

**CITY OF PALMETTO
PLANNING AND ZONING BOARD MEETING
February 15, 2018 – 5:30 PM**

Planning and Zoning Board Members Present:

Randy Iaboni, Chair
Jon Moore, Vice Chair
William Price, III
Pamela Roberts

Planning and Zoning Board Members Absent:

Sharon Tarman

City Staff Present:

Scott Rudacille, Chief Assistant City Attorney
Karla Owens, Development Services Director
Kera Hill, Planning Analyst

Chair Iaboni called the meeting to order at 5:32PM, followed by a moment of silence and the Pledge of Allegiance.

Roll call was called, showing Mrs. Tarman absent from the meeting.

1. INTRODUCTION OF NEW PLANNING AND ZONING BOARD MEMBER PAMELA ROBERTS

Mrs. Roberts was duly sworn in by Attorney Rudacille.

2. PLANNING & ZONING BOARD AGENDA APPROVAL

Motion: Mr. Price moved, Mr. Moore seconded, and the motion carried 4-0 to approve the February 15, 2018 Agenda.

3. APPROVAL OF MEETING MINUTES (TAB 1)

Motion: Mr. Moore moved, Mr. Price seconded, and the motion carried 4-0 to approve with modifications the January 18, 2018 minutes. Modify under old business to read: "Chair Iaboni is completing demographics on the area to show who we are, and which will help the City determine a vision".

4. PUBLIC COMMENT

None.

5. Old Business

(TAB 2)

Discussion of the Downtown Code amendment

Mrs. Owens, the City Attorney, and Community Redevelopment Agency's intern Nicole Trembley have made modifications to the document, and the purpose tonight is to get feedback from the Board.

Chair laboni inquired about the definition of "moderate" that is listed in the Downtown Commercial Core. Mrs. Owens explained that the intention is not necessary higher density, but to steer away from having residential uses in this area. Chair laboni suggested revising this section to: "Downtown Commercial Core, consistent with an urban theme, combining residential densities, with commercial activity and recreational uses."

Discussion ensued regarding historical preservation. Chair laboni stated that he would like to keep the designated historical structures in the document.

Mrs. Owens explained that the definitions will be looked at, and revisions will be made to ensure consistency with the Comprehensive Plan, and the zoning code.

Mr. Moore recommended that tinted glass be removed from been prohibited under windows. Tinted glass is often recommended as an energy saving feature.

The Board suggested staff review other similar documents that nearby municipalities are using.

Mrs. Owens explained this document will supersede the zoning code, as an overlay.

Chair laboni suggested removing the color chart, and provided the Board examples of diverse paint colors other cities have used. Documents have been saved to the record.

Chair laboni provided a map that showed a suggested boundary of the Downtown Code.

6. New Business

(TAB 3)

Discussion of the proposed fence and derelict vehicle ordinance amendments

Mrs. Owens explained that the draft to amend the fence ordinance will help staff to be able to effectively implement a code that is easy to follow. Amendment would eliminate the requirement for a special fence permit, which required approval from City Commission.

The ordinance for derelict vehicles will be modified to include other criteria for determining a vehicle is abandoned. Currently, an expired license plate is the sole factor. Amendment includes issuing fines, rather than towing vehicles from private property. This ordinance is only for private property and does not preclude towing abandoned vehicles from public property pursuant to Florida Statutes. Discussion ensued regarding the Board inquiring about boats subjected to the ordinance. Mrs. Owens will add boats.

7. Adjournment

Chair laboni adjourned the meeting at: 7:33PM

Minutes approved: April 26, 2018

Randy Iaboni

Randy Iaboni, Chair