN, YOU GOT THE MONEY, YOU FIX THE RIVER.  
10:06:22 THAT'S MY OPINION AND THAT SEEMS TO BE WHERE WE'RE GOING  
10:06:26 WHEREAS THE COUNTY SHOULD BE INVOLVED IN THIS PARTICULAR  
10:06:29 MAINTENANCE AS PROJECT.  
10:06:30 PUTTING THAT ASIDE, IT HAS TO BE DONE.  
10:06:32 WE HAVE TO MAINTAIN THE RIVER.  
10:06:38 WE ALSO REALIZE THE TWO FEET OF EXTRA SILT CAME FROM IRMA  
10:06:44 AND THE FLOOD AND THAT'S WHERE IT -- IF WE DON'T MAINTAIN  
10:06:50 THE RIVER, IT'S GOING TO BE A DISASTER FOR OUR  
10:06:54 MUNICIPALITY.  
10:06:56 SO THIS PRESENTATION YOU'RE GIVING IS ALMOST A DEMAND  
10:06:59 THAT WE HAVE TO DO IT IN ORDER TO GET THE RIVER AT LEAST  
10:07:02 UP TO A MINIMUM STANDARD OF WHAT WILL NEED TO BE MET.  
10:07:10 I STRONGLY SUPPORT THIS AND THE COUNCIL AND I AND ALL THE  
10:07:15 RESIDENTS SUPPORT THIS PROJECT THAT YOU'RE PRESENTING,  
10:07:19 DAVID.  
10:07:20 IT IS PROBABLY ONE OF THE MOST IMPORTANT PROJECTS WE HAVE  
10:07:23 EVER TAKEN HERE.  
10:07:27 >>Mayor Ribble: NICK?  
10:07:28 >>Nick Batos: ONE MORE QUESTION.  
10:07:28 ON THE IMPROVEMENTS TO THE CULVERT AROUND COUNTRY CREEK,  
10:07:33 IS THAT PART OF THE ORIGINAL DRAINAGE PLAN THAT COUNTRY  
10:07:39 CREEK HAD IN THE SOUTH PART OF THE RIVER?  
10:07:44 >> THE BRIDGE CROSSINGS OR SOMETHING ELSE?  
10:07:47 >>Nick Batos: NO.  
10:07:48 DOING THE IMPROVEMENTS.  
10:07:49 >> YEAH.  
10:07:50 THE WAY WE'RE DOING THE IMPROVEMENT, YES.  
10:07:51 THAT WAS PART OF THE ORIGINAL SOUTH FLORIDA.  
10:07:55 >>Nick Batos: ARE THEY RESPONSIBLE FOR MAINTAINING IT?  
10:07:57 >> THAT'S ALL PART OF THE DISCUSSION THAT CAN DEFINITELY  
10:07:59 BE BECAUSE THERE WAS -- THEY'RE MAINTAINING IT NOW.  
10:08:03 >>Nick Batos: IF THIS WAS ORIGINALLY THEIR  
10:08:04 RESPONSIBILITY, I'M NOT GOING INTO WHETHER THEY SHOULD BE  
10:08:08 DOING THE WORK NOW, BUT ONCE IT'S DONE, I THINK THAT LIKE  
10:08:13 ALL THE OTHER COMMUNITIES, THEY SHOULD BE ABLE TO  
10:08:15 MAINTAIN IT AT THAT POINT?  
10:08:18 >> YEAH.  
10:08:18 I THINK THAT MAKES SENSE.

10:08:20 >>Mayor Ribble: ANY OTHER COMMENTS FROM COUNCIL?  
10:08:23 OKAY.  
10:08:23 I WANT TO CONCUR WHAT MR. BOESCH SAID.  
10:08:26 I THINK HE DID A GREAT JOB EXPLAINING THE IMPORTANCE OF  
10:08:29 THIS.  
10:08:30 I AGREE WITH HIS STATEMENT.  
10:08:31 ANYONE FROM THE PUBLIC SIGNED UP TO SPEAK TO THIS?  
10:08:34 >>Carol Sacco: NO, MAYOR.  
10:08:35 >>Mayor Ribble: I'LL TAKE A MOTION ON THE ITEM.  
10:08:38 >> MOTION.  
10:08:39 >>Mayor Ribble: SECONDED BY KATY ERRINGTON.  
10:08:40 PLEASE CALL THE ROLL.  
10:08:44 >>Jim Wilson: AYE.  
10:08:45 >>Nick Batos: AYE.  
10:08:46 >>Jim Boesch: AYE.  
10:08:48 >>Jon McLain: AYE.  
10:08:50 >>Howard Levitan: AYE.  
10:08:51 >>Katy Errington: AYE.  
10:08:52 >>Mayor Ribble: AYE.  
10:08:54 OKAY.  
10:08:54 WE'LL NOW OPEN THE PUBLIC HEARING.  
10:08:58 WE HAVE THE SECOND PUBLIC HEARING, ORDINANCE NUMBER  
10:09:01 2021-02, PAVICH REZONING CASE.  
10:09:05 THIS IS A PUBLIC HEARING.  
10:09:08 THIS IS A QUASI JUDICIAL HEARING.  
10:09:12 HAS THIS BEEN PROPERLY ADVERTISED?  
10:09:14 >>Carol Sacco: YES, MAYOR.  
10:09:16 >>Mayor Ribble: WILL THE CLERK READ THE TITLE OF THE  
10:09:18 ORDINANCE?  
10:09:19 >>Carol Sacco: AN ORDINANCE OF THE VILLAGE OF COUNCIL OF  
10:09:22 VILLAGE OF ESTERO, FLORIDA, CONSIDERING A REZONING FROM  
10:09:24 AGRICULTURE AG-2 TO ESTERO PLANNED DEVELOPMENT FOR A .73  
10:09:29 ACRE PARCEL AT THE INTERSECTION OF CORKSCREW ROAD AND  
10:09:33 HAPPY HOLLOW LANE.  
10:09:34 PROVIDING FOR CONFLICTS, PROVIDING FOR SEVERABILITY, AND  
10:09:37 PROVIDING AN EFFECTIVE DATE.  
10:09:39 >>Mayor Ribble: OKAY.  
10:09:40 NANCY?  
10:09:44 HEARING INFORMATION, THAT CORRECT?  
10:09:50 >> MAYOR, WE HAVE THE WRONG PRESENTATION ON THE SCREEN.  
10:10:19 >> JUST A FEW WORDS ABOUT THE QUASIJUDICIAL PROCEDURES.  
10:10:22 THIS MORNING'S AGENDA HAS A ZONING ITEM FOR THE COUNCIL'S  
10:10:25 DECISION, AND ON THIS ITEM, THE COUNSEL SITS IN A  
10:10:29 QUASIJUDICIAL CAPACITY.  
10:10:31 THE DECISION OF WHETHER OR NOT TO APPROVE THE APPLICATION  
10:10:34 LIKE ALL QUASIJUDICIAL MATTERS MUST BE BASED ON THE  
10:10:39 CRITERIA OF THE LAND USE ORDINANCE AND LAND DEVELOPMENT  
10:10:41 CODE AND ON COMPETENT SUBSTANTIAL EVIDENCE PRESENTED AT

10:10:44 THE HEARING.  
10:10:45 IF YOU INTEND TO PROVIDE TESTIMONY ON THE APPLICATION  
10:10:47 THAT IS SUBJECT OF TODAY'S QUASIJUDICIAL HEARING, YOU  
10:10:51 MUST BE SWORN IN BY THE CLERK IN A MOMENT AND YOU SHOULD  
10:10:53 ALSO FILL OUT A PUBLIC SPEAKER'S CARD AND GIVE IT TO THE  
10:10:57 CLERK BEFORE SPEAKING.  
10:10:59 ANY PERSON WHO WRITES TESTIMONY ON THE APPLICATION MAY BE  
10:11:03 SUBJECT TO CROSS-EXAMINATION.  
10:11:06 IN THAT REGARD, THE GENERAL PUBLIC WILL NOT BE PERMITTED  
10:11:09 TO CROSS EXAMINE WITNESSES BUT THE PUBLIC MAY REQUEST THE  
10:11:12 COUNCIL TO DIRECT QUESTIONS ON THEIR BEHALF, TO EITHER  
10:11:15 THE STAFF OR APPLICANT.  
10:11:16 THE APPLICANT AND VILLAGE STAFF MAY CROSS EXAMINE  
10:11:20 WITNESSES.  
10:11:20 IT HAPPENS RARELY, BUT WHEN IT DOES, IT'S IMPORTANT TO  
10:11:23 KNOW THAT.  
10:11:24 COUNCIL MEMBERS MAY ALSO ASK QUESTIONS OF ANY WITNESSES.  
10:11:28 IN GENERAL, THE CLERK WILL SWEAR IN ANY PERSONS WHO  
10:11:31 INTEND TO PROVIDE TESTIMONY.  
10:11:32 WE'LL FIRST HEAR AN INTRODUCTION ON THE APPLICATION FROM  
10:11:37 THE VILLAGE COMMUNITY DEVELOPMENT DIRECTOR AND THEN THE  
10:11:39 APPLICANT WILL ADDRESS THE COUNCIL.  
10:11:43 THEN THE COMMUNITY DEVELOPMENT DIRECTOR, MS. GIBBS WILL  
10:11:47 BE CALLED UPON FOR ANY FURTHER TESTIMONY.  
10:11:49 AFTER THAT, THE MAYOR WILL ALLOW ANYONE FROM THE PUBLIC  
10:11:52 WHO HAS BEEN SWORN IN TO PROVIDE TESTIMONY.  
10:11:55 WE HAVE A TESTIMONY LIMIT TO THREE MINUTES.  
10:11:59 SO BEFORE WE GET STARTED, IF ANY COUNCIL MEMBERS HAD  
10:12:03 EX-PARTE COMMUNICATIONS REGARDING TODAY'S APPLICATION,  
10:12:08 THAT MEMBER SHOULD AT THIS TIME DISCLOSE THOSE EX-PARTE  
10:12:11 COMMUNICATIONS.  
10:12:15 >> YEAH.  
10:12:16 I GOT A ZOOM MEETING WITH FRED DROVDLIC FROM WALDROP AND  
10:12:24 MARK McLAIN FROM MHK ARCHITECTS TO GO OVER THE QUESTIONS  
10:12:32 I HAD.  
10:12:34 >>Mayor Ribble: ANYONE ELSE?  
10:12:36 JON?  
10:12:36 >>Jon McLain: I HAD A SEPARATE CONFERENCE WITH FRED AND  
10:12:40 MARK GOING OVER THE PROJECTS, SPECIFICALLY THE COLORS OF  
10:12:45 THE BUILDING AND SOME FENCING.  
10:12:48 >>Mayor Ribble: KATY?  
10:12:49 >>Katy Errington: I TOO HAD A ZOOM MEETING WITH FRED AND  
10:12:51 MARK AND WE WENT OVER THE DIFFERENT COLORS OF THE  
10:12:54 BUILDING AND OTHER THINGS.  
10:12:57 >>Mayor Ribble: OKAY.  
10:12:57 I HAD NO CONTACT.  
10:13:01 JIM?  
10:13:02 NICK?

10:13:03 >>Nick Batos: I ALSO HAD A ZOOM MEETING WITH FRED AND  
10:13:06 MARK ON THE 23RD.  
10:13:09 I HAD A FEW CONVERSATIONS OVER THE LAST SEVEN OR EIGHT  
10:13:14 MONTHS WITH JOE PAVICH, SR.  
10:13:19 I MET AND TALKED WITH STAFF ON THE ISSUES.  
10:13:23 I VISITED THE SITE.  
10:13:26 >>Mayor Ribble: JIM WILSON?  
10:13:27 >>Jim Wilson: I ALSO HAD A ZOOM MEETING WITH FRED AND  
10:13:30 MARK AND DISCUSSED COLORS AND LAYOUT.  
10:13:38 >> MR. MAYOR?  
10:13:40 IF YOU DO NOT -- DID YOU DISCLOSE ANY EX-PARTE  
10:13:43 COMMUNICATIONS?  
10:13:44 >>Mayor Ribble: I JUST SAID I HAD NO CONTACT.  
10:13:46 >> THANK YOU.  
10:13:47 SO AT THIS TIME ALSO IF ANY MEMBERS HAVE ANY CONFLICT, WE  
10:13:50 SHOULD DISCLOSE THAT AND RECUSE YOURSELVES FROM VOTING.  
10:13:55 SEEING NO CONFLICT, THEN I GUESS IT'S TIME TO SWEAR IN  
10:14:00 THE WITNESSES.  
10:14:00 THANK YOU.  
10:14:05 WOULD YOU LIKE ME TO SWEAR THEM IN?  
10:14:07 ANYONE WHO ABOUT TO GIVE TESTIMONY, PLEASE STAND AND  
10:14:10 RAISE YOUR RIGHT HANDS.  
10:14:13 DO YOU SWEAR OR AFFIRM THAT THE TESTIMONY THAT YOU'RE  
10:14:15 ABOUT TO GIVE WILL BE THE TRUTH, THE WHOLE TRUTH AND  
10:14:17 NOTHING BUT THE TRUTH?  
10:14:19 THANK YOU.  
10:14:24 >>Mayor Ribble: MARY?  
10:14:25 WE'LL HEAR FROM MARY NEXT, IS THAT CORRECT?  
10:14:30 >>Nancy Stroud: YES, SIR.  
10:14:51 >>Mary Gibbs: GOOD MORNING, COUNCIL.  
10:14:52 THIS IS THE PAVICH REZONING CASE WHICH IS A SMALL PARCEL  
10:14:58 LOCATED ON CORKSCREW AT THE CORNER OF HAPPY HOLLOW LANE  
10:15:02 WHICH IS NOT FAR FROM HERE.  
10:15:04 THEY'RE ASKING TO REZONE THE PROPERTY FROM AGRICULTURAL  
10:15:07 WHICH IS THE CURRENT ZONING TO A COMMERCIAL PLANNED  
10:15:11 DEVELOPMENT FOR A VARIETY OF COMMERCIAL USES.  
10:15:15 WHAT THEY'RE PROPOSING TO DO A TWO-STORY BUILDING, 9,000  
10:15:21 SQUARE FEET WHICH MAY BE THE SITE FOR JOE PAVICH'S REAL  
10:15:25 ESTATE OFFICE.  
10:15:25 THEY PROPOSED OTHER USES SUCH AS A CAFE OR GENERAL TYPE  
10:15:30 OF OFFICE USES AND RETAIL TYPE OFFICE USES.  
10:15:34 THIS PROPERTY WAS HEARD BY THE PLANNING AND ZONING BOARD  
10:15:38 AT A COUPLE OF HEARINGS.  
10:15:40 IT'S BEEN THROUGH THE PROCESS.  
10:15:42 IT'S TAKEN A LITTLE WHILE TO GET HERE.  
10:15:43 PLANNING AND ZONING BOARD HEARD IT AND THEY'LL CONTINUE  
10:15:47 IT BECAUSE THEY WANTED SOME ADDITIONAL WORK ON THE DESIGN  
10:15:49 OF THE BUILDING AND THERE WAS ALSO THE QUESTION ABOUT THE



10:15:52 COLORS.  
10:15:56 SO THE PLANNING AND ZONING BOARD RECOMMENDED APPROVAL  
10:15:58 ONCE THE CHANGES WERE MADE, AND IT'S HERE BEFORE YOU NOW.  
10:16:04 THE STAFF RECOMMENDED APPROVAL.  
10:16:07 WE DID NOTE THERE WAS AN ISSUE BETHE COLORS, SO -- WITH  
10:16:10 THE COLORS SO THAT'S BEEN CHANGED.  
10:16:12 THIS IS THE FIRST SMALL PROJECT IN THE VILLAGE CENTER  
10:16:16 LAND USE CATEGORY.  
10:16:17 WE WANTED TO BE VERY CAREFUL AND THOROUGH IN THE REVIEW  
10:16:20 TO MAKE SURE IT MET THE CRITERIA IN THE LAND DEVELOPMENT  
10:16:23 CODE WHICH REQUIRES A LOT OF CONNECTIVITY AND CERTAIN  
10:16:27 PUBLIC BENEFITS.  
10:16:28 SO THE APPLICANT WORKED PRETTY HARD ON THAT.  
10:16:33 I THINK THEY'VE DONE A NICE JOB WITH THE DESIGN OF THE  
10:16:35 BUILDING AND THEY RECENTLY MODIFIED THE COLORS.  
10:16:39 SO THE FIRST READING, WHAT THE APPLICANT WILL DO TODAY  
10:16:42 AND I'M NOT GOING TO GO INTO DETAIL BECAUSE THEY'LL  
10:16:45 ADDRESS WHAT THEY CHANGED SINCE THE FIRST READING AND GO  
10:16:47 OVER SOME OF YOUR QUESTIONS BECAUSE YOU ASKED ABOUT THE  
10:16:49 TURN LANE, AND THE ACCESS TO THE PROPERTY AND YOU ASKED  
10:16:53 ABOUT THE BUILDING COLORS AND I THINK YOU ASKED ABOUT THE  
10:16:58 WALL AND THE MIX OF USES AND MAKING SURE THERE WAS PUBLIC  
10:17:02 ACCESS.  
10:17:03 SO THEY'LL GO OVER THAT AGAIN AND IN MORE DETAIL.  
10:17:06 THEY DID CHANGE THE COLORS.  
10:17:08 IT'S VERY HARD TO TELL IN YOUR BOOK BECAUSE WHEN YOU  
10:17:12 PRINT THEM, THE COLORS DON'T ALWAYS PRINT TO THE TRUE  
10:17:16 COLOR.  
10:17:16 I ASKED THEM TO BRING A SAMPLE OF THE COLOR WHICH IS NOT  
10:17:20 ACCESSIBLE BEIGE.  
10:17:21 IT'S NOT GRAY ANYMORE BUT THEY'LL EXPLAIN THAT IN MORE  
10:17:24 DETAIL.  
10:17:24 SO IF YOU DON'T HAVE ANY QUESTIONS FOR ME AT THE MOMENT,  
10:17:27 I CAN TURN IT OVER TO THE APPLICANT.  
10:17:31 >>Mayor Ribble: ARE YOU READY TO HEAR FROM THE APPLICANT?  
10:17:35 >>Mary Gibbs: FRED DROVDLIC WILL BE THE FIRST SPEAKER.  
10:17:52 >>Fred Drovdlc: GOOD MORNING, COUNCIL MEMBERS.  
10:17:55 MAYOR, VICE MAYOR.  
10:17:56 IT'S NICE TO BE BACK.  
10:17:57 NICE TO BE HEARD HERE.  
10:17:59 MY NAME IS FRED DROVDLIC AS MARY SAID.  
10:18:01 I'M A CERTIFIED PLANNER WITH WALDROP ENGINEERING.  
10:18:04 BEEN IN PLANNING AND CERTIFIED FOR ALMOST 20 YEARS NOW  
10:18:08 AND PRACTICING IN SOUTHWEST FLORIDA SINCE 2004.  
10:18:12 I'M HERE TODAY TO PRESENT TO YOU A MIXED USE DEVELOPMENT  
10:18:17 PROPOSAL FOR JOE PAVICH.  
10:18:19 OF COURSE YOU KNOW HIM.  
10:18:20 HE IS A LOCAL RESIDENT AND OWNER OF PAVICH REALTOR AND

