



Commission Meeting

February 09, 2026
7:00 PM

25493 NW 1st Avenue, Newberry, Florida 32669

Agenda

CALL TO ORDER

APPROVAL OF AGENDA

INVOCATION

PLEDGE OF ALLEGIANCE

PRESENTATIONS

(Please limit presentations to 15 minutes)

1. Certificate of Achievement for Excellence in Financial Reporting

PUBLIC ANNOUNCEMENTS

(Please limit announcements to 2 minutes)

CONSENT AGENDA

2. 01.13.2026 Conference Meeting Minutes
3. 01.26.2026 Commission Meeting Minutes

PUBLIC HEARINGS AND ORDINANCES

4. Second Reading of Newberry Townhomes Small-Scale Future Land Use Map Amendment

Legislative public hearing for an Ordinance of the City of Newberry, Florida, amending the future land use map of the City of Newberry Comprehensive Plan by changing the future land use category from Residential Low Density (4 du/ac) to Residential High Density (20 du/ac) on approximately 0.72 acres (tax parcel no. 02118-003-000) located at the intersection of NW 3rd Avenue and NW 251st Street, in Newberry, Florida; providing for exclusion from codification, correction and directions to the City Manager; providing a severability clause; providing a repealing clause; and providing directions to the Clerk and an effective date.

5. Second Reading of Newberry Townhomes Rezoning

Quasi-judicial public hearing for an Ordinance of the City of Newberry, Florida, amending the Official Zoning Atlas of the City of Newberry Land Development Regulations by changing the zoning district from Residential, Single-Family (RSF-2) to Residential, Multiple-Family (RMF-2) zoning district on approximately 0.72 acres (Tax Parcel No. 02118-003-000) located at the intersection of NW 3rd Avenue and NW 251st Street, in Newberry, Florida; providing for exclusion from codification, correction and directions to the City Manager; providing a severability

clause; providing a repealing clause; and providing directions to the Clerk and an effective date.

6. Revisions to Section 4.2.4.2 Accessory Dwelling Units (ADU)

Legislative, Second Reading of Ordinance No. 2025-74 an ordinance of the City of Newberry, Florida, text of the City of Newberry land development regulations, as amended; to amend appendix b, the land development regulations, specifically, article 4, section 4.2.4.2 accessory dwelling units, as defined herein; providing severability; repealing all ordinances in conflict; and providing an effective date.

AGENDA ITEMS

7. SW 30th Ave. - Purchase Agreements for Parcels 116, 119, & 120
8. Wastewater Treatment Plant Construction Contract Award

COMMENTS

Citizens

(Please limit your comments to 5 minutes)

City Manager

City Attorney

City Clerk

Commission

Mayor

MEETING ADJOURNMENT



Randa K. Paul, City Clerk

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 the City Clerk 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. .