

Notice of Meeting

Agenda

NAPLES PLANNING ADVISORY BOARD

Chairman: James Krall, Vice-Chairman: David J. Feight
Members: Thomas McCann, Robert McCashin, James Melican, Gary Price, Bruce Selfon
Thompson Dyke-Alternate

Welcome to today's Planning Advisory Board meeting. If you wish to address the Board regarding an item listed on this agenda, please complete a registration form at the rear of the room and place it in the Speaker Request Box located on the dais prior to consideration of that item. We ask that speakers limit their comments to 7 minutes and that large group's name a spokesperson whenever possible. Thank you for your interest and participation in City government.

Wednesday, January 10, 2018
City Council Chambers
735 8th Street South
8:30 A.M.

1. Call to Order and Pledge of Allegiance
2. Roll Call
3. Changes to the Agenda
4. Approval of Minutes – December 13, 2017
5. Public Comment



NOTICE

Formal action may be taken on any item discussed or added to this agenda. Any person who decides to appeal any decision made by this Board with respect to any matter considered at this hearing will need a record of the proceedings and may need to ensure that a verbatim record is made, which record includes the testimony and evidence upon which the appeal is to be heard. Any person with a disability requiring auxiliary aids and services for this meeting may call the City Clerk's Office at 213-1015 with requests at least two business days before the meeting date.

This schedule will be followed as closely as possible for the convenience of citizens wishing to address the Board. Items not listed at an estimated time will be considered at the discretion of the Board and any item may be taken out of numerical order. Some of the items on this agenda may have been scheduled for an estimated time; however, none of the items will be considered earlier than the scheduled time.

6. This item was returned to the PAB from City Council

Public Hearing: TEXT AMENDMENT 17-T3 (RS)

Consider an Ordinance amending Chapter 58 Article III Division 4 governing airspace protection and land use compatibility.

Petitioner: City of Naples and Naples Airport Authority

Location: Airport Overlay District

7. This item was returned to the PAB from City Council on 12/20/17

Public Hearing: SITE PLAN WITH DEVIATIONS PETITION 17-SPD6 (LD)

Consider a Resolution determining Site Plan with Deviations petition 17-SPD6 for a deviation from Section 58-910 to allow a mixed use building at a maximum height of 49 feet, including 42 feet to the roof and an additional 7 feet height for architectural embellishments, mechanical equipment, mechanical screen enclosures, elevator shafts and stair towers where a maximum height of 30 feet is permitted; and consideration of conditional use approval pursuant to Section 58-907 to allow density exceeding 12 units an acre but not greater than 30 units an acre on the property located at 850 Central Avenue and owned by Lee R. & Eugenia M. Light.

Petitioner: Ryan C. Youmans

Location: 850 Central Avenue

Agent: John M. Passidomo

8. Continued from December 13, 2017 meeting.

Public Hearing: CONDITIONAL USE PETITION 17-CU5 (LD)

Consider a Resolution determining Conditional Use Petition 17-CU5 pursuant to Section 58-904 to allow a transient lodging facility on property located in the D Downtown at 201 8th Street South.

Petitioner: S.V.M. Building LLC

Location: 201 8th Street South

Agent: John M. Passidomo

9. Public Hearing: VARIANCE PETITION 17-V11 (MP)

Consider a Resolution determining a Variance from Section 58-914(2), to allow a new sign and a mural exceeding the allowed vertical dimension of 2.5 feet in the D-Downtown District, on property owned by Marion Barbour and located at 410 9th Street North.

Petitioner: Schnapper's Hots

Owner: Marion Barbour

Location: 410 9th Street North

Agent: David Poorman

10. Public Hearing:

REZONE PETITION 17-R5 (RS)

Consider an Ordinance adopting Rezone Petition 17-R5 to rezone the property from PD Planned Development to PD Planned Development to modify the setback and building separation requirements for the Naples Mobile Home and RV Park located at 2634 9th Street North.

Petitioner: Darlene Stoneburner-Lofgren
Owner: Darlene Stoneburner-Lofgren
Location: 2634 9th Street North, East of US 41 between 26th Avenue North and 28th Avenue North
Agent: Richard D. Yovanovich

11. Public Hearing:

VARIANCE PETITION 17-V10 (EM)

Consider a Resolution determining Variance Petition 17-V10, pursuant to Section 56-93(c)(3) of the Code of Ordinances, to allow for a portion of a dock to extend 5 feet beyond the maximum shore normal dimension of 30 feet for all stationary structures in the Moorings subdivision, for property located at 2825 Leeward Lane.

Petitioner: Hank deWolf
Owner: Leeward Lane LLC
Location: 2825 Leeward Lane
Agent: Jeff Rogers, Turrell Hall & Associates, Inc.

12. Public Hearing:

ADMINISTRATIVE APPEAL 17-AA4 (RS)

Consider a Resolution determining Appeal Petition 17-AA4 disputing the administrative determination that an electronic menu board with changeable copy is in violation of Section 50-37(6) which prohibits sspectacular signs including blinking lights, flashing arrows and the like as applied to the McDonald's Restaurant on property located at 4245 9th Street North.

Petitioner: Michael Adams
Location: 4245 9th Street North

13. Public Hearing:

ADMINISTRATIVE APPEAL 17-AA7 (RS)

Consider a Resolution determining Appeal Petition 17-AA7 disputing the administrative determination that an electronic menu board with live video interaction with the salesperson is in violation of Section 50-37(6) which prohibits spectacular signs including blinking lights, flashing arrows and the like; and the determination that only one sign is permitted as a menu board, as applied to the proposed Starbucks Restaurant on property located at 830 Old Trail Drive.

Petitioner: Starbucks
Location: 830 Old Trail Drive

14. Public Hearing: TEXT AMENDMENT 17-T5 (RS)
Consider an Ordinance amending Chapter 16 Article III Section 16-112 of the City of Naples Code of Ordinances to update the list of contributing structures subject to the demolition waiting period.
Petitioner: City of Naples
Location: Naples Historic District

15. Public Hearing: COMPREHENSIVE PLAN AMENDMENT 17-CPA1
Consider an Ordinance adopting Comprehensive Plan Amendment Petition 17-CPA1 to amend the Comprehensive Plan in accordance with Florida Statute Section 163-3191.
Petitioner: City of Naples
Location: Citywide

16. 2018 PAB Meeting Schedule

17. City of Naples Vision – Discussion of Procedures

18. Correspondence and Communication

19. Public Comment

20. Adjourn

All information on items listed in this agenda, which has been provided in advance of this meeting, may be inspected in the office of the City Clerk, Room B, City Hall, or at the Planning Department, 295 Riverside Circle. All written, audio-visual and other material presented to the Planning Advisory Board in conjunction with deliberations during this meeting will become the property of the City of Naples and will be retained by the City Clerk.