



**NOTICE OF MEETING AND AGENDA
Design Review Board
City Hall Council Chambers
735 8th Street South, Naples, Florida 34102**

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

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.

**Design Review Board
Wednesday, August 23, 2023
9:00 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. **Approval of Minutes**
 - 4.A. Approval of Design Review Board June 9th, 2023 Special Meeting minutes.
[2023-0609 drbs draft minutes](#)
 - 4.B. Approval of Design Review Board June 23rd, 2023 Meeting minutes.
[2023-0623 drbr draft minutes](#)
5. **Changes to the Agenda**
6. **Public Comment**

7. Public Hearing(s)

- 7.A. A Resolution for the Purpose of Determining a Revision to Petition 21-DRB56, Relating to Final Design Review of a New Single Story Commercial Structure Containing Approximately 10,600 Square Feet of Space for Abbey Carpet and Floor, on Property Owned By PKG Naples, LLC, and Located at 670 9th Street North.

Jonathan Kukk, AIA, presenting
(MP)
(Erica Martin, Director of Planning)
[DRB Report](#)
[Resolution](#)
[Application](#)
[Disclosure of Interest](#)
[Architectural Plans](#)
[Landscape Plans](#)
[Credentials - Petitioner](#)
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7.B.

- A Resolution for the Purpose of Determining Revision #1 to Petition 22-DRB17, Relating to Final Design Review of an Approximate 900 Square Foot Addition with Outdoor Dining on Property Owned by Victoria Square Properties, LLC and Located at 1200 Central Avenue.

MHK Architecture presenting
(LD)
(Erica Martin, Director of Planning)
[Staff Report](#)
[Resolution](#)
[Application](#)
[Deed](#)
[Disclosure of Interest - TMB Florida](#)
[Disclosure of Interest - Victoria Square Properties](#)
[Survey](#)
[Architectural Plans](#)
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[Materials](#)
[Operational Plan - TMB Florida](#)
[Credentials - Petitioner](#)
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- 7.C. A Resolution for the Purpose of Determining Petition 23-DRB37, Relating to the Preliminary Design Review of Two New, Eight-Story Condominium Buildings that Include a Total of 51 Residential Dwelling Units and Associated Amenities, Along with a One-Story Parking Garage, on Property Owned by YB Gulf Shore 1, LLC, a

Florida Limited Liability Company, and Located at 3300 Gulf Shore Boulevard North.

MHK Architecture presenting

(MP)

(Erica Martin, Director of Planning)

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[Warranty Deed](#)

[Boundary Survey](#)

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7.D.

A Resolution for the Purpose of Determining Petition 23-DRB38, Relating to Preliminary Design Review of a New Multifamily Development on Property Owned by YB Gulf Shore 2, LLC and Located at 1785 Gulf Shore Boulevard North.

MHK Architecture presenting

(LD)

(Erica Martin, Director of Planning)

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[Survey](#)

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[Correspondence - Sancerre](#)

7.E. A Resolution for the Purpose of Determining Petition 23-DRB39, Relating to Final Design Review of Exterior Façade Renovations on Property Owned by Kensington Gardens Condominium Association and Located at 480 5th Street South, Units 101-106 and 201-206.

MHK Architecture, presenting

(PK)

(Erica Martin, Director of Planning)

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7.F.

A Resolution for the Purpose of Determining Petition 23-DRB40, Relating to Preliminary Design Review of a new Three-Story Mixed-Use Development Including Transient Lodging and a Restaurant on Property Owned by 590 Tamiami Trail North, Inc., and Located at 590 9th Street North.

MHK Architecture, presenting
(TS)
(Erica Martin, Director of Planning)

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7.G.

A Resolution for the Purpose of Determining Petition 23-DRB41, Relating to Preliminary Design Review of a New Single Story Restaurant as part of The Naples Beach Club Redevelopment on Property Owned by Naples Beach Club Land Trust Trustee, LLC and Located at 851 Gulf Shore Boulevard North.

Hart Howerton presenting
(LD)
(Erica Martin, Director of Planning)

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[Architectural Plans](#)
[Renderings, Elevations and Materials](#)
[3D Massing Model and Context Plan](#)

Landscape Plans
Site Development Plans
Lighting Plans
Signage Plan
Credentials - Staff
Credentials - Petitioner
Public Notice Mailing Addresses
Affidavit of Sign Posting

- 7.H. A Resolution for the Purpose of Determining Petition 23-DRB42, Relating to Preliminary Design Review of a new Two-Story Condominium Development With Four Units on Property Owned by 1500 GSB LLC and Located at 1500 Gulfshore Boulevard North.

MHK Architecture, presenting
(TS)

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7.I.

- A Resolution for the Purpose of Determining Petition 23-DRB44, Relating to Final Design Review of an Addition and Façade Change to Fire House 2 on Property Owned by The City of Naples and Located at 977 26th Avenue North.

Victor J. Latavish, AIA of Victor Latavish Architect, PA presenting
(LD)

(Erica Martin, Director of Planning)

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Architectural Plans
Site Development Plan
Survey
Credentials - Petitioner
Credentials - Staff
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7.J.

- A Resolution for the Purpose of Determining Petition DRB45, Relating to Final

Design Review of Outdoor Dining in the Fifth Avenue South Special Overlay District Consisting of Two Tables and Seven Chairs on Property Owned by Roubin Associates, LLC and Located at 382 5th Avenue South.

(PK)

(Erica Martin, Director of Planning)

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[Disclosure of Interest- Property owner](#)

[Disclosure of Interest- Business owner](#)

[Site Plan](#)

[Tables and Chairs](#)

[Credentials â€“ Petitioner](#)

[Credentials â€“ Staff](#)

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[Correspondence - Boyle](#)

8. Public Comment

9. Correspondence & Communication

10. 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.