

1 **MINUTES OF THE CITY OF LAKE MARY, FLORIDA, PLANNING AND ZONING**
2 **BOARD MEETING HELD APRIL 13, 2010, 6:00 P.M., CITY HALL, 100 N. COUNTRY**
3 **CLUB ROAD**

4
5 **TAPE 1, SIDE A**

6 I. Call to Order

7 The meeting was called to order at 6:00 p.m.

8 II. Moment of Silence

9 III. Pledge of Allegiance

10 IV. Roll Call - Determination of a Quorum

11 The following members were present:

12 Dr. Robert Hawkins, Chairman
13 Vice Chairman Colleen Taylor
14 Member Sidney Miller
15 Member J.B. Cartmill, II
16 Member Mike Napier
17 Alternate Joe Schofield

18
19 City staff present were Juan (John) A. Omana, Jr., Community Development
20 Director; Gary Schindler, City Planner, and Steve Noto, Planner.

21
22 Also present who spoke were Chris Mahnken, John Frith and Brent Carli.

23
24 V. Approval of Planning and Zoning Board Minutes - March 23, 2010

25
26 **MOTION:**

27
28 **Vice Chairman Taylor moved to approve the Minutes of the Planning and**
29 **Zoning Board meeting of March 23, 2010, as presented. Member Cartmill**
30 **seconded the motion, which carried unanimously 5-0.**

31
32 VI. Old Business

33
34 None

35
36 VII. New Business

1 A. Election of Chairman and Vice Chairman to the Planning and Zoning Board for
2 Year 2010
3

4 **MOTION:**
5

6 **Member Miller moved to nominate/elect Dr. Robert Hawkins as Chairman to**
7 **the Planning and Zoning Board for Year 2010. Member Napier seconded**
8 **the motion, which carried unanimously 5-0.**
9

10 **MOTION:**
11

12 **Member Miller moved to nominate/elect Colleen Taylor as Vice Chairman to**
13 **the Planning and Zoning Board for Year 2010. Member Cartmill seconded**
14 **the motion, which carried unanimously 5-0.**
15

16 B. 2010-CU-01: Recommendation to the Mayor and City Commission for a
17 conditional use to allow a mass transit station within the Downtown Centre (DC)
18 Zoning District located at 187 E. Crystal Lake Avenue, Lake Mary, Florida;
19 Applicant: Chris Mahnken
20

21 Gary Schindler, City Planner, announced that Items B. and C. tonight are both
22 quasi-judicial in nature; that a Quasi-Judicial Sign-In Sheet (see attached) was
23 located at the back of the chambers for any interested party to sign in order to be
24 kept abreast of these matters.
25

26 Steve Noto, Planner, presented Item B. and the related Staff Report. He said,
27 the item before you this evening is just another spoke in the redevelopment
28 wheel that is rolling through downtown in response to the SunRail project that will
29 be headed our way in the near future.
30

31 Mr. Noto restated the location of the subject property. He stated, as you can see
32 on the aerial photo on the Elmo, there is an existing 4,500 square-foot building
33 on the property that functions as an office building.
34

35 Mr. Noto discussed the previous rezoning of the subject property from C-1
36 (General Commercial) to DC (Downtown Centre). He said that in the DC Zoning
37 District, a mass transit station is a conditional use.
38

39 Mr. Noto stated, the proposed transit station building would be roughly 15,000
40 square feet in size, and as you can see the tracks there, the SunRail station –
41 well, actually, the SunRail stop being done by the State will be in this general
42 area here (indicating) and even more to the south and east. The platform that
43 will be built by the State will be linked in by the Applicant so that way folks that

1 are getting on and off the train will have direct access into his building for
2 whatever retail uses or office uses that may be there. The City is also looking
3 into potentially having a kiosk on the property so folks that are heading to the
4 train or getting off the train can drop off any bills that they may owe to make it a
5 little more convenient. We're also working with the Applicant and the DOT to
6 ensure that what they do lines up well with what he does so that way we are all
7 on the same page to make sure everything works efficiently.
8

