

Town of Grant-Valkaria
Local Planning Agency Meeting Minutes
Thursday, October 16, 2008 at 7:00 p.m.
Town Hall Building, 5120 Highway U.S. 1, Grant, FL 32949-2003

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

Chairperson Lisette Kolar	Town Administrator Rick Hood
Vice Chairperson Don Whitehouse	Administrative Assistant Linda Munroe
Board Member Denni Burr	
Board Member Regina Mahaney	
Board Member Dan Robino, Alternate 1	

ADDITIONS AND DELETIONS TO AGENDA

Moved by Board Member Burr, seconded by Vice Chairperson Whitehouse to excuse Board Members King, Mafera, Webb, and Alternate Board Member Thiem. Motion carried unanimously.

APPROVAL OF MINUTES

- 1) Local Planning Agency Meeting of August 25, 2008 – it was consensus of the Local Planning Agency Board to approve these minutes at a later meeting when there are more members present that attended this meeting.
- 2) Local Planning Agency Meeting of September 8, 2008 – Moved by Vice Chairperson Whitehouse, seconded by Board Member Burr to approve the minutes of September 8, 2008. Motion carried unanimously.

NEW BUSINESS

- 1) Continued Discussion of Land Development Regulations
 - a) Article XVI – Performance Overlay Districts

Board Member Burr stated she came prepared to continue with the Comprehensive Plan as did other Board Members. Moved by Vice Chairperson Whitehouse, seconded by Board Member Burr to change the agenda item to discuss the Comprehensive Plan. Motion carried unanimously. Town Administrator Hood stated the Town Council had their first workshop the night before to discuss the Comprehensive Plan and was holding off their review of the Future Land Use Element until the Local Planning Agency's final review of it. Vice Chairperson Whitehouse went home to get his latest draft copy of the Comprehensive Plan so he would be prepared to discuss the Future Land Use Element. While he was gone Board Member Burr discussed some concerns about the first few elements. In the Conservation Element she thought that Grant Farm Island should have been added to Policy 2.6. Chairperson Kolar stated that anything underlined had been added from the original draft Comprehensive Plan. Board Member Burr stated Miller Legg was supposed to add something about embellishing in Objective 8. Vice Chairperson Whitehouse returned at 7:25 p.m.

In the Coastal Element - Data Analysis page II-2 Board Member Burr stated the word "below" should be removed from the mentioning of Table 3-1 since it is not on that page. In Table 4-2 of the Recreation and Open Space Element they changed South County Boat Launch to its' new name of Christenson's Landing. They discussed how at the Council Workshop the list of all the dates mentioned in the Comprehensive Plan was being made to discuss at a later date to confirm if all the dates are workable. In the Housing Element, Policy 1.2 the date should be changed to 2010 from 2007. The Local Planning Agency was concerned that the University of Florida Shimberg Center for Affordable Housing has not completed the data analysis for this section. Next item on discussion was the Transportation Element. Town Administrator Hood stated the Town should adopt the lowest *Level of Service* (LOS) that Department of Community Affairs will allow and he will have Miller Legg clean up the Table 7-1 as well as the maps showing existing roadway and paper roads.

Chairman Kolar called for a break at 8:35 p.m. and Chairperson Kolar reconvened the meeting at 8:45 p.m. Discussion of the Future Land Use Element began right after the break with the following comments and/or changes:

- Town Administrator Hood stated he had asked Miller Legg for 2 sets of Future Land Use Maps.
- Board Members discussed how the Residential Headings in this section need to be corrected.
- Policy 1.2 under Public Facilities and Services Requirements they stated that under D where it is written public sewer system it should read "public water and sewer system".
- Policy 1.7 Protection of Residential Riverside Lands at the end "V.I.P." should be added.
- Role of Zoning Regulations in the Designation of Commercial Lands in Policy 2.2 Item F delete everything after the word "property".
- Everywhere in this section where it reads Localized Commercial change to Local Commercial.
- Town Administrator Hood stated he will ask Miller Legg to add data analysis for Items A- H under Policy 2.5 which reads Activities Permitted in Local Commercial (LC) Future Land Use Designations
- Activities Permitted in Village commercial (VC) Future Land Use Designations Policy 2.8 correct "R" to read "E", delete "M" and change "O" to "M".
- Locational and Development Criteria for Town Center Residential/Commercial Uses Policy 2.10 Town Administrator Hood stated he will come up with a description of this. Alternate Board Member Robino stated that he is not happy with this in his neighborhood and neither are the people that were against the incorporation of Town. Chairperson Kolar stated it could be called Historical Town Center.

- Board Adjustments to Commercial Future Land Use Boundaries; Town Administrator Hood stated he will check with Todd Peetz of Miller Legg to see why the number mentioned is 300 feet.
- Policy 2.12 of the same objective – “Policy 2.5” needs to be changed to “Policy 2.11”
- Policy 2.13 of the same objective - “Policy 2.5” needs to be changed to “Policy 2.11” and “Policy 2.9” needs to be changed to “Policy 2.12”
- Residential Development in Localized Commercial and Village Commercial Land Use Designations - delete text in “B” and delete letter “A”

Moved by Board Member Mahaney, seconded by Board Member Burr to adjourn at 10:28 p.m. Motion carried unanimously.

(signature on file)

Lisette Kolar, Chairperson

ATTEST:

(signature on file)

Linda Munroe, Administrative Assistant

