



Fort Myers Beach Local Planning Agency

**Council Chambers
2525 Estero Blvd.
Fort Myers Beach, FL 33931**

Minutes

Tuesday, January 12, 2021

9:00 AM

ORDER OF BUSINESS

FINAL

I. CALL TO ORDER

Members present: Chair Megan Heil, Jane Plummer, Scott Safford, Karen Swanbeck and Patrick Vanasse.

Excused: Forrest Critser and Dan Hughes.

II. INVOCATION

LPA Member Safford.

III. PLEDGE OF ALLEGIANCE

IV. APPROVAL OF MINUTES

A. Draft minutes - December 1, 2020

LPA Member Vanasse moved to approve the minutes; second by LPA Member Swanbeck.

Motion approved; 5-0 with LPA Members Critser and Hughes excused.

V. PUBLIC HEARINGS

A. Chapter 6 Land Development Code Amendments

Community Development Services Director Jason Green reviewed the changes. He noted that the biggest change related to garages and he recommended that the section be removed. He suggested that they have a separate conversation regarding zoning and aesthetics under the building code. Director Green discussed the section concerning the types of doors, which was not edited.

LPA Member Safford questioned the owner-builder exemption. Town Attorney Herin replied that one must be an individual to pull an owner-builder permit. The State determined that owner meant an individual, not a corporation, not a trust or a partnership. LPA Member Vanasse discussed cleaning up the code.

Director Green stated that nothing new was added and strikeouts and underlines were changes to other documents. LPA Member Vanasse suggested changing 20 days to appeal to 30 calendar days. Discussion was held regarding storage on vacant lots, including exercise equipment. Town Attorney Herin clarified that property owners were responsible for maintaining their landscape around sidewalks. Director Green will check on requiring screens for residential structures. Discussion was held concerning screening air conditioners on roofs, lighting residential halls and staircases 24/7, no temperature control for storage areas, converting storage to livable areas, flood insurance rating and the value of accessory structures. No public comment.

Chair Heil moved to approve the text amendments to Chapter 6 Land Development Code Amendments with the changes discussed and forward it to Council with a recommendation of approval; second by LPA Member Safford.

Motion approved; 5-0 with LPA Member Critser and Hughes excused.

VI. ADMINISTRATIVE AGENDA

No agenda.

VII. LPA MEMBERS ITEMS/REPORTS

Chair Heil stated she could not attend the joint Chair session with Town Council on January 21, 2021. No LPA Members were available to attend the meeting, so she will prepare a report to submit in her absence.

No items from other members.

VIII. LPA ATTORNEY ITEMS/REPORTS

No items.

IX. COMMUNITY DEVELOPMENT ITEMS/REPORTS

Director Green indicated there were two applications for the Historic Preservation Board.

X. ITEMS FOR NEXT MONTHS AGENDA

Director Green indicated there would be two items to discuss.

XI. PUBLIC COMMENT

No public comment.

XII. ADJOURNMENT

LPA Member Plummer moved to adjourn; second by LPA Member Swanbeck.

Motion approved; 5-0 with LPA Members Critser and Hughes excused.

Minutes adopted as presented, February 9, 2021. Motion by LPA Member Critser and seconded by LPA Member Safford. Motion passed 7-0.



Amy Baker, Town Clerk