



## MEMORANDUM

**FROM:** Nicole Tremblay, Senior Planner  
**DEPT:** Planning and Zoning  
**TO:** Kelly Michaels, City Clerk  
**DATE:** May 4, 2026  
**RE:** Transmittal of Petition for Council Action –  
Decision Criteria Petition No. 26-08AM

**SUBJECT:** Transmittal of Petition for Council Action 26-08AM

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On March 17, 2026, the Planning Commission, made the following motion for the subject petition:

**Petition No. 26-08AM**

The following motion was **APPROVED** by a vote of 6-0, with one member absent:

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, in compliance with the Land Development Code and with the affirmative Findings of Fact in the record, and **RECOMMENDS APPROVAL TO CITY COUNCIL OF TEXT AMENDMENT PETITION NO. 26-08AM** with changes as discussed during the hearing.

**A track changes version of the document is provided to show the differences between the version shown at Planning Commission and the current version of the text. These changes include wording adjustments for consistency across all sections, removing wording related to SWFWMD, making environmental report criteria more accurate based on the existing application requirements, and moving items from general zoning map amendment criteria to planned district criteria where applicable.**

To continue the processing of the petition, please complete the following:

- Schedule the public hearings before City Council, and provide our office with the legal advertisement when sent to the Gondolier so that we may prepare the notification sign and post on the property 15 days prior, per public notice requirements.
- Legistar file CC 26-08 has been created with the following attachments. Please reformat as needed for City Council:
  1. Staff Memo
  2. Application
  3. Strikethrough/Underline Version
  4. Clean Version
  5. Track Changes Version from PC

The Planning and Zoning Department may receive additional written correspondence on this petition, which will be forwarded to your office.

Yes    N/A

- |                          |                                     |   |
|--------------------------|-------------------------------------|---|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | City Attorney Reviewed/Approval   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Risk Management Review  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Finance Department Review/Approval  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Funds Availability (account number): <a href="#">Click or tap here to enter text.</a> |

Cc: Petition No. 26-08AM