



# City of Venice

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

## Meeting Minutes Planning Commission

---

Tuesday, September 5, 2023

1:30 PM

Council Chambers

---

**Zoom Link: <https://us02web.zoom.us/j/89039983576>**

### [22-57RZ](#)

Border Road Storage Zoning Map Amendment (Quasi-Judicial)

Staff: Amy Nelson, AICP, Planning Manager

Agent: Brian Lichterman, Vision Planning and Design

Applicant: Dan Lussier, Strategic Management and Capital

Chair Snyder announced this is a quasi-judicial hearing, read the memorandum regarding advertisement and written communications, and opened the public hearing.

City Attorney Fernandez questioned Commission members concerning ex-parte communications and conflicts of interest. Mr. Jasper and Mr. Hale disclosed site visits.

Planning Manager Nelson, being duly sworn, presented general information, project description, location map, aerial map, future land use map, zoning map, surrounding properties uses, planning analysis, comparison of existing and proposed zoning, consistency with Comprehensive Plan, preliminary site plan received, Land Development Code consistency, concurrency, mobility, and recommendation.

Brian Lichterman and Ron Sivitz, Agents, being duly sworn, presented team members, project major components, zoning map amendment, proposed future development aerial rendering, preliminary site and development plan, rendering of elevation, and answered Commission questions on number of stories, building height and length, stipulations, and architectural standards.

Chair Snyder closed the public hearing.

**A motion was made by Ms. Schierberg, seconded by Mr. McKeon, that based on review of the application materials, the staff report and testimony provided during the public hearing, the Planning Commission, sitting as the local planning agency, finds this petition consistent with the Comprehensive Plan, in compliance with the Land Development Code and with the affirmative Findings of Fact in the record, recommends to City Council approval of Zoning Map Amendment Petition No. 22-57RZ with the stipulation that it would be for the single use stated and development is consistent with the design styles shown in the conceptual site plan and elevations provided. The motion carried by the following vote:**

**Yes:** 7 - Mr. McKeon, Mr. Hale, Mr. Willson, Mr. Jasper, Ms. Schierberg, Chair Snyder and Mr. Preiksat