



PLANNING & ZONING BOARD AGENDA

APRIL 30, 2014

Location & Time

Commission Chambers
County Admin. Building
315 West Main Street
Tavares, FL 32778-7800
P&Z: 9:00 a.m. 4/30/14
BCC: 1:30 p.m. 5/20/14

The Lake County Planning & Zoning Board is an advisory board to the Board of County Commissioners (BCC). It is responsible for reviewing changes to the Comprehensive Plan, zoning, conditional uses, mining site plans, and making recommendations on these applications to the Board of County Commissioners. Planning & Zoning Board meetings are held the first Wednesday of each month.

The recommendations of the Planning & Zoning Board are transmitted to the Board of County Commissioners (BCC) for their consideration at a scheduled public hearing; these cases will be heard at the BCC hearing time, or soon thereafter.

Planning & Zoning Board Members

Paul Bryan, Chairman
(District 5)

Timothy Morris
(District 3)

Ted DeWitt (District 2)

Kathryn S. McKeeby
(District 1)

Rick Gonzalez (District 4)

Debbie Stivender, School
Board, Representative

Kasey Kesselring, Vice-
Chairman, At-Large
Representative

Donald L. Heaton,
Ex-Officio, Non-Voting
Military Representative

Board of County Commissioners

Timothy I. Sullivan	District 1
Sean Parks	District 2
Jimmy Conner, Chairman	District 3
Leslie Campione	District 4
Welton G. Cadwell	District 5

County Staff

David Heath, County Manager
Sanford A. Minkoff, County Attorney
Erin Hartigan, Assistant County Attorney

Growth Management Department Staff

Amye King, AICP, Director, Department of Growth Management
Chris Schmidt, Manager, Division of Planning & Community Design
Steve Greene, AICP, Chief Planner, Division of Planning & Community Design
Anita Greiner, Chief Planner, Division of Planning & Community Design
Jennifer Cotch, Senior Planner, Division of Planning & Community Design
Rick Hartenstein, AICP, Senior Planner, Division of Planning & Community Design
Michele Janiszewski, Planner, Division of Planning & Community Design
Melving Isaac, PE, Planner, Division of Planning & Community Design
Donna Bohrer, Public Hearing Associate, Division of Planning & Community Design

For any questions, comments, or concerns, please contact the Planning & Community Design Division at (352) 343-9641 or email planning@lakecountyfl.gov.

LAKE COUNTY PLANNING & ZONING BOARD
April 30, 2014
AND
LAKE COUNTY BOARD OF COUNTY COMMISSIONERS
May 20, 2014

- I. Pledge of Allegiance**
- II. Invocation**
- III. Agenda Update**
- IV. Minute Approval**
- V. Public Comment**
- VI. Consent Agenda**

The Consent Agenda contains items that are recommended for approval and that are not controversial. The Planning & Zoning Board/BCC will adopt the entire consent agenda in one motion if no one from the Board or audience has questions, concerns or objections. An item may be removed from the Consent Agenda for a full public hearing at the request of any Commissioner, staff member, or member of the public.

Tab 1	PH# 14-14-2	Verde Park PUD Amendment
Tab 2	CUP# 12/12/1-1	Skyline Ranch CUP
Tab 3	MCUP# 14/5/1-5	Goose Prairie Peat Mine
Tab 4	LPA# 14/5/1-3	Lisbon Rural Support Corridor Small-Scale Amendment
Tab 5	Ordinance 2014-XX	Seawall Ordinance

