



A G E N D A
ORMOND BEACH PLANNING BOARD
Regular Meeting

January 15, 2009

7:00 PM

City Commission Chambers
22 South Beach Street
Ormond Beach, FL

PURSUANT TO SECTION 286.0105, FLORIDA STATUTES, IF ANY PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE PLANNING BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT THIS PUBLIC MEETING, THAT PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSE, SAID PERSON MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDING IS MADE, INCLUDING THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

PERSONS WITH A DISABILITY, SUCH AS A VISION, HEARING OR SPEECH IMPAIRMENT, OR PERSONS NEEDING OTHER TYPES OF ASSISTANCE, AND WHO WISH TO ATTEND CITY COMMISSION MEETINGS OR ANY OTHER BOARD OR COMMITTEE MEETING MAY CONTACT THE CITY CLERK IN WRITING, OR MAY CALL 677-0311 FOR INFORMATION REGARDING AVAILABLE AIDS AND SERVICES.

- I. ROLL CALL**
- II. INVOCATION**
- III. PLEDGE OF ALLEGIANCE**
- IV. NOTICE REGARDING ADJOURNMENT**

THE PLANNING BOARD WILL NOT HEAR NEW ITEMS AFTER 10:00 PM UNLESS AUTHORIZED BY A MAJORITY VOTE OF THE BOARD MEMBERS PRESENT. ITEMS WHICH HAVE NOT BEEN HEARD BEFORE 10:00 PM MAY BE CONTINUED TO THE FOLLOWING THURSDAY OR TO THE NEXT REGULAR MEETING, AS DETERMINED BY AFFIRMATIVE VOTE OF THE MAJORITY OF THE BOARD MEMBERS PRESENT (PER PLANNING BOARD RULES OF PROCEDURE, SECTION 2.7).

- V. PLANNING DIRECTOR'S REPORT**
- VI. PUBLIC HEARINGS**

A. LDC 08-46: Chapter 2, Article VI, Section 2-71 Land Development Code Amendment: 178 N. Beach Street – Dix House Ormond Beach Historic Landmarks List Designation – This is a request by Mr. Brad Myers, 178 N. Beach Street, LLC, to amend Chapter 2, Article VI, Section 2-71 of the City of Ormond Beach Land Development Code (LDC), by adding 178 N. Beach Street, also known as the Dix House, to the Ormond Beach Historic Landmarks List.

- B. LUPA 09-01: Large Scale Comprehensive Plan Amendments – 1st Cycle 2009 - Conservation Element Amendments** - An administrative request to amend and update the Goals, Objectives, and Policies of the Conservation Element per the City’s Evaluation and Appraisal Report (EAR). These amendments include modifications to Objective 2.1 and related Policies (Floodplains), Objective 5.4 and related Policies (Wetlands) and creating a new Goal, Objective and Policy for Low Impact Development.

- C. LUPA 09-02: Large Scale Comprehensive Plan Amendments – 1st Cycle 2009 - Coastal Element Amendments** - An administrative request to amend and update the Goals, Objectives, and Policies of the Coastal Element per the City’s Evaluation and Appraisal Report (EAR). These amendments seek to (1) eliminate the detailed regulatory language in several Policies and refer the detailed regulations back to the Land Development Code; (2) relocate several Objections and Policies to the Intergovernmental Coordination, Recreation and Open Space, and Cultural Affairs Elements of the Comprehensive Plan where they would be more appropriate; and (3) delete repetitive Coastal Element Policies contained in other Elements of the Comprehensive Plan.

- D. LDC 08-52: Land Development Code Amendments: Chapter II, Article II, District Regulations** – An administrative request to re-format the zoning districts and review the permitted, conditional and special exception uses of each zoning district. The amendments propose the addition, modification, and deletion of certain uses. The Sections include:

Section	District	Section	District
2-08	Special Environmental (SE)	2-22	Professional Office – Hospital (B-1)
2-09	Rural Estate Agriculture (REA)	2-23	Neighborhood Commercial (B-2)
2-10	Rural Residential (RR)	2-24	Reserved (B-3)
2-11	Suburban Residential (SR)	2-25	Central Business (B-4)
2-12	Residential Estate (R-1)	2-26	Service Commercial (B-5)
2-13	Single Family Low Density (R-2)	2-27	Oceanfront Tourist Commercial (B-6)
2-14	Single Family Low-Medium Density (R-2.5)	2-28	Highway Tourist Commercial (B-7)
2-15	Single Family Medium Density (R-3)	2-29	Commercial (B-8)
2-16	Neighborhood Preservation (NP)	2-30	Boulevard (B-9)
2-17	Single Family Cluster & Townhouse (R-4)	2-31	Suburban Boulevard (B-10)
2-18	Multi-Family Medium Density (R-5)	2-32	Light Industrial (I-1)
2-19	Multi-Family Medium-High Density (R-6)	2-33	Reserved (I-2)
2-20	Reserved (T-1)	2-35	Planned Residential Development (PRD)
2-21	Manufactured Home (T-2)	2-36	Planned Business Development (PBD)

Section 2-42.A., Minimum Floor Area, deleting this Section and incorporating it into the zoning districts and adding a new Section entitled Single Family Dwelling Exterior Design Standards.

Deleting Sections 2-43, 2-44, 2-45, Dimensional Standards and incorporating the standards into the individual zoning districts. These Sections will be modified to be maintained as Reserved Sections.

- E. LDC 08-56: Land Development Code Amendments: Chapter IV, Article I, Site Plan Review Procedures** – An administrative request to amend Sections 4-03, Site Plan Review Committee (SPRC) Established, to create an alternative standard for administrative relief for site plans and a requirement for Neighborhood Compatibility Meetings; Section 4-05, Site Plan Review, to create a re-submittal deadline for response comments, and 4-06, Information to be Included in Site Plan Application, to clarify the submittal and final approval requirements.

VII. OTHER BUSINESS/INFORMATIONAL ITEMS

- A. LDC 08-53: Land Development Code Amendments: Chapter I, Article III, Definitions** – This is a discussion item with the intention to amend Chapter I, Article III, Definitions, of the Land Development Code (LDC) to align certain definitions with the terms used in the zoning districts and conditional and special exception regulations, delete certain definitions, and to modify certain definitions. This amendment is a companion amendment to the zoning district amendments and details how the definitions are proposed to be amended to match the zoning district uses.
- B. LDC 08-54: Land Development Code Amendments: Chapter II, Article IV, Conditional and Special Exception Regulations** – This is a discussion item with the intention to amend Chapter II, Article IV, Conditional and Special Exception Regulations, of the Land Development Code (LDC) to align certain conditions with the terms used in the zoning districts, delete certain conditional or special exception regulations, and add conditional or special exception regulations to match the zoning district regulations. This amendment is a companion amendment to the zoning district amendments and details how this Article is proposed to be amended to match the zoning district uses.

VIII. MEMBER COMMENTS

IX. ADJOURNMENT