

Planning and Zoning

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FLAGLER COUNTY PLANNING AND DEVELOPMENT BOARD
Government Services Building
Board Chambers
1769 East Moody Blvd. Bldg 2, Bunnell, Florida 32110

MEETING

A G E N D A

DATE – NOVEMBER 8, 2016

TIME – 6:00 P.M.

1. Roll Call.
2. Pledge to the Flag.
3. Approval of Minutes of September 13, 2016 regular meeting.
4. Quasi-judicial requiring disclosure of ex parte communication:
Application #3040 – **VARIANCE IN THE PUD (PLANNED UNIT DEVELOPMENT) DISTRICT**; request for a 12.5 foot setback variance from the required 15 foot rear setback for a deck over a screened enclosure at 134 Harbor Village Point South (Lot 201, Harbor Village Marina Phase 2 S/D, Map Book 33, Pages 39 through 44, Public Records of Flagler County, Florida); Parcel Number: 04-11-31-3119-00000-2010; Owner/Applicant: Larry A. Jones and Margaret Sheehan-Jones. Variance to also be provided for Lots 185, 186, 187, 188, 190, 193, 195, 196, 199, 200, 202, and 205, with written consent for the variance provided by lot owners: Wayne and Kimberly Forister; Stephen Stieneker; Thomas N. Cooke; Roger Louis Florentine, Sr., Trustee; 4 G's Management, LLC; and Ulrec, LLC.
Project #2016070026 (TRC, PDB)
5. Quasi-judicial requiring disclosure of ex parte communication:
Application #3045 – **VARIANCE IN THE R-1 (RURAL RESIDENTIAL) DISTRICT**; request for a two foot fence height variance within the front yard setback at 4298 Old A1A (a portion of Government Lot 2, Section 9, Township 11 South, Range 31 East); Parcel Number 38-11-31-0000-02610-0000; Owner/Applicant: Robert S. and Tracy B. Wall.
Project #2016080023 (TRC, PDB)
6. Quasi-judicial requiring disclosure of ex parte communication:
Application #3053 – **VARIANCE IN THE R-1 (RURAL RESIDENTIAL) DISTRICT**; request for a two foot rear yard setback variance at 19 Westmayer Place (Lot 23, Seaside Manor S/D, MB 5, Page 10, Public Records of Flagler County, Florida); Parcel Number: 26-11-31-5450-00000-0230; Owner/Applicant : Linda Brittain.
Project #2016070061 (TRC, PDB)

District 1
Charles Ericksen, Jr.

District 2
Frank Meeker

District 3
Barbara Revels

District 4
Nate McLaughlin

District 5
George Hanns

7. Quasi-judicial requiring disclosure of ex parte communication:
Application #3051 – SPECIAL EXCEPTION FOR GUEST/SERVANT QUARTERS IN THE AC (AGRICULTURE) DISTRICT; request for a Special Exception for Guest/Servant Quarters at 2050 State Road 100 West (Tract 3, Block 15, and Tract 1, Block 16, Section 8, Township 12 South, Range 30 East, St. Johns Development Company's S/D, MB 1, Page 7, Public Records of Flagler County, Florida); Parcel Number: 08-12-30-5550-00150-0030; Owner/Applicant: Alan K. and Catina D. Russell.
Project #2016090013 (TRC, PDB)
8. Quasi-judicial requiring disclosure of ex parte communication:
Application #3048 – APPLICATION FOR AMENDMENT TO A SEMI-PUBLIC USE; request to amend the Semi-Public Use in the General Commercial (C-2) District for God's Family Bible Church, Inc., at 256 Old Brick Road (Lot 17, Briarwood Acres S/D, MB 5, Page 75, Public Records of Flagler County, Florida); Parcel Number: 12-12-30-0900-00000-0170; Owner/Applicant: God's Family Bible Church, Inc.
Project #2016080032 (TRC, PDB, BCC)
9. Quasi-judicial requiring disclosure of ex parte communication:
Application #3049 – APPLICATION FOR REZONING FROM AC (AGRICULTURE) TO PLANNED UNIT DEVELOPMENT (PUD) DISTRICT; request for rezoning from Agriculture (AC) to Planned Unit Development (PUD) located at 10406 State Road 11; Parcel Numbers: 31-13-30-0000-01030-0000, 0010 and 0040; Owners: Richard Daniel Cody, John Walter Cody, Melanie Ruth Bennett, and Kendrick Dewitt Cody; John W. and Linda Cody; and John Cody, respectively; Applicant: Charlie Faulkner, on behalf of John and Linda Cody.
Project #2016080033 (TRC, PDB, BCC)
10. Quasi-judicial requiring disclosure of ex parte communication:
Application # 3037 – APPLICATION FOR REVIEW IN THE PUD (PLANNED UNIT DEVELOPMENT) DISTRICT; request to amend the PUD Development Agreement for Harborview Marina PUD; Owner: WGA Investments, LLC and Great Star Investors VIII, LLC; Applicant: Parker Mynchenberg & Assoc., Inc.
Project #2016070017 (TRC, PDB, BCC)
11. Quasi-judicial requiring disclosure of ex parte communication:
Application #3038 – APPLICATION FOR REVIEW IN THE PUD (PLANNED UNIT DEVELOPMENT) DISTRICT; request to amend PUD Site Development Plan for Harborview Marina PUD; Owner: WGA Investments, LLC and Great Star Investors VIII, LLC; Applicant: Parker Mynchenberg & Assoc., Inc.
Project #2016070018 (TRC, PDB, BCC)
12. Quasi-judicial requiring disclosure of ex parte communication:
Application #3039 – APPLICATION FOR REVIEW – PRELIMINARY PLAT; Preliminary Plat for Harborview Marina PUD; Owner: WGA Investments, LLC and Great Star Investors VIII, LLC; Applicant: Parker Mynchenberg & Assoc., Inc.
Project #2016070019 (TRC, PDB, BCC)