10:18:24 HIS FAMILY A VOLUNTEER AND ESTERO IS LONG-TERM BUSINESS  
10:18:28 OWNERS AND RESIDENTS.  
10:18:31 LET ME GET MY SLIDES GOING.  
10:18:33 YOU'LL HEAR FROM MY TEAM TODAY.  
10:18:35 I DON'T WANT TO BELABOR EVERYTHING TOO MUCH.  
10:18:38 I WANT TO KEEP THE PRESENTATION BRIEF BUT THE  
10:18:40 AMOUNT -- THE QUESTIONS THAT WERE BROUGHT UP AT THE FIRST  
10:18:43 HEARING REQUIRED THAT WE HAD EXPERTS FROM EACH DIFFERENT  
10:18:47 CATEGORY LISTED ON OUR TEAM.  
10:18:48 THEY WILL BE BRIEF AND THEY'LL -- BUT WE'LL SHARE THEIR  
10:18:52 RESPONSES TO YOUR QUESTIONS.  
10:18:54 WE'LL GO THROUGH THOSE AND THEN PLEASE NOTE ANYTHING THAT  
10:18:57 WE MAY HAVE MISSED OR DIDN'T ADDRESS, AND FEEL FREE TO  
10:19:02 BRING IT UP WITH THE EXPERTS OR WHEN WE CONCLUDE, OF  
10:19:05 COURSE WE CAN BRING THEM BACK UP TO ANSWER MORE  
10:19:07 QUESTIONS.  
10:19:07 SO WE'LL EACH SPEAK AND ATTEMPT TO ANSWER AS MANY  
10:19:10 QUESTIONS AS POSSIBLE WITH ALL THE DETAIL AND SO YOUR  
10:19:15 QUESTIONS CAN BE DIRECT AND FRUITFUL.  
10:19:17 TEAM MEMBERS WILL PRESENT BRIEFLY ARE MATTHEW KRAGH FROM  
10:19:23 MHK ARCHITECTURE.  
10:19:27 JAMES INK FROM WALDROP ENGINEERING WHO IS OVER THERE.  
10:19:33 HE HAS 30 PLUS YEARS OF EXPERIENCE AND HE'LL BE ABLE TO  
10:19:36 TALK ABOUT TRANSPORTATION ISSUES AND ANY DRAINAGE  
10:19:39 QUESTIONS AND SITE DEVELOPMENT.  
10:19:41 SABRINA McCABE FROM WALDROP ENGINEERING, PROFESSIONAL  
10:19:44 LANDSCAPE ARCHITECT WHO HAS DONE THE LANDSCAPE AND DESIGN  
10:19:48 AND IT SAYS TED TREESH.  
10:19:50 I GOT THAT WRONG.  
10:19:51 IT'S ACTUALLY REED FELLOWS AND HE'LL TALK A LITTLE BIT  
10:19:55 ABOUT TURN LANE WARRANTS AND CIRCULATION.  
10:20:04 SO FIRST I WANT TO THANK THE COUNCIL MEMBERS WHO SPENT  
10:20:06 TIME WITH MYSELF AND MHK ARCHITECTURE TO SHARE CONCERNS  
10:20:10 AND GUIDE THE DEVELOPMENT.  
10:20:12 IT WAS HELPFUL AND THE EXTRA TIME IS APPRECIATED.  
10:20:16 ALSO, I'D LIKE TO THANK MARY GIBBS AND KATHY EASLEY FOR  
10:20:25 HELPING US GET TO THE FINISH LINE.  
10:20:26 THEIR -- THERE WAS A LOT OF COMMUNICATION AND FEEDBACK  
10:20:29 AND IT HELPED US ALONG VERY WELL.  
10:20:31 SO AS MARY STATED, THE OVERVIEW OF THE PROJECT -- GO BACK  
10:20:37 IS TO REZONE .73 ACRES FROM AGRICULTURAL TO ESTERO  
10:20:41 PLANNED DEVELOPMENT.  
10:20:42 AS SHE SAID IT'S IN THE VILLAGE CENTER FUTURE LAND USE  
10:20:45 CATEGORY.  
10:20:46 THE BUILDING IS A TWO-STORY MULTI-USE COMMERCIAL  
10:20:49 DEVELOPMENT AND SHE SAID 9,000 SQUARE FEET WHICH OVERALL  
10:20:53 IS CORRECT.  
10:20:54 8,000 IS UNDER ROOF.

10:20:56 THERE IS 950 SQUARE FEET PROPOSED IN THE CENTER BETWEEN  
10:21:00 THE TWO BOTTOM UNITS THAT IS LEASABLE SPACE AND WE'LL  
10:21:05 SHOW YOU THAT IN AN OVERVIEW, SO THE TOTAL COMMERCIAL USE  
10:21:09 AREA IS JUST UNDER 9,000 SQUARE FEET.  
10:21:12 ON THE SITE PLAN WE HAVE 26 PARKING SPACES SHOWN.  
10:21:18 THE LOCATION SOUTHWEST CORNER OF CORKSCREW AND HAPPY  
10:21:21 HOLLOW LANE.  
10:21:22 THE GULF SEMINOLE RAILROAD IS TO THE WEST.  
10:21:27 THE RAILROAD IS ACTUALLY APPROXIMATELY 70 FEET FROM THE  
10:21:30 PROPERTY BOUNDARY.  
10:21:33 IT'S ALSO TO THE WEST IS ROUTE 41.  
10:21:37 THERE IS A PUBLIC SHOPPING CENTER OVER THERE.  
10:21:40 ACROSS THE ROAD, ACROSS CORKSCREW IS THE ESTERO RIVER  
10:21:44 LAND.  
10:21:45 U.S. 41 IS APPROXIMATELY A QUARTER MILE TO THE EAST AND  
10:21:48 IT'S APPROXIMATELY 500 FEET TO VIA COCONUT TO THE EAST  
10:21:53 AND THAT'S THE INTERSECTION OF VIA COCONUT AND SANDY  
10:21:56 LANE.  
10:22:01 THE EXISTING CONDITIONS, THERE IS A ROBIN EGG BLUE HOUSE  
10:22:04 THERE.  
10:22:05 THAT PARCEL AND THE PARCEL BEHIND ARE THE TWO WE'RE IN  
10:22:07 DISCUSSION WITH TODAY ACROSS THE STREET OF HAPPY HOLLOW  
10:22:11 IS THE GREEN HOUSE THAT'S BEEN THERE FOR QUITE A WHILE  
10:22:14 AND THEN YOU CAN SEE THE EXISTING SIDEWALK ON CORKSCREW  
10:22:18 ROAD AND THE RAILROAD TRACKS.  
10:22:23 BRIEF OVERVIEW OF THE SITE SO WE CAN GET ORIENTED AND  
10:22:27 I'LL HAVE A PICTURE OF THE ACTUAL BUILDING TO GET  
10:22:30 ORIENTED AND THEN GET INTO DETAILED DISCUSSIONS ON THE  
10:22:33 QUESTIONS FROM THE FIRST READING.  
10:22:35 IT'S 8,000 SQUARE FOOT BUILDING.  
10:22:37 IN THE MIDDLE, IN THE CENTER IS THAT 950 SQUARE FEET,  
10:22:42 APPROXIMATELY THAT I WAS TALKING ABOUT THAT IS LEASABLE  
10:22:46 OUTDOOR SEATING FOR EITHER ONE OF THE TENANTS ON OTHER  
10:22:51 SIDE TO BE ABLE TO USE AND LEASE AS OUTDOOR SEATING AREA.  
10:22:56 THEN THERE IS UP FRONT WHERE THE DARK DRAWINGS ARE THERE,  
10:23:01 THOSE ARE ACTUALLY TRELLISES THAT ARE WHITE.  
10:23:04 THAT'S THE PUBLIC AMENITY AREA.  
10:23:07 AGAIN, WE HAVE A LITTLE BETTER DETAIL OF THAT AND THEN  
10:23:11 SABRINA WILL GO OVER THE DETAILS OF WHAT'S IN THE PUBLIC  
10:23:13 AMENITY AREA.  
10:23:14 THE BUILDING SETBACK ACCORDING TO CODE IT 25 FEET FROM  
10:23:19 CORKSCREW ROAD.  
10:23:20 IT'S TEN FEET FROM HAPPY HOLLOW.  
10:23:22 TEN FEET FROM THE PROPERTY LINE AGAINST THE SEMINOLE GULF  
10:23:27 RAILROAD.  
10:23:28 THOSE WERE DEVIATIONS RECOMMENDED FOR APPROVAL BY STAFF.  
10:23:31 TYPE C BUFFER WITH THE WALL TO THE SOUTH, WE'LL DISCUSS  
10:23:34 THAT.

10:23:35 TYPE D LANDSCAPING ON CORKSCREW ROAD AND HAPPY HOLLOW  
10:23:39 THAT MEETS CODE AND IS NICELY ENHANCED TO GIVE THIS A  
10:23:41 GREAT APPEARANCE AND SABRINA WILL TALK ABOUT THAT.  
10:23:49 THE OTHER STUFF, THE WHITE UP FRONT OF COURSE IS THE  
10:23:51 SIDEWALK.  
10:23:52 IT WILL BE REORIENTED A LITTLE BIT.  
10:23:57 IF THERE WOULD BE A TURN LANE, THAT'S THE GRAY AGAINST  
10:24:00 CORKSCREW ROAD AND WE HAVE THAT ON THE PLAN TO SHOW THE  
10:24:02 SITE PLAN DOES WORK.  
10:24:03 THERE IS ROOM.  
10:24:04 IT DOESN'T NEED CHANGE.  
10:24:06 IF THERE WERE TO BE A TURN LANE WARRANTED AT SOME POINT,  
10:24:09 THEN THE SITE PLAN DOESN'T NEED CHANGE.  
10:24:12 WE JUST HAVE TO REORIENT THE SIDEWALK.  
10:24:16 LET ME GET INTO A FEW DIFFERENT CHANGES.  
10:24:19 SO THIS IS -- HAS BEEN QUITE AN EVOLUTION WITH THE  
10:24:23 PROJECT.  
10:24:25 PART JUST TO COME BETTER IN LINE WITH THE VISION OF  
10:24:27 ESTERO.  
10:24:28 PART JUST BECAUSE WHAT WE CAME IN WITH HAD SOME ISSUES  
10:24:32 THAT STAFF BROUGHT UP AND THE PLANNING BOARD AND DESIGN  
10:24:35 REVIEW BOARD BROUGHT UP, AND WE ADDRESSED THOSE.  
10:24:38 SO ONE, WE ARCHITECTURALLY REDESIGNED THE BUILDING FROM  
10:24:43 THE START.  
10:24:43 THERE WAS COMMENTS ABOUT MASSING.  
10:24:45 COMMENTS ABOUT JUST ITS IMPOSING, I GUESS SQUARENESS ON  
10:24:51 CORKSCREW ROAD.  
10:24:53 SO ARCHITECTURAL REDESIGNED IT.  
10:24:56 MHK DID A GREAT JOB AND THEY'LL DISCUSS THE REDESIGNS AND  
10:25:00 SOME OF THE FEATURES THAT NOT ONLY SOFT PUD BUT MADE IT A  
10:25:05 DIFFERENT PRODUCT.  
10:25:06 WE REDUCED THE FOOTPRINT AND OVERALL SQUARE FOOTAGE SO WE  
10:25:10 WEREN'T TRYING TO SQUEEZE TOO MUCH ON TO THE SITE.  
10:25:13 THE CHANGE TO THE BUILDING COLOR, COLOR PALATE.  
10:25:18 STAFF IS SAYING IN THEIR CONDITIONS NOW WE MEET CODE SO  
10:25:23 WE HAVE WARMER TONES AND COLORS THAT ARE CODE COMPLIANT.  
10:25:26 WE MOVED THE BUILDING BACK.  
10:25:30 AT ONE POINT WE HAD IT CLOSER TO CORKSCREW ROAD AND THAT  
10:25:33 REQUIRED A DID DEVIATION.  
10:25:35 WE REMOVED THAT AND ENHANCED THE LANDSCAPING AND THROUGH  
10:25:38 STAFF FEEDBACK, PROVIDED MORE LANDSCAPING THAT IS ABOVE  
10:25:43 AND BEYOND CODE.  
10:25:46 WE ENLARGED THE PUBLIC AMENITY AREA FROM THE FIRST TRY.  
10:25:49 NOW WE HAVE ABOUT 500 SQUARE FEET.  
10:25:51 THERE IS A CHALLENGE THERE, 500 SQUARE FEET MAY OR MAY  
10:25:53 NOT SOUND LIKE A LOT BUT ON A .73 SITE, .73 ACRE SITE, I  
10:25:59 THINK WE CARVED OUT A SPACE THAT IS VERY USABLE AND TIES  
10:26:03 IN THE BUILDING WELL, TIES INTO CORKSCREW ROAD AND THE

10:26:06 FRONTAGE AND WILL CREATE SOME ACTIVITY IN THAT AREA.  
10:26:11 WE -- AT ONE POINT WE HAD BUFFER DEVIATIONS ON HAPPY  
10:26:16 HOLLOW.  
10:26:17 THAT WAS WHERE THE BUILDING WAS SET A LITTLE -- SET  
10:26:19 CLOSER TO HAPPY HOLLOW ROAD.  
10:26:21 WE MOVED THAT BACK.  
10:26:23 MOVED THE SIDE SETBACKS TO INCREASE THEM SO IT WOULD  
10:26:26 ALLOW FOR PROPER PLANNING.  
10:26:28 THERE IS STILL A DEVIATION FOR THAT BUT WE ARE NOT  
10:26:31 DEVIATING FROM THE AMOUNT OF PLANTINGS AND THE REQUIRED  
10:26:35 PLANNINGS IN A REQUIRED D BUFFER.  
10:26:37 WE JUST NEEDED A DEVIATION -- IT'S 20-FOOT DEEP AND WE  
10:26:40 HAVE A 10-FOOT SETBACK WHERE THE BUILDING IS BUT WE WERE  
10:26:43 ABLE TO MEET ALL THE PLANNINGS FOR HAPPY HOLLOW ROAD.  
10:26:46 I THINK THE ELEVATIONS SHOW IT COMES OUT LOOKING VERY  
10:26:48 WELL.  
10:26:52 AND WE SHOWED MORE DETAIL IN THE BREEZEWAY.  
10:26:54 THE BREEZEWAY IS WHAT WE'RE CALLING THAT AREA BETWEEN THE  
10:26:57 TWO BUILDINGS THAT HAS THE OUTDOOR SEATING THAT'S  
10:27:00 LEASABLE SPACE.  
10:27:04 WE ARE NOW STANDING BEFORE YOU, STAFF AND THE APPLICANT  
10:27:06 ARE IN AGREEMENT WITH THE CONDITIONS AND AGREE THAT WE'RE  
10:27:11 CODE COMPLIANT AND THEY DID RECOMMEND APPROVAL OF THE SIX  
10:27:14 DEVIATIONS WE ASKED FOR.  
10:27:16 I'M NOT GOING TO SPEND TIME ON THE DEVIATIONS UNLESS  
10:27:18 THERE IS A SPECIFIC ONE THAT YOU HAVE QUESTIONS ABOUT,  
10:27:21 BUT I DO HAVE SUPPLEMENTARY SLIDES INCLUDED IN THE  
10:27:24 PRESENTATION WITH SPECIFICS ABOUT THE DEVIATIONS SO WE'RE  
10:27:28 PREPARED TO TALK ABOUT THEM.  
10:27:29 I JUST DON'T WANT TO SPEND TIME UNLESS THERE IS AN ISSUE  
10:27:33 WITH ONE OF THEM.  
10:27:34 I GAVE YOU A SLIDE ON THE SITE PLAN TOO.  
10:27:38 THIS IS A -- A LOT OF THIS IS FOR REFERENCE AND AGAIN TO  
10:27:40 JUST ORIENT YOU A LITTLE BETTER, THE GRAY ON THE AREAS  
10:27:44 ARE PAVED AREAS AND NEW PAVED AREAS.  
10:27:48 SO OBVIOUSLY WE WOULD BE IMPROVING HAPPY HOLLOW TO THE  
10:27:52 PROPERTY BOUNDARY TO THE SOUTH.  
10:27:54 IT SHOWS THE 26 PARKING SPACES ALL BEHIND THE BUILDING  
10:27:58 AND THE POTENTIAL LEARN LANE IS GRAY UP ON -- TURN LANE  
10:28:02 IS GRAY UP ON CORKSCREW ROAD THAT WOULD BE WHERE THE TURN  
10:28:04 LANE WOULD BE ORIENTED.  
10:28:06 THE AREA OUT FRONT WITH THE TWO DARK AREAS IS THE PUBLIC  
10:28:10 AMENITY.  
10:28:11 THE AREA IN BETWEEN THE BUILDINGS IS THE OUTDOOR LEASABLE  
10:28:15 AREA AND THEN THE REST OF THE SITE IS THERE FOR US TO  
10:28:20 REFERENCE IF WE NEED IT.  
10:28:25 THIS IS THE ORIENTATION TO GET USED TO SEEING THE NEW  
10:28:27 BUILDING AND THE REDESIGN.

10:28:29 SO THEY'LL GO INTO THIS IN MORE DETAIL.  
10:28:32 THIS WAS JUST TO FINISH UP THE ORIENTATION FOR YOU ON THE  
10:28:35 SITE PLAN.  
10:28:36 UP FRONT, WHERE I HAVE THIS CALLED OUT AND THE ARROWS,  
10:28:41 THIS IS THE PUBLIC AMENITY AREA.  
10:28:44 YOU CAN SEE FIVE BENCHES, A LANDSCAPED AREA IN THE  
10:28:47 MIDDLE, ARCHITECTURALLY DESIGNED ALUMINUM TRELLISES THAT  
10:28:52 MATCH THE WHITE OF THE BUILDING AND ARE CONNECTED  
10:28:54 DIRECTLY TO CORKSCREW ROAD SIDEWALK.  
10:28:58 THERE IS AN OUTDOOR SEATING IN THE COURTYARD.  
10:29:02 IT'S NOT SHOWN ON HERE BUT IT'S IN THE CENTER OF THE TWO  
10:29:05 BUILDINGS WHICH IS APPROXIMATELY 25 FEET WIDE AND  
10:29:09 PROVIDES AN OUTDOOR SEATING AREA.  
10:29:10 THE MAIN ENTRANCE FOR THE PROPERTY IS OFF HAPPY HOLLOW  
10:29:13 LANE.  
10:29:16 WITH OF COURSE THERE IS -- WITH THAT INTERSECTION, THERE  
10:29:18 IS NO ROOM TO CONNECT ON SITE OR FROM CORKSCREW AND SO  
10:29:23 THE ENTRANCE IS ON THE SIDE ON HAPPY HOLLOW LANE WHICH  
10:29:28 WILL BE IMPROVED.  
10:29:29 ALL RIGHT.  
10:29:32 SO DISCUSSION ITEMS FROM THE FIRST READING.  
10:29:35 SO WE'RE HOPING THIS IS COMPLETE, BUT IF NOT, I'M SURE  
10:29:39 YOU'LL LET US KNOW AND WE'LL BE GLAD TO DISCUSS WHAT  
10:29:41 OTHER ITEMS YOU NEED TO BRING UP.  
10:29:44 SO I'M GOING TO FIRST HIT ON THE SITE PLANNING AND USES.  
10:29:51 IN THE RED I HAVE OUR GENERAL RESPONSES AND I'LL GO OVER  
10:29:54 THOSE.  
10:29:54 I'LL HAVE REED FELLOWS AND JAMES INK TALK ABOUT THAT.  
10:30:03 I'LL BRING OVER THE ARCHITECTURE AND LANDSCAPING BUT THE  
10:30:06 LAST PART OF THE PRESENTATION WILL BE MATTHEW KRAGH AND  
10:30:11 SABRINA McCABE TALKING ABOUT LANDSCAPING, AND THEN WE'LL  
10:30:14 CONCLUDE.  
10:30:15 SO ON THE SITE PLANNING AND THE USES, THERE IS A QUESTION  
10:30:19 ABOUT PARKING.  
10:30:20 IS IT ADEQUATE?  
10:30:21 WE HAVE GONE OVER THIS.  
10:30:23 OF COURSE THERE IS SOME LEVEL THAT IT'S USE-DEPENDENT AND  
10:30:27 IN THAT WAY, THE MORE INTENSE USES ARE SPECIFICALLY  
10:30:30 LIMITED BY SQUARE FOOTAGE.  
10:30:32 ON THE SCHEDULE OF USES, THINGS SUCH AS PERSONAL  
10:30:37 SERVICES, KIND OF A SPA USE OR SOMETHING LIKE THAT THAT  
10:30:42 WOULD BE PERSONAL USES THAT WOULD BE INTENSIVE IN THE  
10:30:48 PARKING AND TURNOVER HAVE BEEN LIMITED TO 2,000 SQUARE  
10:30:50 FEET.  
10:30:51 THE TIS STUDY LIMITED THE CAFE USE BECAUSE, I MEAN,  
10:30:58 RESTAURANT USES ARE NATURALLY INTENSIVE WITH PARKING SO  
10:31:01 THEY HAVE TO BE LIMITED TO A CERTAIN SQUARE FOOTAGE.  
10:31:04 SO WITH THAT, THE PARKING, 26 SPACES, IT WORKS FOR THE

