

## AGENDA

### THE COLLIER COUNTY HEARING EXAMINER

WILL HOLD A HEARING AT 9:00 AM ON THURSDAY, **AUGUST 25, 2016** IN CONFERENCE ROOM 610  
AT THE GROWTH MANAGEMENT DEPARTMENT/PLANNING & REGULATION BUILDING, 2800 N.  
HORSESHOE DRIVE, NAPLES, FLORIDA

INDIVIDUAL SPEAKERS WILL BE LIMITED TO 5 MINUTES UNLESS OTHERWISE WAIVED BY THE HEARING EXAMINER. PERSONS WISHING TO HAVE WRITTEN OR GRAPHIC MATERIALS INCLUDED IN THE HEARING REPORT PACKETS MUST HAVE THAT MATERIAL SUBMITTED TO COUNTY STAFF 10 DAYS PRIOR TO THE HEARING. ALL MATERIALS USED DURING PRESENTATION AT THE HEARING WILL BECOME A PERMANENT PART OF THE RECORD.

ANY PERSON WHO DECIDES TO APPEAL A DECISION OF THE HEARING EXAMINER WILL NEED A RECORD OF THE PROCEEDINGS PERTAINING THERETO, AND THEREFORE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. DECISIONS OF THE HEARING EXAMINER ARE FINAL UNLESS APPEALED TO THE BOARD OF COUNTY COMMISSIONERS.

HEARING PROCEDURES WILL PROVIDE FOR PRESENTATION BY THE APPLICANT, PRESENTATION BY STAFF, PUBLIC COMMENT AND APPLICANT REBUTTAL. THE HEARING EXAMINER WILL RENDER A DECISION WITHIN 30 DAYS. PERSONS WISHING TO RECEIVE A COPY OF THE DECISION BY MAIL MAY SUPPLY COUNTY STAFF WITH THEIR NAME, ADDRESS, AND A STAMPED, SELF-ADDRESSED ENVELOPE FOR THAT PURPOSE. PERSONS WISHING TO RECEIVE AN ELECTRONIC COPY OF THE DECISION MAY SUPPLY THEIR EMAIL ADDRESS.

1. PLEDGE OF ALLEGIANCE
2. REVIEW OF AGENDA
3. APPROVAL OF PRIOR MEETING MINUTES: July 28, 2016
4. ADVERTISED PUBLIC HEARINGS:

**NOTE: This item is continued to the September 8, 2016 HEX Meeting:**

- A. **PETITION NO. BD-PL20150002584 – Gordon and Barbara Kellam** request a 26-foot boat dock extension over the maximum 20 feet allowed by Section 5.03.06 of the Land Development Code, for a total protrusion of 46 feet, to accommodate a new docking facility for the benefit of Lot 21, Landings at Bear's Paw, also described as 1688 Vinland Way, in Section 35, Township 49 South, Range 25 East, Collier County, Florida. [Coordinator: Daniel J. Smith, AICP, Principal Planner]
- B. **PETITION NO. ZLTR(CUD)-PL20160000899 – Johnson Development Associates, Inc.** requests affirmation of a zoning verification letter issued by the Planning and Zoning Division pursuant to LDC Section 10.02.06, in which County staff determined that the proposed use of indoor self-storage/mini-warehouse (SIC 4225) is comparable in nature to other permitted principal uses in Area "B" under Section 3.3(B) of the Angileri PUD, Ordinance No. 95-56, as amended. The subject property is located on the south side of Livingston Woods Lane, north of the intersection of Pine Ridge Road and Whippoorwill Lane, in Section 7, Township 49 South, Range 26 East, Collier County, Florida, consisting of 3.08± acres. [Coordinator, Rachel Beasley]

- C. PETITION NO. ZLTR(CUD)-PL20160001193 – Johnson Development Associates, Inc.** requests affirmation of a zoning verification letter issued by the Planning and Zoning Division pursuant to LDC Section 10.02.06, in which County staff determined that the proposed use of indoor self-storage/mini-warehouse (SIC 4225) is comparable in nature to other permitted principal uses in the Interchange Commercial Land Use District under Section 3.1.A of the Gaspar Station CPUD, Ordinance No. 07-75, as amended. The subject property is located on the south side of Immokalee Road, approximately one quarter mile west of Interstate 75, in Section 30, Township 48 South, Range 26 East, Collier County, Florida, consisting of 10.92± acres. [Coordinator: John Kelly, Planner]

**NOTE: This item was moved from the July 28, 2016 HEX Meeting:**

- D. PETITION DR – PL20130002268 – Petitioner, Wal-Mart Stores East, LP**, requests approval of a site plan with deviations pursuant to LDC Section 10.02.03.F and seeks relief LDC Section 4.06.02 C.6, relating to buffer and screening standard requirements; from LDC Section 4.06.05 C., relating to foundation planting requirements along retail building facades; from LDC Section 5.05.08 C.2, relating to building design feature requirements for primary facades; from LDC Section 5.05.08 C.4, relating to variation in massing requirements for buildings 40,000 square feet or larger in gross building area; from LDC Section 5.05.08 C.5, relating to building design treatment requirements for all building facades; from LDC Section 5.05.08 C.8, relating to detail feature requirements for blank wall areas on a building; from LDC Section 5.05.08 C.10, relating to roof edge and parapet treatment requirements for buildings larger than 5,000 square feet in gross building area; from LDC Section 5.05.08 C.12, relating to entryway/customer entrance treatment requirements for single tenant buildings; from LDC Section 5.05.08 D.3, relating to design standard requirements for mercantile buildings; from LDC Section 5.05.08 E.3, relating to site design standard requirements for service function areas and facilities; and from LDC Section 5.05.08 E.6, relating to site design standard requirements for lighting, for a Wal-Mart expansion redevelopment project consisting of 17.21± acres of land, located on the north side of Tamiami Trail East (U.S. 41), approximately 1,000 feet east of Airport-Pulling Road, in Section 12, Township 50 South, Range 25 East, Collier County, Florida [Coordinator: Daniel Smith, AICP, Principal Planner].

5. OTHER BUSINESS
6. PUBLIC COMMENTS
7. ADJOURN