

PLANNING AND ZONING BOARD
REGULAR MEETING
April 3, 2003 – 6:00 P.M.
Hardee County Public Health Department Conference Room
115 K.D. Revell Road, Wauchula, FL

MINUTES

Planning and Zoning Board

James Barncord, present
Don Chancey, excused
Roger Conley, Vice-Chairman, present
Dan Graham, excused
Charles Huntsman, present
Charles Nicholson, present
Carl Saunders, present
Fred Small, present
Vida Tomlinson, Chairman, present

Staff

B/Z Director, T. Mike Cassidy, present
County Manager, Lex Albritton, absent
County Attorney, Ken Evers, absent
B/Z Office Manager, B. J. Haney, excused
B/Z Executive Assistant, Tina Huntsman, present

Others Present

Donna Carver Brian Cadle Joe Carver

No News Media present

Chairman Tomlinson called the Regular Meeting to order at 6:00 P.M., roll taken, quorum present.

Executive Assistant Huntsman advised the Public Notice for the Regular Meeting was published in The Herald-Advocate on March 20, 2003 and March 27, 2003; Affidavit of Publication is on file.

Building/Zoning Director Cassidy advised courtesy notices were mailed to adjoining property owners, and all advertisements were properly posted.

Board Member Conley explained Planning and Zoning Board's General Rules of Procedure.

Executive Assistant Huntsman administered oath to Joe Carver and Brian Cadle who planned to offer testimony.

MOTION by Board Member Saunders, second by Board Member Barncord to approve Minutes of Planning and Zoning Board March 6, 2003 Regular Meeting. Motion carried unanimously.

Agenda 03-22

Tomlinson advised of a request from John M. / Virginia K. Ullrich, as Co-trustees for an Exception to Policy L1.15 of the "Comp Plan" to allow transfer of a no less than 1.0MOL acre parcel from the 4.95MOL-ac-parent-parcel to immediate family member (daughter-Tiffany) for primary place of residence, zoned F-R (Farm-Residential) on or about South Florida Avenue, Hardee County.

Each Board Member and County Staff received a copy of Application for an Exception to Policy L1.15 of the "Comp Plan" and Staff Report for review prior to the 04/03/03 meeting.

Cassidy highlighted the Staff Report including the conclusion, recommendation for approval, and recommended conditions. Cassidy submitted the Staff Report to record as evidence; no objections were presented.

John M. Ullrich, property owner was present.

Tomlinson called for public input and Board questions; none were received.

MOTION by Board Member Nicholson, second by Saunders to recommend approval to the Board of County Commissioners of the request for an Exception to Policy L1.15 of the "Comp Plan" to allow transfer of a no less than 1.0MOL acre parcel from the 4.95MOLacre parent-parcel to immediate family member (daughter-Tiffany) for primary place of residence based on staff's findings, conclusion, recommendation, and recommended condition, and based on the testimony received and the evidence presented at the public hearing. Motion carried unanimously with Barncord voting no.

Tomlinson advised that BCC will receive a recommendation from the Planning/Zoning Board and will hold a public hearing on 04/17/03; 1:30 P.M. in the Hardee County Public Health Unit Conference Room, 115 K.D. Revell Road, Wauchula, FL.

Agenda 03-23, 03-24, 03-25, 03-26

Tomlinson advised the Board that Agenda items 03-23 through 03-26 will be combined together since these items are identical. Tomlinson advised of a request from Rock C. Corriveau, for an Exception to Policy L1.15 of the "Comp Plan" to allow transfer of a no less than 2.5MOL acre parcel from the 39.79MOL-ac-parent-parcel to immediate family member (grandson-Chad, Christopher, Rodney, Ryan) for primary place of residence, zoned A-1 (Agricultural) on or about Lily County Line Street, Hardee County.

Each Board Member and County Staff received a copy of Applications for an Exception to Policy L1.15 of the "Comp Plan" and Staff Report for review prior to the 04/03/03 meeting.

Cassidy highlighted the Staff Report including the conclusion, recommendation for approval, and recommended conditions. Cassidy submitted the Staff Report to record as evidence, no objections were presented.

Neither the Applicant nor a representative was present.

Tomlinson called for public input.

Joe Carver, 7172 Lily County Line Street, Ona identified himself as neighboring property owner, and was sworn. Carver expressed objection to recommendation for approval of the request based on the impact that this would have on his property.

Brian Cadle, Lily County Line Street, Ona identified himself as neighboring property owner, and was sworn. Cadle expressed objection to recommendation for approval of the request based on the impact that this would have on his property.

MOTION by Board Member Nicholson to continue Agenda items 03-23, 03-24, 03-25 and 03-26 until the next Planning and Zoning meeting on May 1, 2003, second by Barncord for additional information and request that the property owner be present at the next Planning and Zoning meeting. Motion carried unanimously.

Agenda 03-27

Tomlinson advised of a request from Xiong Her / James Xay Her for an Exception to Policy L1.15 of the "Comp Plan" to allow transfer of a no less than 2.5MOL acre parcel from the 33.0MOL-ac-parent-parcel to immediate family member (nephew- James Her) for primary place of residence, zoned A-1 (Agricultural) on or about Jack Jones Road, Hardee County.

Neither the Applicant nor a representative was present.

Each Board Member and County Staff received a copy of Applications for an Exception to Policy L1.15 of the "Comp Plan" and Staff Report for review prior to the 04/03/03 meeting.

Cassidy highlighted the Staff Report including the conclusion, recommendation for approval, and recommended conditions. Cassidy submitted the Staff Report to record as evidence, no objections were presented.

Tomlinson called for public and board input; none received.

