



City of Sanibel

800 Dunlop Road
Sanibel, FL 33957

Meeting Agenda - Final Revised Planning Commission

Tuesday, November 19, 2024

9:00 AM

BIG ARTS - 900 Dunlop Road

Rescheduled from Nov. 12

AS OF 11/18/24 SUPPLEMENT 2: ADDED MOTION TO EXCUSE UNDER ROLL CALL; UPDATED INFORMATION ON CONSENT AGENDA ITEM 6(a); ADDED INFORMATION TO PUBLIC HEARING ITEM 7(a); AS OF 11/16/24 SUPPLEMENT 1: ADDED INFORMATION TO CONSENT AGENDA ITEM 6(a)

1. Call To Order

2. Pledge of Allegiance (Commissioner Sergeant)

3. Roll Call

Motion to excuse absent members: Chair Roger Grogman

4. Public Comments on Items Not Appearing on the Agenda

(Maximum time allotted, 20 minutes, with a limitation of 3 minutes per speaker.)

5. City Council Liaison Report

6. Consent Agenda

- a. Adoption of Minutes: October 22, 2024

Attachments: [October 22, 2024 Minutes - Supplement 2](#)

[October 22, 2024 Minutes - Supplement 1](#)

7. 9:05 - Public Hearings:

- a. Consideration of applications filed pursuant to Land Development Code Chapter 82, Article III, Division 3, Subdivision V. - Conditional Uses, Section 82-204. - Application and hearing to obtain a conditional use permit to place a vinyl seawall waterward of an existing concrete seawall at 1209 Isabel Drive - tax parcel (STRAP) no. 18-46-23-T3-00300.022B. The application is submitted by Williamson and Sons Marine Construction, Inc., the applicant, on behalf of Alan Erp, the property owner. **Application Nos. CUP-2024-000242.**

- Attachments:
- [7.a. 1- Staff Report](#)
 - [7.a. 2-Attachment A](#)
 - [7.a. 3- Attachment B](#)
 - [7.a. 4- Attachment C](#)
 - [7.a. 5- Attachment D](#)
 - [7.a. 6- Attachment C](#)
 - [7.a. 7- Attachment F](#)
 - [7.a. 8- DRAFT Resolution 24-22](#)
 - [7.a. 9- PPT- Supplement 2](#)

8. New Business

- a. Periwinkle Way and Causeway Boulevard Intersection Study Presentation by Kimley Horn

- Attachments:
- [8.a. 1- Agenda Memorandum](#)
 - [8.a. 2- Public Feedback Summary](#)
 - [8.a. 3- PowerPoint Presentation](#)

9. Old Business

- a. Recap of 2024 LDC Amendment Priorities

- Attachments:
- [9.a. 1- Agenda Memorandum](#)
 - [9.a. 2- Attachment A](#)

10. Report from Planning Department

- a. Upcoming meeting dates:
- i. Planning Commission - Tuesday, December 10, 2024
 - ii. Below Market Rate Housing (BMRH) Review Subcommittee- Tuesday, December 10, 2024
(following Planning Commission)

- Attachments:
- [2024 Planning Commission - Approved](#)
 - [Subcommittees - 2024 Workplan Calendar and Committee Assignments](#)

- iii. Report to City Council - Tuesday, December 3, 2024 - Commissioner Nichols

- Attachments:
- [2024 CC Liaison Schedule](#)

- b. Planning Reports

- i. Planning Permit Review Report

- Attachments:
- [October 2024 PC Permits Applied](#)
 - [2023 vs 2024 Permit Review](#)

- ii. Planning Priority Tasks and Project Matrix

Attachments: [Planning Priority Task and Project Matrix](#)

iii. Plan Application Status Report

Attachments: [Plan Application Status Report](#)

11. Report from Commission Members

12. Public Comment

13. Adjournment

“RULES OF CIVILITY FOR PUBLIC PARTICIPATION”

Therefore, Sanibel City Council sanctioned these rules for public participation while conducting meetings and workshops:

1. Speakers are permitted to deliver his or her comments without interruption.
2. Speakers and debates should focus on issues, not on persons or personalities.
3. Persons are encouraged to participate in the governmental process.
4. Sidebar discussions while others are speaking are not permitted in Council Chambers. These discussions are to be removed from the chamber so as not to be disruptive to those conducting and following Council business.
5. Only the speaker recognized by the Chairperson has the floor. Speakers should raise their hand to be recognized. Speakers should identify themselves for the record. Speakers should utilize the microphone so that their comments can be recorded.
6. Anyone wishing to speak on an issue is given an opportunity to speak before speakers are recognized for an opportunity to speak a second time on an issue.
7. We seek to understand one another's points of view.
8. Anger, rudeness, ridicule, impatience and lack of respect for others are not acceptable behavior. Demonstrations in support or opposition to a speaker or idea such as clapping, cheering, booing or hissing or intimidating body language are not permitted in Council Chambers or workshop facilities.
9. We should all take initiative to make things better. Our goal is to foster an environment, which encourages a fair discussion and exchange of ideas without fear of personal attacks.

As modified on January 18, 2019

ALL IN THE CITY OF SANIBEL, LEE COUNTY, FLORIDA

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

In accordance with the Americans With Disabilities Act, persons needing a special accommodation to participate in this proceeding, to include hearing impairment, should contact Scotty Lynn Kelly, City Clerk, no later than one day prior to the proceedings at (239) 472-3700. For additional assistance if hearing impaired, telephone the Florida Relay Service at 711.

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