

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS
OF LEE COUNTY, FLORIDA

WHEREAS, Julio Price filed an application on behalf of the property owner, TPRI LLC, to rezone a .83± acre parcel from Agricultural (AG-2) to Light Industrial (IL) in reference to 17370 East Street; and

WHEREAS, a public hearing before the Lee County Zoning Hearing Examiner, Amanda L. Rivera, was advertised and held on December 12, 2019; and

WHEREAS, the Hearing Examiner gave full consideration to the evidence in the record for Case #REZ2019-00014 and recommended APPROVAL of the Request; and

WHEREAS, a second public hearing was advertised and held on February 19, 2020 before the Lee County Board of Commissioners; and,

WHEREAS, the Lee County Board of Commissioners gave full and complete consideration to the recommendations of the staff, the Hearing Examiner, the documents on record and the testimony of all interested persons.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS:

SECTION A. REQUEST

The applicant filed a request to rezone a .83± acre parcel from AG-2 to IL.

The property is located in the Industrial Development Future Land Use Category and is legally described in attached Exhibit A. The request is APPROVED.

SECTION B. EXHIBITS:

The following exhibits are attached to this resolution and incorporated by reference:

- Exhibit A: Legal description of the property
- Exhibit B: Zoning Map (with the subject parcel indicated)

SECTION C. FINDINGS AND CONCLUSIONS:

Based upon its review, The Board of County Commissioners adopts the recommendation of the Hearing Examiner, including the following findings and conclusions:

The IL zoning request:

1. Complies with the Lee Plan. See Lee Plan Vision Statement Paragraph 19 (North Fort Myers Planning Community); Maps 1 and 16; Goals 2, 4, 7, and 30; Objectives 2.1, 2.2, and 7.1; and Policies 1.1.7, 1.7.6, 2.1.1, 2.1.2, 2.2.1, 2.2.2, 5.1.5, 7.1.1, 7.1.3, 7.1.5, 7.1.8, 7.1.9;

2. Meets the LDC and other applicable County regulations. See Lee Plan Policies 5.1.5, 7.1.1, 7.1.3, 7.1.5, 7.1.8, 7.1.9, LDC §§ 34-903, 34-904, 33-1531 *et. seq.*;
3. Is compatible with existing or planned uses in the surrounding area. See Lee Plan Objectives 2.1, 2.2, and Policies 1.1.7, 1.7.6, 2.1.1, 5.1.5, 7.1.1, 7.1.3, 7.1.5;
4. Will provide access sufficient to support development intensity. See Lee Plan Policy 7.1.9;
5. Roadway impacts will be addressed by County regulations. See Lee Plan Policies 2.2.1, 7.1.1, 39.1.1;
6. Will not adversely affect environmentally sensitive areas or natural resources. See Lee Plan Objective 77.2, Policy 7.1.1; and
7. Will be served by urban services and infrastructure consisting of public water and sewer, paved streets, transit, police, fire, and emergency services. See, Lee Plan Maps 6 – 7, Objectives 2.1, 2.2, 4.1, Policies 2.2.1, 2.2.2, and 7.1.1.

SECTION D. SCRIVENER'S ERRORS

The Board intends that this resolution can be renumbered or relettered and typographical errors that do not affect the intent and are consistent with the Board's action can be corrected with the authorization of the County Manager or his designee, without the need for a public hearing.

Commissioner Pendergrass made a motion to adopt the foregoing resolution, seconded by Commissioner Manning. The vote was as follows:

Adopted by unanimous consent.

John Manning	Aye
Cecil Pendergrass	Aye
Raymond Sandelli	Aye
Brian Hamman	Aye
Frank Mann	Aye

DULY PASSED AND ADOPTED this 19th day of February 2020.

