



City of Venice

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

Meeting Minutes Planning Commission

Tuesday, October 29, 2019

1:30 PM

Community Hall

Special Meeting for LDRs and Tree Ordinance

I. Call to Order

A Workshop of the Planning Commission was held this date in Community Hall at City Hall. Chair Barry Snyder called the meeting to order at 1:30 p.m.

II. Roll Call

There was consensus to excuse Mr. McKeon's absence.

Present: 6 - Chair Barry Snyder, Shaun Graser, Tom Murphy, Richard Hale, Scott Williams and Bill Willson

Excused: 1 - Kit McKeon

Also Present

Liaison Council Member Charles Newsom, City Attorney Kelly Fernandez, Development Services Director Jeff Shrum and Recording Secretary Caroline Moriarty.

III. Audience Participation

There was none.

IV. Public Hearings

19-32AM

Text Amendment Chapter 118 - Tree Preservation, Protection, and Replacement Vegetation

Staff: Jeff Shrum, AICP, Development Services Director and Jim Yelverton, BCMA FL#5655B, City Arborist

Mr. Snyder announced this is a legislative hearing, read memorandum regarding advertisement and written communications, and opened the public hearing.

Mr. Shrum provided a presentation on the proposed tree regulations, City of Venice Chapter 118 - Tree Preservation, Protection, and Replacement, establishing definitions, Venetian and Heritage Tree Program, Florida friendly species, canopy road designation, incentives for retaining trees,

and incentive for attainable housing projects.

Discussion ensued on trees on single family zoned lots, homeowners associations, state law exemptions, and Sec. 118-15(E) Criteria for the preservation of trees.

There was consensus to remove Sec. 118-15(E)(6).

Mr. Newsom spoke on planned unit developments (PUD) and binding master plan.

Mr. Shrum continued that according to state law, within a PUD zoning district, planting of new trees is restricted to common areas only.

A motion was made by Mr. Willson, seconded by Mr. Graser, that based upon the testimony and evidence presented, 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 Text Amendment Petition No. 19-32AM with the removal of Section 118-15(E)6.

V. Workshop

19-4225

Land Development Regulations Update

Staff: Jeff Shrum, AICP, Development Services Director

Consultant: Kelley Klepper, AICP, Kimley-Horn & Associates

Kelley Klepper, Kimley Horn and Associates, provided a presentation on background and purpose, comprehensive plan implementation, table of contents, use definition and use standards, signs, parking, Chapter 87 - Land Development Code, Chapter 88 - Building Regulations, Chapter 89 - Environmental Regulations, approach and major components, major changes, parking requirements, current method, proposed method, updated graphics, policy decisions, transportation strategies, permitted sign types, and overview of next steps.

Mr. Shrum spoke on not modifying Section 6 - Flood-Resistant Development because this section is frequently updated through city engineering and building departments.

Mr. Snyder stated the redesign of the code will allow the use description to merge to one place.

Mr. Snyder stated mixed-use along with what is permitted, conditional, and uses not permitted will be discussed at the next LDR workshop.

Discussion continued on terminology used in the current code.

Mr. Klepper stated the use of exact definitions throughout the code will help with consistency.

Discussion ensued on parking requirements for affordable housing, minimum and maximum parking ratios, impervious surface requirements, the variance process for more parking, existing and proposed parking rates, and retail and service sales.

Discussion followed on how the maximum allowed spaces was established.

Mr. Klepper spoke on the Urban Land Institute (ULI), Congress for the New Urbanism (CNU), American Planning Association (APA), Institute of Transportation Engineers (ITE), alternative parking plan (APP), and parking studies done on communities to determine the maximum and minimum number of parking spaces.

Mr. Klepper stated the maximum parking spaces for a single family exception is exclusive of the garage which includes shared parking, on street parking, remote parking areas, and other parking facility areas.

Discussion continued on single family detached homes, wide driveways, and stacking requirements.

Mr. Klepper stated the new codes are for new development and re-development.

There was consensus to set a maximum number of parking spaces allowed.

Discussion ensued on parking space size.

There was consensus to leave the parking space size.

Discussion continued on surfacing requirements and surfacing standards in the city, compact car and motorcycle parking, and an alternative parking plan.

Mr. Klepper was questioned on grass parking and buffers.

Mr. Klepper discussed Section 7.3, permitted sign types, awning, monument, neighborhood/subdivision, projecting, wall, window, directory, and sandwich board signs.

Discussion ensued on message board signs and signs in mixed-use areas.

Mr. Shrum stated an oversight in the current code does not include

temporary and construction signs.

Discussion ensued on existing non-conforming signs, and the applicability of neighborhood and subdivision signs for new PUDs.

Mr. Shrum stated the variance process will be seen on a less frequent basis under the new code.

Mr. Klepper continued on policy decisions to include change of approach from text to visuals, sign code, removing speed limit of roadways as a determining factor for size of allowed signs, and retain existing standards on electronic signs.

There was consensus for signs to have more graphics, to remove driving speed limit of roadways as a determining factor for size of allowed signs, and to retain existing standards on electronic signs.

Mr. Shrum spoke on mixed-use in downtown and the ability to replicate historic signs that do not meet the standards in the new code.

Discussion continued on the overview of next steps.

VI. Comments by Planning Division

Mr. Shrum stated his desire to have a workshop specifically on mixed-use areas.


The next meeting is scheduled for November 19, 2019.

VII. Comments by Planning Commission Members

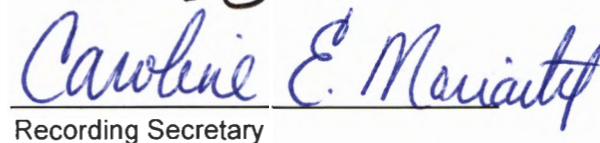
There was none.

VIII. Adjournment

There being no further business to come before this Board, the meeting was adjourned at 3:28 p.m.



Chair



Caroline E. Moriarty
Recording Secretary