

**Naples Planning and Land Use  
Regular Meeting  
October 12, 2010**

**Commission Present:** Chairman Dale Harrison, Vice Chairman Jim Richards, Walter Gale, Cresta Slaugh, Lane Webb and Kerry Kinney

**Commission Absent:** Mark Partridge

**Council Rep. Present:** Kenneth Reynolds

**Others Present:** Chris Hoem

**Opening Ceremonies** Chairman Dale Harrison welcomed everyone to the meeting and called the meeting to order at 7:00 p.m. Vice Chairman Jim Richards led the pledge of allegiance. Dale Harrison offered the invocation

**Verification of full Quorum** Chairman Dale Harrison verified a full quorum.

**Approval of Agenda  
August 24, 2010**

Lane Webb moved to approve the agenda for August 24, 2010. Kerry Kinney seconded the motion.

Roll Call Taken:

<b>Chairman Dale Harrison</b>	<b>Aye</b>
<b>Vice Chairman Jim Richards</b>	<b>Aye</b>
<b>Walter Gale</b>	<b>Aye</b>
<b>Cresta Slaugh</b>	<b>Aye</b>
<b>Lane Webb</b>	<b>Aye</b>
<b>Kerry Kinney</b>	<b>Aye</b>

The motion passed with all voting Aye

**Disclosure** None

**Approval of Minutes  
August 10, 2010**

Chairman Dale Harrison moved to approve the minutes. Cresta Slaugh seconded the motion.

Roll Call Taken:

<b>Chairman Dale Harrison</b>	<b>Aye</b>
<b>Vice Chairman Jim Richards</b>	<b>Aye</b>
<b>Walter Gale</b>	<b>Aye</b>
<b>Cresta Slaugh</b>	<b>Aye</b>
<b>Lane Webb</b>	<b>Aye</b>
<b>Kerry Kinney</b>	<b>Aye</b>

The motion passed with all voting Aye

**Form Based Codes-Commercial Downtown**  
**Discussion and Recommendation**

Chris Hoem: Through discussion with Dennis Judd, we came to the conclusion that every time the document reads “Italian” or “Southwestern” it should say “Traditional Mediterranean.” Chairman Dale Harrison: I was always under the impression we were going for the “Southwestern” look. The Commission reviews the architecture pictures in the document and discusses their aspects. The general consensus is to follow an “American Southwestern” aesthetic by using stone and stucco. The Commission gave their opinion on each of the pictures that contains some form of architecture.

Chairman Dale Harrison: I like meandering sidewalks.

Chairman Dale Harrison: We should not allow metallic trashcan containers. Jim Richards: They could be cast stone instead.

The Commission agreed that sidewalks should be 10 feet wide everywhere, and park strips should be 5 feet wide.

The Commission agreed that the bike lanes should be moved to next to the sidewalk, instead of between the car lane and the parking row along the street.

The Commission agreed that sidewalks adjacent to dedicated streets should be maintained by Naples City, but other sidewalks should be maintained by the property owner(s).

Vice Chairman Jim Richards: As soon as a plant is dead, it should be removed. The Commission agrees.

Chairman Dale Harrison: The minimum 10 parking space requirement for landscaping needs to be congruent with the “every 15 parking spaces requires landscaping.” The Commission agrees.

The Commission agreed that A-frame signs should not be placed on the sidewalk or other areas where they might impede pedestrian traffic.

Chairman Dale Harrison moved to send the Form Based Codes, with the corrections and suggestions made, to the City Council for a first reading, and if they have any major changes to revisit the Form Based Codes in a future Planning Commission meeting. Otherwise the recommendation is to approve the Form Based Codes. Vice Chairman Jim Richards seconded the motion.

Roll Call Taken:

<b>Chairman Dale Harrison</b>	<b>Aye</b>
<b>Vice Chairman Jim Richards</b>	<b>Aye</b>
<b>Walter Gale</b>	<b>Aye</b>
<b>Cresta Slaugh</b>	<b>Aye</b>
<b>Lane Webb</b>	<b>Aye</b>
<b>Kerry Kinney</b>	<b>Aye</b>

The motion passed with all voting Aye

**Affordable Housing Plan – A Stand-alone Ordinance**

**Discussion**

Chairman Dale Harrison moved to table the discussion on the Affordable Housing Plan until the next meeting (October 26, 2010). Walter Gale seconded the motion.

Roll Call Taken:

<b>Chairman Dale Harrison</b>	<b>Aye</b>
<b>Vice Chairman Jim Richards</b>	<b>Aye</b>
<b>Walter Gale</b>	<b>Aye</b>
<b>Cresta Slaugh</b>	<b>Aye</b>
<b>Lane Webb</b>	<b>Aye</b>
<b>Kerry Kinney</b>	<b>Aye</b>

The motion passed with all voting Aye

**General Business**

**Business of the Month**

Chairman Dale Harrison moved to recommend to the City Council that the City awards Cutters Wireline for helping beautify the City and setting the example of the Southwestern design. Cresta Slaugh seconded the motion.

Roll Call Taken:

<b>Chairman Dale Harrison</b>	<b>Aye</b>
<b>Vice Chairman Jim Richards</b>	<b>Aye</b>
<b>Walter Gale</b>	<b>Aye</b>
<b>Cresta Slaugh</b>	<b>Aye</b>
<b>Lane Webb</b>	<b>Aye</b>
<b>Kerry Kinney</b>	<b>Aye</b>

The motion passed with all voting Aye

**Items for Future Discussion**

Chairman Dale Harrison brought up the topics of Tuscan Condos possible auction and the weed problem at Halliburton and asked Chris Hoem to find more information on them.

**Community Garden**

Chris Hoem described the benefits and process of setting up and using a community garden. He gave examples from Salt Lake City. Vice Chairman Jim Richards: I think almost every home in Naples already has a small garden area. The Commission agrees that now is not the time for a community garden in Naples.

**Adjourn**

Chairman Dale Harrison moved to adjourn. Walter Gale seconded the motion.

Roll Call Taken:

<b>Chairman Dale Harrison</b>	<b>Aye</b>
<b>Vice Chairman Jim Richards</b>	<b>Aye</b>
<b>Walter Gale</b>	<b>Aye</b>
<b>Cresta Slaugh</b>	<b>Aye</b>
<b>Lane Webb</b>	<b>Aye</b>
<b>Kerry Kinney</b>	<b>Aye</b>

The motion passed with all voting Aye

**Next Planning and Land Use Meeting will be held on October 26, 2010 at 7:00 p.m.**