



# City of Palm Coast

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

## Meeting Agenda Planning & Land Development Regulation Board

*Chair James A. Jones*  
*Vice Chair Glenn Davis*  
*Board Member Sybil Dodson-Lucas*  
*Board Member Christopher Dolney*  
*Board Member Pete Lehnertz*  
*Board Member Jake Scully*  
*Board Member Clinton Smith*  
*School Board Representative David Freeman*

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Wednesday, December 21, 2016

5:30 PM

City Hall Community Wing

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### 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 of Meeting Minutes**

- 1      [16-498](#)      MEETING MINUTES OF THE NOVEMBER 16, 2016 PLANNING AND  
LAND DEVELOPMENT REGULATION BOARD MEETING

**Attachments:** [Meeting Minutes November 16, 2016 PLDRB](#)

**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

**E.      Board Discussion and Staff Issues**

- 2      [16-501](#)      A REQUEST TO AMEND THE FUTURE LAND USE MAP DESIGNATION  
OF 145+/- ACRES FROM GREENBELT, INDUSTRIAL, AND  
CONSERVATION TO RESIDENTIAL AND INDUSTRIAL

**Attachments:** [Staff Report - Parcel 145 - FLUM](#)

[Location map](#)

[Existing FLUM-Parcel 145](#)

[Proposed FLUM-Parcel 145](#)

- 3      [16-502](#)      A PROPOSED ZONING MAP AMENDMENT FOR A 145+/- ACRE  
PARCEL ON US-1 SOUTH OF BELLE TERRE BLVD. FROM HIGH  
INTENSITY COMMERCIAL (COM-3), LIGHT INDUSTRIAL (IND-1), AND  
SUBURBAN ESTATE RESIDENTIAL (EST-1) TO MASTER PLANNED  
DEVELOPMENT (MPD)

**Attachments:** [Staff Report-Parcel 145-Rezoning-12-15-16](#)

[Current Zoning-Parcel 145](#)

[Proposed Zoning -Parcel 145](#)

[MPD Agreement- Palm Coast 145 Revised Version 12-15-16](#)

- 4      [16-500](#)      ORDINANCE 2017-XX ESTABLISHING A TEMPORARY MORATORIUM OF  
270 DAYS PROHIBITING MEDICAL CANNABIS (MARIJUANA) ACTIVITIES  
WITHIN THE CITY OF PALM COAST

**Attachments:** [Ordinance xx-2017 Medical Marijuana Moratorium](#)

**F.      Adjournment**

[16-506](#)

ATTACHMENTS

**Attachments:** [Letter to PLDRB From Roger & Sarah Sieling -Agenda item #2 and #3](#)  
[Palm Coast 145 FLUM and Rezoning Agenda item #2 and #3](#)