



March 30, 2026

City of Sanibel
Planning Department
Kim Ruiz, Senior Planner
2475 Library Way
Sanibel, Florida 33957

RE: FISH of SanCap Temporary Space
2330 Palm Ridge Rd, Unit #1, Sanibel, FL 33957
Conditional Use/Change of Use Permit Application – Specific Requirements Narrative

Dear Ms. Ruiz,

Please accept this application package on behalf of FISH of SanCap requesting approval for the temporary location for institutional use, primarily for their food pantry and ancillary uses associated with FISH's mission for Unit 1, of the Palm Ridge Place shopping center located at 2330 Palm Ridge Road. This request is temporary such that while the permanent location on Periwinkle Way is under construction, FISH of SanCap can continue to operate efficiently to serve the community for those neighbors in need of its imperative services including food programs, island-based education, senior services and helping hands & financial assistance. The permanent location funding via the County CDBG-DR program has a completion deadline of 2029.

The temporary FISH of SanCap +/-2,493 sf tenant space as proposed is primarily for the food pantry and may be used for ancillary uses affiliated with serving its mission. It shall be compatible with and is designed to have no detrimental effect on surrounding lands and actual and permitted uses thereof.

If approved, this temporary location within the Palm Ridge Place shopping center enables compliance with the following:

- landscape and parking needs (both pavers installation and landscape replacement is currently being addressed with the property ownership in coordination with City staff);
- encourages the appropriate use within an existing shopping center that formerly had a more intensive use of a restaurant at this tenant space;
- is efficient with use of existing utilities, does not impact environmental conditions on site, and is supportive of social and economic resources of the City;
- complies with the existing character and stability of the present land use;
- promotes the orderly growth and development by ensuring continued operations of a 501C3 that specifically serves those in need within the community while its permanent location is under construction;



- and is consistent with Sec. 126-33, Institutional Uses, and Article III, 126-61 and hereby requests that this temporary use approval conditioned through 2029, as available under 126-62 (d).

Respectfully,

Rachel Lee Bielert

Rachel Lee Bielert

Project Manager for FISH of SanCap

CC: Maggi Feiner, FISH of SanCap
Maggie Goldsmith, FISH of SanCap
Maria Espinoza, FISH of SanCap
Bill Hayles, FISH of SanCap