

RESOLUTION OF THE LOCAL PLANNING AGENCY OF
THE TOWN OF FORT MYERS BEACH, FLORIDA
RESOLUTION NUMBER 2003- 11

A RESOLUTION OF THE LOCAL PLANNING AGENCY OF FORT
MYERS BEACH

WHEREAS, Fort Myers Beach Fire Control District. A request to amend the approved Master Concept Plan for a Commercial Planned Development (CPD) zoning district comprised of 0.263 +/- total acres of land to eliminate the fence from the required buffers for the development of this parcel as the offices of the Fort Myers Beach Fire Control District with a maximum of 3,000 square feet of gross floor area and a maximum building height of 35 feet; and

WHEREAS, the subject property is located at 100 & 102 Voorhis Street, Ft. Myers Beach, in S29-T46S-R24E, Lee County, FL.; and

WHEREAS, the applicant has indicated the property's current STRAP number is: 29-46-24-W1-0020C.0200 and the legal description is as follows:

LOTS 20 THROUGH 25, BLOCK 'C', EUCALYPTUS PARK
SUBDIVISION, PLAT BOOK 4, PAGE 34, PUBLIC RECORDS OF LEE
COUNTY, FLORIDA; AND

WHEREAS, a public hearing was legally advertised and held before the Local Planning Agency (LPA) on May 20, 2003, 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 the Town Council APPROVE the Applicant's requested amended subject to the Conditions and Deviations found at pages 2 and 3 of the Staff Report dated May 13, 2003 which is attached hereto and incorporated herein by reference and with additional conditions as follows;

1. That a maintenance contract for landscaping is in force and effect.

2. That the parking lot area is chained off after work hours so that the parking lot area will not be used as a traffic turn-around.
3. That further enhancements to the landscaping including but not limited to the planting of 30 additional green multi-branched buttonwood be installed pursuant to a plan for placement of the buttonwoods that is agreed to by the Fire District and Rick Joyce of Lee County DCD.
4. That the dumpster is screened “around” and that the screening includes the top cover.
5. That existing dead vegetation, including myrtles and a cabbage palm are replaced.

Pursuant to the recommendation for approval of the Applicant’s variance request, the LPA finds the following Findings & Conclusions;

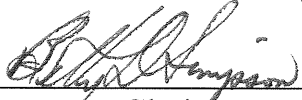
1. The requested commercial planned development zoning district, as conditioned, complies with the comprehensive plan, chapter 34 of the LDC, and other applicable codes and regulations.
2. The proposed use of mix of uses is appropriate at the subject location.
3. Sufficient safeguards to the public interest are provided by the recommended conditions to the master concept plan or by other applicable regulations.
4. All recommended conditions are reasonable related to the impacts on the public interest created by or expected from the proposed development.
5. The proposed use meets all specific requirements of the comprehensive plan that are relevant to the requested planned development, including Policies 4-B-4 and 4-C-3 on commercial uses in the Mixed Residential category.

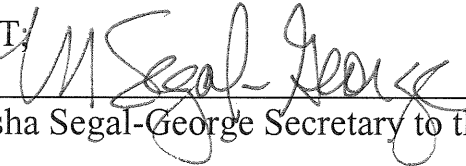
The foregoing Resolution was adopted by the LPA upon a motion by LPA Member Hester and seconded by LPA Member Mulholland, and upon being put to a vote, the result was as follows:

Anita Cereceda	absent
Jessica Titus	yes
Betty Simpson	yes
Roxie Smith	yes
Jodi Hester	yes
Hank Zuba	absent
Nancy Mulholland	yes
Harold Huber	absent

Jane Plummer no

DULY PASSED AND ADOPTED THIS 20th day of May, 2003.
LPA of the Town of Fort Myers Beach

By: 
Betty Simpson, Chairman

ATTEST: 
By: Marsha Segal-George Secretary to the LPA