

HILLIARD PLANNING AND ZONING BOARD MEETING

Hilliard Town Hall / Council Chambers
15859 West County Road 108
Post Office Box 249
Hilliard, FL 32046

BOARD MEMBERS

Wendy Prather, Chair
Charles A. Reed, Vice Chair
Harold "Skip" Frey, Board Member
Josetta Lawson, Board Member
Kevin Webb, Board Member

ADMINISTRATIVE STAFF

Lee Anne Wollitz
Land Use Administrator

PLANNING AND ZONING ATTORNEY

Christian Waugh

MINUTES

TUESDAY, FEBRUARY 13, 2024, 7:00 PM

NOTICE TO PUBLIC

Anyone wishing to address the Planning & Zoning Board regarding any item on this agenda is requested to complete an agenda item sheet in advance and give it to the Land Use Administrator. The sheets are located next to the printed agendas in the back of the Council Chambers. Speakers are respectfully requested to limit their comments to three (3) minutes. A speaker's time may not be allocated to others.

PLEDGE OF CIVILITY

WE WILL BE RESPECTFUL OF ONE ANOTHER
EVEN WHEN WE DISAGREE.
WE WILL DIRECT ALL COMMENTS TO THE ISSUES.
WE WILL AVOID PERSONAL ATTACKS.
"Politeness costs so little." – ABRAHAM LINCOLN

CALL TO ORDER

PRAYER & PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENT

Chair Wendy Prather
Vice Chair Charles A. Reed
Planning and Zoning Board Member Josetta Lawson
Planning and Zoning Board Member Kevin Webb
Planning and Zoning Board Member Harold "Skip" Frey

CHAIR **To call on members of the audience wishing to address the Board on matters not on the Agenda.**

No public wish to address the Board.

REGULAR MEETING

ITEM-1 Additions/Deletions to Agenda

There were no Additions or Deletions to the Agenda.

- ITEM-2 Planning and Zoning Board Recommendation to the Town Council, the Minor Subdivision Application No. 20240116
Parcel ID No. 08-3N-24-2380-0010-0042
Property Owner- Shawn Clark
Lee Anne Wollitz – Land Use Administrator
- Lee Anne Wollitz, Land Use Administrator** reads staff report and explains recommendation. Including conditions for approval.
- Wendy Prather, Chair** ask if the zoning was updated with the newest Comp. Plan update.
- Skip Frey, Board Member and Developer Shawn Clark**, engaged in conversation about the current water and sewer service for the two homes.
- Motion made by Planning and Zoning Board Member Lawson, Seconded by Planning and Zoning Board Member Frey.
Voting Yea: Planning and Zoning Board Member Frey, Chair Prather, Vice Chair Reed, Planning and Zoning Board Member Lawson, Planning and Zoning Board Member Webb
- ITEM-3 Planning and Zoning Board approval of the Site Plan Application No. 20221025. Parcel ID No. 17-3N-24-2020-0057-0000. Address 3714 Raven Drive.
Property Owner- Gregg Simmons
Lee Anne Wollitz – Land Use Administrator
- Lee Anne Wollitz, Land Use Administrator** reads staff report and explains recommendation. Including conditions for approval.
- Henry Vorpe, Engineer for Development**, addressed questions from the board about amenities, master meter, phasing, and duration of buildout.
- Motion made by Vice Chair Reed, Seconded by Planning and Zoning Board Member Webb.
Voting Yea: Planning and Zoning Board Member Frey, Chair Prather, Vice Chair Reed, Planning and Zoning Board Member Lawson, Planning and Zoning Board Member Webb
- ITEM-4 Planning and Zoning approval of the Minutes for Regular meeting January 16, 2024.
- Motion made by Planning and Zoning board Member Frey, Seconded by Vice Chair Reed.
Voting Yea: Planning and Zoning board Member Frey, Chair Prather, Vice Chair Reed, Planning and Zoning Board Member Lawson, Planning and Zoning Board Member Webb

ADDITIONAL COMMENTS

PUBLIC

No public wish to address the Board.

BOARD MEMBERS

No additional comments by the Planning and Zoning Board.

LAND USE ADMINISTRATOR

Lee Anne Wollitz, Land Use Administrator, defers to Town Clerk, Lisa Purvis to explain new process for financial disclosures.

PLANNING AND ZONING ATTORNEY

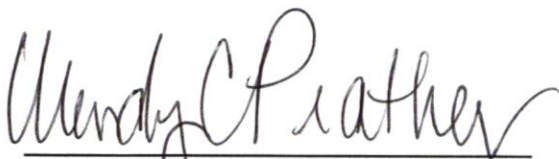
No additional comments by the Planning and Zoning Attorney, absent.

ADJOURNMENT

Motion to adjourn at 7:30pm.

Motion made by Vice Chair Reed, Seconded by Planning and Zoning Board Member Webb.
Voting Yea: Planning and Zoning Board Member Frey, Chair Prather, Vice Chair Reed,
Planning and Zoning Board Member Webb, Planning and Zoning Board Member Lawson.

Approved this 12th day of March 2024, by the Hilliard Planning & Zoning Board, Hilliard, Florida



Wendy Prather, Chair
Hilliard Planning & Zoning Board