

# PLANNING AND ZONING BOARD

REGULAR MEETING/PUBLIC HEARING—NOVEMBER 05, 2009, 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 November 05, 2009, Regular Meeting/Public Hearing to order
- CHAIRMAN** Pledge of Allegiance to the American flag
- CHAIRMAN** Call for prayer
- P/D INTERIM  
DIRECTOR KNIGHT** **Agenda No. 09-16** was **CONTINUED** from 10/01/09  
No additional Public Notice was required to be advertised
- KNIGHT** Notice of Publication for 11/05/09 Regular Meeting/Public Hearing  
pertaining to Agenda No. 10-01 was published in  
**The Herald-Advocate** on 10/22 and 10/29/09 (Affidavit of Publication is 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 October 01, 2009 Joint Meeting  
Public Hearing with BCC  
Amendment to Hardee County "Comp Plan" Future Land Use Map—  
Ordinance No. 2010-01  
AND Joint Workshop with BCC  
Discuss EAR-required Amendments  
Approval--Minutes of October 01, 2009 Regular Meeting/Public Hearing

### **SITE DEVELOPMENT PLAN—CONTINUED FROM 10/01/09**

Agenda No.

09-16 Jimmy T. Spiker by and through the Authorized Representative request approval of a **Site Development Plan** to construct/operate a mini-warehouse storage complex on 2.04+/- acres zoned **C-2 (General Commercial)** in the **Town Center** Future Land Use District.

On or abt E side of US Highway 17 South,  
N of Will Duke Rd, Hardee County

15 34 25 0000 00340 0000

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Board requested a suggested format for its MOTIONS

I make a MOTION to approve the **Site Development Plan** to construct/operate a mini-warehouse storage complex on 2.04+/-acres zoned **C-2 (General Commercial)** in the **Town Center** 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 \_\_\_\_\_.

**SPECIAL EXCEPTION and SITE DEVELOPMENT PLAN**

Agenda No.

10-01 Crewsville Groves Inc. as Property Owner has authorized Waste Services of Florida, as the Applicant by and through the Authorized Representative to request approval of a **Special Exception** and a **Site Development Plan** to construct/operate a Regional Landfill on 875+/-acres of a 1,620+/-acre parent tract zoned **A-1 (Agriculture)** in the **Agriculture** Future Land Use District.

On or abt W side of Ten-Mile Grade, S of Crewsville Rd.  
N of Doyle Rd, Hardee County

01 36 26 0000 07410 0000  
01 36 26 0000 07420 0000  
02 36 26 0000 03120 0000  
10 36 26 0000 09320 0000  
11 36 26 0000 00650 0000  
11 36 26 0000 10020 0000  
12 36 26 0000 10010 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 construct/operate a Regional Landfill on 875+/-acres of a 1,620+/-acre parent tract 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 \_\_\_\_\_.

**BCC to hold a public hearing and receive a recommendation from the Planning/Zoning Board pertaining to the **Special Exception** on Thursday, November 19, 2009, 8:35 A.M. or as soon thereafter.**

I make a MOTION to **APPROVE** the **Site Development Plan** to construct/operate a Regional Landfill on 875+/-acres of a 1,620+/-acre parent tract 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 with the statement that the **Site Development Plan** is approved upon approval of the **Special Exception**;

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

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**OTHER BUSINESS**

**Next REGULAR P/Z MEETING/PUBLIC HEARING--Thursday, December 03, 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.