10:31:10 SITE.  
10:31:10 IT MEETS CODE BUT OF COURSE THERE WILL BE SOME  
10:31:14 LIMITATIONS ON WHAT THEY CAN LEASE AND PUT IN THERE.  
10:31:17 THAT'S COMMON FOR MOST THINGS OUTSIDE OF A SHOPPING  
10:31:21 CENTER.  
10:31:22 THE CONDITIONS THAT ENSURE THAT THE MIXED USE -- THAT  
10:31:27 THEY SERVE AS MIXED USES THAT TIE TO THE PUBLIC BENEFIT  
10:31:30 AREA, SO WE AGREE WITH THE STAFF RECOMMENDATION TO  
10:31:33 REQUIRE MIXED USE IN THIS BUILDING.  
10:31:35 I DON'T THINK THE CONDITIONS REQUIRE ANYTHING THAT IS A  
10:31:39 SPECIFIC TO THAT -- IT JUST REQUIRED A USE THAT IS NOT  
10:31:45 ALL OFFICE, IF THERE IS OFFICE SPACE, THEN THERE HAS TO  
10:31:49 BE SOME OTHER TYPE OF USE SUCH AS RETAIL OR A CAFE OR A  
10:31:54 PERSONAL SERVICES, BUT SOME TYPE OF MIXED USE IN THE  
10:31:56 BUILDING AND WE AGREE WITH THE CONDITION THAT STAFF SET  
10:31:59 FORTH.  
10:32:01 THERE IS TALK ABOUT A PUBLIC EASEMENT OVER THE PUBLIC  
10:32:07 BENEFIT AREA.  
10:32:07 WE ACTUALLY -- I CAN UNDERSTAND BOTH SIDES OF THE  
10:32:11 ARGUMENT.  
10:32:11 THE INTEREST IS TO HAVE THE PUBLIC AMENITY AREA IN  
10:32:15 PERPETUITY BEING ABLE TO BE USED FOR A PUBLIC BENEFIT AND  
10:32:20 NOT HAVE A SWITCH IN OWNERSHIP WHERE THEY'D CLOSE OFF THE  
10:32:25 AREA AND IT WOULD BE NO LONGER AVAILABLE FOR PUBLIC.  
10:32:29 WE AGREE WITH THE STAFF RECOMMENDATION THAT THE PUBLIC  
10:32:31 BENEFIT AREA BE SPECIFIED ON THE SITE PLAN, AND IT  
10:32:37 SPECIFIED AS A PUBLIC BENEFIT.  
10:32:39 THERE IS A CONDITION THAT IT HAS TO REMAIN IN  
10:32:43 PUBLIC -- AS A PUBLIC BENEFIT AREA AND FOR PUBLIC USE IN  
10:32:45 PERPETUITY.  
10:32:47 THAT CONDITION IS ABSOLUTELY FINE.  
10:32:49 WE BELIEVE BECAUSE THOSE TWO THINGS ARE PART OF THE  
10:32:52 ZONING ORDINANCE, THAT CODE ENFORCEMENT COULD ENFORCE  
10:32:56 THAT IF NEED BE.  
10:33:00 AND THAT BECAUSE OF THAT, IT IS ENFORCEABLE WITHOUT THE  
10:33:04 NEED FOR A LEGAL EASEMENT OVER IT AND CODE ENFORCEMENT  
10:33:08 COULD TAKE ACTION IF THE OWNER OR THE CURRENT OWNER OR  
10:33:11 PREVIOUS -- SORRY.  
10:33:13 PRIOR OWNER WOULD DECIDE TO CLOSE THAT AREA OFF.  
10:33:17 SO WE BELIEVE THE STAFF CONDITION MEETS THE INTENT OF THE  
10:33:23 COUNCIL IN THIS WAY.  
10:33:25 SO NOW I WANT TO TALK -- OR LET THEM -- LET REED FELLOWS  
10:33:29 COME UP.  
10:33:31 DISCUSS TRANSPORTATION.  
10:33:34 THERE ARE TWO ITEMS OF CONCERN.  
10:33:35 HE HAS A SLIDE HERE NEXT THAT'S DISCUSSING THE  
10:33:41 CIRCULATION AND HE'LL HAVE JIM INK COME UP AND TALK ABOUT  
10:33:44 THE TURN LANE AND DISCUSS THAT.

10:33:46 SO FIRST WILL BE REED AND THEN WE'LL HAVE JIM AND THEN  
10:33:50 I'LL COME BACK UP.  
10:34:12 >> GOOD MORNING, COUNCIL.  
10:34:13 FOR THE RECORD REED FELLOWS, TRANSPORTATION.  
10:34:19 WE CONDUCTED FOR THE PAVICH CENTER AND I WANT TO DISCUSS  
10:34:24 A FEW BRIEF ITEMS DISCUSSING THE STUDY AND I KNOW THERE  
10:34:27 WAS CONCERNS ABOUT TRAFFIC AND CIRCULATION.  
10:34:29 AS YOU SAW, THE PAVICH CENTER ACTUALLY ACCESSES DIRECTLY  
10:34:33 TO HAPPY HOLLOW LANE AND THEN PEOPLE TRAVERSING TO AND  
10:34:38 FROM THE PAVICH CENTER WOULD USE CORKSCREW.  
10:34:41 AS IT EXISTS NOW, IT'S A T-INTERSECTION BECAUSE YOU CAN  
10:34:44 ONLY TURN RIGHT IN AND RIGHT OUT ON TO HAPPY HOLLOW LANE.  
10:34:48 SO FOLKS TRAVELING FROM THE EAST AND FROM THE SOUTH ON  
10:34:53 VIA COCONUT, THEIR MEANS OF ACCESS WOULD BE TO PASS THE  
10:34:58 SITE AND THEY'D HAVE TO MAKE A U-TURN TO COME BACK AND  
10:35:01 MAKE THE RIGHT TURN OFF CORKSCREW INTO HAPPY HOLLOW LANE.  
10:35:05 I KNOW THERE WAS CONCERNS ABOUT THE WAY THAT THEY'D HAVE  
10:35:08 TO DO THAT, AND YOU'LL SEE FROM WHAT YOU HAVE ON THE  
10:35:14 SLIDE, A LOT OF U-TURNS CAN BE ACCOMMODATED AT THE PUBLIX  
10:35:19 PLAZA.  
10:35:20 IT DOES HAVE A CONSIDERABLE AMOUNT OF TRAFFIC AND THERE  
10:35:22 IS A MIX OF AGGRESSIVE AND NON-AGGRESSIVE DRIVERS THERE  
10:35:24 WHO TAKE LONGER AND SHORTER GAPS.  
10:35:27 THERE IS ENOUGH PAVEMENT TO DO IT, AND THERE IS ENOUGH  
10:35:29 CAPACITY TO MAKE THE LEFT TURNS THERE.  
10:35:32 YOU ACTUALLY HAVE, I BELIEVE IT'S CLOSE TO A 500-FOOT  
10:35:36 TURN LANE AND EVEN DURING THE PEAK HOURS, P.M. PEAK HOURS  
10:35:40 IN SEASON, ONLY ABOUT FOUR OR FIVE CARS CUED TRYING TO  
10:35:43 TURN INTO THE PUBLIX PLAZA.  
10:35:45 THERE IS CAPACITY AND ADEQUATE GAPS.  
10:35:50 ANOTHER ITEM OF NOTE, WHEN WE DID THE TRIP GENERATION FOR  
10:35:53 THE WHOLE SITE, WE ASSUMED A WORST CASE ANALYSIS WHICH  
10:35:56 WAS RETAIL.  
10:35:57 IN REALITY, THE PAVICH CENTER WOULD PROBABLY BE DEVELOPED  
10:36:01 WITH A CAFE AND PROBABLY MORE GENERAL OFFICE USES.  
10:36:03 PROBABLY WON'T BE AS INTENSE TRAFFIC AS WHAT WE ACTUALLY  
10:36:07 USE IN OUR STUDY, AND THOSE SAME OFFICE USES WE WOULD  
10:36:13 LEARN QUICKLY IF THEY'RE NOT COMFORTABLE MAKING THE  
10:36:15 U-TURN THEY CAN RE-ROUTE THE ACCESS AND COME UP SOUTH ON  
10:36:20 41 AND WON'T HAVE TO MAKE THE U-TURN BUT THERE IS ALSO  
10:36:24 THE ACCOMMODATION FROM PEOPLE IN THE SOUTH AND EAST WHO  
10:36:26 DON'T WANT TO MAKE THE U-TURN AT PUBLIX HAVE TWO OPTIONS.  
10:36:32 THEY CAN CIRCULATE AND IF THEY CAN'T MAKE A U-TURN  
10:36:35 SAFELY, THEY CAN DRIVE IN AND GO UP THE AISLE AND MAKE A  
10:36:39 RIGHT TURN OR SIMPLY MAKE A U-TURN AT U.S. 41.  
10:36:42 THERE IS NO RESTRICTION ON U-TURNS THERE AND THERE IS  
10:36:45 PLENTY OF PAVEMENT AND CAPACITY TO DO THAT THERE.  
10:36:48 THEN YOU ALSO SEE THAT PEOPLE LEAVING THE SITE WHO WANT



10:36:52 TO GO BACK TO THE WEST, U.S. 41, THEY CAN ACCOMMODATE THE  
10:36:56 U-TURN HERE AT VIA COCONUT OR IF THERE IS PROBLEM GETTING  
10:37:00 THE WEAVE THERE, BUT THERE IS PLENTY OF GAPS, THEY CAN  
10:37:03 SIMPLY JUST GO UP TO THE NEXT CUT IN THE ACCESS ON  
10:37:07 CORKSCREW ROAD OR SIMPLY TURN RIGHT ON VIA COCONUT AND  
10:37:11 TRAVERSE TO THE SOUTH THERE AS WELL.  
10:37:15 THERE IS PLENTY OF OPTIONS AND CAPACITY.  
10:37:18 NO SERVICE ISSUES AND THAT'S THE REALITY OF HOW THE SITE  
10:37:22 IS SET UP AND HOW THERE WOULD BE ACCESS TO AND FROM THE  
10:37:25 PAVICH CENTER.  
10:37:26 WE DID LOOK AT -- ACTUALLY FOR A ZONING APPLICATION,  
10:37:29 THERE IS NO REQUIREMENT TO LOOK AT TURN LANE WARRANTS.  
10:37:32 HOWEVER, WE DID DO THAT AND WITH A RETAIL USE, WHEN OUR  
10:37:38 WORST CASE ANALYSIS MORE THAN LIKELY A RIGHT TURN LANE  
10:37:43 WOULD BE WARRANTED THERE, BUT WE LOOKED AT THE  
10:37:45 DEVELOPMENT ORDER STAGE TO SEE IF THAT IS REALLY A FACT  
10:37:49 AND WOULD THE SCALE BACK USES USE THE TURN LANE.  
10:37:56 I BELIEVE MR. INK WANTED TO TALK ABOUT MAYBE TIMING ON  
10:38:00 THE TURN LANE AS WELL.  
10:38:18 >>James Ink: GOOD MORNING.  
10:38:19 FOR THE RECORD, JAMES INK, WALDROP ENGINEERING.  
10:38:23 LIFE-LONG RESTAURANT OF LEE COUNTY, SECOND GENERATION  
10:38:26 SOUTHWEST FLORIDA ENGINEER.  
10:38:28 BEEN PRACTICING FOR CLOSE TO 40 YEARS.  
10:38:32 MY PART OF THIS IS TO JUST TALK ABOUT THE GENERAL CIVIL  
10:38:36 AND THE GENERAL LAYOUT OF WHEN WE DO A DEVELOPMENT ORDER.  
10:38:41 AS REED SAID THAT WE DON'T LOOK AT TURN LANES  
10:38:46 SPECIFICALLY DURING THE ZONING ACTION.  
10:38:49 WE DO LOOK AT IT FROM OUR INDUSTRY INTERNALLY BECAUSE WE  
10:38:53 KNOW THAT MAY OR MAY NOT HAPPEN.  
10:38:54 WE ACCOMMODATE IT IN OUR SITE PLAN WHICH WE HAVE DONE  
10:38:58 HERE IF IT'S WARRANTED.  
10:39:00 ALL THAT NEEDS TO BE DONE IS SOME RE-ARRANGING.  
10:39:03 THE SIDEWALK FITS.  
10:39:07 PUBLIC SPACE IS THE SAME.  
10:39:09 EVERYTHING IS THE SAME.  
10:39:09 WHAT WE DO THOUGH IS WHEN WE DO THE DEVELOPMENT ORDER,  
10:39:12 THAT'S WHEN WE GET INTO THE NEED OF THE TURN LANE,  
10:39:16 WHETHER IT'S WARRANTED BY WHAT'S BEING PROPOSED, WHAT  
10:39:18 ACTUALLY IS GOING IN THE BUILDING.  
10:39:22 WE LOOK AT THAT.  
10:39:23 THIS IS KIND OF NOT -- NOT UNCOMMON IN THAT CORKSCREW IS  
10:39:28 A COUNTY ROAD.  
10:39:30 HAPPY HOLLOW IS AN ESTERO RIVER.  
10:39:32 SO THERE IS SOME BACK AND FORTH OF HOW THAT WILL BE PUT  
10:39:37 TOGETHER, BUT THAT'S DONE ALL THE TIME OF HOW THAT GETS  
10:39:41 PAID FOR, HOW THAT GETS APPROPRIATED, IF OR -- IF NOT  
10:39:45 IMPACT FEES GO INTO THE PRICE OF THAT ROAD.

10:39:49 THANK YOU.

10:40:00 >> I'LL BACK UP ONE SLIDE AND HIT ON THE OTHER ISSUES,  
10:40:03 BUT THE MAIN BULK OF THE REST OF THE PRESENTATION WILL BE  
10:40:06 ARCHITECT AND LANDSCAPE.  
10:40:08 SO ARCHITECTURE OF COURSE, WHAT WAS BROUGHT UP WAS THE  
10:40:11 BUILDING COLORS.  
10:40:14 ESPECIALLY NOT UNDER THE NEW CODE, BUT WE KNOW THE NEW  
10:40:18 CODE AND THE INTENT OF THE NEW CODE IS TO PROHIBIT  
10:40:22 PREDOMINANTLY GRAY BUILDINGS ESPECIALLY IN THE VILLAGE  
10:40:25 CENTER.  
10:40:25 WHAT IS PERMITTED WAS WARMER EARTH TONES.  
10:40:28 I THINK WE CHANGED THE COLOR PALLET IN ORDER TO -- AT  
10:40:31 LEAST STAFF FEELS WE MET CODE AND WE HOPE WE MEET YOUR  
10:40:35 UNDERSTANDING OF WHAT THAT IS AND EVEN THOUGH THE PRINT  
10:40:40 IS OFF, WE HAVE PHYSICAL COLORS WE ORDERED FROM THE PAINT  
10:40:43 MANUFACTURERS IN ORDER TO SHOW YOU TODAY AND MATTHEW WILL  
10:40:47 BRING THOSE UP.  
10:40:49 LANDSCAPING WAS BROUGHT UP.  
10:40:51 SHOULD THERE BE A WALL IN THE BACK.  
10:40:53 SO HONESTLY WITH THE -- BECAUSE OF THE INTERCONNECTIVITY  
10:40:58 DESIRED IN THE VILLAGE CENTER, WE UNDERSTAND IT MAY BE  
10:41:02 DESIRABLE TO NOT HAVE A BUILDING THAT STARTS TO PARCEL  
10:41:05 OFF OTHER PARCELS FROM EACH OTHER, ESPECIALLY IF THOSE  
10:41:07 CONVERT TO COMMERCIAL DOWN HAPPY HOLLOW LANE.  
10:41:11 WE'RE OKAY EITHER WAY.  
10:41:12 I KNOW THAT REMOVING THAT WALL WOULD REQUIRE A DEVIATION  
10:41:16 APPROVAL.  
10:41:18 THAT WOULD BE UP TO COUNSEL.  
10:41:21 WE WOULD BE OKAY WITH THAT.  
10:41:23 IT'S AN EXPENSIVE WALL SO WE'D RATHER PUT LANDSCAPING IN  
10:41:28 AND MAKE IT LOOK MORE BEAUTIFUL WITHOUT SPENDING MONEY ON  
10:41:30 A WALL.  
10:41:30 I HAVEN'T GOT -- I HAVEN'T RECEIVED, YOU KNOW,  
10:41:33 CONVERSATIONS WITH THE LAND OWNER BEHIND IN ORDER TO  
10:41:35 REALLY CONFIRM IF THEY OBJECT OR NOT, WHICH WOULD BE AN  
10:41:38 IMPORTANT -- BE IMPORTANT FOR THE DEVIATION.  
10:41:41 SO REALLY WE'LL LEAVE IT UP TO COUNCIL.  
10:41:44 LIKE I SAID, WE'D SUPPORT -- WE'LL SUPPORT EITHER  
10:41:47 DECISION. BUFFER WAS MENTIONED ABOUT IF THE SEMINOLE  
10:41:56 RAILWAY WOULD CONVERT TO A PUBLIC USE SUCH AS A WALKING  
10:41:59 TRAIL IN THE FUTURE THAT WOULD -- WE'D BE REQUIRED THEN  
10:42:02 TO PUT A TYPE D BUFFER AGAINST THE PUBLIC USE.  
10:42:06 THAT'S FINE.  
10:42:07 THERE IS A CONDITION WITH THAT, WE'LL SUPPORT THAT AT THE  
10:42:11 TIME THAT IT WOULD BECOME A PUBLIC USE.  
10:42:13 WE'RE IN AGREEANCE THERE.  
10:42:14 HONESTLY I THINK MOST OF THE SITE PLAN WILL PROBABLY BE  
10:42:16 PRETTY CLOSE TO A TYPE D ON THAT SIDE ANYWAY, BECAUSE THE