ATTEST:
LINDA DOGGETT, CLERK

BY: *Melinda Butler*
Deputy Clerk

BOARD OF COUNTY COMMISSIONERS
OF LEE COUNTY, FLORIDA

BY: *Brian Hamman*
Brian Hamman, Chair

APPROVED AS TO FORM FOR THE
RELIANCE OF LEE COUNTY ONLY

Amanda L. Swindle
Amanda L. Swindle
Assistant County Attorney
County Attorney's Office



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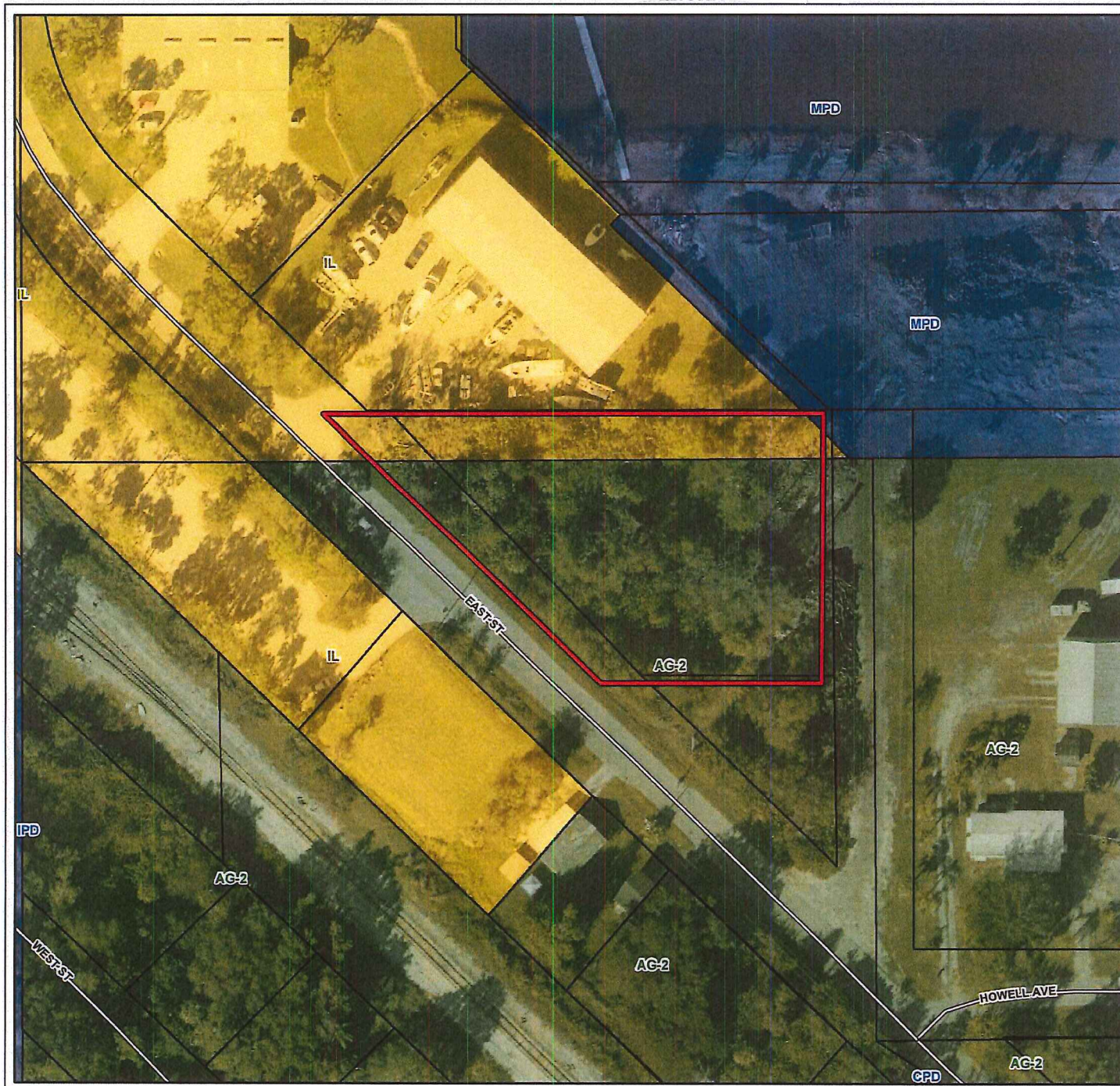
EXHIBIT A

CASE NUMBER: REZ2019-00014

LEGAL DESCRIPTION

LOTS 1 THROUGH 6, BLOCK C, HOWELLS SUBDIVISION,
LOCATED IN SECTION 21, TOWNSHIP 43, RANGE 25 EAST AS
RECORDED IN PLAT BOOK 5 PAGE 1 OF THE PUBLIC RECORDS
OF LEE COUNTY, FLORIDA.

Applicant's Legal Checked
by DM 8/16/19



**REZ019-00014
Zoning**

Legend

 Subject Parcel



0 100
Feet

