



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

**One or more other elected or appointed officials may be in attendance at this meeting.**

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Welcome to today's 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 groups name a spokesperson whenever possible. Thank you for your interest and participation in City government.

**Pledge of Civility**

It is the desire of the City of Naples to encourage the open exchange of ideas, fair discussion of the issues, and the participation of all persons in government, therefore, we pledge to be respectful of each other even when we disagree, to direct all comments to the issues, and to avoid personal attacks during all City meetings and workshops.

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**Planning Advisory Board Meeting**  
**Wednesday, April 12, 2023**  
**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 property of the City of Naples and will be retained by the City Clerk

1. **Call to Order**
2. **Roll Call**
3. **Pledge of Allegiance**
4. **Changes to the Agenda**
5. **Public Comment**  
All citizens who are called...etc
6. **Approval of Minutes**
  - 6.A. Approval of February Planning Advisory Board Meeting Minutes.  
[2023-0217 PABs draft minutes](#)
  - 6.B. Approval of March Planning Advisory Board Meeting Minutes.  
[2023-0308 PABr draft minutes](#)

## 7. Public Hearing(s)

### 7.A. 23-R1

AN ORDINANCE DETERMINING A PETITION (PETITION 23-R1) FILED BY GULFSHORE PLAYHOUSE, INC., OWNERS OF PROPERTY LOCATED AT 100 GOODLETTE-FRANK ROAD SOUTH WITHIN THE NAPLES SQUARE PLANNED DEVELOPMENT TO REZONE THE NAPLES SQUARE PLANNED DEVELOPMENT (ORDINANCE 2021-14658) TO A RESTATED NAPLES SQUARE PLANNED DEVELOPMENT TO PROVIDE FOR ENHANCED SIGN REGULATIONS IN SECTION VIII PUBLIC SERVICE DISTRICT DEVELOPMENT STANDARDS; ADOPTING THE PLANNED DEVELOPMENT DOCUMENT AS REVISED HEREIN; AND PROVIDING A SEVERABILITY CLAUSE, A REPEALER PROVISION AND AN EFFECTIVE DATE.

(LD)

[Continuance Memorandum](#)

### 7.B. 22-SP24

A RESOLUTION FOR THE PURPOSE OF DETERMINING SITE PLAN PETITION 22-SP24 FOR A NEW THREE-STORY MUNICIPAL PARKING GARAGE IN THE PUBLIC SERVICE DISTRICT OF THE NAPLES SQUARE PLANNED DEVELOPMENT ON PROPERTY OWNED BY GULFSHORE PLAYHOUSE, INC, A FLORIDA NOT FOR PROFIT CORPORATION AND DOWNTOWN NAPLES, LLC A FLORIDA LIMITED LIABILITY COMPANY AND LOCATED AT 150 12TH AVENUE SOUTH, MORE FULLY DESCRIBED HEREIN; AND PROVIDING AN EFFECTIVE DATE.

(LD)

[22-SP24 Continuance Memorandum](#)

### 7.C. 23-T10

AN ORDINANCE FOR THE PURPOSE OF AMENDING CHAPTER 56, SUPPLEMENTAL STANDARDS, ARTICLE III, STANDARDS APPLICABLE TO RESIDENTIAL DISTRICTS, SECTION 56-94, RECREATIONAL FACILITIES, OF THE CITY OF NAPLES, CODE OF ORDINANCES TO AMEND REGULATIONS FOR RECREATIONAL FACILITIES; APPROVING TEXT AMENDMENT 23-T10; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A REPEALER PROVISION; AND PROVIDING AN EFFECTIVE DATE.

(Erica Martin, Director of Planning)

[PAB Staff Report](#)

[Ordinance](#)

[Sec. 46-34. Approval of conditional uses.](#)

[Sec. 56-94. Recreational facilities - Redline](#)

### 7.D. 23-T12

AN ORDINANCE FOR THE PURPOSE OF AMENDING REGULATIONS FOR PARKING FOR OUTDOOR DINING; AMENDING CHAPTER 58, ZONING, ARTICLE III, SPECIAL OVERLAY DISTRICTS, DIVISION 6, 5TH AVENUE SOUTH SPECIAL OVERLAY DISTRICT, SECTION 58-1134, SPECIFIC PROVISIONS, OF THE CITY OF NAPLES, CODE OF ORDINANCES;

PROVIDING A SEVERABILITY CLAUSE; PROVIDING A REPEALER PROVISION; AND PROVIDING AN EFFECTIVE DATE.

(EM)

(Erica Martin, Director of Planning)

[23-T12 PAB Staff Report](#)

[Ordinance](#)

[Sec. 58-1134. Specific provisions - Redline](#)

7.E.

23-T13

AN ORDINANCE FOR THE PURPOSE OF AMENDING REGULATIONS FOR OUTDOOR DINING ON PUBLIC PROPERTY; AMENDING CHAPTER 56, SUPPLEMENTAL STANDARDS, ARTICLE IV, STANDARDS APPLICABLE TO COMMERCIAL DISTRICTS, SECTION 56-126, OUTDOOR DINING, OF THE CITY OF NAPLES, CODE OF ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A REPEALER PROVISION; AND PROVIDING AN EFFECTIVE DATE.

(EM)

(Erica Martin, Director of Planning)

[23-T13 PAB Staff Report](#)

[Ordinance](#)

[Sec. 56-126. Outdoor dining. - Redline](#)

## 8. Discussion Items

8.A. Discussion related to the zoning along Gulf Shore Boulevard between South Golf Drive and Mooring Line Drive.

(Erica Martin, Director of Planning)

[Agenda Memorandum](#)

[GSBN Zoning Map](#)

[Gulf Shore Boulevard North Zoning](#)

[Vice Chair Cross Emails - Gulf Shore Boulevard North Zoning](#)

## 9. Public Comment

## 10. Correspondence and Communication

## 11. Adjourn

### 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.