9 Mr. Noto concluded his presentation by saying, having said all that, staff does
10 find that the request meets all the necessary criteria to grant the conditional use
11 and we do recommend approval.
12

13 Chairman Hawkins asked, is there going to be one set of tracks?
14

15 Mr. Noto answered, they are going to double-track.
16

17 Mr. Schindler said, actually, Dr. Hawkins, one of the lines you saw I think was an
18 easement line because the line that actually goes to the building, that is an
19 easement line. It goes all the way farther south. That line is the property line
20 (indicating). There is an easement that runs through the property that goes –
21 John, you looked at when that easement was granted; didn't you?

22 Juan (John) A. Omana, Jr., Community Development Director, responded, it was,
23 as I recall, a 40-foot-wide easement.
24

25 Mr. Schindler added, it's an access easement that was DOT.
26

27 Member Napier questioned, is that a railroad easement or is that a utility
28 easement?
29

30 Mr. Schindler replied, no, it's not a railroad easement. It is actually an easement
31 for access. It doesn't really – let's put it this way. It goes back so far that it is
32 really not clear what the easement is for anymore. It is one of those things that
33 the State still owns, or the easement rights to it, but it is kind of superfluous and
34 they have never divested themselves of the easement.
35

36 Chairman Hawkins asked, is this the other property line where the -- this property
37 line doesn't – it goes up here somewhere (indicating), but it doesn't.....
38

39 Mr. Noto answered, the north property line is right here (indicating). The inherent
40 dilemma with these types of aerals is that – with our GIS system, the parcel
41 boundaries and the actual aerial photo don't necessarily match up 100 percent all
42 the time.
43

1 Mr. Schindler added, but, be assured, we have a copy of the survey.
2

3 Mr. Schindler questioned Mr. Noto if a copy of the survey was included in the
4 Board's packets.
5

6 Mr. Noto responded, the Board received a copy of the site plan.
7

8 Member Miller asked, the building that we see there in the picture, is that this
9 building in the drawing, or is that building going to be demolished?
10

11 Mr. Noto replied, no. The building that is on the far left-hand side of the page,
12 that is actually the police department.
13

14 Mr. Schindler added, the Applicant has said that it is his intent to demolish the
15 existing building and construct a different building. Retrofitting, as we know, is
16 sometimes like trying to put a square peg in a round hole.
17

18 Member Cartmill questioned, none of the parking up here (indicating) exists right
19 now; right?
20

21 Mr. Noto answered, correct.
22

23 Member Cartmill asked, now, will there be improvements made to the road in
24 conjunction with that?
25

26 Mr. Noto responded, yes, the standard roadway improvements that are
27 mandated by the Code.
28

29 Chairman Hawkins questioned, and the Applicant is going to do that?
30

31 Mr. Noto replied, yes.
32

33 Member Napier asked, just to kind of touch on that, as someone who drives this
34 road three or four times a day, when you say improvements on that road, we're
35 putting a high-volume get on the train -- is there parking on the south side?
36

37 Mr. Noto put a different aerial on the overhead. He answered, this is an aerial of
38 -- here's Palmetto Street (indicating). Here is the Applicant's property here
39 (indicating). These are the 100-percent engineered drawings that we received
40 from FDOT (a/k/a site plan referred to earlier). Our thought and our position --
41 and I believe this is going to be true -- is this is where people will park (indicating)
42 for the train stop here (indicating). If it comes to be that parking is not available
43 on Crystal, there are going to be roughly 300 spaces on FDOT's property here

1 (indicating) that are supposed to be used for the train stop. So, there will be
2 plenty of overflow parking available.

3
4 Member Napier questioned, and that's typically where your traffic flow is going to
5 be?

6
7 Mr. Noto answered affirmatively.

8
9 Chairman Hawkins asked, so, we're discouraging parking on Crystal Lake?

