



City of Venice

401 West Venice Avenue
Venice, FL 34285
www.venicegov.com

Meeting Agenda Planning Commission

Tuesday, February 4, 2025

1:30 PM

Community Hall

Due to construction in Council Chambers, meetings have been temporarily relocated to Community Hall. Since there is limited seating capacity, residents who will not be speaking, or presenting a case, are encouraged to view the meeting online. To view the meeting live, log onto www.venicegov.com, click on meetings, find today's meeting and click "in progress".

Meeting Instructions

[25-0063](#)

Instructions on How to Watch and/or Participate in the Meeting

Attachments:

[Instructions for Venice City Meetings](#)

I. Call to Order

II. Roll Call

III. Approval of Minutes

[25-0064](#)

Minutes of the January 21, 2025 PC Regular Meeting.

Attachments:

[01.21.2025](#)

IV. Audience Participation

V. Public Hearings

[24-41CU](#)

2901 Curry Lane Conditional Use (Quasi-Judicial)
Staff: Nicole Tremblay, AICP, Senior Planner
Agent: Annette M. Boone, Boone Law Firm
Applicant: Stelmok Development Group, LLC

Attachments:

[Staff Report 24-41CU](#)

[Applicant - Application](#)

[Applicant - Project Narrative](#)

[Applicant - Civil Plans](#)

[Applicant - Landscape Plans](#)

[Applicant - Land Use Compatibility Analysis](#)

[Applicant - Survey](#)

[Applicant - Decision Criteria](#)

[24-42DA](#) 2901 Curry Lane Design Alternative (Quasi-Judicial)
Staff: Nicole Tremblay, AICP, Senior Planner
Agent: Annette M. Boone, Boone Law Firm
Applicant: Stelmok Development Group, LLC

Attachments: [24-42DA Staff Report](#)
[Applicant - Application](#)
[Applicant - Project Narrative](#)
[Applicant - Landscape Plans](#)
[Applicant - Invasive Species Design Alternative Plan](#)
[Applicant - Survey](#)
[Applicant - Decision Criteria](#)

[24-40SP](#) 2901 Curry Lane Site and Development Plan (Quasi-Judicial)
Staff: Nicole Tremblay, AICP, Senior Plan
Agent: Annette M. Boone, Boone Law Firm
Applicant: Stelmok Development Group, LLC

Attachments: [Staff Report 24-40SP](#)
[Applicant - Application](#)
[Applicant - Project Narrative](#)
[Applicant - Civil Plans](#)
[Applicant - Landscape Plans](#)
[Applicant - Lighting Plan](#)
[Applicant - Elevations](#)
[Applicant - Invasive Species Design Alternative Plan](#)
[Applicant - Land Use Compatibility Analysis](#)
[Applicant - Survey](#)
[Applicant - Decision Criteria](#)

[24-51CP](#) Advenir Knights Trail Comprehensive Plan Text Amendment (Legislative Application)
Staff: Nicole Tremblay, AICP, Senior Planner
Agent: Martin P. Black
Applicant: Marc Mariano, LEO@Venice, LLC

Attachments: [Staff Report 24-51CP](#)
[Applicant - Application](#)
[Applicant - Strikethrough Underline Text](#)
[Applicant - Statutory Responses](#)
[Applicant - Decision Criteria](#)

VI. Comments by Planning and Zoning Department

VII. Comments by Planning Commission Members

VIII. Adjournment

If you are disabled and need assistance, please contact the office of the City Clerk at least 24 hours prior to the meeting.

No stenographic record by a certified court reporter is made of this meeting. Accordingly, any person who may seek to appeal any decision involving the matters noticed herein will be responsible for making a verbatim record of the testimony and evidence at this meeting upon which any appeal is based.