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**APPROVED BY COUNCIL  
MARCH 16, 2016**

## **FINAL ACTION AGENDA/MINUTES**

**Village of Estero  
21500 Three Oaks Parkway  
Estero, FL 33928  
Village Council Workshop  
March 2, 2016 10:00 a.m.**

**1. CALL TO ORDER:** 10:00 a.m.

**PLEDGE OF ALLEGIANCE:** Led by Mayor Batos.

**2. INVOCATION:** Offered by Pastor Nolen Rollins from Legacy Church.

**3. ROLL CALL:** Present: Mayor Nick Batos - District 6, Vice Mayor Howard Levitan - District 2, Councilmember Bill Ribble, District 1, Councilmember Donald Brown - District 3, Councilmember Katy Errington - District 4, Councilmember Jim Boesch - District 5, and Councilmember Jim Wilson - District 7.

Also present: Village Manager Steve Sarkozy, Village Attorney Burt Saunders, Village Clerk Kathy Hall, Village Finance Director Lisa Pace, and Village Community Development Director Mary Gibbs.

**4. APPROVAL OF AGENDA:**

**Motion:** Move to approve the agenda.

**Motion by:** Councilmember Ribble  
**Seconded by:** Councilmember Errington

**Action:** Approved the agenda.

**Vote:**

Aye: Unanimous

Nay:

Abstentions:

## **5. COUNCIL BUSINESS:**

### **(A) Introduction to Budget and CIP Process**

Village Manager Sarkozy introduced the topic and stated that this was an important kickoff to the Budget and CIP Process; he urged caution in the first year, suggested that Council take a conservative approach, and said there was no intent to commit the Council to anything at this point in time.

Village Finance Director Pace provided information related to Budget Calendar; Preliminary Fund Balance projections for October 1, 2016 for General Fund and Capital Project Fund; Projected Amounts for Capital Projects as of October 1, 2016; Potential Accumulation of Reserves in Capital Improvement Plan; and Gas Tax for Road Maintenance.

**Questions or Comments by:** Councilmembers Ribble, Boesch, Wilson, Errington, Vice Mayor Levitan, and Mayor Batos. Discussion included Estero official population – seasonal versus non-seasonal; various County services; and Estero roads.

Mayor Batos noted that Lee County Commissioners requested each municipality to submit a list of capital requirements by April 1. He said that, since the Village did not currently have a priority list and, in order to fulfill the request from the County, he suggested that Council take at least from the study received as being the priority for now, the following: Estero Parkway sidewalk situation, Estero Parkway road situation, the other two roads that were identified as being in the worst condition, and possible temporary fixes on Corkscrew Road, not in any particular order.

Discussion ensued and there was consensus to proceed with the priority list as stated. Village Manager Sarkozy stated that a letter would be prepared for the Mayor's signature and he intended to follow up with County staff and begin to lay out a program that addressed the concerns mentioned. Discussion continued.

**Public Comment:** None.

### **(B) Review of Estero Infrastructure Inventory Prepared by FGCU**

Village Manager Sarkozy referred to the map entitled "Pavement by Crack Type" and noted that there were relatively few roads with severe cracking. He noted that Lee County's ranking coincided with FGCU's ranking. He stated that one possible response to the study was to collaborate with the County in some way to figure out how to resurface those streets.

**Questions or Comments by:** Councilmembers Errington, Ribble, Wilson, and Vice Mayor Levitan. Discussion included gateway signs, landscaping and dripline irrigation; road safety and maintenance; lobbying other entities to do their part as well; and the property at Broadway Avenue and Trailside Drive.

Mayor Batos asked that Councilmembers provide their lists to the Village Manager.

**Public Comment:** None.

(C) Village Center Planning Process

Village Manager Sarkozy provided a brief introduction. He stated that the planning process was anticipated to be about a year in length and the intent was to provide the Council a timeline and introduce the four major elements of the process.

Development Director Gibbs spoke to: meetings held with developers and the public meetings; higher density; commercially zoned property; tall structures; responses to recent survey; Council's vision of high quality and gathering spaces; consultant's recommendation for basic road network connections; incentive offer concept; and an explanation of the comprehensive plan process and land development code process.

**Questions or Comments by:** Councilmembers Ribble and Errington. Discussion included public notice and the Planning and Zoning Board and Design Review Board joint workshop on March 9.

The workshop went into recess at 11:33 a.m. and reconvened at 11:39 a.m.

**Public Comment:**

Steve Hartsell, representing Focus Development  
Gerard Ripo, representing the Downtown Estero project  
Jim Wallace, Genova  
Neale Montgomery, Pavese Law Firm  
Greg Toth, Estero property investor  
Andrew D'Jamoos, representing The Village Partners

(D) Council Rules of Procedure

Village Manager Sarkozy provided a brief introduction and explanation.

Attorney Derek Rooney noted that he had received some recommended changes.

**Questions or Comments by:** Mayor Batos, Vice Mayor Levitan, and Councilmembers Ribble, Wilson, and Boesch. Discussion included packet materials deadline 7 days in advance of meeting date; materials in electronic format; meeting days; speaker time limits; and special meetings.

**Public Comment:** None.

**6. PUBLIC INPUT ON NON-AGENDA ITEMS:**

**Appearance by:**

Beverly MacNellis, Marsh Landing resident: Grand opening of the 1904 Schoolhouse, Saturday, March 5

**7. COUNCIL COMMUNICATIONS / FUTURE AGENDA ITEMS:**

Councilmember Ribble provided an update regarding the move to the new Village Hall. Brief discussion followed regarding emergency procedures.

Vice Mayor Levitan spoke to the Planning and Zoning Board vacancy and noted that some other Board Member terms would be expiring on March 31, 2016. Brief discussion followed regarding attendance of Board Members.

Councilmember Errington complimented the Village Manager on the hurricane disaster preparation plan that they discussed; spoke to the fracking issue and commended the Council and all who came forward to help and took a strong stand; reported regarding Estero River cleaning; and addressed frustration regarding the Village Center.

Councilmember Wilson echoed Councilmember Errington’s comments regarding the fracking issue; conveyed appreciation to the Village Manager and Finance Director for the financial information; and encouraged the Mayor regarding the roads issue.

Mayor Batos read a letter that was received from a young resident regarding the need for a nearby hospital. He also shared information regarding a meeting he attended related to Lake Okeechobee releases and suggested that Phil Flood from South Florida Water Management District be invited to an upcoming Council meeting.

**8. VILLAGE ATTORNEY COMMENTS:**

None.

**9. VILLAGE MANAGER COMMENTS:**

None.

**10. ADJOURN: 12:35 p.m.**

ATTEST:

VILLAGE OF ESTERO, FLORIDA

By: Kathy Hall  
Kathy Hall, MMC  
Village Clerk

By: Nicholas Batos  
Nicholas Batos  
Mayor