Regular Agenda

VII. Other Business

VIII. Adjourn

CASE NO: PH #14-14-2

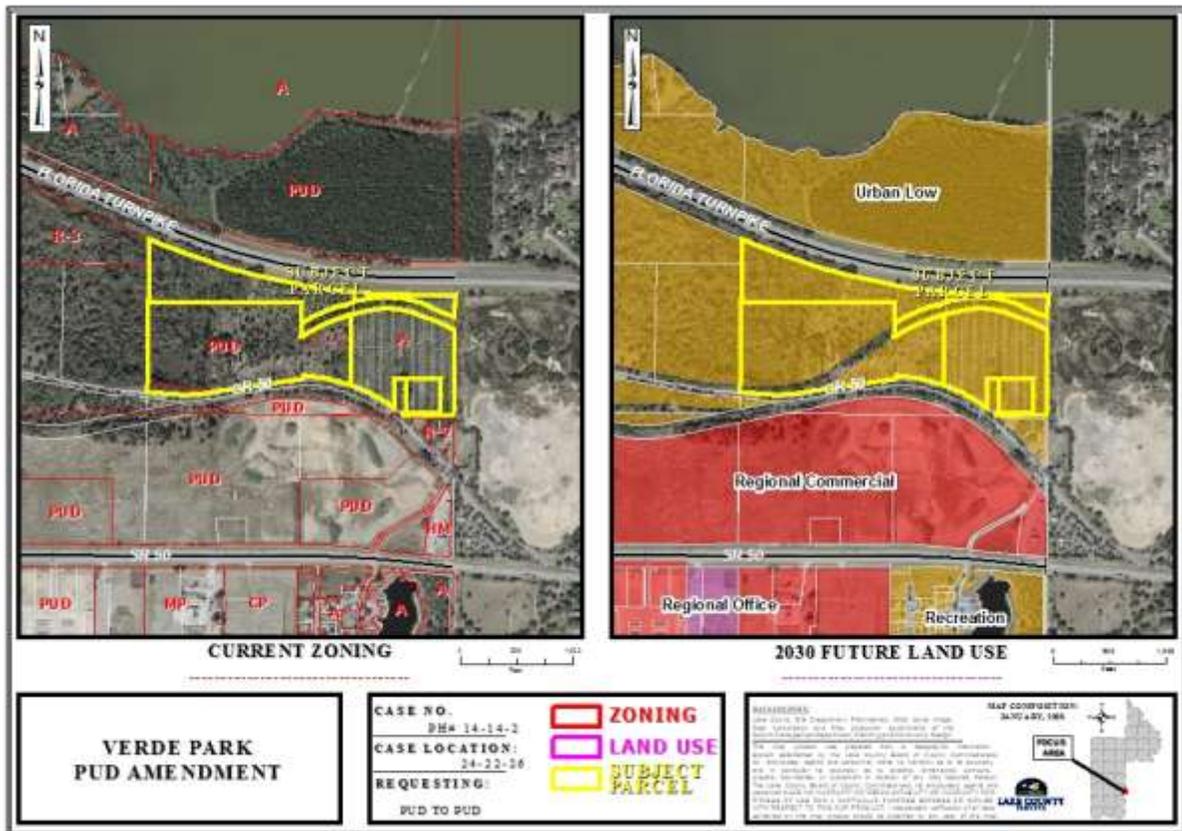
TAB NO: 1

OWNER: Meritage Homes, Inc.

APPLICANT: Lake County Planning and Community Design

PROJECT NAME: Verde Park PUD Amendment

GENERAL LOCATION: Clermont area, north of Old Highway 50, south of US Turnpike and west of Orange County line.



REQUESTED ACTION: Amend PUD Ordinance 2012-57 to amend buffer requirements and replace with new ordinance.

SIZE OF PARCEL: 61.39 +/- acres

FUTURE LAND USE: Urban Low

STAFF RECOMMENDATION: Staff recommends **Approval** of the PUD amendment, with conditions, based on the analysis below and the Findings of Fact.

