



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

March 09, 2023

6:00 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 9:00 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. APPROVAL OF THE MINUTES:**

February 09, 2023

- VI. PLANNING DIRECTOR'S REPORT**

- VII. PUBLIC HEARINGS**

- A. ZMA-2023-019, 475 North Tymber Creek Road, The Enclave, Zoning Map Amendment**

This is a request from Paylin Tymber 1 & 2, LLC, with authorization from the property owner, Enclave of Timber Creek, LLC, for a Zoning Map Amendment for a 26± acre parcel from expired PRD, Planned Residential Development to SR, Suburban Residential. The property is located at 475 North Tymber Creek Road.

B. PP-2023-025, Ormond Gateway Preliminary Plat

This is a request from Luke Kilic, P.E. of Zev Cohen and Associates, on behalf of the property owner, Destination Interchange, LLC., for a preliminary plat for an 18.17 acre property located at 1670 North U.S. Highway 1 (Volusia County parcel number: 3126-00-00-0170), 1662 North U.S. Highway 1 (Volusia County parcel number: 3136-01-65-0010), and no address (Volusia County parcel number: 3136-01-66-0070) for an eight (8)-lot commercial subdivision with associated site improvements.

C. LDC-2021-019, Land Development Code amendment: Section 1-27, Impact fees

This is an administrative amendment to the Land Development Code (LDC), Chapter 1, General Administration, Article IV, Schedule of Development Review and Impact Fees, Section 1-27, Impact Fees, to update impact fee credits, including the deletion of the existing 10% annual reduction of impact fee credits.

VIII. PUBLIC COMMENTS

Each speaker will be allowed up to three (3) minutes to address the Planning Board on any item or topic not on the agenda.

IX. OTHER BUSINESS

A. Impact Fee Study Update

X. MEMBER COMMENTS

XI. ADJOURNMENT

Notes on the public hearing process:

Public hearings shall follow the order below:

1. Staff presentation: Shall be limited to no more than ten minutes.
2. Applicant presentation: Twenty minutes unless additional time is allowed by the Chairperson or by a majority of the Board.
3. Audience comments: Shall be limited to three minutes per person unless additional time is allowed by the Chairperson or by a majority of the Board. A comment card is required to be submitted (at the back corner of the City Commission Chambers) to address the Planning Board. At the podium, please start your presentation with your name and address for the Planning Board minutes.
4. Board discussion, motion, and voting: After hearing from city staff, the applicant, or audience members, the Planning Board shall discuss the item and provide a recommendation. Planning Board members may ask questions of city staff, the applicant, or audience members at any time.

The Planning Board is an advisory board to the City Commission. All recommendations are forwarded to the City Commission for final action.