

Final Action Agenda/Minutes are supplemented by audio and video recordings of the meetings, as well as transcripts. Video recordings of Village Council meetings from June 8, 2016, forward, as well as agendas, staff reports, resolutions, ordinances, and other documents related to the meetings can be viewed online at <https://estero-fl.gov/agendas/> at the corresponding meeting date.

**APPROVED BY COUNCIL
MAY 1, 2024
VILLAGE COUNCIL REGULAR MEETING**

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

April 17, 2024 9:30 a.m.

1. CALL TO ORDER

INVOCATION

Father Hugh Our Lady of Light Church

PLEDGE OF ALLEGIANCE

Led by Councilmember Zalucki.

ROLL CALL

Vice Mayor Joanne Ribble - District 1, Councilmember Larry Fiesel - District 2, Councilmember Lori Fayhee – District 4 (via Zoom) (left meeting at 10:18 am), Councilmember Jim Ward - District 6, and Councilmember George Zalucki - District 7. Absent: Councilmember Rafael Lopez - District 5. Excused Absent Mayor Jon McLain - District 3.

Also present

Village Manager Steve Sarkozy, Village Attorney Robert Eschenfelder, David Willems, Public Works Director, Mary Gibb, Community Development Director, Kevin Greenville, Finance Director, Deputy Village Clerk Tammy Duran, and Village Clerk Carol Sacco.

2. APPROVAL OF AGENDA, ADDITIONS, AND DELETIONS

Motion: Motion to approve agenda.

Motion by: Councilmember Fiesel

Seconded by: Councilmember Ward

Action: Approved agenda.

Vote: (Roll Call)

Aye: Councilmembers Fiesel, Fayhee, Ward, Zalucki, and Vice Mayor Ribble.

Nay:

Abstentions:

3. PROCLAMATION

(a) Arbor Day

4. PUBLIC COMMENT ON NON-AGENDA ITEMS

None.

5. CONSENT AGENDA

(a) April 3, 2024 Village Council Meeting Minutes

(b) Financial Report for Month ended December 2023
Financial Report for Month ended January 2024

Motion: Motion to approve consent agenda.

Motion by: Councilmember Zalucki

Seconded by: Councilmember Fiesel

Action: Approved consent agenda.

Vote: (Roll Call)

Aye: Councilmembers Fiesel, Fayhee, Ward, Zalucki, and Vice Mayor Ribble.

Nay:

Abstentions:

6. CONSIDERATION OF ITEMS DEFERRED FROM CONSENT AGENDA

None.

7. ACTION ITEMS

(a) Broadway Ave East Utility Extension Project (UEP) Property Acquisition Services Contract

Staff Presentation/Comments

Steve Sarkozy, Village Manager

David Willems, Public Works Director

Robert Eschenfelder, Village Attorney

Council Questions or Comments

Councilmembers Ward, Zalucki, Fayhee, and Vice Mayor Ribble.

Public Comments

Patty Whitehead, Old Estero

Motion: Motion to approve EC 2024-06 STA-05 in the amount of \$81,000 with Florida Acquisition & Appraisal, Inc. to assist the Village in obtaining easement and property required to construction the Broadway Ave East UEP Areas 2 & 3, approve a \$8,100 contingency for additional services that may be required to complete the project, and authorize the Village Manager to sign the contract and other additional implementing documents within the scope of the contract on behalf of the Village of Estero Council, and to approve and execute any subsequent amendments which do not require an increase in the not to exceed budget (with contingency).

Motion by: Councilmember Ward

Seconded by: Councilmember Fiesel

Action: Approved EC 2024-06 STA-05 in the amount of \$81,000 with Florida Acquisition & Appraisal, Inc. to assist the Village in obtaining easement and property required to construction the Broadway Ave East UEP Areas 2 & 3, approve a \$8,100 contingency for additional services that may be required to complete the project, and authorize the Village Manager to sign the contract and other additional implementing documents within the scope of the contract on behalf of the Village of Estero Council, and to approve and execute any subsequent amendments which do not require an increase in the not to exceed budget (with contingency).

