

**CITY OF PALMETTO  
PLANNING AND ZONING BOARD MEETING  
JULY 18, 2019  
5:45 PM**

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516 8<sup>th</sup> Avenue West  
Palmetto, Florida 34221

(941) 723-4570  
<http://www.palmettofl.org>

Planning and Zoning Board Members Present

Randy Iaboni, Chair  
William Price, III  
Sharon Tarman

Planning and Zoning Board Members Absent

Jon Moore, Vice Chair  
Pamela Roberts

Staff Present

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

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Chair Iaboni called the meeting to order at 5:46PM.

Roll call was taken, Mr. Moore and Mrs. Roberts were absent from the meeting.

All person planning to address the Planning and Zoning Board were duly sworn.

1. PLANNING & ZONING BOARD AGENDA APPROVAL

**Motion:**                    **Mr. Price moved, Mrs. Tarman seconded, and the motion carried 3-0 to approve the July 18, 2019 Agenda.**

2. APPROVAL OF MEETING MINUTES

(TAB 1)

**Motion:**                    **Mr. Price moved, Mrs. Tarman seconded, and the motion carried 3-0 to approve the June 13, 2019 Minutes.**

3. PUBLIC COMMENT

*There was no public comment.*

4. ORDINANCE NO. 2019-05 ANNEXATION (K. OWENS) (TAB 2)

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF PALMETTO, FLORIDA, ANNEXING A PARCEL CONTAINING 3.8313 ACRES OF UNINCORPORATED MANATEE COUNTY, FLORIDA INTO THE CITY OF PALMETTO WHICH PARCEL IS REASONABLY COMPACT AND IS CONTIGUOUS TO THE CITY OF PALMETTO; REDEFINING THE BOUNDARY LINES OF THE CITY OF PALMETTO, FLORIDA TO INCLUDE SAID PARCEL; PROVIDING FOR SEVERABILITY AND AN EFFECTIVE .DATE. (LAMBRECHT-GRABER)

*This item was continued from the June 13, 2019 Planning and Zoning Board meeting.*

The applicant has requested a continuance to the August 15, 2019 Planning and Zoning Board meeting.

*The applicant or the applicant's representative was not present. There was no public comment for this item.*

**Motion:**                    **Mr. Price moved, Mrs. Tarman seconded, and the motion carried 3-0 to continue Ordinance No. 2019-05 to August 15, 2019 at 5:45PM in the City Commission Chambers.**

5. ORDINANCE NO. 2019-06 FUTURE LAND USE AMENDMENT (K. OWENS) (TAB 3)

AN ORDINANCE OF THE CITY OF PALMETTO, FLORIDA APPROVING A SMALL SCALE FUTURE LAND USE MAP AMENDMENT TO THE CITY'S COMPREHENSIVE PLAN; CHANGING THE FUTURE LAND USE MAP DESIGNATION FOR THE TERRITORY HEREINAFTER DESCRIBED FROM COUNTY FUTURE LAND USE MAP DESIGNATION IL (INDUSTRIAL-LIGHT), TO CITY FUTURE LAND USE MAP DESIGNATION HCOMIND (HEAVY COMMERCIAL INDUSTRIAL), CONSISTENT WITH THE GOALS, OBJECTIVES, AND POLICIES OF THE ADOPTED COMPREHENSIVE PLAN, AS REQUIRED BY SECTION 163.3187, FLORIDA STATUTES; PROVIDING FOR CONFLICT, SEVERABILITY, AND AN EFFECTIVE DATE. (LAMBRECHT-GRABER)

*This item was continued from the June 13, 2019 Planning and Zoning Board meeting.*

The applicant has requested a continuance to the August 15, 2019 Planning and Zoning Board meeting.

*The applicant or the applicant's representative was not present. There was no public comment for this item.*

**Motion:**                    **Mr. Price moved, Mrs. Tarman seconded, and the motion carried 3-0 to continue Ordinance No. 2019-06 to August 15, 2019 at 5:45PM in the City Commission Chambers.**

6. ORDINANCE NO. 2019-07 REZONE (K. OWENS) (TAB 4)

AN ORDINANCE OF THE CITY OF PALMETTO, FLORIDA REZONING APPROXIMATELY 3.8313 ACRES OF PROPERTY GENERALLY LOCATED AT THE NORTHWEST CORNER OF 17<sup>TH</sup> STREET EAST AND 16TH AVENUE EAST, PALMETTO, FLORIDA, FROM COUNTY ZONING LM (LIGHT MANUFACTURING) TO CITY ZONING CHI, HEAVY COMMERCIAL AND LIGHT INDUSTRIAL), AND AS MORE PARTICULARLY DESCRIBED IN THIS ORDINANCE; PROVIDING FOR SEVERABILITY, AND AN EFFECTIVE DATE. (LAMBRECHT-GRABER)

*This item was continued from the June 13, 2019 Planning and Zoning Board meeting.*

The applicant has requested a continuance to the August 15, 2019 Planning and Zoning Board meeting.

*The applicant or the applicant's representative was not present. There was no public comment for this item.*

**Motion:**                    **Mr. Price moved, Mrs. Tarman seconded, and the motion carried 3-0 to continue Ordinance No. 2019-07 to August 15, 2019 at 5:45PM in the City Commission Chambers.**

7. ORDINANCE NO. 2019-08 GENERAL DEVELOPMENT PLAN (K. OWENS) (TAB 5)

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF PALMETTO, FLORIDA, PROVIDING FOR FINDINGS OF FACT; APPROVING ADOPTION OF A GENERAL DEVELOPMENT PLAN AS DESCRIBED HEREIN FOR A RESIDENTIAL, PLANNED DEVELOPMENT CONTAINING APPROXIMATELY 225 SENIOR APARTMENT RESIDENTIAL UNITS ON 6.28 ACRES OF PROPERTY GENERALLY LOCATED ON THE WEST SIDE OF HABEN BOULEVARD APPROXIMATELY 335 FEET SOUTH OF U.S. 301; PROVIDING FOR CONFLICT, SEVERABILITY, AND AN EFFECTIVE DATE. (RIVIERA WEST, LLC-DOMINIMUM SR HOUSING)

*The applicant or the applicant's representative was not present. There was no public comment for this item.*

Mr. Price declared a conflict, and the conflict form was saved to the record. Due to Mr. Price's conflict, the Board didn't have a quorum, and the item had to be continued.

**Motion:**                    **Mrs. Tarman moved, Chair Ianoni seconded, and the motion carried to continue Ordinance No. 2019-08 to August 15, 2019 at 5:45PM in the City Commission Chambers.**

8. OLD BUSINESS

*There was no old business.*

9. NEW BUSINESS

*There was no new business.*

10. ADJOURNMENT

Chair Iaboni adjourned the meeting at 6:02PM.

**The July 18, 2019 Planning and Zoning Board meeting minutes were approved on: August 15, 2019 by the Planning and Zoning Board.**