



City Council Staff Report

Meeting Date: January 6, 2020

TO: Marco Island City Council

FROM: Daniel J. Smith, AICP, Director of Community Affairs

DATE: December 10, 2019

RE: Site Development Plan Amendment (SDPA) 19-001017, 1089 N Collier Blvd., Marco Town Center

PROJECT DESCRIPTION:

The initial site development plan (SDP) was approved in June of 2018. This application makes changes to that approval. The complete list of changes is attached and include changes to the endcaps of the buildings, changing out landscape plant material including adding additional green space in lieu of pervious pavers, signage updates, and parking changes including shifting some of the terminal islands. Pervious calculations will remain the same at 78.5 percent.

The applicant's application, civil, landscape, storm water drainage, architectural and sign plans are attached for your review.

SUMMARY OF THE DECEMBER 6, 2019 PLANNING BOARD MEETING:

Before the applicant presented the proposed project, there was initial discussion about pervious paver effectiveness, additional restaurants, parking to accommodate the retail and restaurant use. The applicant presented the project to include the changes, engineering, stormwater drainage, landscape changes, revised elevations and revised signs. Discussion included the breeze way from the back parking to the front parking and a need for good lighting of the area, aesthetics of the rear of the buildings, safety of pedestrian circulation, and timing of the construction. Upon conclusion of the presentation and discussion, the Planning Board voted 6-0 to approve the project plans and resolution and forwarded the recommendation for approval to City Council.

Daniel J. Smith, Director of Community Affairs
City of Marco Island