



FREEPORT PLANNING BOARD

***July 13, 2005 Meeting Minutes
7:00 p.m. / Freeport City Hall Council Room***

Members present: Mitch Block, Earnest Nettles, Jerry Griffith and William "Boots" McCormick.

Members absent: Ex-Officio member Tim Stone, representing the Eglin AFB Encroachment Office. Kim Yerby's position vacated by the City Council on July 12, 2005 due to three (3) consecutive absences (Section 2.03.03 (A)(1)(I), LDC).

Staff present: J.M. Clayton Atkinson/City Attorney, Latilda Henninger AICP/City Planner, Brooke Jackson/City Utility Clerk/acting secretary to the Planning Board.

Due to the vacancy left by Yerby, Vice-Chairman Nettles opened the floor for nomination for Chairman. Nomination by Block for Earnest Nettles as Chairman. Second to motion by McCormick. All ayes; motion carried.

Chairman Nettles opened the floor for nominations for Vice-Chairman. Nomination by Griffith for William "Boots" McCormick for Vice-Chairman. Second to motion by Block. All ayes; motion carried.

Chairman Nettles opened the meeting with the Invocation by Block and Pledge of Allegiance.

This special meeting was held in order to hear the following items which were continued due to lack of a quorum on July 6, 2005.

1. Freeport Residential LSA-05-01 Adoption Hearing

This item was continued to Wednesday, July 13 due to lack of a quorum (Griffith recused himself, due to a financial interest in the project).

This Large Scale Amendment is associated with Parcel 03-1S-19-23000-001-0000, and was previously transmitted to the Florida Department of Community Affairs (DCA) for review/approval. DCA waived their

Objections/Recommendations/Comments report in a letter to the City dated May 27, 2005.

The property consists of approximately 303.54 acres. The request is a land use designation change from Rural Development (RD) to Rural Village (RV).

The purpose of this hearing is to make a recommendation to the City Council regarding adoption of LSA-05-01.

Staff recommendation: Approval for adoption of LSA-05-01

Motion to recommend adoption of LSA-05-01 by McCormick. Second to motion by Block. 3:0, with Griffith recused due to conflict of interest (financial interest in project).

2. Freeport Residential Z-05-14 Re-Zoning

This item was continued to Wednesday, July 13 due to lack of a quorum (Griffith recused himself, due to a financial interest in the project).

This is the corresponding Re-Zoning Request for Item1 above (LSA-05-01). The requested zoning change is from Rural Residential (RR) to Rural Village (RV).

Staff recommendation: Approval

Motion by Block to recommend approval of Z-05-14. Second to motion by McCormick. 3:0, with Griffith recused due to conflict of interest (financial interest in project).

3. City of Freeport LSA-05-02(C) Large Scale Amendment

The following item is a city-sponsored amendment which was assembled based on discussions of Future Land Use map issues brought to staff's attention.

LSA-05-02(C)(2)

This item was continued to Wednesday, July 13 due to lack of a quorum (Block recused himself due to the project's proximity to his own property)

This amendment area is approximately 74.9 acres within Section 9 Township 1 South 19 West (parcels 23000-001-0020, 23000-011-0040,, and 23000-011-0030) and Section 16 Township 1S South Range 19 West (parcels 23000-001-0007, 23000-001-0005, 23000-

001-0003, 23000-001-0050, 23000-001-0010, 23000-005-0010, 23000-001-0009 and 23000-005-0030), located on both sides of SR 20 just west of Freeport City Hall.

Proposal: The proposed change is from Low Density Residential (LDR) to Mixed Use (MU), and does not include those portions of any of these parcels within the Conservation Land Use category.

Staff Recommendation: Approval

Motion by Griffith to recommend approval of LSA-05-02(C)(2). Second to motion by McCormick. 3:0, with Block recused, due to his property's close proximity to this parcel.

4. City of Freeport Z-05-15 Re-Zoning

The following items) are city sponsored zoning changes which are assembled based on discussions of Zoning Map issues brought to staff's attention by the Planning Board and the City Council.

a) Z-05-15(A)(1)

This item was continued to Wednesday, July 13 due to lack of a quorum (Block recused himself due to the project's proximity to his own property)

An approximately 18.36-acre area within Section 9 Township 1 South Range 19 West containing that portion of parcels 23000-011-0020, 23000-011-0040 and 23000-011-0030 not in the Conservation Land Use category, located in the west central portion of the City north of SR-20.

Proposal: to change the Zoning designation from Low Density Residential (R-1) to Medium Density Residential (R-2).

Staff recommendation: Approval

Motion by Griffith to recommend approval of Z-05-15(A)(1). Second to motion by McCormick. 3:0 with Block recusing himself due to his property's close proximity to this proposal.

b) Z-05-15(A)(2)

This item was continued to Wednesday, July 13 due to lack of a quorum (Block recused himself due to the project's proximity to his own property).

An approximately 12.65-acre area within Section 16 Township 1 South Range 19 West containing that portion of parcels 23000-001-0007, 23000-001-0005, 23000-001-0003, 23000-001-0006, 23000-001-0002, and 23000-001-0020 not in the Conservation Land Use category, located in the west central portion of the City, north and south of SR-20.

Proposal: to change the Zoning designation from Low Density Residential (R-1) to Residential Commercial (RC).

Staff recommendation: Approval

Motion by Griffith to recommend approval of Z-05-15(A)(1). Second to motion by McCormick. 3:0 with Block recusing himself due to his property's close proximity to this proposal.

c) Z-05-15(A)(3)

This item was continued to Wednesday, July 13 due to lack of a quorum (Block recused himself due to the project's proximity to his own property)

An approximately 25.75-acre area within Section 16 Township 1 South Range 19 West, containing parcels 23000-001-0040, 23000-001-0030, 23000-001-0050, 23000-001-0010, 23000-005-0010, 23000-001-0009 and 23000-005-0030 not in the Conservation Land Use category, located in the west central portion of the City south of SR-20.

Proposal: to change the Zoning designation from Low Density Residential (R-1) to High Density Residential (R-3).

Staff recommendation: Approval.

Motion by Griffith to recommend approval of Z-05-15(A)(1). Second to motion by McCormick. 3:0 with Block recusing himself due to his property's close proximity to this proposal.

Meeting Adjourned.

Chairperson

