



MINNEOLA PLANNING & ZONING COMMISSION MEETING

AGENDA

**January 9, 2023 at 6:30 p.m.
Minneola City Hall**

CALL TO ORDER

MOMENT of SILENCE & PLEDGE of ALLEGIANCE

I. AGENDA REVIEW

II. PUBLIC COMMENTS

The Minneola Planning and Zoning Commission will hear questions, comments, and concerns from the public. Action may not be taken by the Commission at this meeting; however, questions may be answered by staff or issues may be referred for appropriate staff action.

Note: Pursuant to F.S. 286.0114 and the City of Minneola’s Public Participation Policy adopted by Resolution 2013- 19, members of the public shall be given a reasonable opportunity to be heard on propositions before the Commission. Accordingly, comments, questions, and concerns regarding items listed on this agenda shall be received at the time the Commission addresses such items during this meeting.

Pursuant to Resolution 2013-19, public comments are generally limited to three minutes.

III. MINUTES

Planning & Zoning Commission

Consider A Request To Approve The November 7, Planning & Zoning Commission Meeting Minutes.

IV. COMMISSION DISCUSSION & ACTION ITEMS

Item 1: Resolution 2021-20 CUP Carwash

A Resolution Of The City Council Of The City Of Minneola, Florida, Providing For A Conditional Use Permit Pursuant To Section 106-1 Of The Land Development Code Of The City Of Minneola, Florida, Allowing Property On US Highway 27 North of South Grassy Lake Road In Minneola, Florida Within A B-1 (“Business”) Zoning District To Be Used For A Carwash; Providing For Conditions; Providing For Recordation; Providing For An Effective Date.

- Item 2: Preliminary Subdivision Plat Lookout Ridge at Sugarloaf Mountain

Consider The Proposed Preliminary Subdivision Plat For Sugarloaf Ridge Consisting Of 487 Lots on ~234.20 Acres For The Property Located On The West Side Of Hancock Road, North of CR 561a.
- Item 3: Ordinance Sugarloaf PUD Amendment

An Ordinance Of The City Council Of The City of Minneola To Consider A Request To Approve Sugarloaf Mountain PUD Amendment To Modify Front and Rear Setbacks From 25 Feet in Lieu of 20 Feet and to Modify Front Porch Setbacks From 25 Feet to 15 feet; Providing For Recordation; Providing For An Effective Date.
- Item 4: Resolution 2022-23 City Of Minneola Lookout Ridge At Sugarloaf Mountain Block Length Variance

A Resolution Of The City Council Of The City Of Minneola, Florida, Granting A Variance To The Land Development Code Of The City Of Minneola For Property Located On The West Side Of Hancock Road, North Of CR 561a; Providing For A Variance From Section 126-4(e)(2) Of The City Of Minneola Land Development Code For Block Length; Providing For Conditions; Providing For Recordation; Providing For An Effective Date.
- Item 5: Resolution 2022-18 Surface Road Parking

A Resolution Of The City Council Of The City Of Minneola, Florida, Providing For A Conditional Use Permit Pursuant To Section 122-39-(e)(2) Of The Land Development Code Of The City Of Minneola, Florida, Allowing Property Located On The East Side Of Causey Road, North Of CR 561 In Minneola, Florida Within An I-1 (“Industrial”) Zoning District To Be Used For A Surface Parking Lot; Providing For Conditions; Providing For Recordation; Providing For An Effective Date.
- Item 6: Ordinance 2023-01 To Limit Structures Within Side Yards

An Ordinance Of The City Council Of The City Of Minneola, Florida, Amending Chapter 102 Of The Land Development Code Of The City Of Minneola, Florida, Regarding Design Standards To Prohibit Pavers And Equipment Of Any Kind, Including But Not Limited To Pool Equipment And Air Conditioning Units In Side Yards Within Certain Zoning Districts; Providing For Inclusion In The Code Of Ordinances; Providing For Conflict; Providing For severability; and Providing For An Effective Date.
- Item 7: Ordinance 2023-02 To Provide For Class E Landscape Buffer

An Ordinance Of The City Council Of The City Of Minneola, Florida, Amending Section 110-3(b)(1) Of The Land Development Code Of The City Of Minneola, Florida, To Add Subsection (1)(e) Regarding Class E Buffer Landscaping; Providing For Inclusion In The Code Of Ordinances; Providing For Conflict; Providing For severability; And Providing For An Effective Date.

Item 8: Ordinance 2023-03 To Require Car Lots As A Special Exception in Certain Zoning Districts.

An Ordinance Of The City Council Of The City Of Minneola, Florida, Amending Section 18-211 Of Article VII Of The Code Of Ordinances of The City of Minneola, Relating To Car Lots; Amending Chapter 102 Of The Land Development Code Of The City Of Minneola Relating To Uses Permitted Within Business District Zoning As A Special Exception Use Upon Approval To Create New Subsection 102-343(15) Entitled “Car Lots”; Amending Chapter 106 Of The Land Development Code Of Minneola Relating To Special Exceptions To Create A New Subsection 106-2(g)(48) Entitled “Car Lots”; Providing For Inclusion In The Code Of Ordinances; Providing For Conflict; Providing For severability; and Providing For An Effective Date.

FINAL PUBLIC COMMENTS

Note: Pursuant to F.S. 286.0114 and the City of Minneola’s Public Participation Policy adopted by Resolution 2013-19, members of the public shall be given a reasonable opportunity to be heard on propositions before the City Council. Accordingly, comments, questions, and concerns regarding items listed on this agenda shall be received at the time the City Council addresses such items during this meeting.

Pursuant to Resolution 2013-19, public comments are generally limited to three minutes.

V. REPORTS/COMMENTS

City Council – Counselor Flinn
City Planner – Tim McClendon, AICP

In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in the proceeding should contact the city clerk’s office at (352) 394-3598, extension 112, at least 48 hours prior to the date of the meeting. F.S. 286.0105 “If a person decides to appeal any decision or recommendation made by Council with respect to any matter considered at this meeting, he or she will need a record of the proceedings, and for such purposes may need to ensure that a verbatim record of the proceedings is made, in which the record includes the testimony and evidence upon which the appeal is to be based.