



**Notice of a Communications Media Technology (“CMT”) Public Meeting  
Local Planning Agency**

**MINUTES**

**City of Bonita Springs City Hall**

**9101 Bonita Beach Rd. SE**

**Bonita Springs, Florida 34135**

**Thursday, December 9, 2021**

**9:00 A.M.**

**I. CALL TO ORDER.**

Chairman Jeff Maturo called the meeting to order at 9:00 A.M.

**II. ROLL CALL.**

Members in attendance: Chairman Jeff Maturo, Board Member Don Colapietro, Board Member Robert Bornstein, Board Member Robert Lombardo

Absent: Board Member Linda Schwartz, Board Member Rex Sims, Board Member Jeffrey Lewin

**III. REVIEW OF THE FOLLOWING: Read into the Record by City Attorney Derek Rooney**

**A. AN ORDINANCE OF THE CITY OF BONITA SPRINGS, FLORIDA, PROVIDING FOR ADOPTION OF COMPREHENSIVE PLAN AMENDMENTS TO CREATE THE PROPERTY RIGHTS ELEMENT AS REQUIRED BY STATE LAW; AND FURTHERMORE DIRECTING TRANSMITTAL OF THE AMENDMENTS TO THE FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY; PROVIDING FOR INTENT; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.**

- Jacqueline Genson, Community Development, presented the history and intent, and addressed the property rights element.
- Board Member Robert Bornstein asked whether this will affect eminent domain.
- City Attorney Derek Rooney responded to questions of the Board relating to eminent domain stating nothing is inconsistent.

<b>MOTION:</b>	<b>Motion finding the Ordinance to be consistent with the Comprehensive Plan.</b>
<b>RESULT:</b>	<b>PASSED [4-0]</b>
<b>MOTION BY:</b>	Jeff Maturo, Chairman
<b>SECOND BY:</b>	Don Colapietro, Board Member

**B. REVIEW OF THE FOLLOWING LAND DEVELOPMENT CODE AMENDMENT FOR CONSISTENCY WITH THE CITY OF BONITA SPRINGS COMPREHENSIVE PLAN.**

AN ORDINANCE OF THE CITY OF BONITA SPRINGS, FLORIDA; AMENDING THE BONITA SPRINGS LAND DEVELOPMENT CODE, CHAPTER 4 - ZONING, SECTION 4-1893-STREET SETBACKS TO ESTABLISH SETBACKS FOR ALLEYS, PROVIDING CONFLICTS OF LAW, SEVERABILITY, CODIFICATION, SCRIVENER'S ERRORS, AND MODIFICATIONS THAT MAY ARISE FROM CONSIDERATION AT PUBLIC HEARING, AND AN EFFECTIVE DATE

- Ms. Genson furnished an overview of the request and intent, which is establish alley setbacks. She further addressed and responded to questions of the Board. A brief discussion was held.
- Chairman Jeff Maturo questioned if Fire Rescue will use alleys.
- Board Member Robert Bornstein questioned the drainage for unpaved alleys.

<b>MOTION:</b>	<b>Motion finding the Ordinance to be consistent with the Comprehensive Plan</b>
<b>RESULT:</b>	<b>PASSED [4-0]</b>
<b>MOTION BY:</b>	Robert Bornstein, Board Member
<b>SECONDED BY:</b>	Don Colapietro, Board Member

**IV. NEXT MEETING.**

Tentative: January 13, 2022.

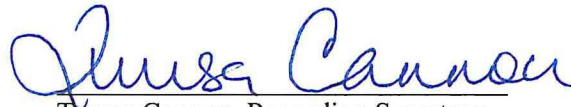
**V. APPROVAL OF MINUTES: July 15, 2021.**

Chairman Jeff Maturo motioned for approval; Board Member Don Colapietro seconded; motion passed unanimously.

**VI. ADJOURNMENT.**

There being no further items to discuss, the meeting adjourned at 9:35 A.M.

Respectfully submitted,



Teresa Cannon, Recording Secretary

APPROVED:  
BONITA SPRINGS LOCAL PLANNING AGENCY

Date: MAY 19, 2022  
AUTHENTICATED:

  
Chairman