10:42:19 GENERAL TREES AND EVERYTHING ELSE AND MAKING THE BUILDING  
10:42:22 LOOK LIKE A CLASS A OFFICE BUILDING.  
10:42:25 LOT OF THAT WILL BE IN PLACE.  
10:42:27 WE'LL MAKE SURE THAT IT'S UP TO CODE AS A TYPE D BUFFER  
10:42:31 IF THAT EVER OCCURS.  
10:42:32 WITH THAT, I WANT TO GET INTO -- WITH MATTHEW COMING UP,  
10:42:37 GET INTO THE PATTERN BOOK AND ARCHITECTURAL DESIGN.  
10:42:42 I ONLY HAVE THREE SLIDES ON THIS.  
10:42:44 OBVIOUSLY THE PATTERN BOOK HAS MORE, BUT WE PICKED OUT  
10:42:47 THE BEST AND MOST ACCURATE ONES TO GIVE YOU THE BEST IDEA  
10:42:51 OF WHAT THE COLORS AND THE RE-DESIGN LOOKS LIKE.  
10:42:54 SO MATTHEW, COME ON UP.  
10:42:56 I'LL LET YOU GET STARTED.  
10:43:12 >>Matthew Kragh: GOOD MORNING.  
10:43:13 FOR THE RECORD, I'M MATTHEW KRAGH WITH MHK ARCHITECTURE  
10:43:16 AND PLANNING.  
10:43:17 I'M PLEASED TO BE A PART OF THIS BEAUTIFUL PROJECT.  
10:43:20 WE THINK THIS IS GOING TO BE A BEAUTIFUL PLACE TO YOUR  
10:43:29 STREETS AND BOULEVARDS HERE.  
10:43:31 WE REALLY APPRECIATE THE PROCESS YOU HAVE HERE IN THE  
10:43:33 VILLAGE OF ESTERO.  
10:43:33 WE HAVE BEEN THROUGH THE DESIGN AND REVIEW BOARD.  
10:43:35 WE GOT GREAT COMMENTS.  
10:43:37 THE BOARD HAD SOME EVEN MORE STRINGENT COMMENTS ON THE  
10:43:42 BUILDING DESIGN WHICH WE INCORPORATED TODAY, AND I KNOW  
10:43:45 SEVERAL OF YOU HAVE TALKED TO MY TEAM ABOUT THE DESIGN  
10:43:48 SPECIFICALLY, THE COLORS AND SO FORTH.  
10:43:50 I'LL GIVE YOU A QUICK OVERVIEW OF THE BUILDING DESIGN AND  
10:43:54 HOW WE HAVE EVOLVED TO THIS TODAY.  
10:43:57 AS FRED MENTIONED, WE HAVE AN APPROXIMATE 8,000 SQUARE  
10:44:02 FOOT TWO-STORY BUILDING WITH A 950 SQUARE FOOT BREEZEWAY  
10:44:06 THROUGH THE MIDDLE.  
10:44:07 IT WAS ACTUALLY -- THE BREEZEWAY WAS IN THE PROJECT FROM  
10:44:11 DAY ONE, HOWEVER, FROM SOME COMMENTS FROM YOUR PLANNING  
10:44:16 BOARD, THEY ASKED THAT WE LOOK AT SOME MORE TRADITIONAL  
10:44:20 ARCHITECTURAL EXAMPLES OF OLD FLORIDA ARCHITECTURE WHERE  
10:44:25 WE'D HAVE MORE AREA BREEZEWAYS AND FRONT PORCHES AND  
10:44:29 THINGS LIKE THAT.  
10:44:30 THE PREVIOUS MASSING OF THE BUILDING WAS A LITTLE BOXY.  
10:44:34 WE HAD MORE PARAPET THAN PITCHED ROOF ON THE SECOND  
10:44:38 LEVEL.  
10:44:39 SO WE DID COMPLETELY REDESIGN THE BUILDING.  
10:44:42 WE KEPT THE CONCEPT OF THE TWO SPACES ON THE GROUND  
10:44:46 FLOOR, AN EAST AND A WEST SPACE BISECTED BY THE BREEZEWAY  
10:44:50 AND KEPT THAT IN TACT.  
10:44:52 WE ADDED A BEAUTIFUL ARCHITECTURAL TOWER ELEMENT TO THE  
10:44:55 CENTER OF THE PROJECT.  
10:44:56 WE FEEL THAT CLEARLY DEFINES THE PEDESTRIAN ENTRANCE TO

10:44:59 THE BUILDING FROM THE FRONT AND BACK WHICH IS A GREAT  
10:45:01 DESIGN PRINCIPLE.  
10:45:04 WE ADDED A FRONT PORCH ELEMENT WITH A LOWER ACTUAL ROOF  
10:45:09 ELEMENT TO THE PROJECT ON THE GROUND FLOOR, SO THAT KIND  
10:45:13 OF GIVES THE APPEARANCE THAT THE BUILDING IS STEPPED BACK  
10:45:17 ON THE SECOND FLOOR EVEN THOUGH IT'S AN OPEN AIR  
10:45:20 BREEZEWAY AND PROVIDES SHADE FOR SOME OF THE WINDOWS AS  
10:45:23 WELL AND WE FEEL THAT, YOU KNOW, PART OF THE OLD FLORIDA  
10:45:28 GENRE IS PROVIDE CLIMACTICALLY RESPONSIVE BUILDINGS AND  
10:45:33 WE FEEL THIS IS A GOOD VERSION OF THAT.  
10:45:35 WE HAD SOME SUNSHADE DEVICES WITH THE OLD FLORIDA LOAFERS  
10:45:41 THAT YOU CAN SEE IN SOME OF THE DETAILING.  
10:45:43 WE HAVE THE SPLIT PITCHED ROOF ON THE TOP FLOOR THAT IS  
10:45:49 VERY INDICATIVE OF OLD FLORIDA ARCHITECTURE WITH LARGE  
10:45:54 OVERHANGS, SOME CORBELS, STANDING SEEM ROOF,  
10:45:59 AND -- STANDING SEAM ROOF AND I DO HAVE A CHANGE IN  
10:46:02 COLORS TODAY.  
10:46:04 I WOULD LIKE TO JUST HAVE THESE AVAILABLE IF YOU WOULD  
10:46:07 LIKE SO THE ORIGINAL THAT WE HAD PRESENTED TO THE  
10:46:11 PLANNING BOARD AND I THINK WERE IN SOME OF YOUR EARLIER  
10:46:17 DISCUSSIONS WERE AN AGREEABLE GRAY WITH A NEBULOUS WHITE  
10:46:23 AS A TRIM COLOR.  
10:46:24 WE HAVE A TWO-TONED COLOR BUILDING.  
10:46:27 WE HAVE WHAT I'D CALL THE BASE AND TRIM.  
10:46:28 WE LIKE THE TRIM TO BE A LITTLE BIT LIGHTER TO SORT OFF  
10:46:32 POP OFF THE PAGE IF YOU WILL FOR THE ARCHITECTURAL  
10:46:35 DESIGN.  
10:46:35 SO WE HAVE CHANGED THAT TO ACCESSIBLE BEIGE FROM SHERWIN  
10:46:42 WILLIAMS AND OUR TRIM COLOR IS ALABASTER, SO I HAVE THESE  
10:46:46 TO PASS AROUND IF YOU'D LIKE THEM.  
10:47:01 I HAVE ONE MORE.  
10:47:02 I'M SORRY.  
10:47:07 WE HAVE ALSO LOOKED AT THE ROOF MATERIAL AND THE ROOF  
10:47:09 COLOR TO LIGHTEN THAT UP A BIT.  
10:47:12 THE ORIGINAL DESIGN CALLED FOR A DOVE GRAY DESIGN, AND WE  
10:47:16 NOTE GRAY IS SLIGHTLY DIRTY WORD HERE IN ESTERO, SO WE  
10:47:21 HAVE -- WE UPDATED THIS TO A PRE-WEATHERED GAVEL LOOM  
10:47:29 WHICH IS VERY INDICATIVE OF THE OLD FLORIDA DESIGN, AND I  
10:47:34 HAVE THESE IF YOU WANT TO SEE THEM CLOSER.  
10:47:40 MORE OF A GAVEL LOOM WORK WHICH IS MORE HISTORICALLY  
10:47:47 FLORIDA.  
10:47:48 IT WILL BE A BIT LIGHTER AND HAVE GREAT REFLECTION FROM  
10:47:50 THE SUNLIGHT AND SO FORTH.  
10:47:54 SO THAT CONCLUDES MY PRESENTATION ON THE NEW DESIGN OF  
10:47:58 THE BUILDING.  
10:47:58 AS YOU CAN SEE, WE HAVE REALLY GREAT NEW MASSING.  
10:48:01 I THINK THE ROOFTOP ELEMENTS AND THE CENTRAL TOWER AND  
10:48:04 GETTING RID OF THE PARAPITS AND BRINGING IN MORE -- A

10:48:08 SECOND-STORY, YOU KNOW, PITCHED ROOF HAS REALLY HELPED  
10:48:13 ALSO THAT FIRST FLOOR ARCADE, WITH THE FRONT PORCH LOOK.  
10:48:19 AND THE COLORS WE HAD DISCUSSED AND I'M GOING TO ASK IF  
10:48:24 YOU HAVE ANY QUESTIONS FOR ME AT THE MOMENT OR I COULD  
10:48:27 BRING SABRINA TO TALK ABOUT THE LANDSCAPING.  
10:48:29 YES, SIR?  
10:48:30 >> THE IMAGES WE'RE LOOKING AT HERE ON THE SCREENS, IS  
10:48:33 THAT A PRETTY CLOSE APPROXIMATION TO THE COLORS, YOU  
10:48:37 THINK?  
10:48:37 THAT YOU HANDED OUT?  
10:48:40 >>Matthew Kragh: I DON'T THINK SO, SIR.  
10:48:41 I THINK IT WILL BE A BIT MORE BEIGE.  
10:48:43 I'LL TELL YOU THE ILLUSTRATION PROCESS IS VERY TOUGH WITH  
10:48:45 LIGHTING AND SO FORTH.  
10:48:46 ONCE YOU GET REAL NATURAL LIGHT ON THERE, I THINK IT WILL  
10:48:50 BE KIND OF A LITTLE BIT MORE OF A WARM COLOR IN THERE.  
10:48:55 TO ME THIS LOOKS A LITTLE MORE GRAY.  
10:48:58 >> YEAH.  
10:48:58 IT LOOKS GRAY.  
10:48:59 >> JUST A COUPLE THINGS.  
10:49:00 ONE, I WANT TO MAKE CERTAIN THAT THE COLOR SAMPLES WE  
10:49:04 RECEIVED ARE PART OF THE RECORD NOW.  
10:49:07 >> YES, SIR.  
10:49:07 >> AND THAT THEY'LL BE INCLUDED IN THE PATTERN BOOK IF  
10:49:12 YOU CAN CHANGE THE COLOR OF THE PICTURES IN THE PATTERN  
10:49:14 BOOK, FINE.  
10:49:15 IF NOT, EVERYONE SHOULD UNDERSTAND THAT WHAT WE SEE,  
10:49:20 WE'LL GET.  
10:49:23 >> YES, SIR.  
10:49:24 THANK YOU.  
10:49:25 >> SO WITH THE COLORS PART OF THE RECORD, WHAT IS THE  
10:49:32 SIGNAGE ON THE BUILDING GOING TO BE?  
10:49:34 IS THERE ANY SIGNAGE GOING TO COME UP HERE IN THE AREAS  
10:49:40 OR -- WHATEVER THIS AREA IS.  
10:49:42 >> YES, SIR.  
10:49:43 SO WE -- LET ME GO BACK TO THE FRONT ELEVATION.  
10:49:45 IT MAY BE A BIT BETTER.  
10:49:48 SO WE DO HAVE -- WE HAVE A BIT OF A SIGN BAND AREA THAT  
10:49:54 WE DID PUT ON THE BUILDING IN CASE WE -- MR. PAVICH  
10:49:58 WANTED TO NAME THE BUILDING SOMETHING SPECIFIC.  
10:50:01 WE HAVE AN ACTUAL SIGN THAT WE'RE PROPOSING OUT IN FRONT  
10:50:03 OF THE BUILDING.  
10:50:04 THE SIGNAGE WITHIN THAT SIGN BAND WOULD MEET THE CODE OF  
10:50:08 THE VILLAGE OF ESTERO CODE.  
10:50:09 SO WE HAVEN'T -- WE'RE NOT REALLY PROPOSING ANY SIGNAGE  
10:50:14 AS OF YET.  
10:50:15 THAT MAY BE --  
10:50:16 >> I'M CONCERNED THAT IT'S NOT IN THE RENDERINGS IN THE

10:50:22 PATTERN BOOK.  
10:50:23 THAT WOULD BE HELPFUL TO SHOW WHERE YOU'D PUT SIGNAGE SO  
10:50:28 WE CAN SEE WHAT IT REALLY LOOKS LIKE.  
10:50:31 >>Matthew Kragh: YES, SIR, OKAY.  
10:50:36 >> AND FIND OUT AT THE TIME OF ZONING WHAT THE BUILDING  
10:50:39 WILL LOOK LIKE.  
10:50:40 >>Matthew Kragh: YES, SIR.  
10:50:40 >> I THINK THAT'S --  
10:50:42 >>Matthew Kragh: YEAH.  
10:50:42 THE ONLY REAL OPPORTUNITY FOR SIGNAGE ON THE BUILDING IS  
10:50:44 IN THE -- IS IN THE CENTRAL PORTION OVER THE MAIN  
10:50:50 PEDESTRIAN ENTRANCE.  
10:50:51 IT IS VERY LIMITED AS YOU CAN SEE.  
10:50:53 WE'LL MAKE SURE THAT ANY SIGNAGE MEETS CODE IN THAT  
10:50:57 PARTICULAR LOCATION.  
10:50:58 THAT'S REALLY THE ONLY SPOT ON THE BUILDING THAT'S VERY  
10:51:01 ACCESSIBLE FOR IT.  
10:51:02 THAT'S WHY WE HAVE THE MONUMENT SIGN OUT FRONT FOR SURE.  
10:51:07 >> YOU DON'T THINK THAT IT'S A PROBLEM THAT WE LIMIT IT  
10:51:11 TO THE MONUMENT SIGN?  
10:51:14 >>Matthew Kragh: I THINK IF THAT'S THE PLIGHT OF THE  
10:51:17 BOARD, THAT WOULD BE --  
10:51:20 >> (OFF MICROPHONE) YOU'D HAVE TO TELL US WHETHER OR NOT  
10:51:30 THAT'S SOMETHING THAT --  
10:51:34 >>Matthew Kragh: I THINK WHAT WE WOULD PREFER IS TO BE  
10:51:36 ABLE TO HAVE SIGNAGE ON THAT GROUND FLOOR MAIN ENTRANCE  
10:51:40 WHERE WE INCLUDED THE SIGN BAND FOR THE PROJECT, IF  
10:51:44 POSSIBLE.  
10:51:45 >> I GUESS I'D LIKE TO SEE THAT ON THE -- IN THE PATTERN  
10:51:49 BOOK.  
10:51:50 >>Matthew Kragh: OKAY.  
10:51:57 >> THAT'S ALL I HAVE.  
10:51:59 JON?  
10:51:59 >>Jon McLain: YOU GOT THE BREEZEWAY DOWNSTAIRS ON THE  
10:52:02 GROUND LEVEL THERE ABOUT 950 FEET.  
10:52:04 >>Matthew Kragh: YES, SIR.  
10:52:05 >>Jon McLain: WHAT IS THE UPSTAIRS OR THE SECOND LEVEL?  
10:52:08 WHAT IS THAT SPACE UP THERE?  
10:52:09 >>Matthew Kragh: THAT'S ALL OFFICE SPACE UPSTAIRS.  
10:52:11 UPSTAIRS IS ALL AIR CONDITIONED SPACE.  
10:52:19 SO THOSE WINDOWS YOU SEE ABOVE THE BREEZEWAY, UP HERE,  
10:52:23 THAT IS PART OF -- WOULD BE PART OF A TENANT SPACE  
10:52:29 UPSTAIRS.  
10:52:30 >>Jon McLain: THE USABLE SPACE WON'T BE 4,000 ON ONE SIDE  
10:52:33 AND 4,000 ON THE OTHER.  
10:52:35 IT WILL REALLY BE 950 SQUARE FEET MORE.  
10:52:38 THERE HAS TO BE A WALKWAY OR SOMETHING UPSTAIRS?  
10:52:42 >>Matthew Kragh: YEAH.

10:52:43 ON THE BACK SIDE OF THE BUILDING, I DON'T KNOW IF FRED  
10:52:45 INCLUDED IT.  
10:52:47 IN HERE.  
10:52:49 ON THE BACK SIDE OF THE BUILDING, BACK HERE, THERE IS  
10:52:53 A -- THERE IS A CATWALK THAT CONNECTS BOTH -- CONNECTS  
10:52:58 BOTH STRUCTURES TO EGRESS STAIRS AND THE ELEVATOR IN THE  
10:53:02 CENTER OF THE SPACE, AND THEN UPSTAIRS IS BASICALLY ALL  
10:53:05 INTERIOR AREA AND DOWNSTAIRS HAS GROUND FLOOR AREA ON  
10:53:08 BOTH SIDES AND THEN THE BREEZEWAY IN THE MIDDLE.  
10:53:11 >>Jon McLain: OKAY.  
10:53:14 THE ANY -- ANY OTHER QUESTIONS?  
10:53:18 ALL RIGHT.  
10:53:20 QUESTIONS OF OTHER PEOPLE?  
10:53:22 WE'LL HAVE THE PUBLIC IN A MINUTE.  
10:53:28 READY TO MOVE TO THE PUBLIC?  
10:53:33 >>Matthew Kragh: I APOLOGIZE.  
10:53:34 WE HAVE THE LANDSCAPE ARCHITECT, SABRINA MCCABE.  
10:53:39 >>Jon McLain: OH, OKAY.  
10:53:58 >>Sabrina McCabe: GOOD MORNING.  
10:53:59 I'M SABRINA MCCABE.  
10:54:00 I WORK AT WALDROP WITH JIM AND FRED AND I'VE BEEN THERE  
10:54:05 ALMOST 10 YEARS NOW WORKING WITH THEM.  
10:54:08 I'M GOING TO BRIEFLY GO OVER THE LANDSCAPE ARCHITECTURE.  
10:54:13 MHK HAS DONE A BEAUTIFUL RENDERING THAT SHOWS A LOT OF  
10:54:17 WHAT WE'RE PROPOSING.  
10:54:19 SO ALONG CORKSCREW AND HAPPY HOLLOW, A TYPE D BUFFER IS  
10:54:22 REQUIRED.  
10:54:23 THAT'S FIVE TREES FOR 100 FEET WITH A DOUBLE HEDGE ROW.  
10:54:27 WE'RE ABLE TO MEET ALL OF THE PLANTING REQUIREMENTS IN  
10:54:31 THE BUFFER AREAS.  
10:54:34 DUE TO THE SITE CHANGES, WE WERE ABLE TO REDUCE THE  
10:54:37 AMOUNT OF IMPERVIOUS PAVING AREA THAT ORIGINALLY WAS  
10:54:41 WITHIN THE BUFFER EASEMENT.  
10:54:43 SINCE THE BUILDING SHIFTED BACK, SO THE ONLY PAVERS WOULD  
10:54:47 BE FOR THE PUBLIC AMENITY IN THE CENTER.  
10:54:52 WE ALSO HAVE AN OVERHEAD POWER LINE LOCATED ALONG THE  
10:54:55 FRONT ON CORKSCREW SO WE HAVE SOME SPATIAL LIMITATIONS  
10:54:58 AND WE'LL HAVE TO BE CAUTIOUS OF THE SPECIES.  
10:55:01 WE SHOW A MIX OF PALMS AND CANOPY TREES THAT COMPLIMENT  
10:55:05 THE ARCHITECTURE AND A LAYERING OF LANDSCAPE.  
10:55:08 WE SHOW THE CANOPY TREES IN THE CENTER NEXT TO THE PUBLIC  
10:55:11 AMENITY SPACE TO HELP PROVIDE SHADE AND WE KNOW THAT IT  
10:55:17 WON'T COVER ALL OF THE AREAS SO THAT WE HAVE THE TRELIS  
10:55:22 STRUCTURES AS WELL ALONG THE HAPPY HOLLOW WHERE THE TYPE  
10:55:26 D IS REQUIRED, THAT'S THE ONE DEVIATION THAT WE DO HAVE  
10:55:29 THAT REMAINS FOR THE LANDSCAPE AND IT'S ONLY FOR THE  
10:55:32 FIRST PORTION OF HAPPY HOLLOW WHERE THE BUILDING IS  
10:55:35 LOCATED WITHIN 10 FEET PROXIMITY TO THE PROPERTY LINE.

