



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

December 9, 2021

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 676-3297 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. APPROVAL OF THE MINUTES:**

November 04, 2021

- VI. PLANNING DIRECTOR'S REPORT**

- VII. PUBLIC HEARINGS**

- A. PRD 2021-067 Tattersall at Tymber Creek, Issuance of a Development Order**

This is a request for a Planned Residential Development (PRD) amendment for the issuance of a development order for the Tattersall at Tymber Creek Planned Residential Development, submitted by Trey Paytas, Manager, Paylin Tymber 1 and 2, LLC with the authorization of the property owner Tymber Sky, LLC & Enclave of Timber Creek, LLC. The Planned Residential Development development order seeks to allow 143 single-family lots on approximately 84.14 acres and associated subdivision improvements. The Tattersall at Tymber Creek subdivision is located at 304 North Tymber Creek Road, 370 North Tymber Creek Road and 2099 Airport Road.

B. PBD 2022-002(A) – Zoning Map Amendment - 215 Williamson Boulevard, Regal Center Ormond

This is a request by 215 Williamson Investors LLC, with authorization of the property owner, Regal Cinemas, Inc., for a zoning map amendment from B-8 (Commercial) to PBD (Planned Business Development) and the issuance of a development order. The Planned Business Development zoning map amendment seeks to (1) create an outparcel along Williamson Boulevard, (2) allow additional uses within the PBD, and (3) create a framework for future redevelopment. This item is for the zoning map amendment. The subject property is 12.00± acres and is located at 215 Williamson Boulevard.

C. PBD 2022-002(B) – Issuance of a Development Order - 215 Williamson Boulevard, Regal Center Ormond

This is a request by 215 Williamson Investors LLC, with authorization of the property owner, Regal Cinemas, Inc., for a zoning map amendment from B-8 (Commercial) to PBD (Planned Business Development) and the issuance of a development order. The Planned Business Development zoning map amendment seeks to (1) create an outparcel along Williamson Boulevard, (2) allow additional uses within the PBD, and (3) create a framework for future redevelopment. This item is for the issuance of the development order. The subject property is 12.00± acres and is located at 215 Williamson Boulevard.

D. PP 2022-004 – Preliminary Plat – 100 North Halifax Drive

This is a request from Nancy Lohman, Halifax Enterprises, LLC for a preliminary plat for a 1.48-acre property located at 100 North Halifax Drive for a twelve (12) unit townhome development called the Cupola at Oceanside.

VIII. OTHER BUSINESS

- A. Adoption of 2022 Planning Board calendar

IX. MEMBER COMMENTS

X. ADJOURNMENT