Vote: (Roll Call)

Aye: Councilmembers Fiesel, Fayhee, Ward, Zalucki, and Vice Mayor Ribble.

Nay:

Abstentions:

(b) Seminole Gulf Railway License Agreement

Staff Presentation/Comments

Steve Sarkozy, Village Manager

David Willems, Public Works Director

Council Questions or Comments

Councilmembers Ward, Zalucki, Fiesel, and Vice Mayor Ribble.

Public Comments

None.

Motion: Motion to approve the Assignment and Amendment of the License Agreement for Sandy Lane Right of Way Occupation, Drainage Pipe Construction and Maintenance agreement with Seminole Gulf Railway and authorize the Village Manager to execute the agreement on behalf of the Village Council.

Motion by: Councilmember Fiesel

Seconded by: Councilmember Zalucki

Action: Approved the Assignment and Amendment of the License Agreement for Sandy Lane Right of Way Occupation, Drainage Pipe Construction and Maintenance agreement with Seminole Gulf Railway and authorize the Village Manager to execute the agreement on behalf of the Village Council.

Vote: (Roll Call)

Aye: Councilmembers Fiesel, Fayhee, Ward, Zalucki, and Vice Mayor Ribble.

Nay:

Abstentions:

8. SECOND READING AND PUBLIC HEARING

(a) Ordinance No. 2024-05 Bella Terra Cell Tower

Applicant has asked for a continuance to May 1, 2024

An Ordinance of the Village Council of the Village of Estero, Florida, Approving an Amendment to the Commercial Planned Development Zoning in the Bella Terra Development to Allow the use of Wireless Communication Facility a 12-Acre Parcel located at 19980 Bella Terra Boulevard; Providing for Severability; Providing for Conflicts; and Providing an Effective Date.

Staff Presentation/Comments

Steve Sarkozy, Village Manager

Mary Gibbs, Community Development Director

Council Questions or Comments

None.

Public Comments

None.

Motion: Motion to approve continuance to May 1, 2024.

Motion by: Councilmember Fiesel

Seconded by: Councilmember Fayhee

Action: Approved continuance to May 1, 2024.

Vote: (Roll Call)

Aye: Councilmembers Fiesel, Fayhee, Ward, Zalucki, and Vice Mayor Ribble.

Nay:

Abstentions:

9. COUNCIL COMMUNICATIONS / FUTURE AGENDA ITEMS

Councilmembers Zalucki, Ward, Fayhee, and Fiesel.

10. VILLAGE ATTORNEY'S REPORT

Robert Eschenfelder, Village Attorney

11. VILLAGE MANAGER'S REPORT

Staff Presentation/Comments

Steve Sarkozy, Village Manager

Mary Gibbs, Community Development Director

Council Questions or Comments

Councilmembers Ward, Zalucki, and Vice Mayor Ribble.

Adjourn Regular Session at 10:18 am and Convene Workshop Item 10.18 am.

Motion by Councilmember Zalucki and seconded by Councilmember Fiesel.

12. WORKSHOP

(a) Acquisition for BERT

Staff Presentation/Comments

Steve Sarkozy, Village Manager

Presentation/Information by

Charles Hines, Trust for Public Land (TPL)

Council Questions or Comments

Councilmember Ward.

Public Comments

In-Person

Steve Novosad, Vines

Scott Stryker, Bella Terra

eComments

Don Greenglass, The Vines

Terry Koch, Corkscrew Shores

(b) FPL SolarVantage Program

Staff Presentation/Comments

Steve Sarkozy, Village Manager

Presentation/Information by

Marshall Nelson, FPL

Council Questions or Comments

Councilmembers Ward, Zalucki, and Vice Mayor Ribble.

Public Comments

None.

Consensus for the Village to explore the possibility of moving forward with FLP to find the potential advantage of solar power.

13. ADJOURNMENT at 11:03 am

Motion by Councilmember Fiesel and seconded by Councilmember Zalucki.

ATTEST:

VILLAGE OF ESTERO, FLORIDA

By: _____

By: _____

Carol Sacco, CMC, Village Clerk

Jon McLain, Mayor

(td/CS)

For an official copy of the signed minutes, please submit a [Public Record Request](#).