

COLLIER COUNTY
Collier County Planning Commission



AGENDA

Board of County Commission Chambers
Collier County Government Center
3299 Tamiami Trail East, 3rd Floor
Naples, FL 34112

November 18, 2021

2: 00 PM

Edwin Fryer- Chairman
Karen Homiak - Vice-Chair
Karl Fry- Secretary
Christopher Vernon
Paul Shea, Environmental
Joseph Schmitt, Environmental
Robert Klucik, Jr.
Thomas Eastman, Collier County School Board

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**
6. **BCC Report - Recaps**
7. **Chairman's Report**
8. **Consent Agenda**
9. **Public Hearings**
 - A. **Advertised**
 1. **PL2021000603 - GMPA- Bayshore/Gateway Triangle Redevelopment Overlay - An Ordinance amending Ordinance 89-05, as amended, the Collier County Growth Management Plan of the unincorporated area of Collier County, Florida, relating to the density bonus pool within the Bayshore/Gateway Triangle Redevelopment Overlay and specifically amending the Bayshore/Gateway Triangle Redevelopment Overlay of the Future Land Use Element, to change requirements for the use of the density bonus pool; directing transmittal of the adopted amendment to the Florida Department of Economic Opportunity; providing for severability; and providing for an effective date. (Companion to this item PL20210001222 & PL20210001033)
[Coordinator: Parker Klopf, Senior Planner]**

2. **PL20210001033 - Limited Density Bonus Pool - 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, to establish a limited density bonus pool allocation for multifamily projects and mixed use projects 2 acres or less; and to provide for public realm improvements for projects which utilize the density bonus pool, by providing for: Section One, Recitals; Section Two, Findings of Fact; Section Three, Adoption of Amendments to the Land Development Code, more specifically amending the following: Chapter One - General Provisions, including Section 1.08.01 - Abbreviations; Chapter 4 – Site Design and Development Standards, including Section 4.02.16 – Design Standards for Development in the Bayshore Gateway Triangle Redevelopment Area; Chapter 10 – Application, Review, and Decision-Making Procedures, including Section 10.02.15 - Requirements for Mixed Use Projects within the Bayshore Gateway Triangle Redevelopment Area and Section 10.03.06 - Public Notice and Required Hearings for Land Use Petitions; Section Four, Conflict and Severability; Section Five, Inclusion in the Collier County Land Development Code; and Section Six, Effective Date. [Coordinator: Eric L. Johnson, AICP, CFM, Principal Planner] (Companion Item to PL20210000603 and PL20210001222)**

B. Noticed

10. **Old Business**
11. **New Business**
12. **Public Comment**
13. **Adjourn**