

**MINUTES
PLANNING AND ZONING BOARD
MAY 20, 2009
6:00 P.M.**

❖ **CALL TO ORDER:**

Chairperson Burt called the meeting to order at 6:00 p.m.

❖ **PLEDGE OF ALLEGIANCE:**

Board Member Davidson directed the Pledge of Allegiance.

❖ **ROLL CALL:**

BOARD MEMBERS PRESENT:	Board Member Brooks Board Member Hall Board Member Davidson Chairperson Burt
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BOARD MEMBERS ABSENT:	Board Member Percy
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STAFF PRESENT:	Town Clerk DeLegge Planning Director Leonard Marisa Barmby (CFRPC)
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TAB 1: APPROVAL OF MINUTES:

❖ **APRIL 15, 2009 MEETING MINUTES**

MOTION by Chairperson Burt, seconded by Board Member Brooks to approve the minutes as presented.

AYE: Brooks, Hall, Davidson, Burt

NAY: None

TAB 2: PUBLIC HEARING - FUTURE LAND USE AMENDMENT REQUEST

- A. PETITION FOR FUTURE LAND USE AMENDMENT, WAVERLY GROWERS COOPERATIVE, REQUEST FOR LOW DENSITY RESIDENTIAL (LDR) FUTURE LAND USE FOR APPROXIMATELY 19 ACRES LOCATED ON THE NORTHEAST CORNER OF TINDEL CAMP AND HELICOPTER ROADS.**

Ms. Barmby explained that this item is a change in future land use classification from Polk County Agriculture/Rural Residential to Town of Dundee Low Density Residential for a nineteen acre parcel owned by Waverly Growers Cooperative. She pointed out that this parcel was annexed in January 2009 and is located at the northeast corner of Tindel Camp Road and Helicopter Road. Board Member Hall noted that the name of Helicopter Road should be changed because it has no relevance to what exists today.

Ms. Barmby informed the Board that the designation Low Density Residential limits the site to five dwelling units per acre. The property currently has citrus groves and staff recommends this land use designation. A brief discussion followed.

Chairperson Burt opened the Public Hearing; after seeing no one present, he closed the Public Hearing.

MOTION by Board Member Brooks, seconded by Board Member Davidson, that the Planning and Zoning Board recommend approval to the Town Council of a change in Future Land Use from an unincorporated Polk County Future Land Use designation of Agricultural/Residential-Rural (A/RR) to a Town of Dundee Future Land Use designation of Low Density Residential (LDR) for the +/- 19-acre parcel owned by Waverly Growers Cooperative.

AYE: Brooks, Hall, Davidson, Burt

NAY: None

TAB 3: PUBLIC HEARING - FUTURE LAND USE AMENDMENT REQUEST

- A. PETITION FOR FUTURE LAND USE AMENDMENT, H O M PARTNERSHIP AND JOHN HUSTED, REQUEST FOR LOW DENSITY RESIDENTIAL (LDR) FUTURE LAND USE FOR APPROXIMATELY 30 ACRES LOCATED ON THE SOUTHEAST CORNER OF TINDEL CAMP AND HELICOPTER ROADS.**

Ms. Barmby explained that this item is a change in future land use from Polk County Agriculture/Rural Residential to Town of Dundee Low Density Residential for two parcels that combined are thirty acres. These parcels are

located at the southeast corner of the intersection of Tindel Camp Road and Helicopter Road. She explained that Low Density Residential allows up to five units per acre and that it currently is a citrus grove.

Chairperson Burt opened the Public Hearing; after seeing no one present he closed the Public Hearing.

MOTION by Board Member Hall, seconded by Board Member Davidson, that the Planning and Zoning Board recommend approval to the Town Council of a change in Future Land Use from an unincorporated Polk County Future Land Use designation of Agricultural/Residential-Rural (A/RR) to a Town of Dundee Future Land Use designation of Low Density Residential (LDR) for the +/- 30 acres (2 parcels) owned by HOM Partnership and John C. Husted et al.

AYE: Brooks, Hall, Davidson, Burt

NAY: None

TAB 4: PUBLIC SCHOOL FACILITIES ELEMENT

(This Item was moved before Tab 2)

Planning Director Leonard pointed out to the Board that they had a response document in the agenda packet. He gave a brief presentation of the changes to the Public Education Facilities Element in response to the Objections Recommendations and Comments (ORC) Report of the Florida Department of Community Affairs. **(The responses are attached as part of the minutes)** There was a brief discussion about the term ex-officio and Chairperson Burt requested that the word “non-voting” be added to Policy 1.5 before the word “ex-officio”.

Chairperson Burt opened the Public Hearing. He closed the Public Hearing noting that there was no one present for the Public Hearing.

MOTION by Board Member Hall, seconded by Board Member Brooks, that the Planning and Zoning Board recommend adoption of the Public School Facilities Element and transmittal to the DCA for a finding of In Compliance with the Growth Management Act.

AYE: Brooks, Hall, Davidson, Burt

NAY: None

TAB 5: STATUS REPORTS

A. REPORT ON STATUS OF ITEMS THAT HAVE BEEN HEARD BY PLANNING AND ZONING BOARD AT PREVIOUS MEETINGS.

Ms. Barmby stated that this report is the same as before and has been updated.

Board Member Hall stated that he was concerned about the developments that are citrus groves and that they are becoming worse and worse. He pointed out that there is a concern about “greening” and the effect of the groves that are not being maintained. A brief discussion followed about “greening” and agricultural tax exemptions.

Board Member Hall said that he felt that the Town Council really is listening to what the Board has to say and take their recommendations seriously.

DELEGATIONS- QUESTIONS & COMMENTS FROM THE FLOOR

(Each speaker shall be limited to three (3) minutes)

None.

REPORTS FROM OFFICERS

- **PLANNING DEPARTMENT COMMENTS**

At the request of Chairman Burt, Ms. Barmby gave an update to the Board about Senate Bill 360. She reported to the Board that Senate Bill 360 which is a growth management related Bill has passed the Legislature and has been passed on to the Governor. She informed the Board that she understands that this Bill would eliminate the development of regional impact review and redefine an urban area. She also stated that they are looking to redefine an urban service area. She reported that the Florida Chapter of the American Planning Association has sent a letter to the Governor and is urging all of its members to send letters requesting the Governor veto this Bill. They feel that this Bill will have negative impacts on growth management in the state.

Ms. Barmby thanked the Board for their interest and their work on this Board. She informed the Board that there next meeting is June 17th.

- **BOARD MEMBER COMMENTS**

None.

- CHAIRPERSON COMMENTS

Chairperson Burt thanked Ms. Barmby on her work on her presentations to the Board and that they are very helpful. Ms. Barmby stated that Marlene Sanchez helped in the writing of the agenda items and could not be here for this meeting.

ADJOURNMENT

MOTION by Board Member Hall, seconded by Chairperson Burt to adjourn.

Chairperson Burt adjourned the meeting at 7:08 p.m.

Bob Burt, Chairperson

ATTEST:

Joseph J. DeLegge, Town Clerk