

**Notice of Public Meeting
of the City of Bonita Springs
Board for Land Use Hearings & Adjustments
and Zoning Board of Appeals
TUESDAY, August 15, 2023 at 9:00am
Bonita Springs City Hall
9101 Bonita Beach Road
Bonita Springs, FL 34135**

- I. CALL TO ORDER
- II. INVOCATION
- III. PLEDGE OF ALLEGIANCE
- IV. ROLL CALL
- V. APPROVAL OF MINUTES: June 13, 2023
- VI. PUBLIC COMMENT
- VII. PUBLIC HEARINGS

EACH CASE WILL INCLUDE A PUBLIC COMMENT PERIOD AT THE CONCLUSION OF THE APPLICANT AND STAFF PRESENTATION

- A. CASE NAME: Bayview on Estero Bay Residential Planned Development/Commercial Planned Development (RPD/CPD)

A request to amend the Bayview on Estero Bay Residential Planned Development/Commercial Planned Development (RPD/CPD) to:

- 1. Increase the RPD boundary by 5.3 ± acres;
- 2. Remove the northeastern preserve consisting of 0.62± acres and increase the mangrove preserve area from 3.51 acres to 3.64 acres;
- 3. Remove the ALF/ILF/CCRC development option (Option 1);
- 4. Add Townhomes and Two-Family Attached Homes to the Schedule of Uses within the RPD;
- 5. Add RPD development regulations for townhomes and two-family attached homes;
- 6. Add a trip conversion matrix to allow the multi-family units to be converted to other residential types with no increase to PM peak hour trip generation;
- 7. Modify Deviation 8 and Deviation 13 to address changes in building layout and removal of preserve acreage;
- 8. Add six new deviations; and
- 9. Modify the Master Concept Plan to provide for these changes

- VIII. CASE UPDATE: 26659 HICKORY BLVD. VARIANCE (VAR22-97621-BOS)
- IX. NEXT MEETING: September 19, 2023 at 9:00am (Tentative)
- X. ADJOURNMENT

The City of Bonita Springs will not discriminate against individuals on the basis of race, color, national origin, sex, age, disability, religion, income, or marital status. To request an ADA-qualified reasonable modification at no charge to the requestor, please contact City Clerk Mike Sheffield by calling (239) 949-6262 at least 48 hours prior to the meeting.

If a person decides to appeal a decision made by the Board in any matter considered at this meeting/hearing, such person may need to ensure that a verbatim record of the proceeding is made, to include the testimony and evidence upon which any such appeal is to be based.