

**AMENDMENT TO THE SANIBEL PLAN
CITY OF SANIBEL DEVELOPMENT PERMIT APPLICATION**

APPLICATION NO. _____ SP FILING DATE: _____ ACCEPTED BY: _____ FEE PAID: _____

OTHER APPLICATIONS FILED WITH THIS REQUEST: _____

PART I. APPLICANT INFORMATION

NAME OF APPLICANT: _____

APPLICANT ADDRESS: _____

APPLICANT TELEPHONE NO: Home _____ Business _____ Fax _____

PART II. PROVIDE A BRIEF DESCRIPTION OF THE PROPOSED AMENDMENT:

SECTION

PART III. ATTACHMENTS CHECKLIST

The information and attachments requested as part of this application are the minimum necessary to determine if the proposed amendment complies with the requirements of the Florida Statutes, Administrative Code, Sanibel Plan and the Land Development Code (LDC). The city may require additional information at any time during the application process, depending upon the nature of the amendment request.

- ___ COPY OF THE DRAFT ORDINANCE TO AMEND THE SANIBEL PLAN
- ___ DESCRIPTION OF HOW THE PROPOSED AMANDMENT IS CONSISTENT WITH THE INTENT AND PURPOSE OF THE SANIBEL PLAN
- ___ DESCRIPTION OF HOW THE PROPOSED AMENDMENT WILL ENCOURAGE THE MOST APPROPRIATE USE OF LAND AND CITY RESOURCES, CONSISTENT WITH THE PUBLIC INTEREST
- ___ COMPLETE SIDE TWO OF THIS APPLICATION FORM IF THE PROPOSED AMENDMENT IS TO THE FUTURE LAND USE MAP SERIES (I.E., TO THE DEVELOPMENT INTENSITY MAPS, ECOLOGICAL ZONES MAPS, COMMERCIAL DISTRICT MAPS, RESORT HOUSING DISTRICT MAPS, AND WETLANDS CONSERVATION LANDS MAPS)

*** * * * * CERTIFICATION * * * * ***

I hereby certify that the information contained in this application and the attachments hereto are true and correct to the best of my knowledge and belief. Furthermore, I acknowledge that the City has the right to inspect the subject property in conjunction with this Sanibel Plan amendment application. (Please advise the City of any restrictions or limitations on the inspections.)

SIGNATURE OF APPLICANT

DATE

NOTE TO THE APPLICANT: The proposed amendment may be subject to private deed restrictions or covenants. It is the applicant's responsibility to verify with the appropriated property owners association whether the proposed amendment complies with the applicable deed restrictions or covenants. The City does not enforce deed restrictions or act as an arbitrator between the applicant and the association.
SPAMD/REV 10/09 SIDE ONE OF TWO

**SANIBEL PLAN AMENDMENT APPLICATION
COMPLETE ONLY FOR AMENDMENTS TO THE FUTURE LAND USE MAP SERIES OF THE CLUP**

PART 1. PARCEL IDENTIFICATION

TAX STRAP NUMBER: ___ -46- ___ T ___ - ___ . ___

STREET ADDRESS OF PROPERTY: _____

PART 2. OWNER INFORMATION

NAME OF OWNER: _____

OWNER ADDRESS: _____

OWNER TELEPHONE No. Home _____ Business _____ Fax _____

PART 3. PROVIDE A BRIEF DESCRIPTION OF THE PROPOSED AMENDMENT:

___ YES ___ NO IS THIS AMENDMENT APPLICATION BEING FILED AS A "PROPOSED SMALL SCALE DEVELOPMENT ACTIVITY", EXEMPT FROM STATUTORY LIMITS ON THE FREQUENCY OF CONSIDERATIONS OF AMENDMENTS TO THE CLUP, PURSUANT TO SECTION 163-3187(1)(c). FLORIDA STATUTES?

PART 4. ATTACHMENTS CHECKLIST

The information and attachments requested as part of this application are the minimum necessary to determine if the proposed amendment complies with the requirements of the comprehensive land Use Plan (CLUP) and the Land Development Code (LDC). The city may require additional information, at any time during the application process, to determine compliance with the requirements of the CLUP and the LDC.

