



CITY OF OKEECHOBEE
PLANNING BOARD
55 SE 3RD AVENUE, OKEECHOBEE, FLORIDA 34974
OFFICIAL AGENDA
FEBRUARY 17, 2022
6:00 P.M.

I. CALL TO ORDER

II. ATTENDANCE

III. AGENDA AND PUBLIC COMMENTS

- A. Requests for the addition, deferral, or withdrawal of items on today's agenda.
- B. Motion to adopt agenda.
- C. Public participation for any items not on the agenda requires a Comment Card. Citizen comments are limited to 3 minutes per speaker unless otherwise approved by the Chair.

IV. MINUTES

- A. Motion to dispense with the reading and approve the January 20, 2022, Regular Meeting minutes.

V. OPEN QUASI-JUDICIAL PUBLIC HEARING

- A. Rezoning Petition No. 22-002-R, requests to rezone 53.1± acres from Holding and 1.7± acres from Residential Mobile Home to 16.8± acres Heavy Commercial and 38.0± acres Residential Multiple Family. The vacant unplatted parcel is located in the Northeast section of the City boundaries, situated East of Taylor Creek, South of the railroad track, West of the Northeast City Limits, and surrounds River Run Phase 2 subdivision to the North, East and South. The proposed use is a multi-family residential community and household storage facility - City Planning Consultant (**Exhibit 1**).
 - 1. Administer of Oath. Anyone intending to offer testimony on this Petition will be required to take an oath, respond, and give your full name and address.
 - 2. Review Planning Staff Report - **recommending approval**.
 - 3. Hear from Property Owner or Designee/Agent - Mr. Steven Dobbs, Consultant for Mr. Gad Reggev, Registered Agent for the Property Owner, Blue Spring Holdings LLC.
 - 4. Public comments or questions from those in attendance or submitted to the Board Secretary.
 - 5. Disclosure of Ex-Parte Communications¹ by the board.
 - 6. Consider a recommendation to the City Council to approve or deny Petition. The recommendation will be forwarded to the City Council for consideration at Public Hearings tentatively scheduled for March 15, 2022, and April 5, 2022.

CLOSE QUASI-JUDICIAL PUBLIC HEARING

VI. ADJOURN MEETING

¹Per Resolution No. 1997-05 Officials must disclose any communication received including the identity of the person, group, or entity; written communication may be read if not received by all Board Members; disclose any site visits made; disclose any expert opinions received; disclose any investigations made; disclosures must be made prior to the vote taken. Persons who have opinions contrary to those expressed in the ex-parte communication are given a reasonable opportunity to refute or respond.

BE ADVISED that should you intend to show any document, picture, video, or items to the Planning Board in support or opposition to any item on the agenda, a copy of the document, picture, video, or item must be provided to the Board Secretary for the City's records. **ANY PERSON DECIDING TO APPEAL** any decision made by the Planning Board with respect to any matter considered at this meeting will need to ensure a verbatim record of the proceeding is made and the record includes the testimony and evidence upon which the appeal will be based. In accordance with the Americans with Disabilities Act, persons with disabilities needing special accommodation to participate in this proceeding should contact the General Services Office in person or call 863-763-9824, Hearing Impaired: Florida Relay 7-1-1 no later than four business days prior to proceeding.