10
11 Mr. Noto responded, I wouldn't say we're discouraging it, but it will be known that
12 if you can't park on Crystal Lake, you can park in that overflow lot -- or the main
13 lot we should call it.

14 Chairman Hawkins commented, if the Applicant is going to be putting shops here
15 (indicating), I don't think that the Applicant is going to want the parking spaces on
16 Crystal Lake to be occupied by commuters who park there in the morning and
17 come back in the afternoon.

18
19 Mr. Noto stated, I think we can explore that because it will be public parking. So,
20 we can explore that when we get to the site plan stage to see if we are going to
21 get into a do not park area or 15-minute parking, or...

22
23 Chairman Hawkins interjected suggesting two-hour parking.

24
25 Mr. Schindler added, but one thing to note is that the retail and the restaurant
26 inside the proposed building is going to be oriented towards transit users. So I
27 can't say that they will all be oriented towards transit users, but I think Mr.
28 Mahnken is exploring that as his niche.

29
30 Chairman Hawkins questioned, so, are people -- when they get on the train, are
31 they going to be able to buy tickets on either side of the track to get on the train?
32 Board the train on either side? I mean.....

33
34 Mr. Omana replied, that is to be determined by FDOT. We are in the process
35 right now of coordinating the landing and the access points, some of the
36 hardscape issues, are there going to be ticket dispensers, things of that nature.
37 So, that's an ongoing process.

38
39 Chairman Hawkins requested the Applicant to come forward and address the
40 Board.

41
42 Chris Mahnken, 135 Linda Lane, Lake Mary, Florida 32746, came forward in
43 favor of the proposed conditional use. He said that he is currently the owner of

1 the subject property. He pointed out/echoed Mr. Noto that the overlay of the
2 survey does not really depict the property line, and also the area that Gary was
3 speaking of, that is actually an abandoned roadway that was, I believe – I'm sure
4 was deeded over, and on an official survey, it does show that that was an
5 abandoned roadway, and the property lines are depicted as Steve had
6 mentioned.

7
8 Chairman Hawkins opened the hearing to public comment. Hearing none, he
9 closed that portion and entertained board discussion and/or a motion.

10
11 Vice Chairman Taylor disclosed that the Applicant is a neighbor of hers, he has
12 property that abuts hers, and his company, Main Line (phonetic), has done some
13 work, contracting at her house, but she didn't see anything that would preclude
14 her from voting on this matter.

15
16 Member Miller commented, initially, when they were doing SunRail, there was an
17 architect who designed something like a train station at every one of these
18 locations. He asked, are they still going to build those in addition to what we are
19 doing here?

20
21 Mr. Noto answered, yes. What they are building is a very large bus stop – is
22 more or less what it will look like and it will be located in this general area here
23 (indicating).

24
25 Member Miller questioned, a little something with a roof over it and a platform to
26 stand on?

27
28 Mr. Noto responded, yes; right.

29
30 Mr. Omana added, basically, when we started out with this whole process a
31 couple of years ago, the Commission basically said to keep an eye on the
32 design. We want more than just a glorified bus stop. All it is is a canopy and –
33 you know, FDOT design, and understand we're not busting their chops on this,
34 but we're Lake Mary and we want something really nice in our downtown. So,
35 we started with some discussions with property owners and developers and Mr.
36 Mahnken came along and we bounced some ideas off of him and he bounced
37 some ideas off of us and – I mean, his building falls right into place here. It is the
38 perfect alignment. It falls in place with the platform and it goes above and
39 beyond that call that the Commission said of we want more than a bus stop. So,
40 here we have it, folks. So, we're looking forward to this.

41
42 Chairman Hawkins commented, yeah, me too.

