



**PLANNING & ZONING BOARD  
SPECIAL MEETING  
AGENDA**

**Council Chambers  
9401 Corkscrew Palms Circle, Estero, FL  
Village of Estero Website: [estero-fl.gov](http://estero-fl.gov)**

**Tuesday, March 29, 2016  
5:30 p.m.**

*Planning & Zoning Board: Chairman – Roger Strelow; Ryan Binkowski; David Crawford; Ned Dewhirst; Marlene Naratil; Scotty Wood.*

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**1. CALL TO ORDER**

**2. PLEDGE OF ALLEGIANCE**

**3. ROLL CALL**

**4. APPROVAL OF AGENDA**

**5. BUSINESS**

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

**(a) Approval of Minutes**

None.

**(b) Consent Agenda**

None.

**(c) Unfinished Business**

None.

**(d) Public Hearings**

**(1) Estero Crossing (District 5)**

South of Corkscrew Road, approximately 1,000 feet west of the intersection of Corkscrew Road and I-75.

**a. Comprehensive Plan Amendment**

- Request to amend Lee Plan Map 1, the Future Land Use Map, for a 43 acre parcel from General Interchange, Urban Community and Wetlands to Intense Development and Wetlands and amend Lee Plan Table 1(b), Year 2030 Allocations, to accommodate the proposed change to the Future Land Use Map in the Estero Planning Community

- This is not a Quasi-Judicial hearing.  
The Planning and Zoning Board will make a recommendation to Council

b. Rezoning

- Request to rezone approximately 43 acres from Commercial Planned Development (CPD) to Mixed Use Planned Development (MPD) to allow for the development of a maximum of 455 residential units/Assisted Living Facility and 60,000 square feet of commercial use. The application includes potential for development of an Assisted Living Facility with 200 beds, convenience food and beverage store with 18 pumps and hotel with 100 units.
- This is a Quasi-Judicial hearing.  
The Planning and Zoning Board will make a recommendation to Council

(2) Meadows of Estero (District 2)

North and South of Pelican Sound Drive and West of US-41

- Requesting deviations from the 15-foot setback requirements for two monument signs at two of the three entry points to the development.
- This is a Quasi-Judicial hearing.  
The Planning and Zoning Board will make a decision on this request.

(e) **Workshops**

None.

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

7. **BOARD COMMUNICATIONS**

(a) **Committee Reports**

(b) **Chairman's Reports**

(c) **Member Reports and Comments**

8. **ADJOURN**

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

ADA Assistance – Anyone needing special assistance at the Board meeting due to a disability or physical impairment should contact Village Clerk Kathy Hall, 239-221-5033, at least 48 hours prior to the meeting.

Pursuant to Section 286.0105, Florida Statutes:

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