

REGULAR PLANNING COMMISSION MEETING MINUTES
COUNCIL CHAMBERS – CITY HALL
1000 CITY CENTER CIRCLE
PORT ORANGE, FLORIDA
JULY 27, 2023

THE REGULAR PLANNING COMMISSION MEETING of the City of Port Orange was called to order by Chairman Lance Green at 5:30 p.m.

Pledge of Allegiance

Roll Call

Present: Stan Schmidt
Newton White
John Junco
Bo Bofamy
Thomas Jordan
Lance Green, Chairman

Absent: Maria Mills-Benat (excused)

Also Present: Shannon Balmer, Assistant City Attorney
Tracee Cody, Deputy City Clerk

DISCUSSION/ACTION

3. Consideration of Minutes - June 22, 2023

Motion to approve the meeting minutes of June 22, 2023 as presented was made by Commissioner Thomas Jordan and seconded by Commissioner Stan Schmidt. Motion carried unanimously by roll call vote.

4. APPLICATION: Riveryard Master Development Agreement and Conceptual Development Plan
CASE NO.: PRZA-23-0004
APPLICANT: Bristol Port Orange Partners, LLC
STAFF CONTACT: Tim Burman, Community Development Director (386) 506-5675/tburman@port-orange.org

A request by the applicant for approval of the Riveryard Master Development Agreement and Conceptual Development Plan.

Motion to approve Case No. PRZA-23-0004 was made by Commissioner Thomas Jordan and seconded by Commissioner John Junco.

Regular Planning Commission Meeting

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Tim Burman, Community Development Director, provided a recap of Bristol's timeline and details of the proposed Master Development Agreement (MDA) and Conceptual Development Plan (CDP). The MDA and CDA outlined the general site layout, phasing, parking, permitted uses, infrastructure, and policy considerations.

Charles Carlisle, Bristol Development Group, provided further in-depth details and answered questions from the Commissioners.

Randy Hudak, Engineer with Zev Cohen & Associates, answered questions regarding water retention and Mark Watts, Cobb Cole Law, spoke on behalf of the applicant regarding parking and zoning.

Robert Reinhausen, resident, expressed his concerns about flooding and the underground vaults.

Brendan Galbreath, neighbor to the south, is all in favor of the project.

Motion to amend the motion to add the approval of the policy considerations was made by Commissioner Thomas Jordan and seconded by Commissioner Bo Bofamy. Motion carried unanimously by voice vote.

Motion to approve Case No. PRZA-23-0004 including approval of policy considerations was made by Commissioner Thomas Jordan and seconded by Commissioner Stan Schmidt. Motion carried unanimously by roll call vote.

OTHER BUSINESS

5. Commissioner Comments

Chairman Green and all Commissioners commented that they are eager for the project to get underway.

6. Staff Comments

There were none.

PUBLIC COMMENTS

There were none.

ADJOURNMENT – 6:44 p.m.



Chairman Lance Green