MOTION by Board Member Conley, second by Huntsman to recommend approval to the Board of County Commissioners of the request for an Exception to Policy L1.15 of the "Comp Plan" to allow transfer of a no less than 2.5MOL acre parcel from the 33.0MOLacre parent-parcel to immediate

the evidence presented at the public hearing. Motion carried unanimously with Barncord voting no.

Tomlinson advised that BCC will receive a recommendation from the Planning/Zoning Board and will hold a public hearing on 04/17/03; 1:30 P.M. in the Hardee County Public Health Unit Conference Room, 115 K.D. Revell Road, Wauchula, FL.

Agenda 03-28

Tomlinson advised of a request from Jesse Willard Albritton for an Exception to Policy L1.15 of the "Comp Plan" to allow transfer of a no less than 2.5MOL acre parcel from the 92.38MOL-acre parent-parcel to immediate family member (grandson-Jarrold) for primary place of residence, zoned A-1 (Agricultural) on or about E. Main Street, Hardee County.

Neither the Applicant nor a representative was present.

Each Board Member and County Staff received a copy of Applications for an Exception to Policy L1.15 of the "Comp Plan" and Staff Report for review prior to the 04/03/03 meeting.

Cassidy highlighted the Staff Report including the conclusion, recommendation for approval, and recommended conditions. Cassidy submitted the Staff Report to record as evidence, no objections were presented.

Tomlinson called for public and board input; none received.

MOTION by Board Member Saunders, second by Huntsman to recommend approval to the Board of County Commissioners of the request for an Exception to Policy L1.15 of the "Comp Plan" to allow transfer of a no less than 2.5MOL acre parcel from the 92.38MOL-acre parent-parcel to immediate family member (grandson-Jarrold) for primary place of residence based on staff's findings, conclusion, recommendation, and recommended condition, and based on the testimony received and the evidence presented at the public hearing. Motion carried unanimously with Barncord voting no.

Tomlinson advised that BCC will receive a recommendation from the Planning/Zoning Board and will hold a public hearing on 04/17/03; 1:30 P.M. in the Hardee County Public Health Unit Conference Room, 115 K.D. Revell Road, Wauchula, FL.

Agenda 03-29

Tomlinson advised of a request from George A. / Norma C. Wingate for an Exception to Policy L1.15 of the "Comp Plan" to allow transfer of a no less than 2.5MOL acre parcel from the 75MOL-acre parent-parcel to immediate family member (son-Larry) for primary place of residence, zoned A-1 (Agricultural) on or about Maude Road, Hardee County.

Neither the Applicant nor a representative was present.

Each Board Member and County Staff received a copy of Applications for an Exception to Policy L1.15 of the "Comp Plan" and Staff Report for review prior to the 04/03/03 meeting.

Cassidy highlighted the Staff Report including the conclusion, recommendation for approval, and recommended conditions. Cassidy submitted the Staff Report to record as evidence, no objections were presented.

Tomlinson called for public and board input; none received.

MOTION by Board Member Conley, second by Huntsman to recommend approval to the Board of County Commissioners of the request for an Exception to Policy L1.15 of the "Comp Plan" to allow transfer of a no less than 2.5MOL acre parcel from the 75MOL-acre parent-parcel to immediate family member (son-Larry) for primary place of residence based on staff's findings, conclusion,

recommendation, and recommended condition, and based on the testimony received and the evidence presented at the public hearing. Motion carried unanimously with Barncord voting no.

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Tomlinson advised that BCC will receive a recommendation from the Planning/Zoning Board and will hold a public hearing on 04/17/03; 1:30 P.M. in the Hardee County Public Health Unit Conference Room, 115 K.D. Revell Road, Wauchula, FL.

Agenda 03-30

Tomlinson advised of a request from Hardee County Board of County Commissioners for a Rezone of 1,260.95MOL acres from A-1(Agricultural) to P-R(Public Recreational) for the development of the Hardee County Lakes project

Nearest county maintained road; Ollie Roberts Road; Hardee County.

01.33.23.0000.10010.0000--096.01MOL ac

02.33.23.0000.00800.0000--551.02MOL ac

11.33.23.0000.00500.0000--070.14MOL ac

12.33.23.0000.00900.0000--482.93MOL ac

13.33.23.0000.00500.0000--060.85MOL ac

Neither the Applicant nor a representative was present.

Each Board Member and County Staff received a copy of Application for a Rezone and Staff Report for review prior to the 04/03/03 meeting.

Cassidy highlighted the Staff Report including the conclusion, recommendation for approval. Cassidy submitted the Staff Report to record as evidence, no objections were presented.

Tomlinson called for public and board input; none received.

MOTION by Board Member Nicholson, second by Barncord to recommend approval to the Board of County Commissioners of the request for a Rezone of approximately 1,260.95MOL acres from A-1(Agricultural) to P-R(Public Recreational) based on staff's findings, conclusion, recommendation, and based on the testimony received and the evidence presented at the public hearing. Motion carried unanimously.

Tomlinson advised that BCC will receive a recommendation from the Planning/Zoning Board and will hold a public hearing on 04/17/03; 1:30 P.M. in the Hardee County Public Health Unit Conference Room, 115 K.D. Revell Road, Wauchula, FL.

OTHER BUSINESS

Cassidy advised the Board that no questions have been submitted to the Building & Zoning Office regarding the duties or responsibilities of the Planning and Zoning Board Members.

With no other business to come before the Board, MOTION by Conley second by Huntsman to adjourn the regular meeting at 6:35 P.M. Motion carried unanimously.

Next regular Planning and Zoning Meeting scheduled for Thursday, May 01, 2003, 6:00 P.M.

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