10:55:39 SO WE'RE ABLE TO GET THE LANDSCAPE IN IN A REDUCED BUFFER  
10:55:43 EASEMENT AND ABLE TO GET THE FULL BUFFER WIDTH FOR THE  
10:55:48 REST OF THE BUFFER ALONG HAPPY HOLLOW.  
10:55:51 AS YOU CAN SEE IN THE BACK, TO THE SOUTH, WE HAVE A TYPE  
10:55:54 C BUFFER REQUIRED.  
10:55:56 THAT'S TEN TREE SAID PER 100 LINEAL FEET WITH A HEDGE  
10:56:00 ROW.  
10:56:00 I THINK, YOU KNOW, THE DISCUSSION ON THE WALL, IF  
10:56:04 IT'S -- WHETHER IT REMAINS OR NOT WE HAVE ENOUGH  
10:56:07 VEGETATION THAT PROVIDES A VERY NICE SCREENING BUFFER  
10:56:10 ALONG THAT SOUTH PROPERTY.  
10:56:11 AGAIN, IT'S THE RESIDENTS.  
10:56:13 THERE IS NOT CURRENTLY A BUFFER REQUIRED ALONG THE  
10:56:16 RAILROAD SIDE, BUT, YOU KNOW, THAT MAY BE IN DISCUSSION  
10:56:18 LATER.  
10:56:20 YOU CAN SEE -- I DON'T HAVE THE FULL PLAN UP, BUT WE HAVE  
10:56:25 A FULL PLAN SHOWING AS WELL THAT YOU HAVE THE GENERAL USE  
10:56:30 AS FRED MENTIONED AND THE VEHICULAR USE AREAS SO WITH  
10:56:33 THAT ALL TOGETHER, WE'RE REALLY LANDSCAPING MOST OF THE  
10:56:35 SITE, EVEN ALONG THAT SIDE WHERE WE'RE ABUTTING THE  
10:56:38 RAILROAD, THE DUMPSTER AND WE SHOW A LITTLE BIT OF  
10:56:43 PLANTING LIKE CYPRESS AND THINGS THAT WOULD WORK IN THAT  
10:56:47 ENVIRONMENT.  
10:56:50 AND WE'RE TRYING TO PROVIDE AS MANY CANOPY TREES  
10:56:52 THROUGHOUT THE AREAS WHERE THEY FIT IN THE STATEMENT  
10:56:54 PALMS THAT HELP WITH THE ARCHITECTURE AND YOUR PROXIMITY  
10:56:59 TO POWER LINES.  
10:56:59 THE SPECIES WILL BE LOOKED AT TO FIT APPROPRIATELY WITH  
10:57:03 THE SITE DESIGN.  
10:57:05 FOR THE PUBLIC AMENITY AREA, WE REALLY FOCUSED ON THIS  
10:57:14 AND TALKED WITH MR. PAVICH AND WORKED WITH MHK TO PROVIDE  
10:57:19 THE AMENITY SPACE.  
10:57:21 IT'S INVITING, PROVIDE SHADE, FIVE BENCHES AS FRED  
10:57:26 MENTIONED AND THE LANDSCAPING THAT FITS IN WITH THE  
10:57:29 BUFFER BUT ALSO HELPS PROVIDE A LITTLE BIT OF BUFFER  
10:57:32 AGAINST THE ROAD.  
10:57:33 THEN IT'S ALSO LOCATED CLOSE TO THE CAFE, POTENTIAL CAFE  
10:57:37 AREA SO YOU HAVE SEATING THAT YOU CAN SIT OUT IN FRONT AS  
10:57:41 WELL AS THE ADDITIONAL BREEZEWAY SITTING AREA WE'RE  
10:57:46 SHOWING IN THIS EXHIBIT.  
10:57:47 WE REALLY WANTED TO MORE CLEARLY REPRESENT WHAT'S  
10:57:51 HAPPENING IN THE SPACE.  
10:57:53 YOU HAVE THE SHADED WALK ALONG THE WHOLE FRONT OF THE  
10:57:56 BUILDING THAT'S IN BETWEEN THE PUBLIC AMENITY AND THE  
10:57:58 BREEZEWAY.  
10:58:00 THEN YOU ALSO HAVE THE SHADED BREEZEWAY AREA AS WELL AS  
10:58:03 THE PUBLIC AMENITY SPACE.  
10:58:05 IT'S ALL REALLY WORKING NICELY TOGETHER TO PROVIDE A LOT



10:58:07 OF OPTIONS FOR DIFFERENT SIZED GROUPS WHETHER THEY'RE AT  
10:58:12 THE OFFICE OR COMING FROM CORKSCREW.  
10:58:14 AND EVENTUALLY FROM THE RAILROAD.  
10:58:20 THIS WAS REALLY IN THE BEGINNING, WE, YOU KNOW, WORKED TO  
10:58:23 WORK THIS PLAN ESPECIALLY OUT BECAUSE WE WERE DEVIATED IN  
10:58:27 THE FRONT.  
10:58:27 NOW WE'RE ABLE TO PROVIDE THE LANDSCAPE THAT'S REQUIRED  
10:58:30 AND COMPLEMENT THE BUILDING, AND I THINK YOU CAN SEE  
10:58:32 WE'LL LAYER IT AND, YOU KNOW, PROVIDE ADDITIONAL  
10:58:40 REQUIREMENTS FOR SIGNAGE AND COLOR AND PROVIDE A NICE  
10:58:42 LANDSCAPE LOOK ALONG THE STREET SCAPE WHICH IS IMPORTANT  
10:58:45 FOR CORKSCREW AND FOR ESTERO.  
10:58:50 I THINK THAT'S ABOUT IT.  
10:58:51 SO IF THERE IS ANY OTHER QUESTIONS, I'M HAPPY TO ANSWER  
10:58:55 THEM.  
10:58:56 >>Mayor Ribble: QUESTIONS ON LANDSCAPING?  
10:58:58 >> JUST ONE.  
10:58:59 IF YOU LOOK AT THE PUBLIC AMENITY AREA AND THE TREE IN  
10:59:01 THE CENTER OF THAT, AND WE HAD THAT DISCUSSION RELATIVE  
10:59:04 TO SIGNAGE, ON THE FRONT OF THE BUILDING, IT LOOKS LIKE  
10:59:08 THAT WOULD BE OBSTRUCTING THE VIEW AT THAT POINT.  
10:59:12 I DON'T THINK IF YOU'VE TAKEN THAT INTO CONSIDERATION AS  
10:59:15 WELL.  
10:59:15 I THINK THE BUILDING LOOKS NICE WITHOUT THE SIGNAGE WITH  
10:59:17 THE -- ON THE GROUND SIGNAGE I THINK IS GOOD.  
10:59:22 JUST SOMETHING FOR YOU TO THINK ABOUT, I BELIEVE.  
10:59:25 >>Sabrina McCabe: CORRECT.  
10:59:26 WE WILL HAVE TO DISCUSS THAT IF SIGNAGE IS THERE.  
10:59:29 THE CENTER PLANTER TREE WHICH IS SHOWN AS A MULTI-TRUNK  
10:59:33 PALM IS NOT CODE REQUIRED RIGHT NOW.  
10:59:35 WE MAY BE ABLE TO DO SOMETHING THAT'S A DIFFERENT  
10:59:38 MULTI-TRUNKED PALM THAT STAYS LOWER OR SOMETHING THAT  
10:59:41 BRANCHES OUT DIFFERENTLY.  
10:59:42 WE'D HAVE TO DISCUSS IF THERE IS A SIGN THERE, IT WOULD  
10:59:44 HAVE POTENTIAL ISSUES SEEING IT.  
10:59:47 SO WE'LL HAVE TO WORK THAT OUT AS WELL AS, YOU KNOW, WE  
10:59:51 WERE TRYING TO KEEP VIEWS OPEN TO THE BUILDING ITSELF SO  
10:59:54 YOU CAN SEE INTO THE DIFFERENT OFFICE BUILDINGS AND IF  
10:59:57 WHATEVER IS LEASED OUT ON THE BOTTOM, BUT THAT SIGNAGE  
11:00:01 VIEW IN THE FRONT, WE'D HAVE TO BE DISCUSSING THE SPECIES  
11:00:04 SPECIFICALLY FOR THAT PLANTER.  
11:00:07 >> AND I THINK IT'S VERY IMPORTANT TO HAVE A CENTER TREE  
11:00:10 THERE THAT PROVIDES SOME SHADE IN ADDITION TO THE  
11:00:13 TRELLISES YOU HAVE.  
11:00:15 PLUS, IT MAKES THE AREA A LOT MORE (INAUDIBLE) FOR THE  
11:00:18 PUBLIC.  
11:00:19 I'D PUT THAT USE AHEAD OF A SIGN.  
11:00:22 THAT'S SOMETHING AS YOU DEVELOP THIS.

11:00:26 >>Sabrina McCabe: OKAY.  
11:00:28 >> ANY OTHER QUESTIONS ON LANDSCAPE?  
11:00:30 MOVING ALONG.  
11:00:32 >>Sabrina McCabe: THANK YOU.  
11:00:33 >> THANK YOU.  
11:00:35 >> ALL RIGHT.  
11:00:36 WE'RE READY TO SUM IT UP TO GET TO THE PUBLIC HEARING AND  
11:00:39 HEAR YOUR QUESTIONS AND THE PUBLIC COMMENT.  
11:00:41 SO AT THE END, THE STAFF AND APPLICANT ARE IN AGREEMENT  
11:00:45 WITH THE CONDITIONS AND DISCUSSION AS PRESENTED.  
11:00:51 WE BELIEVE THE STAFF AND APPLICANT BOTH AGREE THAT IT'S  
11:00:53 CONSISTENT WITH THE COMPREHENSIVE PLAN FOR THE VILLAGE  
11:00:57 CENTER AND LAND DEVELOPMENT CODE AND WE REQUEST THAT  
11:01:04 PD2019-E001 BE APPROVED ACCORDING TO STAFF  
11:01:08 RECOMMENDATION.  
11:01:09 >>Mayor Ribble: QUESTIONS FROM COUNCIL?  
11:01:11 HOWARD?  
11:01:12 >>Howard Levitan: I MAY WANT TO HAVE A QUESTION FROM MARY  
11:01:14 IN THIS ONE TOO.  
11:01:16 SO WE DEFINED WHAT THE PUBLIC BENEFIT AREA IS, THAT 500  
11:01:22 SQUARE FOOT AREA WITH THE GAZEBOES AND THE SEATING.  
11:01:28 I'D LIKE TO HEAR CLEARLY FROM STAFF WHETHER OR NOT THAT  
11:01:34 PUBLIC BENEFIT WHICH IS NOW OFFERED THROUGH THE VILLAGE  
11:01:37 IS SUFFICIENT IN YOUR ESTIMATION TO JUSTIFY THE INTENSITY  
11:01:42 OF THE PROPOSAL.  
11:01:44 THAT'S ONE OF THE FINDINGS THAT WE SAW THEM MAKE AND THE  
11:01:50 VILLAGE CENTER.  
11:01:50 CAN YOU TESTIFY AS TO THAT, MARY?  
11:01:53 >>Mary Gibbs: YES.  
11:01:54 WE INITIALLY WERE A LITTLE BIT CONCERNED THAT IT WAS A  
11:01:57 LITTLE SKIMPY, AND THE APPLICANT MADE IT ELITE LIT  
11:02:02 LARGER -- A LITTLE BIT LARGER AND IN THE BEGINNING, WE  
11:02:04 DIDN'T HAVE DETAILS ON WHAT WAS GOING TO BE THERE.  
11:02:07 THIS HAS GONE THROUGH QUITE A FEW REVISIONS WITH THE  
11:02:11 LANDSCAPE AND WORKING WITH THE LANDSCAPE ARCHITECT TO  
11:02:14 MAKE SURE THEY HAVE THE TRELIS AND FEATURES THAT IT  
11:02:16 WASN'T JUST A COUPLE OF BENCHES AND A BUNCH OF SOD.  
11:02:18 SO EVEN THOUGH IT'S SMALL, THE SITE IS VERY SMALL.  
11:02:22 SO YOU'RE NOT GOING TO GET A LARGE BENEFIT BUT IF YOU  
11:02:26 COMPARE IT TO SOME OF THE OTHER THINGS WE HAD IN THE  
11:02:28 PAST, YOU KNOW, WE'RE -- THEY PUT SOD AND BENCH IN A FEW  
11:02:32 PLACES.  
11:02:33 I THINK THIS IS MORE THAN COMPARABLE BECAUSE OF THE  
11:02:35 PROPORTION AND SIZE.  
11:02:36 WE'RE COMFORTABLE WITH IT.  
11:02:38 >>Howard Levitan: AND THE NEXT QUESTION FOR YOU, MARY,  
11:02:43 THE APPLICANT ACKNOWLEDGED IN THE TESTIMONY THAT THE  
11:02:51 PUBLIC BENEFIT AREA WOULD BE MAINTAINED IN PERPETUITY.

11:02:58 BUT I DON'T SEE THAT IN THE CONDITIONS.  
11:03:01 >>Mary Gibbs: WELL, I DID HEAR HIM SAY THAT AND IT WAS IN  
11:03:04 THE STAFF CONDITION AND I LOOKED, AND I THINK IT WAS  
11:03:06 ASSUMED BUT I DON'T THINK SAYS THAT.  
11:03:09 I THINK WE SHOULD ADD THAT LANGUAGE.  
11:03:12 >>Howard Levitan: SEE IF WE CAN ADD THAT.  
11:03:14 I THINK THAT'S EXACTLY WHAT WE WANT.  
11:03:16 NOW THERE IS A DIFFERENCE, IF YOU -- IN WHAT I SUGGESTED  
11:03:20 AT THE PRIOR HEARING THAT -- AT THE FIRST READING THAT WE  
11:03:25 CREATE AN ACTUAL PUBLIC EASEMENT THAT IT WILL BE  
11:03:30 DOCUMENTED.  
11:03:31 SINCE IT'S SUCH A SMALL SITE AND THAT'S A SMALL AREA, I  
11:03:36 DON'T THINK YOU NEED TO GO TO THAT BOTHER.  
11:03:37 I WOULD LIKE TO STATE THAT THERE WILL BE INSTANCES IN THE  
11:03:42 VILLAGE CENTER THAT WE CLEARLY WANT TO DOCUMENT, FOR  
11:03:47 EXAMPLE, A ROAD THAT'S BEING OFFERED THAT SHOULD BECOME A  
11:03:54 PUBLIC EASEMENT SO THERE ARE TIMES WHEN WE WILL DO THAT  
11:03:58 THAT SHOULDN'T STAND AS A PRECEDENT THAT WE'LL NEVER DO A  
11:04:05 PUBLIC EASEMENT.  
11:04:05 THE LAST QUESTION FOR YOU, MARY, IS I WANT TO MAKE  
11:04:09 CERTAIN THAT THE STAFF FEELS AND YOU CAN TESTIFY THAT  
11:04:12 THIS QUALIFIES FOR TIER 1 STATUS.  
11:04:16 THE REASON BEING IS THAT THE DEFINITION OF TIER 1 IS  
11:04:20 RESIDENTIAL NEIGHBORHOOD WITH INCIDENTAL COMMERCIAL USES.  
11:04:26 I WANT SOMEBODY TO TESTIFY THIS IS MORE OF AN INCIDENTAL  
11:04:30 USE THAN A TRULY COMMERCIAL CENTER.  
11:04:33 >>Mary Gibbs: YES.  
11:04:34 IT WAS INTERESTING BECAUSE WHEN THEY FIRST CAME IN TO  
11:04:36 MEET WITH ME QUITE A WHILE BACK, THEY SAID OH, WE'LL DO A  
11:04:40 TIER 4 USE.  
11:04:42 I'M LIKE OH, THAT'S NOT GOING TO WORK FOR THAT SITE.  
11:04:45 SO WHEN WE WENT THROUGH WHAT IT ACTUALLY WAS, IT'S A  
11:04:49 SMALL SITE SO IT'S NOT VERY INTENSE.  
11:04:52 THE HIGHER TIERS ARE MUCH MORE INTENSE USES.  
11:04:56 TALLER HEIGHT, MORE UNITS, SO THIS REALLY IN OUR OPINION  
11:05:01 QUALIFIED AS A TIER 1.  
11:05:04 >>Howard Levitan: I AGREE.  
11:05:06 SO WHEN WE TALK ABOUT THE USES AND THE STAFF HAS PUT IN A  
11:05:11 REQUIREMENT THAT -- IN THE CONDITION THAT THERE BE  
11:05:16 DIFFERENT USES.  
11:05:17 I'M A LITTLE UNCLEAR AS TO WHAT THAT MEANS.  
11:05:20 IT'S NOT ANY USE.  
11:05:21 IT'S NOT THE SAME.  
11:05:23 IT'S DIFFERENT.  
11:05:25 WHAT ARE YOU TRYING TO GET AT THERE?  
11:05:27 >>Mary Gibbs: WHAT OUR INTENT IS YOU CAN'T COME IN AND  
11:05:29 SAY I'M GOING TO DO A REAL ESTATE OFFICE AND DENTIST  
11:05:34 OFFICE.

11:05:35 IN OUR OPINION THOSE ARE BOTH OFFICES.  
11:05:37 OFFICE IS JUST CONSIDERED ONE.  
11:05:40 WE NEED A MIX OF USES TO HAVE AN OFFICE AND THE CAFE, OR  
11:05:44 OFFICE AND RETAIL, SMALL RETAIL COMPONENT.  
11:05:47 THOSE ARE CONSIDERED DIFFERENT USES.  
11:05:49 SO EVEN THOUGH THEY'RE ALL COMMERCIAL, THERE ARE  
11:05:52 DIFFERENT CATEGORIES.  
11:05:56 >>Howard Levitan: WE SHOULD SAY THAT.  
11:05:57 >>Mary Gibbs: YEP.  
11:05:58 >>Howard Levitan: IN THE CONDITION BECAUSE I THINK THE  
11:06:00 WORD DIFFERENT IS -- DOESN'T PROVIDE ANY GUIDANCE TO  
11:06:06 THIS.  
11:06:06 >>Mary Gibbs: I KNEW WHAT IT WAS IN MY HEAD.  
11:06:09 >>Howard Levitan: WHAT I WAS CONCERNED ABOUT WAS THAT  
11:06:12 THE -- WE WANT TO HAVE A MIX OF USES BECAUSE THIS IS A  
11:06:15 MIXED USE AREA.  
11:06:16 SO -- BUT IT SEEMS TO ME THAT SOME USES, IF YOU LOOK AT  
11:06:22 THE SCHEDULED USES, THEY HAVE A BAIT AND TACKLE SHOP  
11:06:27 LISTED.  
11:06:28 ALSO IT'S A RETAIL, HEALTH AND, YOU KNOW, HUMAN SERVICES  
11:06:35 AND ALL THOSE KIND OF DIFFERENT THINGS.  
11:06:37 THEY ALSO HAVE THE BREEZEWAY WITH SEATING IN THERE THAT  
11:06:41 THEY SAY WILL BE PART OF SOMEBODY'S LEASE.  
11:06:43 WELL, I UNDERSTAND THAT IN THE CONTEXT OF A CAFE OR A  
11:06:46 LITTLE RESTAURANT OR ALTHOUGH 4,000 SQUARE FEET OR 2,000  
11:06:51 SQUARE FEET ON THE FIRST FLOOR IS NOT A LITTLE RESTAURANT  
11:06:54 ANYMORE.  
11:06:55 IT'S A GOOD SIZE.  
11:06:58 WHAT HAPPENS IF WE DON'T GET A RESTAURANT IN THERE?  
11:07:01 WHAT'S THE USE OF THE BREEZEWAY GOING TO BE?  
11:07:03 JUST GOING TO -- COLLECT DUST AND THEY DON'T WANT THE  
11:07:07 PUBLIC TO USE IT?  
11:07:08 THEY SAID THEY DIDN'T WANT THE PUBLIC TO USE IT BUT IT'S  
11:07:12 LEASABLE SPACE.  
11:07:13 IT WOULD BE CONTROLLED BY WHOEVER THE TENANT IS.  
11:07:17 IF THERE IS A -- THE YOGA STUDIO, ARE THEY GOING TO USE  
11:07:22 THE BREEZEWAY FOR YOGA?  
11:07:26 I MEAN, WHAT'S THE PUBLIC BENEFIT THERE AND THE DESIGN IS  
11:07:29 ORIENTED TOWARDS THEIR BREEZEWAY SO DOESN'T THE USE GET  
11:07:33 TO BE SORT OF VERY IMPORTANT IN THAT?  
11:07:38 >>Mary Gibbs: THE USE IS IMPORTANT AND IT'S VERY HARD  
11:07:41 AND -- IT'S VERY HARD TO BE REAL SPECIFIC ABOUT THE USES  
11:07:44 WHEN YOU DON'T KNOW WHO THE TENANTS ARE GOING TO BE.  
11:07:47 I THINK YOU WANT A USE THAT'S GOING TO COMPLEMENT THE  
11:07:50 PUBLIC AREA OUT FRONT SO THE INTENT IS THE PUBLIC AREA  
11:07:54 OUT FRONT AND THEN YOU'RE DRAWN IN TO THE BREEZEWAY AREA.  
11:07:58 >>Howard Levitan: I DON'T HAVE ANY TROUBLE WITH THAT.  
11:07:59 IF YOU WERE TO SAY THE DIFFERENT CATEGORY OF USE WHICH

