



Planning & Zoning Board

November 03, 2025
6:00 PM

25440 West Newberry Road, Newberry, Florida 32669

CALL TO ORDER

APPROVAL OF AGENDA

PLEDGE OF ALLEGIANCE

CONSENT AGENDA

1. Planning & Zoning Board Meeting Minutes - October 6, 2025

PUBLIC HEARINGS AND ORDINANCES

2. Sign Variance for Wawa at Highland Park

Quasi-judicial hearing for a resolution of the City Commission of the City of Newberry, Florida, serving as the Board of Adjustment, approving a variance as authorized under Section 3.2.5 of the City of Newberry Land Development Regulations, permitting two (2) additional monument signs within the Highland Park Planned Development, on certain lands within the corporate limits of the City of Newberry, Florida, consisting of 9.6 acres and more particularly described in Exhibit A; repealing all resolutions in conflict; and providing an effective date.

3. Smyrna Read Mix Concrete Batch Plant Special Use Permit

Quasi-judicial hearing for a resolution of the City of Newberry, Florida, granting a special use permit for a concrete batch plant within the Material-Oriented Industrial future land use category and Industrial (I) zoning district on a site consisting of 9.6 contiguous acres, more or less, on certain lands within the corporate limits of the City of Newberry, Florida; Tax Parcel No. 01897-004-000, more particularly described in Exhibit A; providing severability; providing for repealer; and providing an effective date.

4. Interim Zoning Ordinance Regarding Subdivision

Legislative public hearing for an interim zoning ordinance of the City of Newberry, Florida, amending portions of Appendix B, Article 5 related to subdivisions to provide relief for certain subdivision and street standards; providing severability; repealing all ordinances in conflict; and providing an effective date.

AGENDA ITEMS

TOPICS FROM MEMBERS FOR DISCUSSION

MEETING ADJOURNMENT

Copies of any agenda attachments are available for public inspection at the Community Development Department, located at 25815 SW 2nd Avenue, Newberry, Florida, during regular business hours.

If A Person, Firm, or Corporation Desires to Take an Appeal From any Action Taken At the Above Meeting or Hearing, It May Be Necessary to Have A Verbatim Record of the Proceedings and It Is the Person, Firm, or Corporation's Duty to See that Such A Record Is Made. The City of Newberry City Commission Policy Is to End the Public Meeting At 10:30 P.M. the Evening of the Regularly Scheduled Meeting Unless Extended by the City Commission. Any Matter on the Agenda Not Acted upon Shall Be Continued to the Next Regularly Scheduled City Commission Meeting, or a Special Meeting, at the Commission's Discretion. In accordance with the Americans with Disabilities Act (ADA) and Section 286.26, Florida Statutes, persons with disabilities requiring reasonable accommodations to participate in this meeting should contact Tracie O'Steen at 352-472-2161 or ADArequests@newberryfl.gov at least 72 business hours prior to the meeting. Such accommodations may include, but are not limited to, assistive listening devices, alternative formats of meeting materials, sign language interpretation, or physical access arrangements. If you are hearing or speech impaired, please contact the Florida Relay System at 800-955-8770. If you need special accommodations for attendance at this meeting, please contact MV Transportation, Inc. at 352-375-2784, not later than 72 business hours prior to the proceedings. .