

# Planning and Zoning Meeting Agenda

Thursday January 27, 2022 – 6:00 pm

## Regular Meeting

**ASTATULA COMMUNITY CENTER – 13251 PARK AVE.**

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### **Members**

Marjorie Boyd, Chairman  
Karen Smith  
Sean Donnelly  
Theresa Ann LaBree  
Leigh Ann Pflugh

### **Staff**

Graham Wells, Town Clerk  
Tim Green, Town Planner

### **Call to Order**

### **Pledge of Allegiance**

### **Roll Call**

### **Confirmation of Meeting Notice**

### **Welcome and Introduction of Guests**

### **Minute Approval:**

1. Minutes for November 29, 2021, Special Planning & Zoning Meeting.

### **PUBLIC HEARING**

### **ORDINANCE 2021-24**

**AN ORDINANCE OF THE TOWN OF ASTATULA, FLORIDA, AMENDING THE OFFICIAL ZONING MAP OF THE TOWN OF ASTATULA, FLORIDA, BY AMENDING THE EXISTING LAKE COUNTY AGRICULTURAL ZONING TO TOWN OF ASTATULA R-2. THE PROPERTY IS LOCATED NORTH OF CR 48 AT THE INTERSECTION OF FAIR STREET AND MORNING GLORY WAY IN ASTATULA, FLORIDA, AND CONTAINS APPROXIMATELY 98 ACRES, AND MORE PARTICULARLY DESCRIBED BELOW; FINDING CONFORMITY WITH STATE STATUTES AND THE COMPREHENSIVE PLAN OF THE TOWN OF ASTATULA, FLORIDA; PROVIDING FOR CONFLICT; PROVIDING A SAVINGS CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

Green Consulting Group, Inc. (GCG) has conducted the Rezoning review for the proposed Sterling Meadows project. The application was prepared by Civil/Site Engineering, Inc. The concept plan was prepared by Civil/Site Engineering Inc. on 8/17/21 and consists of one sheet. The property is approximately 98 acres and is zoned Lake County Agricultural. The project is north of CR 48 at the intersection of Fair Street and Morning Glory Way. The conceptual plan proposes 157 residential dwellings.

**Staff recommend the Planning and Zoning Board recommend that the Town Council approve the proposed rezoning Ordinance 2021-24.**

**LOT SPLIT - SITE LYING SOUTH OF FLORIDA AVENUE, WEST OF WASHINGTON STREET AND EAST OF LITTLE LAKE HARRIS**

Green Consulting Group, Inc. (GCG) has conducted a review of the proposed Lot Split for the 1.56± Acre site lying W Site lying South of Florida Avenue, West of Washington Street and East of Little Lake Harris in the Town of Astatula. The existing parcel is zoned R-1. The proposed Lot Split will divide the parcel into two parcels. The submitted surveys dated 10/15/21 prepared by Ireland & Associates, Inc., Signed by Florida Surveyor and Mapper #6637.

A motion to approve the lot split contingent on any outstanding items being completed prior to final approval by Town Council is requested.

Staff recommend the Planning and Zoning Committee recommend that the Town Council approve the proposed Lot Split and further recommend that the Town Council approve the proposed Lot Split with recording held until the Title Opinion is reviewed by the Town Attorney.

**PROPOSED AMENDMENTS TO THE LAND DEVELOPMENT REGULATIONS**

Consideration and approval is requested for a number of amendments required for Chapter 6 and Chapter 7 of the LDR's to bring the code current.

**Staff recommend that the Board recommend approval of the amendments to the council.**

**Adjournment:**