11:08:02 COMPLIMENTS THE PUBLIC BENEFIT AND WHICH WOULD BE USABLE  
11:08:10 WITH RESPECT TO THE BREEZEWAY SEATING, THAT WOULD BE  
11:08:13 FINE.  
11:08:14 I THINK THAT THAT WOULD BE A CHANGE THAT WOULD BENEFIT  
11:08:18 THE VILLAGE AND SHOULDN'T CAUSE ANY DAMAGE TO THE, YOU  
11:08:25 KNOW, RENTING OF THE BUILDING.  
11:08:28 SO THAT WAS IMPORTANT TO ME ANYWAY.  
11:08:33 I HAD A COUPLE QUESTIONS FOR FRED.  
11:08:43 >>Fred Drovdllic: YES, SIR.  
11:08:44 FRED DROVDLIC FOR THE RECORD.  
11:08:45 >>Howard Levitan: THANKS, FRED.  
11:08:46 ON THE SITE PLAN, YOU SHOWED THE PAVING OF THE HAPPY  
11:08:55 HOLLOW LANE.  
11:09:01 WHAT IS THIS AREA?  
11:09:03 YOU SAID IT WAS GOING TO BE PAVED TO THE PROPERTY LINE.  
11:09:06 BUT THE WAY I LOOK AT THIS, YOU GOT IT PAVED TO THAT  
11:09:10 POINT -- WHY AREN'T YOU PAVING HAPPY HOLLOW LANE WHICH IS  
11:09:16 THEIR ROAD, BY THE WAY?  
11:09:17 >>Fred Drovdllic: SO --  
11:09:19 >>Howard Levitan: TO THE PROPERLY LINE THAT YOU HAVE GOT.  
11:09:22 >>Fred Drovdllic: YEAH.  
11:09:24 I ACTUALLY MISSPOKE ON THAT.  
11:09:27 SO IT'S REQUIRED -- CODE REQUIRED US TO PAVE IT TO THE  
11:09:31 ENTRANCE.  
11:09:32 BEYOND THAT IS NOT CODE REQUIRED.  
11:09:33 WE'RE JUST REQUIRED TO TAPER IT.  
11:09:37 BUT IF -- YEAH.  
11:09:40 SO I UNDERSTAND.  
11:09:41 SO THE DRAWING AS IS MEETS CODE.  
11:09:44 BEYOND THAT WOULD BE BEYOND CODE.  
11:09:47 SO I DID MISSPEAK AND THE SITE --  
11:09:52 >>Howard Levitan: IT'S ALL ABOUT MEETING OR EXCEEDING  
11:09:54 CODE.  
11:09:55 >>Fred Drovdllic: SO I MEAN, I DON'T WANT STUMBLING BLOCKS  
11:09:59 AT THIS POINT.  
11:10:00 I DON'T WANT TO VOLUNTEER TO SPEND JOE'S MONEY EITHER.  
11:10:03 I MEAN, IF IMPROVEMENT NEEDS TO BE TO THE END OF THE  
11:10:06 PROPERTY LINE AS PART OF THE CONDITIONS, IT IS WHAT IT  
11:10:09 IS.  
11:10:11 >>Howard Levitan: I THINK YOU HAVE A BUNCH OF VERY  
11:10:15 SMALL -- (OFF MICROPHONE).  
11:10:19 OLDER RESIDENTS.  
11:10:20 NO HOA.  
11:10:24 >>Fred Drovdllic: I WILL ACKNOWLEDGE IT WOULD BE  
11:10:26 NEIGHBORLY AND IT'S A ROUGH ROAD AS IT IS NOW.  
11:10:30 SO -- YEAH.  
11:10:32 I AGREE IT WOULD BE A NEIGHBORLY ACT.  
11:10:36 >>Howard Levitan: MY LAST QUESTION IS WITH RESPECT TO THE

11:10:40 TURN LANE, IF THE TURN LANE IS WARRANTED BASED ON THE  
11:10:48 USES AT THE TIME OF THE DEVELOPMENT, WHO PAYS FOR THAT?  
11:10:54 >> THE WAY THAT WORKS IS WHEN WE GO THROUGH THE  
11:10:56 DEVELOPMENT ORDER, IT'S KIND OF A NEGOTIATED AREA.  
11:10:59 IF IT IS FOR THE SOLE BENEFIT OF THE PROPERTY OWNER,  
11:11:03 ROUTINELY THE PROPERTY OWNER PAYS FOR IT.  
11:11:06 THE AREA DOWN HAPPY HOLLOW HAS GOT MULTIPLE TRACKS,  
11:11:10 MULTIPLE USES.  
11:11:11 THERE IS ABOUT 25, 28 ACRES AND THEN IF YOU CROSS OVER  
11:11:17 THE RAILROAD TRACKS, THERE IS THE FAUCET HOSPITAL, 91  
11:11:22 ACRES I BELIEVE IT IS.  
11:11:23 SO AS YOU GO THROUGH THE DEVELOPMENT ORDER, YOU FIGURE  
11:11:27 OUT THE FAIR SHARE OF THAT PART.  
11:11:30 AND YOU CAN ROUTINELY USE SOME OF THE IMPACT FEE MONEY TO  
11:11:40 OFFSET THAT COST.  
11:11:42 >>Howard Levitan: WHAT HAPPENS IF THE WARRANTS HAPPEN  
11:11:47 SUBSEQUENT?  
11:11:48 AND I'M ASKING.  
11:11:49 I DON'T KNOW.  
11:11:50 LET'S SAY IF THE GREEN HOUSE ACROSS THE STREET CHANGES  
11:11:53 USE OR SOME OF THE OTHER LOTS IN THAT SHIFT TO -- COME IN  
11:11:59 AND SHIFT TO COMMERCIAL USES.  
11:12:05 WILL YOU BE REQUIRED TO PAY A PORTION HERE OF THAT?  
11:12:10 WOULD YOUR DEVELOPMENT PAY THAT?  
11:12:14 >> TRADITIONALLY IN ALL JURISDICTIONS IS THE DEVELOPER AT  
11:12:18 THE TIME THAT'S DOING THE PROJECT HAS TO DEAL WITH THAT.  
11:12:23 >>Howard Levitan: SO (INAUDIBLE) GET STUCK?  
11:12:24 >> AND THEY -- I DON'T KNOW OF ANY CASES FOR SURE WHERE  
11:12:28 THEY WENT BACK TO A PREVIOUS DEVELOP PROJECT THAT SAYS  
11:12:32 YOU HAVE TO PAY FOR THAT.  
11:12:34 >>Howard Levitan: UNLESS IT'S IN THE -- AS A CONDITION.  
11:12:39 >> IF IT'S IN THE ZONING CONDITION THAT THERE IS SOME  
11:12:45 STANDARD LANGUAGE THAT'S AROUND ABOUT A FAIR SHARE, THAT  
11:12:49 THEY WOULD PAY FOR THEIR FAIR SHARE OF THAT IMPACT WHEN  
11:12:52 THAT HAPPENS.  
11:12:56 >>Howard Levitan: I GUESS THE LAST QUESTION FOR YOU IS  
11:12:58 SOMEBODY HAD SAID THAT THE RESTAURANT PARKING USE  
11:13:02 WASN'T -- WAS SUPPOSED TO BE LIMITED.  
11:13:04 IF THERE IS A RESTAURANT, A 2,000 SQUARE FOOT RESTAURANT  
11:13:08 ON THE GROUND FLOOR, WOULD THAT -- IS THERE ENOUGH  
11:13:14 PARKING FOR THAT USE?  
11:13:16 I KNOW IT'S DIFFERENT TIMES.  
11:13:20 >> THAT'S A VERY OPEN ENDED -- WHEN YOU DO A DEVELOPMENT  
11:13:23 ORDER, YOU HAVE TO SHOW YOUR USES AND MEET THE  
11:13:27 REQUIREMENT OF THE DEVELOPMENT ORDER.  
11:13:29 IF THERE IS A CHANGE IN USE OF THE EXISTING BUILDING AT  
11:13:32 THE TIME A USE PERMIT IS ISSUES, THEY HAVE TO PROVE THERE  
11:13:35 IS ENOUGH PARKING.

11:13:38 THAT IT'S AVAILABLE IN THE SITE.  
11:13:40 >>Howard Levitan: WE'RE APPROVING THE SCHEDULED USES THAT  
11:13:42 INCLUDES RESTAURANT WITHOUT A LIMITATION.  
11:13:44 SO THAT WOULDN'T BE A CHANGE OF USE.  
11:13:48 MAYBE MARY CAN COMMENT ON THAT.  
11:13:53 >>Mary Gibbs: WHEN WE LOOKED AT THE RESTAURANT ISSUE, I  
11:13:57 THINK WHAT THEY WERE PLANNING IS REALLY MORE OF A CAFE.  
11:14:01 WHEN YOU LOOK AT THE PARKING IN THE NEW CODE AND I TALKED  
11:14:04 TO FRED ABOUT THIS BECAUSE WE WERE CONCERNED ABOUT THE  
11:14:05 PARKING TOO, THE CAFE PARKING IS NOT AS MUCH OF A  
11:14:09 STANDARD RESTAURANT.  
11:14:10 SO I THINK DEPENDING ON HOW MUCH OFFICE THEY DO, THEY  
11:14:12 COULD FIT A SMALL CAFE AND A RESTAURANT.  
11:14:16 AND AN OFFICE.  
11:14:18 OBVIOUSLY WOULDN'T BE ABLE TO PUT IN A BIG RESTAURANT  
11:14:21 BECAUSE THAT WOULD BLOW OUT THE PARKING REQUIREMENTS.  
11:14:24 I THINK THERE IS ENOUGH.  
11:14:26 >>Howard Levitan: NEED TO DO THAT WITH -- CONDITION ABOUT  
11:14:29 THAT OR A LIMITATION ON THE USE?  
11:14:32 >>Mary Gibbs: I DON'T THINK YOU NEED TO BECAUSE WHEN THEY  
11:14:34 COME IN FOR THE DEVELOPMENT ORDER, IF THEY DON'T HAVE THE  
11:14:37 CORRECT PAGE, THEY CAN'T DO IT -- CAN'T DO IT.  
11:14:40 THAT'S HOW WE NORMALLY HANDLE IT.  
11:14:42 I WANTED TO ADD ONE THING ABOUT THE TURN LANES.  
11:14:45 I'M NOT SURE -- MY UNDERSTANDING AND AGAIN I'M NOT A  
11:14:49 TRAFFIC ENGINEER, BUT MY UNDERSTANDING IS TURN LANES ARE  
11:14:53 TYPICALLY CONSIDERED TO BE SITE RELATED.  
11:14:55 WHAT THAT MEANS IS WHEN THEY COME IN FOR THEIR  
11:14:56 DEVELOPMENT ORDER, LET'S SAY THEY'VE GOT THE OFFICE AND  
11:15:00 THE CAFE, THEN IT'S A COUNTY ROAD.  
11:15:04 SO THE COUNTY WILL BE INVOLVED AND THEY'LL LOOK AT THE  
11:15:08 DEVELOPMENT ORDER TO SEE IF IT TRIGGERS THE NEED FOR A  
11:15:11 TURN LANE OR NOT.  
11:15:12 IF THEY TRIGGER THE NEED FOR THE TURN LANE, THAT'S  
11:15:15 CONSIDERED TO BE SITE-RELATED WHICH MEANS THEY HAVE TO  
11:15:17 PAY FOR IT.  
11:15:18 IF THEY DON'T TRIGGER IT, THEY WON'T PAY FOR IT BUT IF  
11:15:23 SOMEBODY COMES IN LATER AND THEY TRIGGER THE NEED, THEY  
11:15:26 HAVE TO PAY FOR IT FULLY.  
11:15:27 I DON'T BELIEVE IMPACT FEES, AT LEAST FROM MY  
11:15:31 RECOLLECTION, ARE NOT USUALLY USED IF YOU HAVE SOMEBODY  
11:15:34 WHO, YOU KNOW, COMES IN FOR THE DEVELOPMENT ORDER AND IS  
11:15:36 RESPONSIBLE.  
11:15:41 >>Mayor Ribble: OKAY.  
11:15:41 ANY OTHER QUESTIONS FROM COUNCIL?  
11:15:42 NICK?  
11:15:43 >>Nick Batos: I HAVE A COUPLE.  
11:15:45 GOING BACK TO WHAT HOWARD BROUGHT UP ABOUT THE UNPAVED

11:15:48 ROAD, BESIDE BEING NEIGHBOR FRIENDLY, I THINK THERE IS  
11:15:53 ANOTHER ISSUE WHY I THINK IT SHOULD BE PAVED TO THE  
11:15:56 PROPERTY LINE, AND THAT IS THAT BECAUSE OF THE LIMITED  
11:16:00 SPACE IN THE PARKING AREA, ANY FIRE ENGINES COMING IN ARE  
11:16:05 GOING TO HAVE TO BACK OUT.  
11:16:07 IF THEY'LL BACK OUT, THEY'LL GO INTO THAT AREA.  
11:16:11 FOR THAT REASON, I'D LIKE TO SEE THAT AS A PAVED AREA.  
11:16:15 ANOTHER THING THAT WAS BROUGHT UP DURING THE PRESENTATION  
11:16:19 AND AT THE FIRST READING WAS THIS QUESTION ABOUT WHETHER  
11:16:23 THE WALL SHOULD BE REQUIRED.  
11:16:26 I DON'T SEE IT AS AN ISSUE OF CONNECTIVITY BECAUSE WE  
11:16:30 HAVE A SIDEWALK RIGHT THERE WALKING UP AND DOWN IF THAT'S  
11:16:33 GOING TO BE THE -- PEOPLE CAN GET TO THIS PLACE.  
11:16:37 BUT I ALSO THINK THAT THE REASON THE WALL, I BELIEVE ARE  
11:16:42 NOT REQUIRED IN THE SITUATION LIKE THIS IS TO THE PROTECT  
11:16:48 THE PROPERTY OWNER OR RESIDENTIAL PROPERTY TO THE SOUTH  
11:16:51 OF THIS PROPERTY AGAINST LIGHTS THAT MAY BE SHINING FROM  
11:16:56 CARS, FROM NOISE, FROM TRUCKS, GARBAGE TRUCKS, AND IN MY  
11:17:02 CONVERSATION WITH THE ARCHITECTS, THE ENGINEER, WE TALKED  
11:17:08 ABOUT HOW THEY WOULD BE BUFFERING THAT WALL IF IT WAS  
11:17:12 GOING TO BE THERE.  
11:17:14 I THINK THAT WE HAVE TO MAKE SURE THAT THE WALL IS  
11:17:19 PROPERLY BUFFERED AND I THINK IT NEEDS A -- SOME  
11:17:23 ADDITIONAL WORK FROM WHAT WAS SHOWN ON THE MAP.  
11:17:27 MAYBE A BRIM TO HELP BRING OUT SOME OF THE PLANTINGS  
11:17:33 INITIALLY SO THE WALL WILL MAINLY BE COVERED FROM THE  
11:17:36 EARLY STAGES.  
11:17:37 MY LAST QUESTION ON THE FRONT OF THE BUILDING, I DON'T  
11:17:45 KNOW IF YOU CAN SHOW THE PICTURE.  
11:17:52 >> THAT ONE?  
11:17:53 >>Nick Batos: YEAH.  
11:17:53 ARE YOU RESPONSIBLE FOR THE MAINTENANCE OF ALL OF THE  
11:18:00 GRASS WE SEE HERE?  
11:18:02 >> ON THE CORKSCREW SIDE OF THE SIDEWALK, NO.  
11:18:06 EVERYTHING ELSE, YES.  
11:18:09 SO IN BETWEEN THE SIDEWALK AND CORKSCREW ROAD, WE WOULD  
11:18:12 BE PART OF THE LEE COUNTY RIGHT-OF-WAY.  
11:18:18 >>Nick Batos: JUST OUT OF CURIOSITY, IF YOU EXTEND THE  
11:18:22 SIDEWALK IN FRONT OF THE PUBLIC AMENITY TO THE EAST, AND  
11:18:26 DON'T HAVE THE CURVE WHERE THE GRASS IS IN FRONT OF THE  
11:18:29 SIGN, WOULDN'T THAT BE THE SAME THING AS BEING IN THE  
11:18:33 RIGHT-OF-WAY THEN?  
11:18:37 >> YEAH.  
11:18:38 SO TECHNICALLY, I GUESS -- WE'D NATURALLY TAKE CARE OF  
11:18:42 THAT JUST BECAUSE OTHERWISE WE'RE MAKING -- BUT YES.  
11:18:45 THE RIGHT-OF-WAY LINE ACTUALLY FOLLOWS THE SIDEWALK ALONG  
11:18:50 THERE.  
11:18:51 >>Nick Batos: I DON'T KNOW IF THIS IS PROPER OR NOT, BUT



11:18:53 I MEAN, I THINK FOR BOTH THE SAKE OF THE BUILDING AND THE  
11:18:58 COMMUNITY, THAT AREA IS GRASS.  
11:19:03 I THINK IF YOU LET IT GO TO THE COUNTY, IT'S GOING TO  
11:19:07 LOOK LIKE HELL.  
11:19:10 I THINK YOU SHOULD HAVE SOME AREA -- YOU DON'T WANT TO  
11:19:13 HAVE WHERE PEOPLE ARE LOOKING AT YOUR BUILDING  
11:19:18 BEING -- NOT BEING MAINTAINED.  
11:19:21 >> YEAH.  
11:19:22 I MEAN, OBVIOUSLY WE WANT THIS TO BE A NICE LOOKING  
11:19:25 BUILDING SO I DON'T KNOW THE LEGALITIES OF US --  
11:19:29 >> -- I DON'T KNOW TAKE CARE OF THAT OR NOT.  
11:19:33 I THINK IT BENEFITS THEM AS WELL AS THE COUNTY.  
11:19:41 >>Mary Gibbs: I DON'T KNOW IF THE COUNTY -- THE  
11:19:42 RIGHT-OF-WAYS ARE THEIR RIGHT OF WAYS.  
11:19:46 >>Nick Batos: HOW DOES THAT AFFECT THE AREA TO THE EAST  
11:19:48 OF THAT AREA?  
11:19:49 AN EXTENSION OF THE RIGHT-OF-WAY BECAUSE THEY'RE NOT  
11:19:52 GOING TO MAINTAIN.  
11:19:53 IF YOU GO TO THE EAST OF THAT, THERE IS GRASS THAT THEY  
11:19:56 ARE GOING TO MAINTAIN THAT WOULD BE IN THEIR RIGHT-OF-WAY  
11:20:00 ALSO.  
11:20:03 IN OTHER WORDS, JUST TO THE NORTH OF THE SIGN.  
11:20:07 >>Mary Gibbs: OH, THE LITTLE CIRCULAR KIND OF AREA?  
11:20:11 YEP.  
11:20:15 >> (OFF MICROPHONE).  
11:20:23 >>Mary Gibbs: I DON'T THINK THEY'RE GOING TO WANT TO WAIT  
11:20:25 FOR THE COUNTY.  
11:20:27 >>Nick Batos: HE'S NOT GOING TO PUT THIS MONEY TOWARD A  
11:20:30 PROJECT AND WORRY ABOUT CUTTING A STRIP OF GRASS THERE.  
11:20:34 I DON'T THINK IT WILL BE -- THEY'LL HAVE VOLUNTEERS TO  
11:20:37 CUT IT IF IT'S A PROBLEM.  
11:20:39 >> HOWARD, BE NICE.  
11:20:42 >> (OFF MICROPHONE) WE HAVE BARRY BACK HERE.  
11:20:50 LET'S KEEP ROLLING.  
11:20:51 ANY OTHER QUESTIONS FOR COUNCIL?  
11:20:52 JON?  
11:20:54 >>Jon McLain: I GOT A COUPLE.  
11:20:55 BE TALK ABOUT THE BREEZEWAY.  
11:20:56 THAT WILL BE LEASED PROPERTY.  
11:20:58 IS THERE GOING TO BE PUBLIC ACCESS TO WALK THROUGH THAT  
11:21:02 AREA IF PEOPLE CHOSE TO DO THAT?  
11:21:04 IT WENT BE CLOSED OFF TO THE PUBLIC, IS THAT CORRECT?  
11:21:07 >> NO.  
11:21:07 IT WON'T BE CLOSED OFF.  
11:21:11 IT'S JUST THE SIDEWALK CONNECTION THAT FEEDS THE BUILDING  
11:21:15 IN BETWEEN.  
11:21:15 IT WILL BE PAVERS AND THE SURFACE WILL CHANGE BUT IT'S  
11:21:19 WIDE OPEN.

