

Courthouse Shadows MPUD (PL20180003659)

Activity Center #16

**Exhibit IV.B
Proposed Language**

**Revise the
FUTURE LAND USE ELEMENT**

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FUTURE LAND USE DESIGNATION

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V. OVERLAYS AND SPECIAL FEATURES [Page 97]

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F. Bayshore/Gateway Triangle Redevelopment Overlay [Page 142]

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[Beginning Page 143]

6. For parcels currently within the boundaries of Mixed Use Activity Center #16, land uses will continue to be governed by the Mixed Use Activity Center Subdistrict, except residential density may also be increased as provided for in paragraphs 4 and 5, above. The development standards of the Bayshore Drive Mixed Use Overlay District or Gateway Triangle Mixed Use Overlay District in the Collier County Land Development Code, whichever is applicable, shall apply to all new development within the Activity Center. Residential Density for a mixed-use project within Mixed Use Activity Center #16 that is located within the Courthouse Shadows Mixed Use Planned Unit Development (MPUD) may also be increased as follows: A ten-acre portion of the MPUD identified on Activity Center #16 Map in the Future Land Use Map series is eligible for a density bonus of 12.8 dwelling units per acre (128 units). This density is in addition to the density allowed by the Mixed Use Activity Center Subdistrict and this Overlay. The density bonus of 12.8 dwelling units per acre (128 units) will only be located on the ten acres identified on the Activity Center #16 Map.

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