1 **MOTION:**

2
3 **Member Cartmill moved to recommend approval to the Mayor and City**
4 **Commission the request by Chris Mahnken for a conditional use to allow a**
5 **mass transit station within the Downtown Centre (DC) Zoning District located**
6 **at 187 E. Crystal Lake Avenue, Lake Mary, Florida, consistent with staff's**
7 **seven Findings of Fact listed in the Staff Report. Member Miller seconded the**
8 **motion, which carried unanimously 5-0.**

9
10 Mr. Omana announced that this item will move forward to the May 6, 2010, City
11 Commission meeting.

12
13 C. 2010-SP-01: Recommendation to the Mayor and City Commission regarding a
14 site plan with variances for Carli Professional Office Building located at 2680 W.
15 Lake Mary Boulevard, Lake Mary, Florida; Applicant: D & B Carli, LLC/Brent
16 Carli

17
18 Gary Schindler, City Planner, presented Item C. and the related Staff Report. He
19 stated, the conundrum we have had with this project is we have proposed
20 modern development that is to be fitted onto lots that were created in 1920.
21 Now, you talk about something of a square peg in a round hole, and that has
22 been not that it's inappropriate, but that it has been a challenge, and you can see
23 that it's a challenge by the number of variances that are being requested. There
24 are seven variances that fall within the criteria of Chapter 157, and the criteria of
25 Chapter 157 are not as strict as the criteria for other variances. And, we have
26 five variances that fall within the criteria of Chapter 154.06.

27
28 Mr. Schindler said, now, staff has worked with Mr. Carli and you will remember
29 that the rezoning of the northern piece of property was brought to you back in the
30 fall. So, now we have a piece of property that is zoned totally PO and it has
31 Office land use. The City Commission has basically given staff two directions.
32 First of all they said that strip along the north side of Lake Mary Boulevard, from
33 Lake Mary Boulevard to Seminole Avenue, there are a number of existing
34 residences and we want to see that either as redevelopment, reuse of existing
35 structures, or we want to see new structures on this. We want that area to
36 redevelop for Professional Office. And, their intent was that the PO zoning does
37 not allow free standing single-family residential. Now, if it's there, it can continue
38 on forever and a day, but once it's removed, new freestanding residential cannot
39 be built. So, it's very obvious that the Commission wants that area to redevelop.

40
41 Mr. Schindler stated, secondly and a challenge, they have said, okay, staff, you
42 are to encourage the redevelopment in that area. You are to facilitate it;
43 however, we want to make sure that we minimize the impact on the existing

1 residential area on the north side of Seminole Avenue and north. So, the
2 question is how do we do this. Mr. Carli has hired his architect and engineers
3 and they have come up with a site plan, a site plan that, indeed, has some
4 challenges, and those challenges are reflected in the 12 variances that are
5 requested – actually, there were 14 because two of them were addressed by the
6 Board of Adjustment earlier this year – actually, I think it was in December of
7 2009.

8
9 Mr. Schindler said, so, in working with Mr. Carli and his engineer, they have
10 come up with what we think is the best use of that property. As I have said, it
11 has some challenges as reflected in the variances, but, once again, I want to
12 bring to your attention that we are dealing with boxes that were created in 1920.
13 Mr. Schindler stated, now, I will not go into the individual variances unless you
14 specifically request them, but let me point out two things about the variances;
15 one, the variances that are dealing with landscaping are significantly less – the
16 criteria for them are significantly – there is greater flexibility in those than in the
17 five variances that address the criteria in 154.06. We have looked at the site
18 plan, we have analyzed it.

