

PLANNING AND ZONING BOARD MINUTES
THURSDAY, JUNE 16, 2022 - 1:30 PM
CITY HALL, COUNCIL CHAMBERS, VERO BEACH, FLORIDA

PRESENT: Chairman, Jeb Bittner; Vice Chairman, Jose Prieto; Member, Jeff Stassi and Alternate Member, Elliese Shaughnessy **Also Present:** Planning and Development Director, Jason Jeffries; City Attorney, John Turner and Deputy City Clerk, Sherri Philo

Excused Absence: Robin Pelensky

Unexcused Absence: Theodore Perry

Today's meeting was called to order at 1:30 p.m.

I. PRELIMINARY MATTERS

A. Agenda Additions and/or Deletions

Mr. Jeffries removed item 5-B) – *Recreation and Open Space Element* from today's agenda. He said that he would place this item on a future agenda after he has the opportunity to speak with the Recreation Director.

II. APPROVAL OF MINUTES

A. Regular Meeting – May 19, 2022

Mr. Stassi made a motion to approve the minutes of the May 19, 2022 Planning and Zoning Board meeting. Mr. Prieto seconded the motion and it passed unanimously.

III. PUBLIC COMMENT

None

IV. PUBLIC HEARING

[Legislative]

- A. An Ordinance of the City of Vero Beach, Florida, Amending the Land Development Regulations by Amending Chapter 62, Article VII, Airport Master Plan Land Use Zones, to Add Aviation Museum to the List of Permitted Uses in the ALI-A1 and ALI-1, Airport Light Industrial Zoning Districts; Amending Chapter 60 (Appendix. Definitions) to Add a Definition of Aviation Museum; Providing for Codification; Providing for Conflict and Severability; Providing for Correction of Scrivener's Errors; and Providing for an Effective Date (#Z22-000005-TXT).**

The Chairman read the Ordinance by title only.

Mr. Jason Jeffries, Planning and Development Director, went over staff's report accompanied by a Power Point presentation with the Board members (attached to the original minutes). Staff recommends approval of the text amendment.

The Chairman opened the public hearing at 1:39 p.m.

Mr. Carlos Halcomb, Vice Chairman of the Vero Beach Museum of Aviation, reported that at this time three (3) aircrafts have been donated to them. Two (2) are flyable and one (1) that needs full restoration. He said they appreciate the Board's time and consideration for this text amendment.

The Chairman closed the public hearing at 1:42 p.m., with no one else wishing to be heard.

Mr. Prieto made a motion to approve the Ordinance of the City of Vero Beach, Florida, amending the Land Development Regulations by amending Chapter 62, Article VII, Airport Master Plan Land Use Zones, to add Aviation Museum to the list of permitted uses in the ALI-A1 and ALI-1, Airport Light Industrial Zoning Districts; amending Chapter 60 to add a definition of Aviation Museum; providing for codification; providing for conflict and severability; providing for correction of scrivener's errors; and providing for an effective date. Mr. Stassi seconded the motion and it passed 4-0 with Ms. Shaughnessy voting yes, Mr. Stassi yes, Mr. Prieto yes and Mr. Bittner yes.

V. DISCUSSIONS

A. Proposed Landscaping and Tree Protection Ordinance Amendment

Mr. Jeffries said this item was placed on today's agenda to see if there was any additional information that the Board members would like staff to consider as they continue to work on these amendments. He briefly went over the slide, *Landscape and Tree Protection, Next Steps* of the Power Point presentation with the Board members. He felt that the public hearing on the Ordinance would be held at their July 21, 2022, meeting.

The Chairman opened the floor for public comments at 1:47 p.m.

Mrs. Katherine Booth said that she recently gave a 10-minute presentation to the City Council about tree protection and they recommended that she speak to this Board. She said that she would like to give this presentation to the Board at their meeting on July 21, 2022, before their final decision is made.

Mr. Bittner recommended that she give her presentation to the Board at their July 21, 2022, meeting when Mrs. Pelensky is present and before the Board makes their recommendations to the City Council. The Board members agreed.

The Chairman closed public comments at 1:48 p.m., with no one else wishing to be heard.

B. Recreation and Open Space Element

This item was removed from today's agenda.

C. Permitted Uses in Commercial Districts

Mr. Jeffries went over staff's report accompanied by a Power Point presentation with the Board members (attached to the original minutes).

Mr. Stassi asked when was the last time the City did an in depth review of this.

Mr. Jeffries said they have not. He said the City's zoning districts have existed since the adoption of the Zoning Code in 1948. He explained that as the City developed zoning map changes were made here and there.

The Chairman opened and closed public comments at 2:15 p.m., with no one wishing to be heard.

The Board was in support of staff moving forward.

VI. PLANNING DEPARTMENT MATTERS

Mr. Jeffries reported that the July 7, 2022 Planning and Zoning Board meeting has been cancelled. Their next meeting will be held on July 21, 2022.

VII. BOARD MEMBERS' MATTERS

None

VIII. ADJOURNMENT

Today's meeting adjourned at 2:17 p.m.

/sp