

PLANNING AND ZONING BOARD MEETING

CITY OF LAKE CITY

October 03, 2023 at 5:30 PM

Venue: City Hall

AGENDA

The meeting will be held in the City Council Chambers on the second floor of City Hall located at 205 North Marion Avenue, Lake City, FL 32055. Members of the public may also view the meeting on our YouTube channel. YouTube channel information is located at the end of this agenda.

INVOCATION

ROLL CALL

MINUTES

[i](#) **Meeting Minutes:** 09-12-2023

OLD BUSINESS- None

NEW BUSINESS- None

WORKSHOP- None

ADJOURNMENT

YouTube Channel Information

Members of the public may also view the meeting on our YouTube channel at:
<https://www.youtube.com/c/CityofLakeCity>

Pursuant to 286.0105, Florida Statutes, the City hereby advises the public if a person decides to appeal any decision made by the City Council with respect to any matter considered at its meeting or hearings, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Pursuant to 286.26, Florida Statutes, persons needing special accommodations to participate in this meeting should contact the City Manager's Office at (386) 719-5768.

File Attachments for Item:

i. Meeting Minutes: 09-12-2023

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MEETING MINUTES

Date: 09/12/2023

Roll Call:

Mrs. McKellum-Not Present
Mr. Nelson- Present
Mr. Cooper-Not Present
Mr. McMahon- Present

Mr. Carter- Present
Mr. Lydick- Present

Approval of Past Minutes-Approve the minutes of the 08/01/2023 Meeting.

Motion By: Mr. Carter

Seconded By: Mr. Nelson

Comments or Revisions: None

Old Business:

Petition # SPR23-10 Presented By: Carol Chadwick P.E. as Agent

As owner or agent and gives address of: 1208 SW Fairfax Glen, Lake City, FL 32025

Petitioner is Sworn in by:

Discussion:

Robert stated that there was no update to the petition.

Petition was continued at the 05/02/2023 meeting.

Motion to Extend Continuation By: Mr. Carter **Second By:** Mr. McMahon

Mrs. McKellum: Absent **Mr. Cooper:** Absent **Mr. McMahon:** Aye
Mr. Carter: Aye **Mr. Lydick:** Aye **Mr. Nelson:** Aye

New Business:

Petition # CPA23-04 and Z23-05 Presented By: Carol Chadwick as Agent

As owner or agent and gives address of: 1208 SW Fairfax Glen, Lake City, FL 32055

Petitioner is Sworn in by: Mr. Lydick

Discussion:

Motion to move agenda item for CPA23-04 and Z23-05 to end of agenda by: Mr. Carter **Second By:** Mr. McMahon.

Mrs. McKellum: Absent **Mr. Cooper:** Absent **Mr. McMahon:** Aye
Mr. Carter: Aye **Mr. Lydick:** Aye **Mr. Nelson:** Aye

Robert Introduced the petition. Robert stated that the applicant is looking to rezone the parcels from Residential Single-Family 2 to Residential Office and change the Future Land Use from Residential

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Moderate to Residential Medium. Robert stated that the property is not contiguous to the Residential Office zoning district but does touch it at the southeast corner of the property.

Carol stated that they are looking to put a duplex there. She stated that the southeast corner does touch the Residential Office district. Mr. McMahon asked how many units. Carol stated two units. Mr. Lydick asked if this would need a site plan. Robert stated that he would confirm and let the petitioner know. Mr. Lydick stated that this would not create a zoning island being it touches the Residential Office district and there are several other parcels in close proximity.

Motion to close public comment by: Mr. Carter **Seconded by:** Mr. McMahon

Motion to Approve CPA23-04 and Z23-05 by: Mr. Carter **Motion Seconded By:** Mr. Nelson

Mrs. McKellum: Absent **Mr. Cooper:** Absent **Mr. McMahon:** Aye
Mr. Carter: Aye **Mr. Lydick:** Aye **Mr. Nelson:** Aye

Petition # CPA23-05 and Z23-06 Presented By: Brandon Stubbs, as Agent
As owner or agent and gives address of: 148 SW Gerald Conner Dr, Lake City, FL 32024
Petitioner is Sworn in by: Mr. Lydick

Discussion:

Robert Introduced the petition. Robert stated that the applicant is looking to rezone from Commercial Intensive County (CI Co) to Commercial Intensive City (CI City) and to change to the future land use from Commercial County to Commercial City.

Brandon stated that they are petitioning to change the zoning and future land use from the county designation to the city designation. It was annexed in the mid 2000's and the zoning were not updated. Wanting to make sure the zoning is uniform. The property is going to be used for a rehabilitation facility.

Motion to close public comment by: Mr. McMahon **Seconded by:** Mr. Carter

Motion to Approve CPA23-05 and Z23-06 as submitted by: Mr. Carter **Motion Seconded By:** Mr. Nelson

Mrs. McKellum: Absent **Mr. Cooper:** Absent **Mr. McMahon:** Aye
Mr. Carter: Aye **Mr. Lydick:** Aye **Mr. Nelson:** Aye

Petition # CPA23-06 and Z23-07 Presented By: David Winsberg as Owner
As owner or agent and gives address of:
Petitioner is Sworn in by: Mr. Lydick

Discussion:

Robert stated that the City recommends to continue the petition to a later date once all requirements of the petition are meet. David agreed.

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Motion to continue petition by: Mr. Carter **Motion Seconded By:** Mr. McMahon

Mrs. McKellum: Absent **Mr. Cooper:** Absent **Mr. McMahon:** Aye

Mr. Carter: Aye **Mr. Lydick:** Aye **Mr. Nelson:** Aye

Workshop: Board discussed the attendance of Mr. Cooper and asked Robert to reach out to him to formally resign or if his situation has changed.

Mr. Lydick closed the meeting.

Motion to Adjourn by: Mr. Carter

Time: 5:53 pm

Motion Seconded By: Mr. McMahon

Mr. Lydick, Board Chairperson

Date Approved

Robert Angelo, Secretary

Date Approved