19
20 Mr. Schindler concluded his presentation by saying, let me jump to the Findings
21 of Fact. First of all, you are dealing with two specific issues; the variances
22 comprise one issue, and then based upon the variances, then you must address
23 the site plan. Of the various variances, staff finds that we are able to support all
24 of the variances except for one and that has to do with the dumpster, dumpster
25 enclosure and the associated landscaping. Based upon that, then let's jump to
26 the site plan – the Findings of Fact. Staff finds that the proposed site plan
27 complies with all relevant standards of the City of Lake Mary with the condition
28 that prior to the issuance of a site construction permit, the Applicant enter into a
29 sidewalk deferral agreement with the City regarding the construction of sidewalks
30 on both 5th Street and along Seminole Avenue with either of the following two
31 scenarios:

- 32
33 1. The City Commission approves the above requested variances and the site
34 plan shall be revised to show a dumpster, a dumpster enclosure and the
35 required landscaping;
36
37 or
38
39 2. The City Commission approves the above requested variances and the
40 variance related to the dumpster, the dumpster enclosure and required
41 landscaping.
42

1 Chairman Hawkins asked, are we trying to treat this property as though it's a
2 future downtown development?
3

4 Mr. Schindler replied, there is that potential.
5

6 Chairman Hawkins said, no, that's not the answer to my question. He
7 questioned, are you, as staff, and Mr. Carli treating this as though this property
8 will be developed as Downtown Centre zoning someday or – because it sounds
9 like that from the tone of this to me that you are – you know, you-all and the City
10 Commission want this piece of property -- or this area to be in the Downtown
11 Centre someday.
12

13 Mr. Schindler responded, the City Commission, on several occasions, has
14 discussed the possibility of expanding the limits of the Downtown westward.
15

16 Member Miller asked, does this property abut Downtown Centre zoning?
17

18 Mr. Schindler replied, no, it does not.
19

20 Chairman Hawkins commented, so, to me, it looks like you are trying to treat this
21 property the way it is now and the way it would be if it were Downtown Centre,
22 but I think that you should treat it as though it is one or the other, not – like you
23 say, you are trying to put a square peg in a round hole, but by eliminating
24 sidewalk and on-street parking and some things like this, that is not going to be
25 compatible with DC zoning someday. You see the questions I'm raising?
26

27 Mr. Schindler answered, I understand what you are saying and what I am saying
28 is that we are looking at this from the -- in reviewing the requested variances on
29 the uniqueness of this property. There are no sidewalks now along the north
30 side of Seminole Avenue. The Medlin property was not required to put in a
31 sidewalk. There are no sidewalks at all along the west side of 5th Street. There
32 are sidewalks along the east side of 5th street, but, at this point, there are no
33 sidewalks along the west side of 5th street. We would address that through a
34 sidewalk deferral.
35

36 Chairman Hawkins further commented, okay. But, I guess I'm back to my main
37 point, is I think this property ought to be treated as though it is one or the other
38 not in between or not what it eventually will be.
39

40 Mr. Schindler said, if that is the decision of the Planning and Zoning Board, we
41 will so note.
42

1 Member Miller questioned, the only variance that relates to that is Variance 5.;
2 right? The only place where you have made a statement like that in the
3 package?
4

5 Mr. Schindler answered, yes, that's correct, about the separation requirement
6 between the bottom of the pond and seasonal high water.
7

8 Chairman Hawkins asked, so, this pond is going to be essentially like a pool? I
9 mean, it's not going to have any sloped sides? It is going to have a retaining wall
10 all the way around?
11

12 Mr. Schindler responded, that's right. It will have a vertical wall all the way
13 around.
14

15 Chairman Hawkins questioned, and the height of the wall?
16

17 Mr. Schindler replied, three feet. There will be a fence all the way around the
18 pond, a decorative metal fence, so that we do not see it as a safety issue.
19

20 Chairman Hawkins asked, a decorative metal fence or a decorative chain-link
21 fence?
22

23 Mr. Schindler answered, it's a metal fence. It's not chain-link.
24

25 Chairman Hawkins questioned, so, it restricts visibility within and without?
26

27 Mr. Schindler responded, well, it's going to be a picket fence. It's not a solid.
28

29 Vice Chairman Taylor asked, how high does the fence have to be?
30

31 Mr. Schindler replied, a minimum of five feet.
32

33 Vice Chairman Taylor questioned, the requirement of the dumpster in this case –
34 I think we had Isadore Hyde recently with a small law practice. He was also
35 required to put in a dumpster and the enclosure. So, this would be a requirement
36 that would be consistent with what the Board has recently done with other small
37 businesses?
38

39 Mr. Schindler answered, yes, it is.
40

41 Juan (John) A. Omana, Jr., Community Development Director, announced that
42 this item is quasi-judicial in nature; that a Quasi-Judicial Sign-In Sheet (see
43 attached) was located at the back of the chambers for any interested party to
sign in order to be kept abreast of this matter.

