

**Local Planning Agency  
Thursday, June 14, 2018  
9:00 A.M.  
Bonita Springs City Hall  
9101 Bonita Beach Road  
Bonita Springs, Florida 34135  
MINUTES**

I. CALL TO ORDER.

Chairman Sam Vincent called the meeting to order at 9:00 A.M.

II. ROLL CALL.

Present:	Excused Absence:
Carolyn Gallagher	Jeff Maturo
Rex Sims	Meg Jacobson
Sam Vincent, Chairman	Don Colapietro
Linda Schwartz	

III. REVIEW OF THE FOLLOWING ORDINANCE FOR CONSISTENCY WITH THE CITY OF BONITA SPRINGS COMPREHENSIVE PLAN:

AN ORDINANCE OF THE CITY OF BONITA SPRINGS, FLORIDA, AMENDING THE CITY OF BONITA SPRINGS COMPREHENSIVE PLAN, AS ADOPTED BY ORDINANCE NO. 02-16, AS AMENDED, SO AS TO AMEND THE FUTURE LAND USE ELEMENT POLICY 1.1.11 OF THE OLD 41 TOWN CENTER MIXED-USE REDEVELOPMENT OVERLAY AREA TO CLARIFY AND INCORPORATE THE OLD U.S. 41 CORRIDOR REDEVELOPMENT MASTER PLAN OVERLAY MAP AND ALLOW DENSITIES, INTENSITIES, AND RANGE OF USES TO BE BLENDED WITHIN A DEFINED PLANNED DEVELOPMENT ZONING DISTRICT; PROVIDING FOR CONFLICTS CLAUSE AND SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

9:04:25 AM City Attorney Audrey Vance read the title block of the Ordinance and addressed the history of the project.

9:07:45 AM Alexis Crespo with Waldrop Engineering furnished a PowerPoint presentation to address the project (copy in Clerk's file). The revision makes it easier to implement and allow the Applicant to move forward. There are 3 different boundaries this amendment can be associated with, and they are recommending Option A, which would allow the applicant to move forward in the interim while the City studies this area. Everything is north of the Imperial River, hotel sites, and some properties along Terry

Street. They also request the strikethrough of some language on page 9 which reflect maximum allowable height. If this amendment is adopted that would allow the Applicant's zoning to proceed. Discussion followed.

9:21:51 AM Chairman Vincent likes the project and feels its good for Bonita Springs.

9:31:02 AM Board Member Rex Sims wants to make it easy to develop Bamboo Village in the future.

Carolyn Gallagher addressed the definition of "blending" and feels there needs to be some type of definition included. Discussion was held.

Board Member Sims entered a motion finding the request consistent with the City of Bonita Springs Comprehensive Plan, and striking the last sentence in item d. of the handout; Board Member Linda Schwartz seconded; and the motion carried unanimously.

PUBLIC COMMENTS: None

IV. NEXT MEETING. July 12, 2018


V. APPROVAL OF MINUTES: 05/10/18

Board Member Gallagher motioned approval of the Minutes; Board Member Schwartz seconded; and the motion carried unanimously.

VI. ADJOURNMENT.

There being no further items to discuss, the meeting adjourned at 10:14 A.M.

Respectfully submitted,

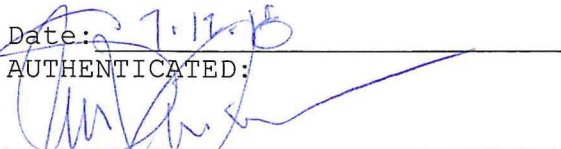
  
Debra Filipek, City Clerk

APPROVED:

LOCAL PLANNING AGENCY:

Date: 7.12.18

AUTHENTICATED:

  
Sam Vincent, Chairman