

AGENDA

COLLIER COUNTY PLANNING COMMISSION WILL MEET AT 9:00 A.M., OCTOBER 5, 2017, IN THE BOARD OF COUNTY COMMISSIONERS MEETING ROOM, ADMINISTRATION BUILDING, COUNTY GOVERNMENT CENTER, THIRD FLOOR, 3299 TAMiami TRAIL EAST, NAPLES, FLORIDA:

NOTE: INDIVIDUAL SPEAKERS WILL BE LIMITED TO 5 MINUTES ON ANY ITEM. INDIVIDUALS SELECTED TO SPEAK ON BEHALF OF AN ORGANIZATION OR GROUP ARE ENCOURAGED AND MAY BE ALLOTTED 10 MINUTES TO SPEAK ON AN ITEM IF SO RECOGNIZED BY THE CHAIRMAN. PERSONS WISHING TO HAVE WRITTEN OR GRAPHIC MATERIALS INCLUDED IN THE CCPC AGENDA PACKETS MUST SUBMIT SAID MATERIAL A MINIMUM OF 10 DAYS PRIOR TO THE RESPECTIVE PUBLIC HEARING. IN ANY CASE, WRITTEN MATERIALS INTENDED TO BE CONSIDERED BY THE CCPC SHALL BE SUBMITTED TO THE APPROPRIATE COUNTY STAFF A MINIMUM OF SEVEN DAYS PRIOR TO THE PUBLIC HEARING. ALL MATERIAL USED IN PRESENTATIONS BEFORE THE CCPC WILL BECOME A PERMANENT PART OF THE RECORD AND WILL BE AVAILABLE FOR PRESENTATION TO THE BOARD OF COUNTY COMMISSIONERS IF APPLICABLE.

ANY PERSON WHO DECIDES TO APPEAL A DECISION OF THE CCPC 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.

1. PLEDGE OF ALLEGIANCE
2. ROLL CALL BY SECRETARY
3. ADDENDA TO THE AGENDA
4. PLANNING COMMISSION ABSENCES
5. APPROVAL OF MINUTES – **July 20, 2017 and August 17, 2017**
6. BCC REPORT- RECAPS
7. CHAIRMAN’S REPORT
8. CONSENT AGENDA
 - A. **PL2017000007:** An Ordinance of the Board of County Commissioners of Collier County, Florida amending Ordinance Number 95-33, the **Briarwood PUD**, as amended, to add 320 multi-family dwelling units in Tract B & C: multi-family residential as an alternative to commercial development on Tract B & C: commercial community; to add development standards for Tract B & C multi-family residential; to add Exhibit A-1 Tract B & C Master Plan and Exhibit A-2 enhanced Type D buffer for property consisting of 209.17± acres; **located on the east side of Livingston Road, north of Radio Road**, in Section 31, Township 49 South, Range 26 East, Collier County, Florida; and by providing an effective date. [Coordinator: Fred Reischl, AICP, Principal Planner]

9. ADVERTISED PUBLIC HEARINGS:

Note: This item has been continued from the August 17, 2017 CCPC meeting, the September 7, 2017 CCPC meeting and the September 21, 2017 CCPC meeting:

