



City of Palm Coast

City Hall
160 Lake Avenue
Palm Coast, FL 32164
www.palmcoastgov.com

Meeting Agenda Planning & Land Development Regulation Board

Chair Michael Beebe
Vice Chair James Jones
Board Member Robert Cuff
Board Member Glenn Davis
Board Member Sybil Dodson-Lucas
Board Member Christopher Dolney
Board Member Ray Henderson
School Board Representative Chuck Nies

Wednesday, July 20, 2016

5:30 PM

City Hall Community Wing

RULES OF CONDUCT:

>Public comment will be allowed consistent with Senate Bill 50, codified at the laws of Florida, 2013 – 227, creating Section 286.0114, Fla. Stat. (with an effective date of October 1, 2013). The public will be given a reasonable opportunity to be heard on a proposition before the City's Planning & Land Development Regulation Board, subject to the exceptions provided in §286.0114(3), Fla. Stat.

>Public comment on issues on the agenda or public participation shall be limited to 3 minutes.

> All public comments shall be directed through the podium. All parties shall be respectful of other persons' ideas and opinions. Clapping, cheering, jeering, booing, catcalls, and other forms of disruptive behavior from the audience are not permitted.

>If any person decides to appeal a decision made by the Planning and Land Development Regulation Board with respect to any matter considered at such meeting or hearing, he/she may want a record of the proceedings, including all testimony and evidence upon which the appeal is to be based. To that end, such person will want to ensure that a verbatim record of the proceedings is made.

>If you wish to obtain more information regarding Planning and Land Development Regulation's Agenda, please contact the Community Development Department at 386-986-3736.

>In accordance with the Americans with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact the City Clerk's Office at 386-986-3713 at least 48 hours prior to the meeting.

>The City of Palm Coast is not responsible for any mechanical failure of recording equipment

>All pagers and cell phones are to remain OFF while the Planning and Land Development Regulation Board is in session.

A. Call to Order and Pledge of Allegiance

B. Roll Call and Determination of a Quorum

C. Approval Meeting Minutes

- 1 [16-235](#) MEETING MINUTES OF THE APRIL 20, 2016 PLANNING AND LAND DEVELOPMENT REGULATION BOARD MEETING

Attachments: [MeetingMinutes PLDRB 4 20 16](#)

D. Public Hearings

Order of Business for Public Hearings (PLDRB may make inquiries at any stage):

Open Hearing
Staff Presentation
Applicant Presentation (if applicable)
PLDRB Questions of Applicant or City Staff (if applicable)
Public Comments/Presentations
Rebuttal by Applicant, City Staff, or Public (if applicable)
Close Hearing
PLDRB Discussion
PLDRB Action

- 2 [16-281](#) REVIEW PROPOSED TIER 3 TECHNICAL SITE PLAN FOR TUSCAN GARDENS OF PALM COAST LOCATED AT THE SOUTHWEST CORNER OF COLBERT LANE AND BLARE DRIVE

Attachments: [TuscanGardensPLDRBStaffReport\(2\)](#)

[Tuscan Gardens Aerial](#)

[Tuscan Gardens Zoning Map](#)

[Tuscan Gardens FLUM](#)

[Tuscan Gardens Sheet C7 \(7-1-16\)](#)

[Tuscan Gardens Sheet L1 LS Plan \(7-1-16\)](#)

[Tuscan Gardens Sheet L2 LS Plan \(7-1-16\)](#)

[TuscanGardens Building 3D Views \(June 2016\)](#)

[TuscanGardens NIM Ltr](#)

- 3 [16-285](#) CONTINUE THE ADVERTISED PUBLIC HEARING ON THE UNIFIED LAND DEVELOPMENT CODE AMENDMENT FOR CHAPTER 11 - LANDSCAPING TO THURSDAY, AUGUST 4, 2016 @ 5:30PM.

E. Board Discussion and Staff Issues

F. Adjournment

- [16-289](#) ATTACHMENTS TO MINUTES

Attachments: [Tuscan Gardens PLDRB Meeting on 7-20-16](#)