

RESOLUTION OF THE LOCAL PLANNING AGENCY OF
THE TOWN OF FORT MYERS BEACH, FLORIDA
RESOLUTION NUMBER 2001-05

WHEREAS, Edward F. Streit, Tr. Has filed a request to rezone from Commercial District (C-1) to Commercial planned Development (CPD) to permit a maximum of 34 hotel units, 2,600 square feet of retail, 2,510 square feet of restaurant, 250 square feet of bar/cocktail lounge, consumption on premises and a caretaker's residence not to exceed 35 feet in height above base flood elevation, on 0.57+/- total acres of land

WHEREAS, the subject property is located at 1130 First Street and is described more particularly as:

LEGAL DESCRIPTION: In Section 24, Township 46 South, Range 23 East, Lee County, Florida:

WHEREAS, the applicant has indicated the property's current STRAP numbers are: 24-46-23-W3-00201.0010; 24-46-23-W3-000005.0000; & 24-46-23-W3-000005.0010; and

WHEREAS, a public hearing was legally advertised and held before the Local Planning Agency (LPA) on March 13, 2001; and,

WHEREAS, the LPA gave full and complete consideration to the recommendations of the Staff, the documents in the file, and the testimony of all interested persons.

NOW, THEREFORE BE IT RESOLVED BY THE LPA OF THE TOWN OF FORT MYERS BEACH, FLORIDA as follows:

That the LPA recommends that based on the Findings and Conclusions found on page 4 of the Staff Report which is dated February 5, 2001 and which is attached hereto and incorporated herein by reference, that the Town Council approve the Applicant's request for rezoning from C-1 Commercial to CPD Commercial Planned Development with the conditions and deviations as recommended on Pages 2-5 of the above-referenced Staff Report and with the following additional changes or conditions;

1. Restaurant and Lounge is approved as a Category III and appropriate parking recognizing the overlay parking deviations shall be required.


2. The applicant may use off-site parking if necessary to provide requisite parking and that parking must be adjacent or within 500 feet of Dockside Inn.
3. Retail parking is approved with a deviation from 1 per 200 square feet to 1 per 600 square feet.
4. The recommendation of the LPA does not address nor rely on any density multiplier for determining hotel use and further recognizes that hotel room density must be addressed separately through the Comprehensive Plan.

The foregoing Resolution was adopted by the LPA upon a motion by LPA Member Hester and seconded by LPA Member Huber, and, upon being put to a vote, the result was as follows:

Jennifer Kaestner	no
Dave Smith	absent
Jane Plummer	absent
Betty Simpson	no
Roxie Smith	yes
Bill Van Duzer	yes
Jodi Hester	yes
Linda Beasley	yes
Harold Huber	yes

DULY PASSED AND ADOPTED THIS 13th day of March, 2001.

ATTEST; Town of Fort Myers Beach

By: 
Marsha Segal-George, Secretary to the LPA

By: 
Roxie Smith, Chairman LPA