1 Chairman Hawkins requested the Applicant or Applicant's Representative to
2 come forward and address the Board.

3
4 John Frith, P.E., Applicant Representative, Frith and Associates, 8811 Great
5 Cove Drive, Orlando, Florida 32819, came forward and addressed the Board in
6 favor of the proposed site plan. He clarified the part about the retention wall. He
7 stated that you won't see it because it will be sloped. The dirt will be sloped up to
8 the top of the wall and then it will be heavily landscaped in front of the fence. So,
9 you probably won't even see the fence because we're going to have a hedge and
10 trees and understory trees all along there.

11
12 Chairman Hawkins asked, so, there is going to be a slope going up to the wall
13 from grade?

14
15 Mr. Frith responded, right. So, you won't see the wall at all unless you're in the
16 parking lot looking down into the retention pond.

17
18 Chairman Hawkins commented, okay. Well, that was my concern. I just didn't
19 want to – even though it is a dry-bottom pond, I didn't want it to look like a
20 swimming pool.

21
22 Vice Chairman Taylor questioned, based on the plans, do you have the ability to
23 add a dumpster with the fencing and all of that?

24
25 Mr. Frith replied, yes, we do. One of the reasons we're requesting that we don't
26 put it in is he has a private contractor come in and he shreds all his material. If
27 he puts a dumpster in there, a lot of times the trash will probably sit there a
28 couple of months before it even gets filled up to be hauled away. That is why he
29 is requesting cans that are hidden behind the building.

30
31 Member Napier asked, there is sewer connection here; right?

32
33 Mr. Frith answered, yes.

34
35 Chairman Hawkins opened the hearing to public comment. Hearing none, he
36 closed that portion and entertained board discussion and/or a motion.

37
38 **MOTION:**

39
40 **Member Cartmill moved to recommend approval to the Mayor and City**
41 **Commission the request by D & B Carli, LLC/Brent Carli of the following 11**
42 **variances related to a site plan for Carli Professional Office Building located**
43 **at 2680 W. Lake Mary Boulevard, Lake Mary, Florida, consistent with staff's**

1 Findings of Fact listed in the Staff Report. Member Napier seconded the
2 motion, which carried unanimously 5-0.
3

4 **LANDSCAPE VARIANCES:**
5

- 6 1. South Landscape Buffer – Section 158.06 (B), a variance from the 15’ wide
7 landscape buffer, from the two required 4” wide live oak, three understory
8 trees and a continuous hedge, a minimum of 24” at the time of planting.
- 9 2. North Landscape buffer – Section 157.04(6), a variance of 15’ from the
10 minimum 25’ wide landscape buffer and a variance from the requirement to
11 have either a 4’ high brick wall or a 3’ high berm.
- 12 3. East Landscape Buffer – Section 157.04(5), a variance of 5’ from the
13 minimum 15’ wide landscape buffer and a variance of 6 understory trees
14 from the minimum 10 required understory trees.
- 15 4. Northern 126’ of Western Landscape Buffer – Section 157.04(2), a variance
16 of 25’ from the minimum 35’ landscape buffer and a variance from the
17 requirement of a 6’ high brick wall.
- 18 5. Southern 126’ of Western Landscape Buffer – Section 157.04(1), a variance
19 of one canopy tree a minimum of 3.5” caliper and 15’ tall.
- 20 6. Section 157.04(B)(3) – A variance to allow a storm water pond to be
21 located within the landscape buffer along a public right-of-way (Seminole
22 Avenue).
23

