



Meeting Minutes Planning Commission

Tuesday, August 15, 2023

1:30 PM

Council Chambers

[23-19CP](#)

Stiles Multi-Family Comprehensive Plan Amendment (Legislative)

Staff: Josh Law, Planner

Agent: Jackson R. Boone, Esq., Boone Law Firm

Applicant: Stiles Corporation

Chair Snyder announced this is a legislative hearing, read the memorandum regarding advertisement and written communications, and opened the public hearing.

Planner Law, being duly sworn, presented general information, aerial photo, surrounding properties, GCCF Master Plan, project description, future land use maps, current zoning, Mixed Use Residential (MUR), compatibility, Comprehensive Plan consistency, LDC compliance, findings of fact, concurrency and mobility, and answered Commission questions on MUR districts, and RF3 compatibility.

Attorney Jackson Boone, Agent, being duly sworn, presented aerial photo, property location, property size, surrounding land use designations, proposed medium density land use, tables referenced in staff report, compatibility with GCCF Binding Master Plan, open space to south of property, compatibility with surrounding area, mitigation at time of site and development, and traffic study.

Chair Snyder closed the public hearing.

A motion was made by Mr. Hale, seconded by Vice Chair Willson, that based on review of the application materials, the staff report and testimony provided during the public hearing, the Planning Commission, sitting as the local planning agency, finds this Petition consistent with the Comprehensive Plan Amendment and in compliance with Florida Statutes Chapter 163, Part II, and therefore, recommends to City Council approval of Comprehensive Plan Amendment Petition No. 23-19CP. The motion was carried by the following vote:

Yes: 6 - Mr. Hale, Mr. Willson, Mr. Jasper, Ms. Schierberg, Chair Snyder and Mr. Preiksats

Excused: 1 - Mr. McKeon