

Town of Grant-Valkaria, Florida
Local Planning Agency (LPA) Meeting Minutes
Monday, February 25, 2008 at 7:00 P.M.
Town Hall Building, 5120 Highway US1, Grant Valkaria, FL 32949

The meeting of the Town of Grant-Valkaria, Local Planning Agency (LPA) was called to order at 7:00 p.m. by Chairperson Lisette Kolar followed by the Pledge, and roll call to the Board Members, with the following present:

Chairperson Lisette Kolar	Town Manager Matthew Brock
Vice Chairperson John Mafera	Assistant to the Clerk Linda Munroe
Board Member Denni Burr	Town Planner Todd Peetz
Board Member Christine King	Planning Assistant Jamie Coker
Board Member Allen Webb	
Board Member Don Whitehouse	
Board Member Bob Thiem, Alternate 2	

Moved by Vice Chairperson Mafera, seconded by Board Member Burr to excuse Board Member Mahaney due to illness. Motion carried unanimously.

ADDITIONS AND DELETIONS TO AGENDA

There were no additions and deletions to the agenda.

APPROVAL OF MINUTES

Moved by Board Member Burr, seconded by Vice Chairperson Mafera to approve the minutes of January 28, 2008 as written. Motion carried unanimously.

UNFINISHED BUSINESS

Minimum lot size and maximum density

The Board discussed this in great detail as to how many lots are of various sizes and how the majority of the lots in Town are less than 1.5 acres; with most being 1.3 acres. **(For the record Board Member Robino arrived at 7:12pm)** Moved by Board Member Whitehouse, seconded by Board Member Webb to recommend the minimum lot size as 1.25 acres; excluding public open areas and rights-of-way for the interior of the Town excluding Babcock Street and U. S. 1. with boundaries to be set at a later date. Motion carried unanimously. Town Resident Jane Murray spoke up about how she purchased land in Town because of its' rural lifestyle. Resident Bonnie Allan said she feels that anything over an acre is rural. The 1.25 minimum lot size will be included in the Future Land Use Element to be recommended to the Town Council.

Review/Approval of Application Procedures for Recommendation to Town Council

Chairperson Kolar mentioned how applications procedures had to be tabled previously due to Planning Staff not being able to review them prior to the meeting due to confusion on procedures. The Board went through *Proposed Procedure for Re-zoning, Site Plan, Development Agreement, Comp Plan Amendment Requests to be heard by the LPA/P&Z Board* step by step with changes which are as follows:

- Item #9: change "as many" to "all"
- Item #17: delete "any"
- Item #19: add "Town" before the word "attorney".

Moved by Vice Chairman Mafera, seconded by Board Member Webb to accept these procedures as drafted with changes discussed and submit to Town Council

for their agenda on their next regularly scheduled meeting. Motion carried unanimously.

Status of Architectural Style Ordinance

Chairperson Kolar mentioned to the Board that she wanted to see the Town Council go ahead with this ordinance in March. A copy of the presentation previously was made to the Council in October 2007 regarding the Ordinance was re-distributed to the Board and to the Planning Staff. Todd Peetz stated that Miller Legg would have a draft of the Architectural Style Ordinance ready for the March 24 (or possibly March 10) meeting of the LPA.

NEW BUSINESS

General Overview of the Goals, Objectives and Policies

Town Planner Peetz introduced this topic to the Board and stated that Planning Assistant Coker had experience with the City of Deltona with their Comprehensive Plan and made this suitable for the Town of Grant-Valkaria. The Board and Planning Staff went over the Intergovernmental Coordination Element (ICE) and the Conservation Element and made changes which will be made available to the Town Council. These changes are attached to these minutes. The Board discussed when the next meetings would be to continue discussion of the GOP's. They decided on March 10th, March 17th, and March 24th and possibly finish the review on March 24th or March 31st. The agendas will be only 1 item with the exception being to finish the discussion of the U.S. 1 corridor on March 10th. Planner Peetz told the Board that once they are finished with their review of the GOP's then it goes to the Town Council for approval and then off to Tallahassee to the Department of Community Affairs for approval and comments. There also are advertising procedures which must be met. Council Member Faden told the Board that the Town Council also needs to review the comments from the Board at least 5 days prior to their meetings. Moved by Board Member Whitehouse, seconded by Board Member Burr to table for continuation of GOP's until the next scheduled meeting of March 10 at 7:00 pm. Motion carried unanimously.

Moved by Board Member Whitehouse, seconded by Vice Chairperson Mafera to adjourn the meeting at 10:00 p.m. Motion carried unanimously.

ATTEST:

(signature on file)

Lisette Kolar, Chairperson

(signature on file)

Linda Munroe, Assistant to the Clerk