



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

May 11, 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**

April 13, 2023

- VI. PLANNING DIRECTOR'S REPORT**

- VII. PUBLIC HEARINGS**

- A. FLUM-2023-036, 204 Magnolia Drive, Future Land Use Map Amendment**

This is an administrative request for a Small-Scale Comprehensive Plan Land Use Map amendment for a ±0.241-acre property located at 204 Magnolia Drive, Volusia County Parcel ID 4214-20-02-0011 from City Public/Institutional” (P/I) to City “Low Density Residential” (LDR). The request is to correct an inconsistency with the adopted Zoning District of R-3 (Single-Family Medium Density). There is a single-family home on the site built in 1953 per the Volusia County Property Appraiser’s records. The “Public/Institutional” Future Land Use designation does not allow dwelling units. For this reason, the amendment is requested.

- B. FLUM-2023-037, 901 Airport Road, Future Land Use Map Amendment**

This is a joint request from the City of Ormond Beach and the County of Volusia for an administrative Small-Scale Comprehensive Plan Land Use Map

amendment for a ±5.2-acre portion of property located at 901 Airport Road (Volusia County parcel 4238-01-40-0010) from Ormond Beach “Light Industrial/Utilities” to Ormond Beach “Open Space/Conservation”.

C. ZMA- 2023-038, 901 Airport Road, Zoning Map Amendment

This is a joint request from the City of Ormond Beach and the County of Volusia for an administrative Zoning Map amendment for a ±18.6-acre property located at 901 Airport Road, Volusia County parcel 4238-01-40-0010, from Ormond Beach I-1 (Light Industrial) to Ormond Beach SE (Special Environmental).

D. LDC-2023-050, Land Development Code Amendment Sections 1-14 and 1-19, Certificate of Use

This is an administrative amendment to the Land Development Code (LDC), Chapter 1, General Administration, Article II, Administration and Enforcement, Section 1-14, Development Orders and Building Permits and Section 1-19, Appeals to amend language in the existing text and establish requirements for a Certificate of Use.

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 within the scope of the Planning Board’s duties and functions as provided in Section 1-15 of the Ormond Beach Land Development Code.

IX. OTHER BUSINESS

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 (3) 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.