24 **OTHER VARIANCES:**
25

- 26 1. Section 158.05 (A) – A variance of 31.93’ from the minimum 60’ front
27 yard setback from Lake Mary Boulevard.
- 28 2. Chapter 155, Appendix C, SS 3,(E)(4)(c) – A variance from the
29 requirement that a storm water pond may have vertical walls for a
30 maximum of 1/3 of it circumference. The applicant proposes that the
31 storm water pond have vertical walls for the entire circumference.
- 32 3. Chapter 155, Appendix A, Paragraph 2, (D)(4)(a) – A variance from the
33 requirement that the portion of 5th Street, from Lake Mary Boulevard to
34 Seminole Avenue, shall be improved to meet minimum City Standards.
- 35 4. Chapter 155, Appendix A, Paragraph 2, (D)(4)(a) - A variance from the
36 requirement that Seminole Avenue, from 5th Street to the subject
37 property’s west property line, shall be improved to meet minimum City
38 Standards.
- 39 5. Chapter 155, Appendix C, (D)(1)(a)(2) – A variance of 2’ from the
40 minimum 3’ separation between the bottom of the storm water plan and
41 the elevation of the seasonal high water level.
42

43 **MOTION:**

1 **Member Cartmill moved to recommend approval to the Mayor and City**
2 **Commission the request by D & B Carli, LLC/Brent Carli regarding a site plan**
3 **for Carli Professional Office Building located at 2680 W. Lake Mary**
4 **Boulevard, Lake Mary, Florida, consistent with staff's Findings of Fact listed**
5 **in the Staff Report and subject to the following conditions. Member Napier**
6 **seconded the motion, which carried unanimously 5-0.**

7
8 **SITE PLAN CONDITIONS:**
9

10 **Staff finds that the proposed site plan complies with all relevant standards**
11 **of the City of Lake Mary with the condition that, prior to the issuance of a**
12 **site construction permit, the Applicant enter into a sidewalk deferral**
13 **agreement with the City regarding the construction of sidewalks on both 5th**
14 **Street and along Seminole Avenue, with the following scenario:**

- 15
16 **1. The City Commission approves the above requested variances and the**
17 **site plan shall be revised to show a dumpster, a dumpster enclosure**
18 **and the required landscaping.**
19

20 Mr. Omana announced that this item will move forward to the City Commission
21 meeting of May 6, 2010.
22

23 Member Miller thanked Mr. Carli for investing in our City at a time when we are in
24 a recession and since the City needs the investment.
25

26 Brent Carli thanked the Board for their comments. He said that he would
27 probably have a 4th of July groundbreaking on this; that he would like to be green
28 and if the Board knew anybody that needs a 1,500 square-foot office building, he
29 would like to see it moved instead of demolished. Lastly, he assured the Board
30 that they will love the new building.
31

32 **VIII. Community Development Director's Report**

33 Juan (John) A. Omana, Jr., Community Development Director, reported on actions
34 taken at the April 1, 2010, City Commission meeting.

35 **IX. Other Business**

36 Member Cartmill invited the Board to the Family Fun Day on April 24, 2010, from
37 11:00 a.m. to 7:00 p.m. in Central Park next to City Hall; that Commissioner JoAnn
38 Lucarelli (former member on P & Z) has worked very hard on this, as well as the
39 Parks Department and the Downtown merchants.

1 Member Miller said that Saturday is garage sale day in Timacuan.
2 Gary Schindler, City Planner, announced that the next P & Z meeting will be on
3 April 27, 2010; that it is anticipated that item(s) will be ready.

4 X. Reports of Other Members

5 None

6 XI. Adjournment

7 The meeting was adjourned at 6:45 p.m.
8
9
10
11

12 Dr. Robert Hawkins, Chairman

13 Diana T. Adams, Administrative
14 Secretary