13. Quasi-judicial requiring disclosure of ex parte communication:
Application #3046 – APPLICATION FOR REVIEW IN THE PUD (PLANNED UNIT DEVELOPMENT) DISTRICT – PUD SITE DEVELOPMENT PLAN; request to amend the Hunter’s Ridge Temporary RV Storage Planned Unit Development (PUD) (Ordinance No. 2010-07). Parcel Number: 22-14-31-0000-01010-0110; Owner: U.S. Capital Alliance, LLC; Applicant: Kimberly A. Buck, P.E., Alann Engineering Group, Inc.
Project #2016080028 (TRC, PDB, BCC)

14. Quasi-judicial requiring disclosure of ex parte communication:
Application #3047 – APPLICATION FOR REVIEW IN THE PUD (PLANNED UNIT DEVELOPMENT) DISTRICT – PUD SITE DEVELOPMENT PLAN; request to amend the Hunter’s Ridge Office Park – Phase 1 Planned Unit Development (PUD) (Ordinance No. 2010-09). Parcel Number: 22-14-31-0000-01010-0120; Owner: U.S. Capital HR, LLC; Applicant: Kimberly A. Buck, P.E., Alann Engineering Group, Inc.
Project #2016080030 (TRC, PDB, BCC)

15. Staff Comments.

16. Board Comments.

17. Public Comments – Each speaker will be allowed up to three minutes to address the Planning and Development Board on any item or topic not on the agenda.

18. Adjournment

PLEASE TAKE NOTICE THAT INDIVIDUAL COMMISSIONERS OF THE BOARD OF COUNTY COMMISSIONERS MAY ATTEND THIS EVENT. THE COMMISSIONERS WHO ATTEND WILL NOT TAKE ANY ACTION OR TAKE ANY VOTE AT THIS MEETING. THIS IS NOT AN OFFICIAL MEETING OF THE BOARD OF COUNTY COMMISSIONERS OF FLAGLER COUNTY. THIS NOTICE IS BEING PROVIDED TO MEET THE SPIRIT OF THE SUNSHINE LAW TO INFORM THE PUBLIC THAT COMMISSIONERS MAY BE PRESENT AT THESE DISCUSSIONS.

PURSUANT TO SECTION 286.0105, FLORIDA STATUTES STATES THAT IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY A BOARD AGENCY, OR COMMISSION WITH RESPECT TO ANY MATTER CONSIDERED AT A MEETING OR HEARING, HE OR SHE WILL NEED A RECORD OF THE PROCEEDINGS, AND THAT, FOR SUCH PURPOSE, HE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT, PERSONS NEEDING ASSISTANCE TO PARTICIPATE IN THIS MEETING SHOULD CONTACT THE PLANNING & ZONING DEPARTMENT AT (386) 313-4009 AT LEAST 48 HOURS PRIOR TO THE MEETING.