- ___ DEED/AFFIDAVIT OF OWNERSHIP OR CONTRACT FOR PURCHASE (Copy)
- ___ OWNER'S AUTHORIZATION (Notarize)
- ___ SURVEY (1"=20', With Raised Seal And Signature Of Florida Registered Surveyor Or Engineer)
- ___ PROVIDE A MAP SHOWING THE PROPOSED FUTURE LAND USE MAP DESIGNATION OF THE SUBJECT PARCEL AND ITS LOCATION IN RELATION TO THE SURROUNDING STREET NETWORK
- ___ PROVIDE A MAP SHOWING THE CURRENT LAND USE DESIGNATION OF THIS SUBJECT (AND ABUTTING) PARCELS ON THE FUTURE LAND USE MAP
- ___ PROVIDE A DESCRIPTION OF THE AVAILABILITY OF AND DEMAND ON THE FOLLOWING PUBLIC FACILITIES; SANITARY SEWER, SOLID WASTE, DRAINAGE, POTABLE WATER, TRAFFIC CIRCULATION AND RECREATION
- ___ PROVIDE INFORMATION DEMONSTRATING THAT THE PROPOSED AMENDMENT TO THE FUTURE LAND USEMAP IS COMPATIBLE WITH THE OBJECTIVES AND POLICIES OF THE CLUP
- ___ PROVIDE AN ANALYSIS, INCLUDING SOILS, TOPOGRAPHY, NATURAL RESOURCES AND HISTORIC RESOURCES OF THE SUBJECT PARCEL
- ___ OTHER INFORMATION REQUIRED FOR COMPLIANCE WITH STATE STATUTES AND CODES AND LDC:

PART 5 PUBLIC HEARING NOTIFICATION REQUIREMENT

___ Provide name and address labels for all property owners within a radius of 300 feet of the extreme limit of the parcel proposed for development (to be obtained from the Lee County Geographic Information System Department). Refer to the "Adjacent Property Owners" section of the "Instructions For Permits and Other Applications Of The Sanibel Land Development Code" for complete details on obtaining this information.

**INSTRUCTIONS FOR PERMITS AND OTHER APPLICATIONS
OF THE SANIBEL PLAN**

AMENDMENT TO THE SANIBEL PLAN

STANDARDS FOR SANIBEL PLAN USE PLAN AMENDMENTS

The planning commission may recommend to city council an amendment to any provision of the sanibel plan, in accordance with the following standards:

- a. The planning commission shall make reference to the comprehensive land use plan to determine if the proposed amendment is consistent with the intent and purpose of the plan and all other specific provisions of the plan.
- b. The planning commission shall determine whether the proposed amendment:
 - (1) Will encourage the most appropriate use of land and city resources, consistent with the public interest;
 - (2) Will prevent the overcrowding of land and avoid undue concentration of population;
 - (3) Will adversely affect the development of adequate and efficient provisions for public safety, transportation, water, sewage, schools, parks, recreation facilities, and the environmental, social and economic resources of the City of Sanibel;
 - (4) Will adversely affect the character and stability of the present and future land use and development of the community;
 - (5) Will adversely affect orderly growth and development;
 - (6) Will preserve, promote, protect and improve the public health, safety and general welfare of the community; and
 - (7) Is consistent with the city Charter.
- c. If the planning commission determines that a proposed amendment is inconsistent with the intent and purpose of the sanibel plan or with other specific provisions of the plan, the planning commission may, nevertheless, recommend approval of the proposed amendment, along with any other corresponding amendments to the plan necessary to eliminate the inconsistency, if it finds that the proposed amendment should be approved based upon a consideration of all of the factors specified above.

DECISION BY PLANNING COMMISSION

The planning commission shall render its decision, by resolution, without further public hearing, within no more than thirty (30) days following the conclusion of the hearing. A copy of such resolution shall be forwarded to the applicant, or her attorney, if represented by an attorney, within ten (10) days following adoption of such resolution.

DECISION BY CITY COUNCIL

The city council shall consider all applications for amendments to the comprehensive land use plan; after review and recommendation by the planning commission, in accordance with all applicable requirements of Florida Statutes and the city charter.

ACTIONS REQUIRING SUPERMAJORITY VOTE OF COUNCIL

- 1) Actions to remove land from the environmentally sensitive lands conservation district may be taken by the city only by ordinance adopted by the affirmative vote of not less than four-fifths (4/5) of the membership of council where the full membership is voting; or unanimous vote of the voting members where less than the full membership is voting.**
- 2) Actions to increase the residential development intensity as established in the comprehensive land use plan, except for the rounding upward of fractional allocations of fifty (50) percent or more to the next whole number may be taken by the city only by ordinance adopted by the affirmative vote of not less than four-fifths (4/5) of the membership of council where the full membership is voting; or unanimous vote of the voting members where less than the full membership is voting.**
- 3) Actions to remove land, by boundary change or otherwise, from the mangrove forest ecological zone, the lowland wetland ecological zone, the upland wetland ecological zone or the interior wetlands conservation district as established in the comprehensive land use plan, may be taken by the city only by ordinance adopted by the affirmative vote of not less than four-fifths of the membership of council where the full membership is voting; or unanimous vote of the voting members where less than the full membership is voting.**

[Ref. LDC SectiREV6/94ons III.H.1, III.H.3., III/H.4., III.I.1., III.1.3.]