



CITY OF ORMOND BEACH

Planning • 22 S. Beach Street • Ormond Beach • Florida • 32174 • (386) 676-3311 • Fax (386) 676-3361

PLANNING BOARD

June 8, 2023

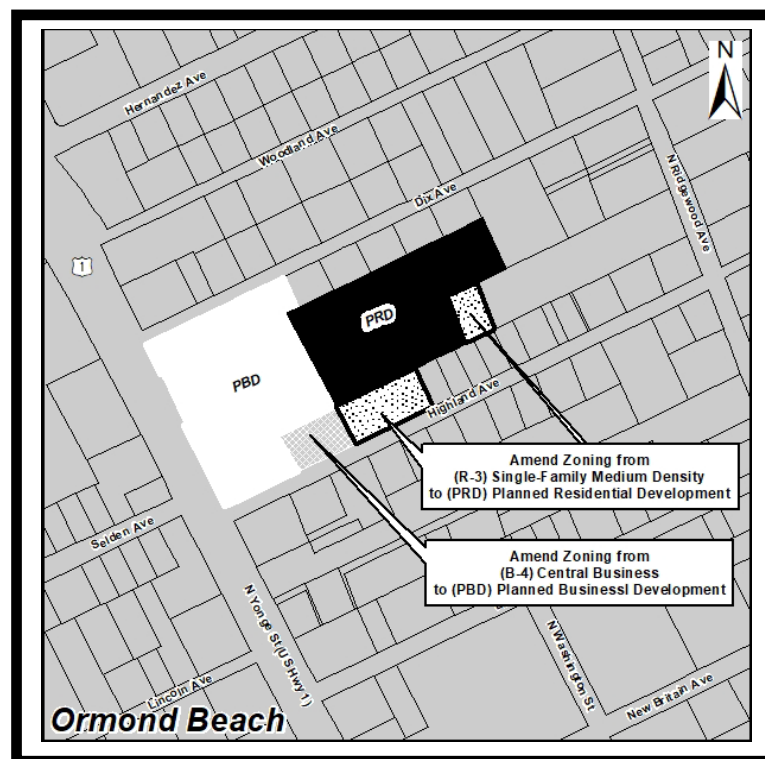
CITY OF ORMOND BEACH PUBLIC HEARING PLANNED RESIDENTIAL & BUSINESS DEVELOPMENT ZONING MAP AMENDMENTS AND ISSUANCE OF A DEVELOPMENT ORDER

NOTICE IS HEREBY GIVEN that the Planning Board of the City of Ormond Beach, Florida, will hold a Public Hearing at **6:00 PM on Thursday, June 8, 2023** in the City Commission Chambers, City Hall, 22 South Beach Street, Ormond Beach, Florida, to consider a request submitted by from the property owner, CST Holdings, LLC, for the following:

1. Zoning Map Amendment for 0.34± acres portion of 145 North Yonge Street from B-4, Central Business to PBD, Planned Business Development;
2. Zoning Map Amendment for a 0.99± acres portion of 145 North Yonge Street from R-3, Single-Family Medium Density, to Planned Residential Development; and
3. The issuance of a development order for 64 multi-family residential units and associated site improvements on 6.34± acres located at 145 North Yonge Street. The development has an existing retail use of 9,014 square feet that would not have any site changes. The project would have zoning designations of Planned Business Development and Planned Residential Development.

A full-length legal description is on file in the Planning Department, Ormond Beach City Hall, 22 South Beach Street, Room 104, Ormond Beach, Florida.

The property is shown on the map below:



ALL PARTIES ARE INVITED to appear and submit oral or written objections or comments. The failure of a person to appear during said hearing and comment on or object to the Planned Residential and Business Development Zoning Map Amendments and the issuance of a development order, either in person or in writing, may preclude the ability of such person to contest the Planned Residential and Business Development Zoning Map Amendments and the issuance of a development order. Copies of the application are available for inspection by the public in the Department of Planning, Ormond Beach City Hall, 22 South Beach Street, Room 104, Ormond Beach, Florida.

PURSUANT TO SECTION 286.0105, FLORIDA STATUTES, IF ANY PERSON DECIDES TO APPEAL ANY DECISION MADE BY A CITY BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT THESE PUBLIC MEETINGS, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSE, SUCH 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 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.