11:21:20 YOU CAN WALK STRAIGHT THROUGH THE PUBLIC BENEFIT AREA  
11:21:22 THROUGH THE CENTER OF THE BUILDING THROUGH THE BACK  
11:21:25 PARKING LOT.  
11:21:26 >> WE TALKED ABOUT THE WALL BACK THERE.  
11:21:27 MAYBE I WAS -- MY THINKING BEHIND REMOVAL OF THE WALL AND  
11:21:33 PUTTING IN MUCH MORE LANDSCAPING IS BECAUSE THIS IS THE  
11:21:37 BEGINNING OF THE VILLAGE CENTER IDEA WHERE WE WANT IT  
11:21:42 WALKABLE AND PEDESTRIAN FRIENDLY AND BICYCLE FRIENDLY.  
11:21:47 I'M A LITTLE OPPOSED COMING FROM CALIFORNIA FOR MANY  
11:21:50 YEARS WHERE EVERYTHING HAS A WALL ON IT, IT SEEMS WHEN WE  
11:21:54 START TO BLOW OUT THE VILLAGE CENTER CONCEPT, THAT WE  
11:22:00 DON'T WANT TO ENCOURAGE A LOT OF DEVELOPMENT WITH WALLS  
11:22:03 IN THERE.  
11:22:03 I THINK WE CAN DO THAT SCREENING, IT'S NECESSARY FOR  
11:22:08 VEGETATION, I'D BE MORE IN FAVOR OF THAT.  
11:22:13 I KNOW WE TALKED ABOUT THAT A LITTLE BIT.  
11:22:15 I THINK IT WILL BE UP TO COUNCIL TO MAKE THE DECISION.  
11:22:18 THAT'S MY THINKING ABOUT THE WALL.  
11:22:20 AN EIGHT -FOOT MASONRY WALL IS NOT THE MOST ATTRACTIVE  
11:22:24 THING AND DOESN'T, YOU KNOW, OPEN SPACE THAT WE'RE  
11:22:27 LOOKING AT.  
11:22:28 I THINK THAT IT NEEDS TO HAVE -- I DON'T BELIEVE THAT YOU  
11:22:31 HAD ANY CONTACT WITH THE OWNER TO THE SOUTH OF THE  
11:22:34 PROPERTY YET OR DID YOU HAVE CONTACT?  
11:22:36 >> I WAS NOT ABLE TO TALK TO THEM DIRECTLY.  
11:22:39 >>Jon McLain: I THINK THAT'S IMPORTANT THAT IF WE MAKE AN  
11:22:42 EXCEPTION, THAT WE HAVE THAT IT'S FINE.  
11:22:47 THAT PROPERTY IS QUITE A WAYS BACK BUT I THINK NICK IS  
11:22:52 RIGHT.  
11:22:52 IF THERE IS A DUMP TRUCK PICKING UP WITH LIGHTS IN THE  
11:22:54 EARLY MORNING IT COULD BE AN ISSUE.  
11:22:56 I'M NOT SURE HOW WE HANDLE THAT, MARY, IF THE COUNCIL  
11:22:59 WANTS TO MAKE THAT AN EXCEPTION WHICH IS WHAT WOULD BE  
11:23:02 REQUIRED, THAT WE'D HAVE TO ENHANCE HAVING AN ENHANCED  
11:23:07 LANDSCAPING PLAN IN REPLACEMENT FOR THE WALL.  
11:23:11 >>Mary Gibbs: DO YOU WANT TO DO THAT -- YOU'D JUST  
11:23:14 APPROVE A DEVIATION TO ELIMINATE THE WALL REQUIREMENT BUT  
11:23:18 SUBSTITUTE ENHANCED LANDSCAPING.  
11:23:20 ANOTHER OPTION WOULD BE TO DO A FENCE IN LIEU OF THE WALL  
11:23:24 BECAUSE THE WALLS ARE PRETTY EXPENSIVE.  
11:23:26 YOU COULD DO THAT.  
11:23:28 DEPENDS ON WHAT YOU ALL WANT TO DO.  
11:23:30 WE CAN WRITE THE LANGUAGE IF YOU WANT TO DO THAT.  
11:23:33 >> I AGREE WITH JON.  
11:23:35 I DON'T THINK THE WALL WILL FIT INTO THE VILLAGE CENTER.  
11:23:37 I TOTALLY AGREE.  
11:23:40 ANY TIME WE SEE WALLS ON ESTERO, WE HAVE THE SOUND  
11:23:42 BARRIER ON VIA COCONUT.

11:23:44 THAT WALL EITHER NEEDS TO BE ALWAYS POWER WASHED OR  
11:23:48 PAINTED.  
11:23:50 THE WALL GOES LIKE THREE MONTHS WITHOUT HAVING MOLD AND  
11:23:53 ALGAE AND EVERYTHING ELSE GROWING ON IT.  
11:23:54 SO I THINK THE WALLS ARE NIGHTMARES.  
11:23:58 I'D RATHER HAVE A LANDSCAPE.  
11:24:00 >> IS THAT A MOTION THAT WE COULD MAKE AT THIS POINT IN  
11:24:03 THE DISCUSSION OR SHOULD WE HAVE PUBLIC COMMENT FIRST?  
11:24:06 >> THIS IS JUST DISCUSSION.  
11:24:08 >>Mary Gibbs: YOU CAN ADD THAN OTWHENEVER YOU MAKE THE  
11:24:11 MOTION.  
11:24:14 >>Mayor Ribble: OKAY.  
11:24:14 ANY OTHER COMMENTS FROM COUNCIL?  
11:24:17 ARE WE READY FOR PUBLIC COMMENT, NANCY?  
11:24:20 DID ANYONE SIGN UP FROM THE PUBLIC TO SPEAK?  
11:24:23 >>Nancy Stroud: NO, MAYOR.  
11:24:24 >>Mayor Ribble: WELL, THAT WAS NICE AND SHORT.  
11:24:26 [LAUGHS]  
11:24:27 OKAY.  
11:24:28 ANY OTHER QUESTIONS -- HOWARD, GO AHEAD.  
11:24:31 >>Howard Levitan: I WANTED TO COMMENT ON THE WALL  
11:24:32 SITUATION.  
11:24:35 I SORT OF AGREE FROM AN ACTIVITY STANDPOINT IN THE  
11:24:39 VILLAGE CENTER, IF WE WERE HAVING -- THE WHOLE CONCEPT OF  
11:24:45 MIXED USE IS TO HAVE, YOU KNOW, LESS BUFFERING.  
11:24:50 LESS WALLS BETWEEN DIFFERENT USES.  
11:24:55 IN THIS CASE WE HAVE AN EXISTING RESIDENTIAL AREA.  
11:25:04 IN OTHER PARTS OF THE VILLAGE CENTER, FOR EXAMPLE, IN THE  
11:25:08 ASSISTED LIVING BUILDING THAT'S HOPEFULLY GOING TO GO UP  
11:25:15 ON THE NORTH SIDE OF CORKSCREW ROAD, IT WAS A REQUIREMENT  
11:25:20 THAT WE HAVE AN EIGHT-FOOT BUFFERED WALL WITH LANDSCAPING  
11:25:24 ON THE RESIDENTIAL SIDE.  
11:25:29 THAT WAS OUR FIRST VILLAGE CENTER PROJECT.  
11:25:31 I WOULD -- I HATE TO DEVIATE FROM WHAT WE HAVE DONE IN  
11:25:36 THE PAST AND CREATE PRESENCE DENSE THAT, YOU  
11:25:43 KNOW -- PRECEDENCE THAT MAYBE AT A LATER POINT THAT THAT  
11:25:47 RESIDENTIAL LOT BEHIND THE BUILDING GETS DEVELOPED ON A  
11:25:51 COMMERCIAL BASIS, WE'D SAY THAT WOULD BE THE APPROPRIATE  
11:25:53 TIME TO REMOVE THE WALL AND INCREASE THE CONNECTIVITY AND  
11:25:58 USE.  
11:25:58 SO MAYBE WE COULD DRAFT -- A DEVIATION WHICH SORT OF SAYS  
11:26:04 WE'LL ALLOW SUCH A THING IN THE FUTURE, MAYBE THE BEST  
11:26:07 WAY IS TO JUST WRITE A CONDITION IN THE END THAT IF THEY  
11:26:11 WANT TO REMOVE THE WALL, BASED ON THE USE LATER ON,  
11:26:18 THAT'S SOMETHING THEY COULD COME BACK AND STAFF COULD  
11:26:22 MAKE THE DETERMINATION AND WOULDN'T HAVE TO GO BACK TO  
11:26:24 COUNCIL.  
11:26:25 >>Mayor Ribble: ANY OTHER COMMENTS?

11:26:27 >> I'M NOT TOTALLY DISAGREEING BUT I'M OPEN TO THE FUTURE  
11:26:31 HERE, 10, 15 YEARS, I DON'T THINK THOSE FIVE OR SIX HOMES  
11:26:35 ARE GOING TO BE THERE AND THEN IT'S GOING TO BE A MUCH  
11:26:38 MORE OPEN SPACE GOING INTO THE WHOLE VILLAGE PROPERTY.  
11:26:43 IT JUST SEEMS ECONOMICALLY NOT BENEFICIAL TO THE  
11:26:48 DEVELOPER TO HAVE TO PUT A WALL UP AND HAVE TO  
11:26:51 POTENTIALLY HAVE TO RIP IT DOWN AT A LATER DATE, BUT I  
11:26:54 THINK THAT'S SOMETHING WE HAVE TO MAKE A DECISION.  
11:26:57 I THINK I'M IN FAVOR OF MORE LANDSCAPING -- EVEN IF THEY  
11:27:00 PUT THE LANDSCAPE IN, THAT CAN RESTRICT CONNECTIVITY FOR  
11:27:04 SURE.  
11:27:04 SO SOME MODIFICATION MIGHT HAVE TO BE MADE AT SOME POINT  
11:27:07 IN THE FUTURE BUT I'D LIKE TO LOOK AT THAT AT THAT POINT.  
11:27:12 >>Mayor Ribble: NICK?  
11:27:13 >>Nick Batos: I UNDERSTAND WHAT YOU'RE SAYING, JON.  
11:27:15 ON THE OTHER SIDE, RIGHT NOW WE HAVE A RESIDENT WHO IS  
11:27:19 LIVING THERE, AND HE HAS NOT BEEN -- THAT PERSON HAS NOT  
11:27:23 BEEN SPOKEN TO.  
11:27:24 I DON'T THINK WE SHOULD DEVIATE FROM WHAT OUR CODE  
11:27:27 REQUIRES WITHOUT HAVING AT LEAST SPOKEN TO THIS PERSON  
11:27:30 WHO WILL BE THE MOST AFFECTED IN THE NEXT FIVE YEARS OR  
11:27:33 TEN YEARS OR HOWEVER LONG HE'LL BE THERE.  
11:27:39 I DON'T THINK THAT'S FAIR.  
11:27:40 >>Mayor Ribble: ANY OTHER COMMENTS FROM COUNCIL?  
11:27:43 OKAY.  
11:27:45 JIM?  
11:27:45 >>Jim Wilson: I AGREE WITH JON.  
11:27:47 I BELIEVE THAT WE'RE VERY LUCKY THAT WE LIVE IN FLORIDA  
11:27:52 AND NOT NORTH DAKOTA SO WE CAN GET SOMETHING IN THERE  
11:27:56 THAT WILL STAY GREEN 12 MONTHS OUT OF THE YEAR AND WILL  
11:28:00 PROVIDE THE NECESSARY SCREENING.  
11:28:07 >>Mayor Ribble: ANY OTHER COMMENTS?  
11:28:09 >> NO COMMENTS BUT I'LL MAKE A MOTION.  
11:28:11 >>Mayor Ribble: HANG ON ONE SECOND.  
11:28:12 WE'RE NOT READY FOR A MOTION.  
11:28:14 RELAX.  
11:28:14 NANCY?  
11:28:18 >>Nancy Stroud: I'M JUST PREPARED TO READ INTO THE RECORD  
11:28:20 THE CHANGES THAT I THINK I HEARD THE COUNCIL SUGGEST WHEN  
11:28:25 WE'RE READY FOR THAT.  
11:28:27 >>Mayor Ribble: OKAY.  
11:28:27 SO YOU'LL READ INTO THE RECORD AND THEN WE'LL HEAR FROM  
11:28:30 THE APPLICANT ONE MORE TIME?  
11:28:32 IS THAT WHAT WE'LL DO?  
11:28:36 IS THE APPLICANT FINISHED?  
11:28:41 >> SO FAR THE DISCUSSION, WE'RE -- WHATEVER YOU GUYS COME  
11:28:45 UP WITH ON THIS ONE, WHAT HAS BEEN DISCUSSED, WE'RE IN  
11:28:48 AGREEMENT WITH.

11:28:50 >>Mayor Ribble: ALL RIGHT.  
11:28:51 THAT MAKES IT EASY.  
11:28:52 >> CLOSE THE PUBLIC HEARING THEN.  
11:28:55 >>Mayor Ribble: ARE WE GOING TO CLOSE THE PUBLIC HEARING?  
11:28:57 OKAY.  
11:28:58 SO WE'LL CLOSE THE PUBLIC HEARING AND WE'LL HEAR FROM  
11:29:01 COUNCIL.  
11:29:03 NANCY?  
11:29:05 >>Nancy Stroud: MARY AND I BOTH HAVE BEEN WRITING  
11:29:08 FRANTICLY TRYING TO MAKE SURE WE HAVE ALL THE COMMENTS.  
11:29:12 THIS IS WHAT WE HAVE.  
11:29:15 THAT WE THINK WE'RE HEARING.  
11:29:18 ON PAGE TWO, SECTION TWO, UNDER DEVELOPMENT PARAMETERS,  
11:29:24 THE LAST SENTENCE, THE MIX OF USES WILL BE DEMONSTRATED  
11:29:28 AT TIME OF DEVELOPMENT ORDER FOR AT LEAST TWO DIFFERENT  
11:29:31 CATEGORIES OF USES.  
11:29:36 THE BREEZEWAY USE SHALL COMPLEMENT THE PUBLIC AMENITY  
11:29:41 AREA.  
11:29:47 AND THEN ON PAGE FOUR, UNDER NINE, PATTERN BOOK, WE'D ADD  
11:29:53 THE SENTENCES COLOR SWATCHES PROVIDED AT THE COUNCIL  
11:29:57 MEETING WILL BE INCLUDED IN THE PATTERN BOOK.  
11:30:02 SIGNAGE ON THE FRONT OF THE BUILDING WILL BE ILLUSTRATED  
11:30:04 ON THE BUILDING RENDERING.  
11:30:14 THEN ON THE SAME PAGE, 11 OF GATHERING AREA, THE LAST  
11:30:20 SENTENCE WOULD BE MODIFY TO SAY THIS AREA MUST BE  
11:30:23 MAINTAINED IN PERPETUITY AND OPEN TO THE PUBLIC FROM DAWN  
11:30:27 TO DUSK DAILY.  
11:30:33 THEN THE QUESTION OF THE WALL REMAINS, WHETHER YOU WANT  
11:30:38 TO ADD A DEVIATION TO REQUIRE LANDSCAPING INSTEAD OF THE  
11:30:44 WALL OR THE OTHER -- ANY OTHER OPTION THAT YOU'D LIKE.  
11:30:49 I THINK THAT'S WHERE THE DISCUSSION.  
11:30:51 >>Mayor Ribble: THE CONSENSUS ON THE WALL.  
11:30:53 IS THAT WHAT YOU'RE SAYING?  
11:30:55 OR NOT HAVING A WALL.  
11:30:57 >>Nancy Stroud: IF YOU DON'T HAVE A WALL, YOU'D ADD A  
11:30:59 DEVIATION ON PAGE 6 AND MARY HAS LANGUAGE FOR THAT  
11:31:02 DEVIATION WHICH WOULD REQUIRE ENHANCED LANDSCAPING.  
11:31:08 >>Mayor Ribble: LET'S POLL THE COUNSEL TO SEE WHO WANTS A  
11:31:10 WALL.  
11:31:11 >> CAN WE MANGE IT CONTINGENT THAT IF WE APPROVE IT, THAT  
11:31:14 IT IS GOING TO REQUIRE THE NEIGHBOR'S APPROVAL OF THAT?  
11:31:20 IF WE DON'T RECEIVE THAT, I THINK WE LEAVE THE WALL IN  
11:31:24 PLACE.  
11:31:24 CAN WE MAKE THAT CONTINGENT UPON A NEIGHBOR'S APPROVAL?  
11:31:30 >>Nancy Stroud: YES.  
11:31:31 >> THAT'S WHAT I WOULD LIKE TO SEE IN THERE AS OPPOSED TO  
11:31:35 NOT PUTTING IT -- OR --  
11:31:37 >>Mayor Ribble: CAN THAT WORK, MARY, OR NOT?

11:31:41 >>Nancy Stroud: I GUESS MARY, IF THAT'S WHERE THE  
11:31:44 CONSENSUS IS AND MARY CAN READ THE DEVIATION LANGUAGE.  
11:31:48 >>Mayor Ribble: OKAY.  
11:31:49 >> IF WE GO THAT ROUTE, WE ALSO I THINK ALONG WITH WHAT  
11:31:53 JON SAID, WOULD WANT A REALLY BUFFERED UP LANDSCAPING  
11:32:02 PLAN SO IT REALLY IS A GREAT DEAL MORE THAN IT IS NOW.  
11:32:10 >>Mayor Ribble: I'D AGREE.  
11:32:11 THEY'RE GOING TO SAVE X-AMOUNT OF DOLLARS ON NOT PUTTING  
11:32:14 UP A SOLID WALL.  
11:32:16 >> I THINK WE SHOULD PROTECT --  
11:32:18 >>Mayor Ribble: HE UNDERSTANDS THAT.  
11:32:19 YOU UNDERSTAND THAT SO I THINK WE'RE -- WE'RE SPLITTING  
11:32:23 HAIRS HERE NOW.  
11:32:25 HOWARD, YOU HAVE A COMMENT?  
11:32:27 >>Howard Levitan: I WAS GOING TO SWITCH -- CHANGE  
11:32:29 SUBJECTS.  
11:32:30 >>Mayor Ribble: WE WANT TO GET CONSENSUS ON THE WALL.  
11:32:34 >>Howard Levitan: NANCY WAS SHOWING THE CHANGES.  
11:32:36 I DIDN'T SEE A CHANGE FOR THE PAVING AND SIDEWALK.  
11:32:39 >>Mayor Ribble: HANG ON, HOWARD.  
11:32:40 WE'RE IN THE MIDDLE.  
11:32:42 WE'LL GO TO YOUR CHAPTER IN A SECOND.  
11:32:44 LET'S POLL THE COUNCIL ON THE WALL.  
11:32:47 SHOW OF HANDS, HOW MANY WANT A WALL?  
11:32:54 ALL RIGHT.  
11:32:54 FINE.  
11:32:55 JON, YOU GOT TO GO OUT BACK AND SEE --  
11:32:58 [LAUGHS]  
11:32:59 OKAY.  
11:33:00 YOU GET -- YOU GET ELECTED TO GO AND KNOCK ON DOOR AND  
11:33:04 RING DOORBELLS.  
11:33:06 NANCY, GO AHEAD.  
11:33:07 >>Nancy Stroud: I'D ASK THAT MARY READ THE DEV IATION  
11:33:10 LANGUAGE FOR THE WALL ISSUE INTO THE RECORD.  
11:33:15 >>Mayor Ribble: I CAN REMEMBER WE'RE ARGUING ABOUT  
11:33:18 COLORS.  
11:33:18 >>Nancy Stroud: THIS IS WHAT I THINK WE'RE SAYING.  
11:33:20 A DEVIATION FROM LAND DEVELOPMENT CODE SECTION 33-350  
11:33:24 LANDSCAPE BUFFER TABLES TYPE C BUFFER WHICH REQUIRES AN  
11:33:28 EIGHT-FOOT SOLID WALL TO ALLOW NO WALL WITHIN THE TYPE C  
11:33:32 BUFFER IF A LETTER OF NO OBJECTION IS RECEIVED FROM THE  
11:33:38 PROPERTY OWNER TO THE SOUTH AND ENHANCED LANDSCAPING WILL  
11:33:44 BE PROVIDED IN LIEU OF THE WALL TO BE REVIEWED BY STAFF  
11:33:49 AT TIME OF DEVELOPMENT ORDER.  
11:33:52 >>Mayor Ribble: THAT WORKS.  
11:33:55 >>Mary Gibbs: I THINK WE MISSED THE DISCUSSION ABOUT  
11:33:57 PAVING THOUGH BECAUSE WE --  
11:33:59 >>Mayor Ribble: YEAH.

