

**Manasota and Sandpiper Key Advisory /ARC  
Committee Meeting Minutes August 2, 2017**

**CALL TO ORDER:** Chairman, Joe Jenkins called the meeting to order at 09:01 am.

**ATTENDANCE:** Five ARC Committee members in attendance represented a quorum:

Joe Jenkins	Chairman
B.J. Galberaith	V. Chairperson
Alicia Silva	Secretary
Andrea Barber	Committee Member
Stephen Stump	Committee Member

**ABSENT:** Francis Dumont                      Committee Member

**Present from Charlotte County:**

Elizabeth A. Nocheck,                      AICP Planner *II*, and Charlotte County  
Liaison to the Advisory/ARC Committee

**Present from the community:**

- |                              |                                      |
|------------------------------|--------------------------------------|
| 1. Mr. Robert "Butch" Peel   | Store Manager, USA Fence             |
| 2. Mr. Tom & Sheri Kelly     | Proprietors, 2835 N. Beach Rd.       |
| 3. Mr. Harry S. Taylor       | RLA, L & T Engineering Group, Inc.   |
| 4. Mr. Joseph Celico         | Owner, Celico Custom Builders        |
| 5. Mr. Scott Brushwood       | Sales Consultant, Rep Services, Inc. |
| 6. Christopher Tane Campbell | Owner, Chris Campbell Builder Inc.   |
| 7. Leonard Peter Sattani     | Tenant, 40 Beachcomber Lane, # 4     |

**APPROVAL OF PREVIOUS MEETING MINUTES:**

**Motion # 1.** - Committee member, Andrea Barber, made a motion to approve the July 19, 2017, ARC Committee Meeting Minutes. Committee member, V. Chairperson, B.J. Galberaith seconded the motion.

**Vote # 1.** - Unanimous approval

The Advisory Committee Minutes of July 19, 2017, were approved as read.

## **ADVISORY/ARC APPLICATIONS FOR REVIEW:**

### **APPLICATION # 1. – 2835 N. BEACH RD. – Fence- (Revised) (20170714852)**

**Represented by:** Mr. Robert "Butch" Peel, Tom & Sheri Kelly

**Recommended Action:** To recommend approval of the revised permit # 20170714852.

**Motion # 2. –** Committee member, Andrea Barber made a motion to recommend approval. V. Chairperson B.J. Galberaith seconded the motion.

**Vote # 2. -** Unanimous approval.

### **APPLICATION # 2. – 2792 N. Beach Rd. – Fence (20170715204)**

**Represented by:** Mr. Robert "Butch" Peel

**Recommended Action:** To not recommend approval of permit # 20170715204.

**Motion # 3. –** Secretary, Alicia Silva made a motion to table recommending approval for the fence pending a more detailed drawing of the measurements between the deck and the hot tub.

V. Chairperson B.J. Galberaith seconded the motion. Discussion ensued.

**Vote # 3. –** The committee approved the recommendation to table recommending approval except for Committee member, Andrea Barber.

### **APPLICATION # 3. – 1085 Gulf Blvd. – Construction New Single Family Home (20170614179)**

**Represented by:** Mr. Joseph Celico, and Mr. Harry S. Taylor

**Recommended Action:** To recommend approval of permit # 20170614179.

**Motion # 4. –** Committee member, Andrea Barber made a motion to recommended approval with the following stipulations:

- (1.) The property is to be moved forward 5 ft. to the West towards the Gulf of Mexico.
- (2.) The air conditioner must be moved to either the front or back of the building. It can't be on either side near the neighbors and it must be attractively covered on all sides. The air conditioner should be relocated away from any of the setback areas. (10 ft. or 20 ft.)

Committee member, Stephen Stump seconded the motion. Discussion ensued. Is there a 4 ½ ft. set back from the back of the property to the seawall that is given as relief? Charlotte County Liaison to the Advisory/ARC, Elizabeth Nocheck will bring the revised site survey to the August 16, 2017 meeting.

**Vote # 4. –** Unanimous approval.

### **APPLICATION # 4. – 2295 N. Beach Rd. 20' x 44' Pavilion- (20170614550)**

**Represented by:** Mr. Scott Brushwood

**Recommended Action:** To recommend approval of permit # 20170614550.

**Motion # 5.** – Secretary, Alicia Silva made a motion to recommend approval subject to both the pavilion's and the clubhouse's roofs matching colors. Committee member, Andrea Barber seconded the motion.

**Vote # 5.** - Unanimous approval.

**OLD BUSINESS:** None

**NEW BUSINESS:** None.

**COMMITTEE MEMBER COMMENTS:**

**CITIZEN'S COMMENTS:**

- (A) Mr. Leonard P. Sattani, a tenant residing at 40 Beachcomber Lane requested advise from the ARC, concerning tourists who are occupying the beach area located in front of his rental property. His rental property is located at Sophie Beach Rentals. Mr. Sattani was informed by the ARC, the ARC has no jurisdiction in this matter.
- (B) Mr. Christopher Campbell attended the meeting as an observer.

**ADJOURNMENT:**

**Motion # 6** - There being no further business before the ARC Committee,

Chmn., Joe Jenkins motioned the meeting to be adjourned at 10:10 am. Committee member, Stephen Stump seconded the motion.

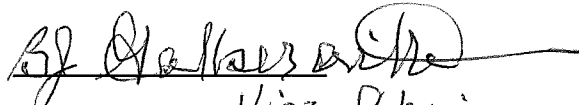
**Vote # 6** - Unanimous approval.

The next ARC meeting will be held on Wednesday, August 16, 2017, at 9:00 am at the Englewood Beach Villas @ 1977 Beach Road.

Respectfully Submitted,



**Alicia Silva**  
Secretary

  
Vice Chair,

**Joe Jenkins**  
Chairman

# MANASOTA & SANDPIPER KEY ADVISORY COMMITTEE MEETING SIGN-IN SHEET

<b>Meeting Date:</b> 8-2-2017	<b>Place/Room:</b> Gulf To Bay
<b>Chairman:</b> J. Jenkins	<b>County Liaison:</b> AICP Elizabeth A. Rocheck

Name	Title	Company	Phone	E-Mail
1. Joseph CELICO CELICO Custom Bldgs	owner	CELICO CUSTOM BLDGS INC.	941-380-0952	INFO@CELICO BUILDERS.COM
2. Chris Campbell Chris Campbell Builder	owner	Chris Campbell Builder	813-478-4200	CCBuilderLLC@ gmail.com
3. Scott Brushwood Rep Services, Inc	Sales Consultant	Rep Services	413-294-7328	scott@repervices.com
4. TOM KELLY SHERI KELLY	owner		610-804-5054	tkelly1984@comcast. net
5. Leonard P. Sattani	Tenant Lease	Sophie Beach RENTALS	941-681-2485 941-416-2850	Southbeachboy @hotmail.com
6. Harry Taylor	LBT	ENGINEERING USA, Fence	941-875-4148 941-475-8640	TAYLOR, LT ENGINEERING group LLC
7. Robert "Butch" Peel	<del>LBT</del>	<del>ENGINEERING GROUP, Inc.</del>		info@myusafence.com
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