CASE NO: CUP #12/12/1-1

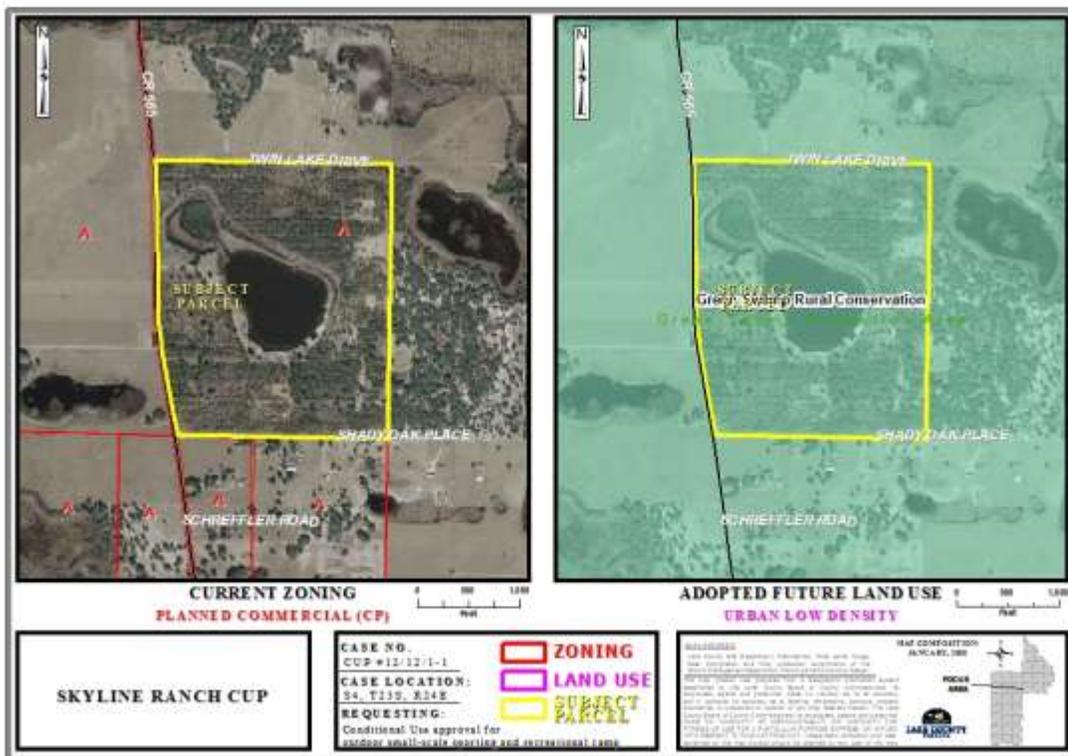
TAB NO: 2

OWNER: Robin and Marcia Bell

APPLICANT: Anita Geraci-Carver

PROJECT NAME: Skyline Ranch

GENERAL LOCATION: Groveland area, Southeast of CR 565 (Bay Lake Road)/Twin Lake Drive intersection.



REQUESTED ACTION: Conditional Use Permit (CUP) approval for small-scale outdoor recreational camp in the Green Swamp.

SIZE OF PARCEL: 136.85 +/- acres

FUTURE LAND USE: Green Swamp Rural Conservation

STAFF RECOMMENDATION: Staff recommends **APPROVAL** of the CUP application for outdoor small-scale sport recreational camp uses including special events, with conditions specified in the proposed Ordinance.

