

PLANNING AND ZONING BOARD

REGULAR MEETING/PUBLIC HEARING—JULY 09, 2009

Following a Joint Meeting with BCC that will begin at 6:00 P.M.

Hardee County Board of County Commissioners Board Room
412 W. Orange Street, Courthouse Annex, Room 102, Wauchula, Florida

::: A G E N D A :::

Planning and Zoning Board

Ralph Arce
James Barncord
Roger Conley
Gordon Norris, Vice Chairman
Oscar Ortiz
Charles Parker
Carl Saunders
Mike S. Thompson, Chairman
Vida Tomlinson

Staff

Lex Albritton, County Manager
Doug Knight, Interim Planning/Develop. Director
B.J. Haney, Planner II

TURN OFF ALL CELL PHONES AND PAGERS
OR SET THE UNIT TO SILENT ANNOUNCEMENT

- CHAIRMAN THOMPSON** Call July 09, 2009, Regular Meeting/Public Hearing to order
- CHAIRMAN** Pledge of Allegiance to the American flag
- CHAIRMAN** Call for prayer
- P/D INTERIM DIRECTOR KNIGHT** Notice of Publication for 07/09/09 Regular Meeting/Public Hearing was published in **The Herald-Advocate** on 06/18/09 and will be published 07/09/09 for the BCC's public hearing
Upon receipt--Affidavits of Publication will be placed on file
- KNIGHT** All advertisements/public notices were properly posted
- CHAIRMAN** Explain Planning and Zoning Board's General Rules of Procedure
(Page Three)
- NOTARY PUBLIC** Administration of oath to those who wish to offer testimony
- CHAIRMAN** Approval--Minutes of May 21, 2009 Regular Meeting/Public Hearing
Approval—Minutes of May 21, 2009 Joint Meeting with the BCC
2008-2009 CF Industries Inc. Annual Report
NOTE: There were no items for a June, 2009 P/Z Agenda

SPECIAL EXCEPTION

Agenda No.

09-12 Alan Andress, as Personal Representative of the Estate of Donald Andress, by and through the Authorized Representative request approval of a **Special Exception** to operate a professional business-office for an emergency services-restoration company in an existing structure on 3.40+/- acres zoned **A-1 (Agriculture)** in the **Agriculture** Future Land Use District.

On or abt S side of St Rd 64 E, E of Greenleaf Rd
W of Delaney Rd, Hardee County

24 34 25 0000 06540 0000

Board requested a suggested format for its MOTIONS

I make a MOTION to recommend to the Board of County Commissioners **APPROVAL** of the request for **Special Exception** to operate a professional business-office for an emergency services-restoration company in an existing structure on 3.40+/- acres zoned **A-1 (Agriculture)** in the **Agriculture** Future Land Use District based on staff's findings, conclusion, recommendation for **APPROVAL**, and recommended conditions and based on the testimony received and the evidence presented at the public hearing;

I make a MOTION to **DENY** the request based on _____.

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REGULAR MEETING/PUBLIC HEARING—JULY 09, 2009
:-: A G E N D A :-:

Page Two

BCC to hold a public hearing and receive a recommendation from the Planning/Zoning Board on Thursday, July 30, 2009, 8:35 A.M. or as soon thereafter.

AMENDMENT TO UNIFIED LAND DEVELOPMENT CODE

Agenda No.

09-13 Hardee County Board of County Commissioners by and through the Authorized Representative requests an **Amendment** to Section 7.07.02 and Section 7.07.03.03—*Minor Subdivisions* of the Hardee County Unified Land Development Code (Land Development Regulations) as contained in **Ordinance No. 2009-06**.

Board requested a suggested format for its MOTIONS

I make a MOTION to recommend to the Board of County Commissioners **APPROVAL** of the request for an **Amendment** to Section 7.07.02 and Section 7.07.03.03—*Minor Subdivisions* of the Hardee County Unified Land Development Code (Land Development Regulations) as contained in **Ordinance No. 2009-06** based on staff's findings, conclusion, recommendation for **APPROVAL**, and based on the testimony received and the evidence presented at the public hearing;

I make a MOTION to **DENY** the request based on _____.

BCC to hold a public hearing and receive a recommendation from the Planning/Zoning Board on Thursday, July 30, 2009, 1:30 P.M. or as soon thereafter.

Agenda No.

09-14 Sunshine Towers, Inc. by and through the Authorized Representative requests an **Amendment** to Section 2.11.00—*Building Height Limitations*, Section 3.21.05.01—*Communications Tower* and Table 2.29.02(B)—*Table of Land Uses* of the Hardee County Unified Land Development Code (Land Development Regulations) to allow communications tower with 50%-99% setbacks as permitted uses upon approval of a Special Exception in F-R (Farm-Residential), I-1 (Light Industry), I-2 (Heavy Industry), A-1 (Agriculture) and P-I (Public Institutional)-zoned districts pursuant to 3.21.05.01(01) and 3.21.05.01(02) as contained in **Ordinance No. 2009-07**.

Board requested a suggested format for its MOTIONS

I make a MOTION to recommend to the Board of County Commissioners **APPROVAL** of the request for an **Amendment** to Section 2.11.00—*Building Height Limitations*, Section 3.21.05.01—*Communications Tower* and Table 2.29.02(B)—*Table of Land Uses* of the Hardee County Unified Land Development Code (Land Development Regulations) to allow communications tower with 50%-99% setbacks as permitted uses upon approval of a Special Exception in F-R (Farm-Residential), I-1 (Light Industry), I-2 (Heavy Industry), A-1 (Agriculture) and P-I (Public Institutional)-zoned districts pursuant to 3.21.05.01(01) and 3.21.05.01(02) as contained in **Ordinance No. 2009-07** based on staff's findings, conclusion, recommendation for **APPROVAL**, and based on the testimony received and the evidence presented at the public hearing;

I make a MOTION to **DENY** the request based on _____.

BCC to hold a public hearing and receive a recommendation from the Planning/Zoning Board on Thursday, July 30, 2009, 1:30 P.M. or as soon thereafter.

OTHER BUSINESS

Next REGULAR P/Z MEETING/PUBLIC HEARING--Thursday, August 06, 2009, 6:00 P.M.

GENERAL RULES OF PROCEDURE

Ladies and Gentlemen,

This is a quasi-judicial proceeding and any decision of the Board must be supported by substantial and competent evidence. In rendering its decision the Board shall rely solely upon that testimony which is relevant and material and any testimony given in the form of an opinion will not be relied upon unless given by a qualified witness.

You shall have the right to give testimony, and to present evidence and witnesses. The applicant, the Board and any interested persons shall be given an opportunity to ask questions of any witness.

Any persons who wish to testify shall be administered an oath to swear or affirm to tell the truth. At this time, if there is anyone who wishes to speak before the Board, please rise for the administration of Oath and raise your right hand.