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APPROVED BY BOARD: SEPTEMBER 21, 2021
PLANNING ZONING AND DESIGN BOARD MEETING

**Village of Estero Council Chambers
9401 Corkscrew Palms Circle
Estero, FL 33928**

August 24, 2021, 4:30 pm

DRAFT MINUTES

1. CALL TO ORDER

at 4:33 pm

2. PLEDGE OF ALLEGIANCE

Led by Chairman Wood

3. ROLL CALL

Present:

Co-Chairman Scotty Wood (via Zoom) and Co-Chairman Howard Levitan (via Zoom), and Boardmembers Marlene Naratil, Anthony Gargano, Kristin Jeannin, Barry Jones, Michael Sheeley, James Tatooles (via Zoom), and Jim Wallace (via Zoom).

Also present:

Village Land Use Counsel Nancy Stroud, Community Development Director Mary Gibbs, Principal Planner Matt Noble, and Deputy Village Clerk Tammy Duran

4. APPROVAL OF AGENDA

A motion to approve the agenda was made and duly passed.

5. BUSINESS

Items on the agenda are generally treated in sequential order, and due to the length of the agenda, any or all of the items listed for discussion may be rescheduled to a later date for consideration.

The meeting will adjourn no later than 9:00 P.M. unless extended by the Board.

6. PUBLIC HEARINGS (Quasi-Judicial)

The public will have an opportunity to speak for five minutes per agenda item.

a. Via Coconut (District 5) -- Rezoning (DCI2019-E003) & Right of Way Vacation (VAC2019-E001) 8990 Corkscrew Road, 21650 & 21750 Via Coconut Point, 21331, 21350 & 21351 Happy Hollow Lane. Properties are located south of Corkscrew Road and west of Via Coconut Road.

Chairman Wood provided information regarding Board business and quasi-judicial hearings. All audience members and staff providing testimony for the hearing were sworn in by Village Land Use Counsel Stroud.

Village Land Use Counsel Stroud asked if there was any ex parte communication. Chairman Levitan had a Zoom conference call with a representative of the applicant. Boardmember Sheeley received an email to his personal email account from Matthew Kragh with MHK Architecture. No conflict of interest has been noted.

Motion: Motion to allow the revised conditions to be admitted in hearing.

Motion by: Chairman Levitan
Seconded by: Board Member Gargano

Action: Approved motion to allow the revised conditions to be admitted in hearing.

Vote:

Aye: Board Members Gargano, Naratil, Tatoes, Jeannin, Sheeley, Jones, Wallace, Chairman Wood, and Chairman Levitan

Nay:

Abstentions:

Staff Presentation/Comments:

Mary Gibbs, Community Development Director
Nancy Stroud, Village Land Use Counsel

Presentation/Information by:

Rich Yovanovich, Esq., Coleman Yovanovich Koester
Kelly Kenefick, Estero 5, LLC
Matthew Kragh, AIA, MHK Architecture & Planning
Christian Andrea, RLA, ASLA, Architectural Land Design
Alexis Crespo, AICP, Waldrop Engineering
D. Brent Addison, P.E., Banks Engineering

Board Questions or Comments:

Board Members Gargano, Naratil, Tatoes, Jeannin, Sheeley, Jones, Wallace, Chairman Wood, and Chairman Levitan.

Public Comment:

eComments:

Anthony Lobat, Genova
James Oglethorpe, Genova
Bob Mulcahy, Genova

In Person:

Bob Girsch, Genova
Chloe Maros, The Brooks
Paul Denett, Genova
Hal Korble, Genova

Diane Nash, Genova
Thomas Betts, Genova

Motion: Motion for a continuance until the next Board meeting, with the recommendation the applicant be placed 1st on the agenda.

Motion by: Board Member Naratil
Seconded by: Board Member Gargano

Action: Approved motion for a continuance until the next Board meeting, with the recommendation the applicant be placed 1st on the agenda.

Vote:
Aye: Board Members Gargano, Naratil, Tautoles, Jeannin, Sheeley, Jones, Wallace, Chairman Wood, and Chairman Levitan
Nay:
Abstentions:

The meeting went into recess at 7:29 p.m. and reconvened at 7:39 p.m.

7. PUBLIC INFORMATION MEETING (No votes are taken at Public Information Meetings)

The public will have an opportunity to speak for three minutes per agenda item.

a. Shoppes at University Highlands, Building #5, (District 5) Highland Oaks Drive, south of Everblades Parkway South and Ben Hill Griffin Parkway and immediately south of the Lee Health Parcel.

Staff Presentation/Comments:
Mary Gibbs, Community Development Director

Presentation/Information by:
John Conroy, South Real Estate Group

Board Questions or Comments:
Board Members Naratil, Jeannin, and Sheeley.

Public Comment:
None.

8. PUBLIC HEARINGS (Quasi-Judicial)

The public will have an opportunity to speak for five minutes per agenda item.

a. The Tides at Pelican Landing - Paint Permit (District 1) Continued from the July 13th, 2021 meeting.

All audience members and staff providing testimony for the hearing were sworn in by Village Land Use Counsel Stroud. There were no ex-parte communications or conflicts of interest noted.

Staff Presentation/Comments:
Mary Gibbs, Community Development Director

Presentation/Information by:

Joseph Gonzalez, Sherwin Williams
Frank Russo, POA President Tides at Pelican Landing
Maureen Katz, POA Vice President Tides at Pelican Landing

Board Questions or Comments:

Board Members Gargano, Naratil, Tatooles, Jeannin, Sheeley, Jones, Wallace, Chairman Wood, and Chairman Levitan.

Public Comment:

eComments:

Lynne Haslett, Tides at Pelican Landing
Tracy Nowak, Tides at Pelican Landing
Nicolette Kern, Tides at Pelican Landing
Chris Main, Tides at Pelican Landing
David Pendell, Tides at Pelican Landing
Denise Walsh, Tides at Pelican Landing
Richard Levandusky, Tides at Pelican Landing
Ann Fraszczak, Tides at Pelican Landing
Edde Brown, Tides at Pelican Landing
John Smith, Tides at Pelican Landing
Joseph Eberhardt, Tides at Pelican Landing

In-Person:

Edde Brown, Tides at Pelican Landing
Nicolette Kern, Tides at Pelican Landing

Motion: Motion to deny the painting permit.

Motion by: Chairman Levitan

Seconded by: Board Member Sheeley

Action: Approved motion to deny the painting permit.

Vote:

Aye: Board Members Gargano, Naratil, Tatooles, Jeannin, Sheeley, Jones, Wallace, Chairman Wood, and Chairman Levitan

Nay:

Abstentions:

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

None.

10. BOARD COMMUNICATIONS

Next meeting -- September 14, 2021

ADJOURN

at 8:31 pm.

Attest: Village of Estero

Tammy Duran
Deputy Village Clerk

For an official copy of the signed minutes, please submit a Public Record Request.