



City of Venice

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

Meeting Agenda Planning Commission

Tuesday, May 20, 2025

1:30 PM

Council Chambers

Meeting Instructions

[25-0207](#)

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

[25-0208](#)

Minutes of the May 6, 2025 Meeting.

Attachments:

[Minutes](#)

IV. Audience Participation

V. Public Hearings

[24-58SP](#)

Venice Retail Center Site and Development Plan (Quasi-Judicial)

Staff: Brittany Smith, Planner

Agent: Joe Pellarin, Kimley-Horn and Associates, Inc.

Applicant: Ashton Gray Real Estate & Laurel Road Development, LLC

Attachments: [Staff Report 24-58SP](#)
[Staff Presentation 24-58SP](#)
[Applicant - Application](#)
[Applicant - Narrative](#)
[Applicant - Site and Development Plan](#)
[Applicant - Landscape Plan](#)
[Applicant - Sign Plans](#)
[Applicant - Parking Plan](#)
[Applicant - Photometric Plan](#)
[Applicant - Elevations 401 Serano Way](#)
[Applicant - Elevations 405 Serano Way](#)
[Applicant - Portofino Binding Master Plan](#)
[Applicant - ROW Improvements Letter](#)
[Applicant - Remote Parking Comments](#)
[Applicant - Land Use Compatability](#)
[Applicant - Decision Criteria](#)
[Applicant - Survey](#)

VI. New Business

[25-0209](#) Quasi-Judicial Hearings Refresher
City Attorney: Kelly Fernandez, Esq.

Attachments: [2025 Quasi-Judicial Hearings Presentation](#)

VII. Comments by Planning and Zoning Department

VIII. Comments by Planning Commission Members

IX. 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.