

NOTICE OF MEETING AND AGENDA
City Council Chamber
735 8th Street South, Naples, Florida 34102

Welcome to today's City Council meeting. If you wish to address the Council 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 Council dais prior to consideration of that item. We ask that speakers limit their comments to 7 minutes and that large groups name a spokesperson whenever possible. Thank you for your interest and participation in City government.

Planning Advisory Board Meeting
Wednesday, December 12, 2018
8:30 AM

All proposed ordinances and information on other items listed below, which have been provided in advance of this meeting, may be inspected in the office of the City Clerk, Room B, City Hall, or on the City of Naples home page <https://www.naplesgov.com/> or call the City Clerk's Office, 213-1015. All written, audio-visual and other materials presented to the City Council in conjunction with deliberations during this meeting will become the property of the City of Naples and will be retained by the City Clerk.

1. Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Approval of Minutes
 - 4.A. Approval of November 14, 2018 minutes
[Minutes](#)
5. Changes to the Agenda
6. 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 THE CITY COUNCIL WITH RESPECT TO ANY MATTER CONSIDERED AT THIS MEETING (OR HEARING) WILL NEED A RECORD OF THE PROCEEDINGS AND MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDING 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 (239) 213-1015 WITH REQUESTS AT LEAST TWO BUSINESS DAYS BEFORE THE MEETING DATE.

7. Vision Evaluation

7.A. Vision Evaluation Update

[Staff Memorandum](#)

[Summary Review](#)

[Presentation](#)

[Visioning Position Statement from Seven HOA's](#)

8. Public Hearing(s)

8.A. REZONE PETITION 18-R4

Consider an Ordinance relating to the Bayfront Planned Development, rezoning approximately 11.5 acres from PD, Planned Development to an amended and restated PD, Planned Development, to establish a nine-foot setback along Goodlette Frank Road for Building #6, establish the maximum gross outdoor dining area for Bayfront, increase the commercial square footage for those buildings not yet constructed, while converting square footage to dwelling units in Building #6, permit timeshare lodging and transient lodging facilities within Buildings #6 and #7, increase the number of liquor licenses from seven (7) to nine (9), and address inconsistencies and dated provisions within the PD, Planned Development, on property owned by Bayfront, Inc., and located at 401 – 499 Bayfront Place and 1301, 1320, and 1333 3rd Avenue South. (MP)

Recommended Action: Approval with conditions

[Staff Report](#)

[Ordinance](#)

[Cover Letter](#)

[Rezone Application](#)

[Ordinance - redline](#)

[Ordinance CLEAN](#)

[General Site Plan](#)

[Boundary Sketch less Bldg 1](#)

[Boundary Survey and Description \(6, 7\)](#)

[Boundary Survey \(less 1, 6, 7\)](#)

[Disclosure of Interest](#)

[Petitioner's Credentials](#)

[Planning Staff Resumes](#)

[Labels](#)

[Correspondence](#)

8.B. SUBDIVISION/REPLAT PETITION 18-SD4

Consider a Resolution determining Preliminary and Final Plat approval under Subdivision Petition 18-SD4 to subdivide the existing 8.76 acre property located at 1111 Central Avenue (formerly 1075 Central Avenue) to create five separate parcels. (EM)

Recommended Action: Approval

[Staff Report](#)

[Resolution](#)

[Application & Disclosure](#)

[Aerial](#)

[Survey](#)

[Plat](#)

[Opinion of Title](#)

[Credentials - Planning Staff](#)

[Mailing Labels](#)

8.C. NONCONFORMITY PETITION 18-N8

Consider a Resolution determining Nonconformity Petition 18-N8, to allow the vertical expansion of a nonconformity pursuant to Section 46-35 of the Land Development Code on property located at 1111 5th Avenue South. (MP)

Recommended Action: Approval

[Staff Report](#)

[Resolution](#)

[Application](#)

[Plans and Exhibits](#)

[Deed](#)

[Disclosure of Interest](#)

[Aerial](#)

[Survey](#)

[Resume - Knafo, James](#)

[Planning Staff Resumes](#)

[Labels](#)

8.D. DEVELOPMENT OF REGIONAL IMPACT PETITION 18-DRI1

A Notice of Proposed Change to DRI Development Order 2017-DO1, requesting adoption of a transportation conversion matrix to allow for a broader range of mixed uses on approximately 34.1 acres located at 870, 850, 840, 820, 760 & 750 Goodlette Frank Road North.

Recommended Action: Continue to January 9, 2018

[Request for Continuance](#)

8.E. REZONE PETITION 18-R3

An Ordinance rezoning approximately 52 acres from PD, Planned Development to PD, Planned Development for the subject property located at 870, 850, 840, 820, 800, 770, 760, 750, 730, 720, 710 Goodlette Frank Road North and collectively known as The Commons.

Recommended Action: Continue to January 9, 2018

[Request for Continuance](#)

9. Approval of 2019 Meeting Schedule

9.A. 2019 PAB Schedule
[Staff Memorandum](#)
[2019 Schedule](#)

10. Public Comment
11. Correspondence and Communication
12. Adjourn