CASE NO: MCUP #14/5/1-5

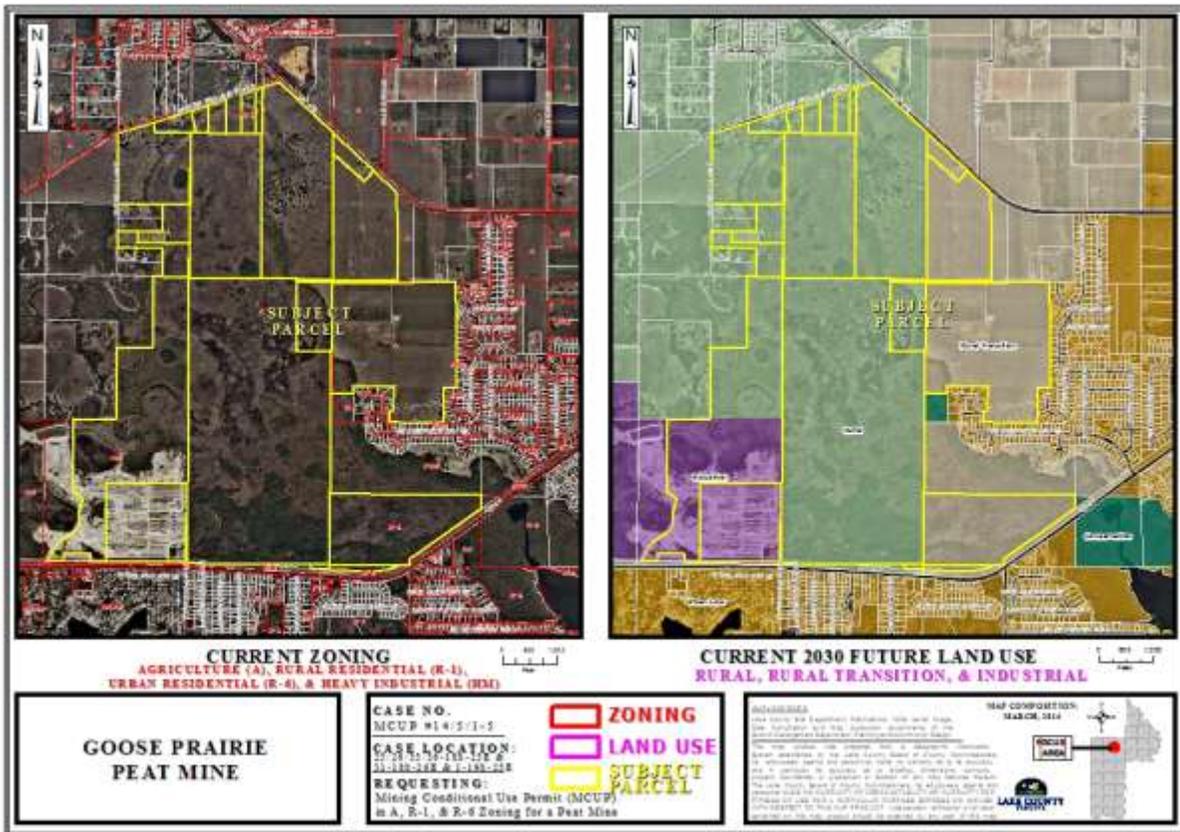
TAB NO: 3

OWNER: Steven Cook, Florida Environmental Restoration, Inc.

APPLICANT: Bill Newlon, Kleinfelder

PROJECT NAME: Goose Prairie Peat Mine

GENERAL LOCATION: Lisbon area, north of CR 44, south of Goose Prairie Road, and southeast of CR 452



REQUESTED ACTION: The Applicant is requesting a Mining Conditional Use Permit for a peat mine with the intent to harvest the peat and reclaim/restore the wetland system.

SIZE OF PARCEL: 1,016.28 +/- acres

FUTURE LAND USE: Rural/Rural Transition/Industrial

STAFF RECOMMENDATION: Staff recommends **APPROVAL** of a Mining Conditional Use Permit for a peat mine, with conditions as specified in the proposed ordinance.

CASE NO: LPA #14/5/1-3, Small-Scale Amendment Lisbon Rural Support Corridor

TAB NO: 4

**ADOPTION
ORDINANCE 2014 –
LPA#14/5/1-3
Lisbon Rural Support Corridor**

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF LAKE COUNTY, FLORIDA, AMENDING THE LAKE COUNTY 2030 COMPREHENSIVE PLAN; AMENDING THE FUTURE LAND USE ELEMENT POLICY I-1.4.7.2, RURAL SUPPORT CORRIDORS, TO SPECIFY THE WIDTH OF THE LISBON RURAL SUPPORT CORRIDOR; AMENDING TABLE FLUE 6-RURAL SUPPORT CORRIDORS TO CREATE A RURAL SUPPORT CORRIDOR ALONG CR 44 IN THE LISBON COMMUNITY; AMENDING THE FUTURE LAND USE MAP TO DESIGNATE THE LISBON RURAL SUPPORT CORRIDOR ALONG THE NORTH SIDE OF CR 44; PROVIDING FOR PUBLICATION AS REQUIRED BY SECTION 163.3184(11), FLORIDA STATUTES; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.



CASE NO: LPA #14/5/1-3

TAB NO: 5

**NOTICE OF PROPOSED ORDINANCE AMENDING APPENDIX E, LAND DEVELOPMENT REGULATIONS;
CHAPTER 6, SECTION 6.01.06.**

Ordinance No. 2014-_____

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF LAKE COUNTY, FLORIDA; AMENDING LAKE COUNTY CODE APPENDIX E, LAND DEVELOPMENT REGULATIONS, CHAPTER VI, ENTITLED "RESOURCE PROTECTION STANDARDS", SECTION 6.01.06, ENTITLED "SEAWALLS", IN ORDER TO RENAME IT "EROSION CONTROL METHODS FOR SHORELINE PROPERTIES", TO PROVIDE CRITERIA AND CONDITIONS SPECIFYING WHEN VERTICAL SEAWALLS CAN BE UTILIZED FOR SHORELINE PROTECTION ALONG THE SHORELINE OF SPRINGS, LAKES, RIVERS AND STREAMS, AND TO PROVIDE CRITERIA FOR CAPTURING UPLAND RUNOFF; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CODE; PROVIDING FOR FILING WITH THE DEPARTMENT OF STATE; AND PROVIDING FOR AN EFFECTIVE DATE.