



# City of Marco Island Florida

51 Bald Eagle Drive  
Marco Island, Florida  
cityofmarcoisland.com

## Meeting Minutes - Final

### Planning Board

**Chair: Ron Goldstein**

**Vice-Chair: Claire Babrowski**

**Board Members: Jason Bailey, Michael Finkle, Ed Issler,**

**Joseph Rola, David Vergo**

**Staff Liaison: Daniel Smith, Mary Holden and Jason Smalley**

**Planning Board Attorney: Paul Gougelman**

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Friday, September 6, 2019

9:00 AM

Community Room

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#### (1) CALL TO ORDER

#### (2) ROLL CALL

**Present** 7 - Board Member Issler, Board Member Vergo, Vice-Chair Babrowski, Board Member Rola, Board Member Finkle, Board Member Bailey, and Chair Goldstein

#### (3) PLEDGE OF ALLEGIANCE - Led by Chair Goldstein

#### (4) ADDENDA TO THE AGENDA

**MOTION by Board Member Bailey, seconded by Board Member Issler, that this be Approved. MOTION CARRIED BY THE FOLLOWING VOTE:**

**Yes:** 7 - Board Member Issler, Board Member Vergo, Vice-Chair Babrowski, Board Member Rola, Board Member Finkle, Board Member Bailey and Chair Goldstein

#### (5) BOARD ABSENCES

*Member Issler will not be present at the October 4, 2019 meeting.*

#### (6) APPROVAL OF MINUTES

[ID 19-457](#) August 2, 2019 Planning Board Meeting Minutes

**MOTION by Board Member Finkle, seconded by Board Member Issler, that the Planning Board minutes of August 2, 2019 be approved. MOTION CARRIED BY THE FOLLOWING VOTE:**

**Yes:** 7 - Board Member Issler, Board Member Vergo, Vice-Chair Babrowski, Board Member Rola, Board Member Finkle, Board Member Bailey and Chair Goldstein

#### (7) STAFF COMMUNICATIONS

*Community Affairs Director Dan Smith announced that the next meeting will be on October 4, 2019, and there are currently no applications to review at this time.*

*Board Member Issler asked if Police Captain Dave Baer could make a presentation on enforcement of the sign ordinance. Director Smith responded that enforcement of the ordinance is not under the purview of*

*the Planning Board and that individual members could speak to Captain Baer directly on code enforcement questions.*

**(8) COMMUNITY FORUM/PUBLIC COMMENT - None**

**(9) OLD BUSINESS - None**

**(10) NEW BUSINESS**

- (a) [ID 19-455](#) SITE DEVELOPMENT PLAN - Tigertail Beach Tractor Canopy at 480 Hernando Dr., Marco Island, FL 34145 (SDP-19-000931)

*Planner Sherry Hoyo read into the record the details of application for the the site development plan request. City Attorney Paul Gogleman swore in all witnesses and Planning Board members provided their ex parte communications.*

*Planner Mary Holden presented the project. Planner Holden and Director Smith responded to board members questions, and advised that staff is recommending approval.*

**MOTION by Board Member Bailey, seconded by Board Member Issler, that SDP-19-000931 is consistant with the Comprehensive Plan and that it be approved with the conditions stated in the staff report. MOTION CARRIED BY THE FOLLOWING VOTE:**

**Yes:** 7 - Board Member Issler, Board Member Vergo, Vice-Chair Babrowski, Board Member Rola, Board Member Finkle, Board Member Bailey and Chair Goldstein

- (b) [ID 19-456](#) SITE DEVELOPMENT PLAN - Windward Drive Commercial Warehouse at 921 Windward Dr., Marco Island, FL 34145 (SDP-19-000919)

*Planner Sherry Hoyo read the details of SDP-19-000919 into the record. City Attorney Paul Gogleman swore in all witness and ex parte communications were provided by Planning Board members.*

*Planner Jason Smalley presented the project and mentioned the requirement that the pervious paver drain system will need to be maintained. He and Director Smith responded to board members questions. Stormwater Engineer Jason Tommassetti also repended to questions regarding stormwater management and the pervious paver requirement.*

*The appiciant, Jim Moyer, also responded to board members question and concerns.*

*Attorney Lenore Brakefield, representing the appiciant, spoke in oppositon to the staff conditions and requested that conditions be omitted.*

**MOTION by Board Member Bailey, seconded by Board Member Vergo, that SDP19-000919 is consistant with the Comprehensive Plan and that it be approved with the conditions stated in the staff report. MOTION CARRIED BY THE FOLLOWING VOTE:**

**Yes:** 7 - Board Member Issler, Board Member Vergo, Vice-Chair Babrowski, Board Member Rola, Board Member Finkle, Board Member Bailey and Chair Goldstein

**(c) ORDINANCE - Amendment to Article VI of the Sign Ordinance**

**THIS ITEM HAS BEEN CONTINUED TO THE 10/4/19 PLANNING BOARD MEETING**

**(11) BOARD COMMUNICATIONS**

*Board member Issler expressed his frustration, once again, that the Planning Board has not yet dealt with reviewing the future land use elements before the City spends money updating the Comprehensive Plan. Director Smith reviewed the process for updating the Comprehensive Plan and the Planning Board's role. A lengthy discussion followed and board members provided their input on the topic.*

**(12) ADJOURN**

*There being no further business, the meeting adjourned at 10:31 a.m.*

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*Ronald Goldstein, Chair*

*Prepared by:*

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*Laura Litzan, City Clerk*