

MEETING MINUTES OF THE LOCAL PLANNING AGENCY
MONDAY, DECEMBER 7, 2009
TOWN HALL BUILDING, 5120 HIGHWAY US1, GRANT VALKARIA, FL 32949

The Local Planning Agency Board meeting of December 7, 2009 was called to order at 7:00 p.m. by Chairperson Whitehouse, and roll call to the Board Members with the following present:

Chairperson Don Whitehouse	Town Administrator Richard Hood
Board Member Denni Burr	Town Clerk Susanne Krueger
Board Member Bob Thiem	
Board Member Allen Webb	
Board Member Ron Jenkin (Alternate 1)	

EXCUSE BOARD MEMBERS MAFERA AND KING

Chairperson Whitehouse stated that Board Member Mafera emailed that he would not be able to attend due to work and Board Member King called Town Clerk Krueger and explained that due to personal problem she would not be able to attend. Motions by Board Member Burr, second by Board Member Thiem, and vote unanimous to excuse Board Member Mafera due to out of town on business and Board Member King due to personal problem. (For the record, Alternate Board Member David VanAsdale was not in attendance.)

PRESENTATION

- 1) Kim Frodge, Nana's House - Proposed Children's Home

Ms. Kim Frodge, owner of Nana's House, stated that this is a 100% community funded Christian children's home, it was modeled after the Central Florida Children's Home in Orlando and the Hope Children's Home in Tampa, they are staffed by 100% volunteers, receive no state funding and are a 501(c) (3) organization. She explained that Nana's House will pay for all living expenses for the house parents; the house parents will all have extensive background checks as will the Board of Directors. The Board of Directors also knows that they will have to step in on a rotation basis if anything happens with the house parents. Ms. Frodge requested that the Board consider locations of children's homes in their development of land regulations. Town Administrator Hood stated that he would contact Ms. Frodge to advise her zoning she will be able to locate her proposed children's home.

(For the record, Vice Chairperson Dan Robino arrived at 7:30 p.m.)

Chairperson Whitehouse called for a brief break at 7:30 p.m.
Chairperson Whitehouse called the meeting to order at 7:50 p.m.

CHANGES TO AGENDA

There were no changes to the agenda.

APPROVAL OF MINUTES

- 1) Local Planning Agency Meeting Minutes of November 23, 2009

Motions by Board Member Thiem, second by Board Member Burr, and vote unanimous to approve the November 23, 2009 Local Planning Agency meeting minutes.

UNFINISHED BUSINESS

1) Continued Discussion of Land Development Regulations

The Board continued discussion of the land development regulations with the following comments:

a. Article IX. – Signs (Section 62-6507 – Overlay District -Sign Regulations)

Board Member Burr asked if Section 62-6507 regarding the section addressing modifications of sign regulations is needed. Town Administrator Hood responded that maybe the board would like to use this section for special overlay district or use this section for areas along Highway US1 and Babcock Street. It was consensus to use this section for the areas along Highway US1 and Babcock Street in addition to the normal sign codes.

It was Board consensus to change Section 62-6507 as follows:

- (a) Scope - keep
- (b) Prohibited signs - delete but move the following items into the sign ordinance
 - signs that emit audible sound, odor, or visible matter, such as smoke or steam
 - rough plywood used for permanent signs
 - any material used in such a manner for a permanent sign that results in a sign having a semblance to the look of a temporary sign but intended by the owner to be permanent
- (c) Items that are encouraged - keep
- (d) Modifications of sign regulations - delete
- (e) Colors - keep
- (f) Approval for change of sign design required - delete
- (g) Special provisions - delete

Joe Garbacik asked if there would be allowance for agricultural signs. Town Administrator Hood responded that he is still compiling regulations from other towns and will come back to the Board with regulations.

b. Subdivision Plat Requirements

Town Administrator Hood stated that he recommends replacing the proposed subdivision plat requirements to the existing subdivision regulations in Chapter 62 and that where it refers to certain sections or chapters he will insert the appropriate sections and chapters at a later date. Mr. Hood stated that the platting requirements meet most of the requirements in Chapter 177. It was Board consensus to remove any references to sidewalks and to approve the subdivision plat requirements.

Town Administrator Hood stated that the next scheduled meeting is the week of Christmas and January meetings will be on January 4th and 25th. Motions by Board Member Burr, second by

Board Member Allen, and vote unanimous to cancel December 28, 2009 meeting, only meet on January 4, 2010 if needed, and the next regular meeting will be January 25, 2010.

Town Administrator Hood stated for the record that all board members with terms to expire are willing to serve except John Mafera, that appointment/reappointment will come before Council on Wednesday night who is willing to service again, and the board will need to nominate a Chairperson in January.

NEW BUSINESS

There were no new business items.

MOTION TO ADJOURN

Motions by Vice Chairperson Robino, second by Board Member Burr and vote unanimous to adjourn the meeting at 8:45 p.m.

(Signature on File)

Don Whitehouse, Chairperson

ATTEST:

(Signature on File)

Susanne Krueger, Town Clerk