- A. **PUDA-PL20170001626:** An Ordinance amending Ordinance No. 2005-63, as amended, the **Cirrus Pointe RPUD**, to reduce the minimum floor area for multi-family dwelling units, and to approve a Second Amended and Restated Affordable Housing Density Bonus Agreement to allow the Developer to have the option of constructing owner occupied units or rental units designated as affordable housing units. The subject property is **located at the northeast corner of Bayshore Drive and Thomasson Drive**, in Section 14, Township 50 South, Range 25 East, Collier County, Florida, consisting of 9.92 acres; and by providing an effective date. [Coordinator: Nancy Gundlach, AICP, Principal Planner]
- B. **PUDZ-PL20160001985:** An Ordinance of the Board of County Commissioners of Collier County, Florida amending Ordinance Number 2004-41, as amended, the Collier County Land Development Code, which established the comprehensive zoning regulations for the unincorporated area of Collier County, Florida, by amending the appropriate zoning atlas map or maps by changing the zoning classification of the herein described real property from a Rural Agricultural (A) zoning district to a Residential Planned Unit Development (RPUD) zoning district for the project to be known as the **Cleary RPUD**, to allow construction of a maximum of 63 residential dwelling units or 200 group housing units for seniors on property **located on the south side of Immokalee Road, approximately one quarter mile east of Logan Boulevard** in Section 28, Township 48 South, Range 26 East, consisting of 8.99± acres. [Coordinator: Nancy Gundlach, AICP, Principal Planner]
- C. **PL20150002167:** An Ordinance amending Ordinance No. 89-05, as amended, the Collier County Growth Management Plan for the unincorporated area of Collier County, Florida, specifically amending the Future Land Use Element to revise the **Vanderbilt Beach/Collier Boulevard Commercial Subdistrict** of the Urban Mixed Use District to add the previously requested 150,000 square feet of commercial land uses for the 14.492 acre tract per petition no. CP-2003-1; to add 50,000 square feet of gross leasable floor area to the existing 200,000 square feet of commercial land uses and the previously requested 150,000 SF of commercial land uses for a total of 400,000 square feet of gross leasable floor area of commercial land uses; to remove a development restriction related to transportation impacts; to amend and re-order the text; and providing for transmittal of the adopted amendments to the Florida Department of Economic Opportunity; providing for severability; providing for an effective date. The subject subdistrict is 47.94± acres and **located on the north side of Vanderbilt Beach Road and approximately ¼ mile west of Collier Boulevard** in Section 34, Township 48 South, Range 26 East, Collier County, Florida. [Coordinator: Corby Schmidt, AICP, Principal Planner]
- D. **PL20150002166:** An Ordinance of the Board of County Commissioners of Collier County, Florida amending Ordinance No. 2005-19, the **Carolina Village Planned Unit Development by changing the name of the Planned Unit Development to Vanderbilt Commons PUD**; by adding 50,000 square feet of gross leasable area for a total of 200,000 square feet of gross leasable area for commercial uses; by decreasing the maximum number of dwelling units from 64 to 58 dwelling units; by revising the legal description and reducing the acreage of the PUD from 15.88 acres to 14.49 acres; and providing an effective date. The subject property, consisting of 15.8+/- acres, is **located on the north side of Vanderbilt Beach Road and approximately 1/4 mile east of Collier Boulevard** in Section 34, Township 48 South, Range 26 East, Collier County, Florida. [Coordinator: Fred Reischl, AICP, Principal Planner]

Note: This item has been continued from the July 20, 2017, August 17, 2017 CCPC meeting, the September 7, 2017 CCPC meeting and the September 21, 2017 CCPC meeting:

- E. An Ordinance of the Board of County Commissioners of Collier County, Florida, amending Ordinance Number 04-41, as amended, the Collier County Land Development Code, which includes the comprehensive land regulations for the unincorporated area of Collier County, Florida, by providing for: Section One, Recitals; Section Two, Findings of Fact; Section Three, **Adoption of Amendments to the Land Development Code**, more specifically amending: Chapter Three – Resource Protection, including section 3.05.07 **Preservation Standards, to amend design standards relating to off-site preserves** and to modify requirements for monetary payment and land donation off-site preserve alternatives; Section Four, Conflict and Severability; Section Five, Inclusion in the Collier County Land Development Code; and Section Six, Effective Date. [Coordinator: Jeremy Frantz, AICP, LDC Manager]

- F. **PL20170000596/CPSP-2017-1**: A Resolution relating to the Capital Improvement Element of the Collier County Growth Management Plan, Ordinance 89-05, as amended, **providing for the Annual Update to the Schedule of Capital Improvement Projects**, within the Capital Improvement Element of the Collier County Growth Management Plan based on the 2017 Annual Update and Inventory Report on public facilities (AUIR), and including updates to the 5-year schedule of Capital Projects contained within the Capital Improvement Element (for fiscal years 2018 – 2022) and the schedule of Capital Projects contained within the Capital Improvement Element for the future 5-year period (for fiscal years 2023 – 2027), and to sections relating to the public school facilities Capital Improvement Plan and work program, providing for severability, and providing for an effective date. [Coordinator: Corby Schmidt, AICP, Principal Planner]

9. NEW BUSINESS

10. OLD BUSINESS

- A. Neighborhood Information meeting (NIM) discussion. [Coordinator: Mike Bosi, Director]

11. PUBLIC COMMENT

12. ADJORN