

**PLANNING AND ZONING BOARD MINUTES
THURSDAY, NOVEMBER 16, 2023 - 1:30 PM
CITY HALL, COUNCIL CHAMBERS, VERO BEACH, FLORIDA**

PRESENT: Chairman, Jeb Bittner; **Members:** Robin Pelensky, Jason Ground, Timothy Velde, T. P. Kennedy, Alternate Member, Elliese Shaughnessy and Alternate Member Jake McCrae **Also Present:** Planning Director, Jason Jeffries; Principle Planner, Cheri Fitzgerald and Deputy City Clerk, Sherri Philo

The Chairman called today's meeting to order at 1:30 p.m.

I. PRELIMINARY MATTERS

A. Agenda Additions and/or Deletions

None

II. APPROVAL OF MINUTES

A. Regular Meeting – October 19, 2023

Mr. Velde made a motion to approve the minutes of the October 19, 2023 Planning and Zoning Board meeting. Mr. Kennedy 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 Comprehensive Plan Future Land Use Map by Changing the Future Land Use Designation from GU, Government Use to MX, Mixed Use, and P, Park, and the Text of the Land Use, Transportation, Coastal Management, and Conservation Elements, for the Three Corners Development Project, Located at 17 17th Street, Containing 22.4 Acres More or Less; Providing for an Effective Date.**

The Chairman read the Ordinance by title only.

Mrs. Cheri Fitzgerald, Principal Planner, 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 Comprehensive Plan text and future land use map amendments to the City Council.

The Chairman opened and closed the public hearing at 1:52 p.m., with no one wishing to be heard.

Mr. Ground made a motion to approve the Ordinance of the City of Vero Beach, Florida amending the Comprehensive Plan Future Land Use Map by changing the future land use designation from GU, Government Use to MX, Mixed Use, and P, Park, and the Text of the Land Use, Transportation, Coastal Management, and Conservation Elements, for the Three Corners development project, located at 17 17th Street, containing 22.4 acres more or less; providing for an effective date based on competent substantial evidence. Mrs. Pelensky seconded the motion and it passed 5-0 with Mr. Kennedy voting yes, Mr. Ground yes, Mrs. Pelensky yes, Mr. Velde yes and Mr. Bittner yes.

V. PLANNING DEPARTMENT MATTERS

Mr. Jason Jeffries, Planning Director, briefly went over the Planning Department's work plans with the Board members (attached to the original minutes).

Mr. Jeffries reported that their next meeting will be held on December 7, 2023. There will not be a meeting on December 21, 2023, or January 4, 2023.

VI. BOARD MEMBERS' MATTERS

None

VII. ADJOURNMENT

Today's meeting adjourned at 2:05 p.m.

/sp