11:33:59 HOWARD BROUGHT THAT UP.  
11:34:01 >>Mary Gibbs: WE WERE TALKING ABOUT THE CONDITIONS.  
11:34:02 I THINK WE --  
11:34:06 >>Howard Levitan: I THINK WE CONCLUDED PAVING TO THE  
11:34:08 SIDEWALK TO THE PROPERTY LINE.  
11:34:10 >>Mary Gibbs: YOU MEAN ON --  
11:34:12 >> LOOKS LIKE THE SIDEWALK IS JUST GRASS OR --  
11:34:17 >>Mayor Ribble: YEAH, TO NICK'S POINT IF THEY HAVE A FIRE  
11:34:19 TRUCK OR COMMERCIAL VEHICLE THAT HAS TO BACK OUT, IT WILL  
11:34:22 BE BACKING INTO MUD INSTEAD OF ON THE --  
11:34:32 >>Mary Gibbs: OKAY.  
11:34:32 THE APPLICANT IS OKAY WITH THAT TOO.  
11:34:33 >>Mayor Ribble: ALL RIGHT.  
11:34:34 OKAY.  
11:34:37 >> NEW CONDITION.  
11:34:38 >>Mary Gibbs: THAT'S A NEW CONDITION.  
11:34:42 I'M NOT SURE I EXACTLY HAVE THE LANGUAGE.  
11:34:46 >>Nancy Stroud: THAT WOULD BE CONDITION 17 ON PAGE 5.  
11:34:50 >>Mayor Ribble: OKAY.  
11:34:52 >>Nancy Stroud: THE SIDEWALK ON THE -- I'M NOT SURE WHICH  
11:34:57 SIDEWALK WE'RE TALKING ABOUT ON THE -- HAPPY HOLLOW.  
11:35:02 EAST SIDE, YES.  
11:35:04 WILL BE PAVED TO THE PROPERTY LINE.  
11:35:08 >>Mayor Ribble: YES.  
11:35:09 >> YOU SAY THE SIDEWALK?  
11:35:13 >>Mayor Ribble: WE'RE TALKING ROAD.  
11:35:14 ROAD WILL BE PAVED.  
11:35:18 >> I THINK IF THAT'S NOT SHOWN, IF THE SIDEWALK IS GOING  
11:35:22 TO THE PROPERTY LINE ANYWAY, THAT'S FINE.  
11:35:26 IT'S HARD TO TELL FROM THE SITE PLAN.  
11:35:29 >> I THINK IT'S -- IT LOOKS LIKE -- WELL, JUST TO  
11:35:31 CLARIFY, THE SIDEWALK DOES GO TO THE END OF THE PROPERTY  
11:35:33 LINE, RIGHT?  
11:35:35 YES, IT DOES.  
11:35:36 OKAY.  
11:35:38 >>Mayor Ribble: IT'S IN THE DRAWING.  
11:35:39 BUT THE ROAD -- THE ROAD IS NOT FINISHED ALL THE WAY  
11:35:43 DOWN.  
11:35:43 >>Mary Gibbs: THE ROAD WOULD ONLY BE PAVED TO THE PROJECT  
11:35:48 ENTRANCE.  
11:35:50 >>Mayor Ribble: NO.  
11:35:50 DOWN TO THE PROPERTY LINE.  
11:35:52 >>Mary Gibbs: THAT'S WHAT I'M TRYING TO UNDERSTAND.  
11:35:56 >>Mayor Ribble: FRED UNDERSTANDS THAT.  
11:36:00 HE'S GOT THE (INAUDIBLE) THING.  
11:36:08 OKAY, LET'S GO, MARY.  
11:36:10 YOU MUST HAVE BEEN NAPPING FOR THAT DISCUSSION.  
11:36:12 I THOUGHT WE WERE PRETTY CLEAR.

11:36:14 >>Mary Gibbs: SO THE CONDITION WILL READ THAT THE ROAD TO  
11:36:19 THE EAST OF THE PROJECT WILL BE PAVED TO THE PROPERTY  
11:36:22 LINE.  
11:36:24 >>Mayor Ribble: RIGHT.  
11:36:30 HE ONLY TOLD YOU THAT FIVE TIMES NOW THAT HE IS AGREEING.  
11:36:34 JEEZ.  
11:36:36 >>Mary Gibbs: ANYTHING ELSE?  
11:36:38 >>Mayor Ribble: FIRST WE ARGUE ABOUT COLORS AND NOW THE  
11:36:40 GUY AGREES AND WE'RE STILL ARGUING.  
11:36:41 I DON'T GET THIS.  
11:36:43 OKAY.  
11:36:43 ARE WE READY TO MAKE A MOTION?  
11:36:47 OKAY.  
11:36:47 WHO WANTS TO MAKE A MOTION?  
11:36:49 JON, YOU'RE DYING TO MAKE A MOTION.  
11:36:51 >>Jon McLain: I'LL MAKE THE MOTION.  
11:36:52 OKAY.  
11:36:53 WITH CONDITIONS.  
11:36:57 >>Mayor Ribble: I WANT TO MAKE A QUICK COMMENT.  
11:36:59 I THINK THE PROJECT IS FANTASTIC AND WILL REALLY ENHANCE  
11:37:02 ESTERO.  
11:37:03 I THINK THE PAFICS DID A WONDERFUL JOB PUTTING THIS  
11:37:06 TOGETHER.  
11:37:07 THE BUILDING IS BEAUTY AND IF I HAVE TO TAKE CARE OF THE  
11:37:12 STRIP OF GRASS, SINCE THIS IS MY LAST COUNCIL MEETING, I  
11:37:15 HAVE PLENTY OF TIME TO GO OUT AND CUT IT.  
11:37:18 >> THAT I'D LIKE TO SEE.  
11:37:19 >>Mayor Ribble: MADAM CLERK, PLEASE CALL THE ROLL.  
11:37:23 >>Howard Levitan: AYE.  
11:37:28 >>Jon McLain: AYE.  
11:37:29 >>Jim Boesch: AYE.  
11:37:30 >>Nick Batos: AYE.  
11:37:31 >>Jim Wilson: AYE.  
11:37:33 >>Katy Errington: AYE.  
11:37:34 >>Mayor Ribble: AYE.  
11:37:34 OKAY.  
11:37:35 THANK YOU.  
11:37:36 THANK YOU TO PAVICH GROUP FOR PUTTING UP WITH US TODAY.  
11:37:41 GREAT JOB.  
11:37:41 GREAT PATIENCE.  
11:37:42 GREAT CONTROL.  
11:37:43 GREAT CONTROL.  
11:37:46 OKAY.  
11:37:46 ANYBODY SIGN UP TO SPEAK IN THE PUBLIC?  
11:37:50 PUBLIC COMMENT?  
11:37:52 >>Carol Sacco: NO, MAYOR.  
11:37:53 >>Mayor Ribble: MOVING ALONG.  
11:37:54 COUNCIL MEMBERS.



11:37:55 HOWARD, YOU'RE UP.  
11:37:57 >>Howard Levitan: WELL, I'M SMILING.  
11:38:01 I THINK THAT WAS A GREAT ZONING HEARING.  
11:38:03 THAT'S SORT OF THE WAY IT'S SUPPOSED TO WORK FOR  
11:38:05 EVERYBODY WHERE THEY GET TOGETHER AND WITH THE APPLICANT  
11:38:08 AND APPROVES THE PROJECT.  
11:38:11 THANK YOU, COUNCIL, FOR YOUR CONTINUED CONFIDENCE IN ME,  
11:38:15 AND I LOOK FORWARD TO ANOTHER TWO YEARS ON THE NEW  
11:38:21 PLANNING BOARD.  
11:38:22 IT'S BEEN AN AMAZING SIX YEARS.  
11:38:26 IF YOU TALLY UP ALL THE THINGS WE HAVE DONE AS A  
11:38:29 COUNCIL --  
11:38:30 >>Mayor Ribble: YOU GOT TO GIVE YOUR SPEECH IN TWO WEEKS.  
11:38:34 >>Howard Levitan: I'M ALMOST DONE, BILL.  
11:38:37 >>Mayor Ribble: TWO WEEKS WE GOT TO COME BACK AND YOU'RE  
11:38:39 NOT GOING TO HAVE ANYTHING TO SAY.  
11:38:40 >>Howard Levitan: OH, YEAH?  
11:38:41 I'LL PASS IT TO YOU.  
11:38:43 >>Mayor Ribble: YEAH.  
11:38:43 YOU GOT TO WAIT.  
11:38:44 HE'LL GIVE YOU A SPECIAL INVITE.  
11:38:47 GO AHEAD.  
11:38:50 >> I WAS GOING TO SAY, I MEAN, WE HAVE THREE MEMBERS  
11:38:53 ROTATING OFF.  
11:38:55 TODAY IS OUR LAST MEETING.  
11:38:58 I'M BEING THE NEWBIE ON HERE.  
11:39:01 I REALLY APPRECIATE THE GUIDANCE ALONG THIS WHOLE  
11:39:04 PROCESS.  
11:39:04 I THINK WE ACCOMPLISHED A LOT SINCE THE INCEPTION OF  
11:39:07 ESTERO.  
11:39:09 THE INCORPORATION, A LOT OF THESE FOLKS WERE INVOLVED IN  
11:39:13 THE INCORPORATION EFFORT WHICH I THINK EVERYBODY IN  
11:39:15 ESTERO IS VERY APPRECIATIVE, MYSELF INCLUDED AND THE IRK  
11:39:20 WITH THEY'VE DONE AND PROMOTED HERE IN THE COUNCIL OVER  
11:39:23 THE YEARS HAS BEEN GREATLY APPRECIATED BY MYSELF AND I'M  
11:39:27 SURE ALL THE RESIDENTS OF ESTERO ALSO.  
11:39:30 SO I'M VERY THANKFUL FOR THEIR SERVICE AND I LOOK FORWARD  
11:39:34 TO KEEPING THEM INVOLVED IN SOME WAY TO KEEP THIS VILLAGE  
11:39:38 MOVING FORWARD WHICH WE HAVE A GREAT PATH I THINK IN  
11:39:41 FRONT OF US, AND THEIR PAST LEADERSHIP SHOULD HOPEFULLY  
11:39:47 CONTINUE TO ECHO HERE IN A VARIETY OF FORMS.  
11:39:53 THANK YOU ALL FOR YOUR SERVICE.  
11:39:54 WE'LL MISS YOU.  
11:39:56 >>Mayor Ribble: KATY?  
11:39:57 >>Katy Errington: I KNOW WE'RE COMING BACK IN A COUPLE  
11:39:58 WEEKS BUT I'M PREPARED TO SAY SOMETHING TODAY SO I'M  
11:40:01 GOING TO SAY IT.  
11:40:03 (INAUDIBLE).

11:40:04 TIME FLIES.  
11:40:05 MARCH 17, 2015, THE NEWLY ELECTED VILLAGE OF ESTERO  
11:40:09 COUNCIL MEMBERS MET IN THE AUDITORIUM IN ESTERO HIGH  
11:40:12 SCHOOL.  
11:40:13 SAT ON THE STAGE.  
11:40:14 RAISED THEIR RIGHT HAND.  
11:40:16 TOOK A SWORN OATH GIVEN TO US BY JUDGE MAKING THE FIRST  
11:40:20 VILLAGE OF ESTERO COUNCIL.  
11:40:21 AFTER TAKING THE OATH AND AS A COUNCIL VESTED WITH POWER,  
11:40:25 WE UNANIMOUSLY VOTED NICK BATOS WITH THE HONOR OF BEING  
11:40:29 THE FIRST MAYOR OF ESTERO.  
11:40:31 DURING THE PAST SIX YEARS, EACH OF YOU BEGINNING WITH  
11:40:34 DISTRICT 1, MAYOR BILL RIBBLE.  
11:40:36 DISTRICT 2, COUNCIL MEMBER HOWARD LEVITAN AND DISTRICT 6,  
11:40:40 COUNCIL MEMBER NICK BATOS PLAYED AN IMPORTANT AND  
11:40:43 CHALLENGING ROLE IN THE FORMATION OF ESTERO'S  
11:40:47 GOVERNMENT-LIKE DECISION AND POLICY MAKING FORMATION.  
11:40:50 THE VILLAGE IS WHERE IT IS TODAY BECAUSE OF YOUR WISDOM,  
11:40:54 KNOWLEDGE AND DISCERNMENT IN DOING WHAT WAS RIGHT FOR  
11:40:57 THIS MUNICIPALITY.  
11:41:00 AFTER THIS MORNING, IT WASN'T ALWAYS EASY OR PRETTY  
11:41:03 GETTING TO AN AGREEMENT ON ISSUES.  
11:41:05 BUT WITH INTEGRITY AND GRIT WE DID IT AS A TEAM.  
11:41:10 IN THE NEAR FUTURE AS YOU LEAVE THE POSITION, AS AN  
11:41:14 ELECTED VILLAGE OF ESTERO OFFICIAL, AND BEGIN NEW  
11:41:17 CHALLENGES, I OFFER A PRAYER FOR EACH OF YOU.  
11:41:21 MAY THE LORD BLESS YOU AND KEEP YOU.  
11:41:24 MAY THE LORD MAKE HIS FACE SHINE UPON YOU AND BE GRACIOUS  
11:41:28 TO YOU AND MAY THE LORD TURN HIS FACE TOWARD YOU AND GIVE  
11:41:32 YOU PEACE.  
11:41:35 >>Mayor Ribble: THANK YOU.  
11:41:36 JIM?  
11:41:38 >>Jim Boesch: I'M WAITING FOR THE TWO WEEKS.  
11:41:40 >>Mayor Ribble: GOOD.  
11:41:40 NICK?  
11:41:41 >>Nick Batos: I'VE BEEN TOLD I HAVE TO WAIT FOR TWO WEEKS  
11:41:42 NOW.  
11:41:43 >>Mayor Ribble: WE LOVE HEARING FROM YOU, NICK.  
11:41:48 YOU'LL BE MY COVER GUY ENCASE I GET SICK ON THE MOWING  
11:41:52 DUTY.  
11:41:53 JIM?  
11:41:55 >>Jim Boesch: I WANT TO SAY A SPECIAL THANK YOU FOR THREE  
11:41:58 EXCELLENT BOARD MEMBERS THAT WILL BE LEAVING FOR SIX  
11:42:01 YEARS OF CONTRIBUTIONS THAT I THINK HAVE BEEN  
11:42:05 SIGNIFICANT.  
11:42:06 I THINK WE SHOULD ALL BE INCREDIBLY PROUD OF WHAT WE HAVE  
11:42:12 DONE.  
11:42:14 >>Mayor Ribble: THANK YOU.

11:42:14 I'LL SAVE MY SPEECH FOR TWO WEEKS.  
11:42:17 I WANT TO MENTION ONE THING.  
11:42:19 EVERY DAY ON THE NEWS, WE HAVE A LITTLE BIT OF THIS  
11:42:21 DISCUSSION LAST WEEK WITH THE HOSPITAL HERE, BUT THE  
11:42:24 HOSPITAL REPRESENTATIVE BUT WE GET POUNDED ON THE COVID  
11:42:27 VACCINE AND I GUESS KEVIN, COUNTY COMMISSIONER THAT'S  
11:42:33 BEEN REALLY WORKING HARD TO GET THE VACCINE SENT DOWN  
11:42:37 HERE AND I APPLAUSE HIM FOR A LOT OF THE WORK HE HAS  
11:42:41 DONE.  
11:42:41 I WANT TO SHARE A COUPLE NUMBERS REAL QUICK.  
11:42:44 IT WILL TAKE 15 MORE SECONDS.  
11:42:46 RIGHT NOW WE HAVE 42% OF OUR LEE COUNTY RESIDENTS AGED 65  
11:42:52 VACCINATED TO DATE.  
11:42:54 STATE OF FLORIDA HAS 48% SO WE'RE LAGGING BEHIND ABOUT A  
11:42:58 6% GAP.  
11:43:00 LAST WEEK WE HAD 7200 FOLKS VACCINATED HERE IN LEE  
11:43:04 COUNTY.  
11:43:04 WE HAVE A LOT OF VACCINES IN LAST WEEK.  
11:43:07 PRIOR TO THAT, WE DIDN'T GET VACCINES IN THE WAY WE'D  
11:43:10 LIKE BECAUSE OF THE WEATHER UP NORTH.  
11:43:12 SO HOPEFULLY WE CAN KEEP THE TREND MOVING WITH THE  
11:43:16 ABUNDANCE OF VACCINES AND WE CAN GET EVERYBODY VACCINATED  
11:43:19 AND MOVE ON HERE WITH OUR LIVES.  
11:43:22 GOODNESS, PUT THIS TO BED.  
11:43:24 I WANT YOU TO KNOW, I KNOW THE COUNTY TAKES A LOT OF HEAT  
11:43:28 ON DIFFERENT THINGS AND TOPICS AND MAYBE SOMETIMES  
11:43:31 RIGHTFULLY SO.  
11:43:32 WHEN IT COMES TO THE VACCINE THING, I THINK THEY WERE  
11:43:35 FIRST CLASS OPERATION AND DONE A GREAT JOB.  
11:43:37 OKAY.  
11:43:38 YOU'RE UP, BURT.  
11:43:40 >>Burt Saunders: THANK YOU, MR. MAYOR.  
11:43:41 I'M GOING TO CONGRATULATE AND THANK THE THREE MEMBERS  
11:43:44 THAT ARE LEAVING THE COUNCIL.  
11:43:46 IT'S BEEN A PLEASURE AND HONOR FOR ME TO WORK WITH THE  
11:43:50 ENTIRE COUNCIL BUT IT'S BEEN ALSO BEEN -- A HIGH HONOR TO  
11:43:54 WORK WITH THE THREE GENTLEMEN THAT ARE GOING TO BE  
11:43:56 LEAVING.  
11:43:57 YOU HAVE DONE AN INCREDIBLE JOB.  
11:44:00 THE WHOLE COUNCIL HAS DONE A GREAT JOB AND IT'S YOUR  
11:44:05 LEADERSHIP THAT HELPED GET THE CITY UNDERWAY AND WANT TO  
11:44:08 THANK YOU FOR THE OPPORTUNITY AND LOOK FORWARD TO  
11:44:10 CONTINUING TO WORK WITH YOU TO THE BENEFIT OF THE  
11:44:13 VILLAGE.  
11:44:14 SO THANK YOU.  
11:44:16 >>Mayor Ribble: STEVE?  
11:44:19 >>Steven Sarkozy: I'LL WAIT FOR A COUPLE OF WEEKS HERE TO  
11:44:21 PROVIDE COMPLEMENTS TO THE COUNCIL.

11:44:24 THIS HAS BEEN AN INCREDIBLE TEAM AND THE THREE OF YOU  
11:44:28 GOING OFF HAVE BEEN EXTRAORDINARY LEADERS NOT ONLY DURING  
11:44:33 THE TERM OF THE VILLAGE DURING INCORPORATION AND EVEN  
11:44:36 PRIOR TO THAT.  
11:44:37 WE ALL OWE YOU A GREAT DEBT OF GRATITUDE.  
11:44:40 THANK YOU.  
11:44:41 >>Mayor Ribble: THANK YOU.  
11:44:42 OKAY.  
11:44:43 CAN I HAVE A MOTION TO ADJOURN?  
11:44:45 JON.  
11:44:46 SECOND KATY.  
11:44:47 MEETING ADJOURNED.  
11:44:48 THANK YOU.