



AGENDA
PLANNING COMMISSION
CITY OF PORT ORANGE

Meeting Date: Thursday, February 23, 2017

Time: 5:30 PM

Type of Meeting: Regular

Location: Council Chambers
City Hall, 1000 City Center Circle

A. CALL TO ORDER

1. Pledge of Allegiance
2. Silent Invocation
3. Roll Call

B. DISCUSSION/ACTION

4. Consideration of Minutes
5. Case No. 16-90000010
VARIANCE/941 and 943 Orange Avenue

A request for a variance from the Land Development Code (LDC) to reduce the minimum lot area to no less than 4,000 square-feet in lieu of the required +/- 27,000 square-feet and reduce the minimum lot width to no less than 30-feet in lieu of the required +/- 123 feet for property zoned Neighborhood Preservation (NP). If the variance request is approved, the applicant is proposing to subdivide the subject property into four (4) lots. Three (3) lots would have a minimum lot width of 56-feet and minimum lot area of 7,000 square-feet and one (1) lot would have a minimum lot width of 30-feet and minimum lot area of 4,000 square-feet.

Staff Contact: Tim Burman, Planner (386) 506-5675/tburman@port-orange.org

6. Case No. 16-20000003
SMALL-SCALE COMPREHENSIVE PLAN FUTURE LAND USE (FLU)
AMENDMENT/BENTON HOUSE SENIOR LIVING AND MEMORY CARE
FACILITY
812 Airport Road

A request to amend the Comprehensive Plan Future Land Use (FLU) Map designation to change the FLU of ±4.88 acres from Rural Transition (0-2 units/acre) to Office/Residential Transition.

Staff Contact: Penelope Cruz, Planner (386) 506-5671/pcruz@port-orange.org

7. Case No. 16-65000001

PLANNED UNIT DEVELOPMENT REZONING AND MASTER DEVELOPMENT AGREEMENT AND CONCEPTUAL DEVELOPMENT PLAN/BENTON HOUSE SENIOR LIVING AND MEMORY CARE FACILITY
812 Airport Road

A request to rezone 4.88 acres from R-20SF (Single-Family Residential) to Planned Unit Development (PUD) and to establish the Benton House Master Development Agreement (MDA) and Conceptual Development Plan (CDP).

Staff Contact: Penelope Cruz, Planner (386) 506-5671/pcruz@port-orange.org

8. Case No. 16-40000006

FIFTH AMENDMENT TO THE CLARK PROFESSIONAL CENTER AND WEDDING CHAPEL PLANNED COMMERCIAL DEVELOPMENT (PCD) MASTER DEVELOPMENT AGREEMENT (MDA) AND CONCEPTUAL DEVELOPMENT PLAN (CDP)
5111 South Ridgewood Avenue

A request by the applicant to modify the Fifth Amendment to the Master Development Agreement (MDA) and Conceptual Development Plan (CDP) for the Clark Professional Center and Wedding Chapel PCD, previously recommended for approval by the Planning Commission in December 2016.

Staff Contact: Gwen Perney, Planner (386) 506-5673/gperney@port-orange.org

C. OTHER BUSINESS

9. Commissioner Comments

10. Staff Comments

D. PUBLIC COMMENTS

E. ADJOURNMENT

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION MADE BY THE **PLANNING COMMISSION** WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE HE OR SHE MAY NEED TO ENSURE AT HIS OR HER OWN EXPENSE FOR THE TAKING AND PREPARATION OF A VERBATIM RECORD OF ALL TESTIMONY AND EVIDENCE OF THE PROCEEDINGS UPON WHICH THE APPEAL IS TO BE BASED. NOTE: IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE CITY CLERK FOR THE CITY OF PORT ORANGE, 1000 CITY CENTER CIRCLE, PORT ORANGE, FLORIDA 32129, TELEPHONE NUMBER 386-506-5563, WITHIN 2 WORKING DAYS OF YOUR RECEIPT OF THIS NOTICE OR 5 DAYS PRIOR TO THE MEETING DATE; IF YOU ARE HEARING OR VOICE IMPAIRED, CONTACT THE RELAY OPERATOR AT 1-800-955-8771.