



**CITY OF OKEECHOBEE, FLORIDA
PLANNING BOARD
FEBRUARY 17, 2022
SUMMARY OF BOARD ACTION**

I. CALL TO ORDER

Chairperson Hoover called the regular meeting of the Planning Board for the City of Okeechobee to order on Thursday, February 17, 2022, at 6:00 P.M. in the City Council Chambers, located at 55 Southeast Third Avenue, Room 200, Okeechobee, Florida, followed by the Pledge of Allegiance.

II. ATTENDANCE

Roll was taken by Board Secretary Patty Burnette. Chairperson Dawn Hoover, Board Members Phil Baughman, Karyne Brass, Rick Chartier, Mac Jonassaint and Joe Papasso, were present. Vice Chairperson Doug McCoy and Alternate Board Members David McAuley and Jim Shaw were absent.

III. AGENDA

- A. There were no items added, deferred, or withdrawn from the agenda.
- B. Motion by Board Member Brass, seconded by Board Member Jonassaint to approve the agenda as presented. **Motion Carried Unanimously.**
- C. There were no comment cards submitted for public participation.

IV. MINUTES

- A. Motion by Board Member Baughman, seconded by Board Member Jonassaint to dispense with the reading and approve the January 20, 2022, Planning Board Meeting minutes. **Motion Carried Unanimously.**

V. CHAIRPERSON HOOVER OPENED THE QUASI-JUDICIAL PUBLIC HEARING AT 6:03 P.M.

- A. Rezoning Petition No. 22-002-R, requests to rezone 53.1± acres from Holding (H) and 1.7± acres from Residential Mobile Home (RMH) to 16.8± acres Heavy Commercial (CHV) and 38.0± acres Residential Multiple Family (RMF). The proposed use is a multi-family residential community and household storage facility.
 - 1. Notary Public Patty Burnette administered an oath to Mr. Jim LaRue, LaRue Planning and Management, 1375 Jackson Street, Suite 206, Fort Myers, Florida, Mr. Michael Nave, 909 Northeast 5th Street, Okeechobee, Florida, and Mr. Robert Brandenburg, 303 Northeast 8th Avenue, Okeechobee, Florida, who responded affirmatively.
 - 2. City Planning Consultant LaRue reviewed the Planning Staff Report finding the requested rezoning from H and RMH to CHV and RMF consistent with the City's Comprehensive Plan, thereby recommending **Approval.**
 - 3. Mr. Steven Dobbs, Consultant for Mr. Gad Reggev, Registered Agent for the Property Owner, Blue Spring Holdings, LLC, was unable to attend.
 - 4. Public comments were offered against the proposed requested change by Mr. Nave and Mr. Brandenburg. Three emails were received and read into the record by Chairperson Hoover from Mr. Travis Chambers, Adron Fence Co., 1132 Northeast 12th Street, Mrs. Debra Sams, 508 Northeast 8th Avenue, and Mr. Terry Mastaler, 401 Northeast 8th Avenue, in which all expressed concerns against the proposed requested change [the emails have been incorporated into the official minute file]. 89 surrounding property owner notices were mailed, signage was posted on the subject parcel and the Petition was advertised in the local newspaper.
 - 5. Board Members Baughman and Papasso disclosed they had spoken to Mr. Dobbs.
 - 6. Motion by Board Member Jonassaint, seconded by Board Member Papasso to recommend to the City Council approval of Rezoning Petition No. 22-002-R as presented in [Exhibit 1, which includes the findings as required for granting Petitions per Code Section 70-340; and the Planning Consultant's analysis of the findings and recommendation for approval]. **Motion Carried Unanimously.** The recommendation will be forwarded to the City Council for consideration at Public Hearings tentatively scheduled for March 15, 2022, and April 5, 2022.

CHAIRPERSON HOOVER CLOSED THE QUASI-JUDICIAL PUBLIC HEARING AT 6:41 P.M.

VI. Chairperson Hoover adjourned the meeting at 6:41 P.M.

Submitted by:

Patty M. Burnette

Patty M. Burnette, Secretary

Please take notice and be advised that when a person decides to appeal any decision made by the Planning Board with respect to any matter considered at this proceeding, he/she may need to ensure that a verbatim record of the proceeding is made, which record includes the testimony and evidence upon which the appeal is to be based. General Services' media are for the sole purpose of backup for official records.