



**PLANNING AND ZONING BOARD AGENDA  
APRIL 10, 2024 6:30 PM  
AT TOWN HALL  
17404 SIXTH STREET  
MONTVERDE, FLORIDA 34756**

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The Montverde Staff and Council invite you to join the Town Hall meeting in person, on your computer, or by dialing in to listen. You can watch and listen to the meeting from home by following the directions below. **(Note: you will not be able to ask any questions during the meeting if you attend by zoom or dialing in).** Join the Zoom Meeting by clicking on the link below, copying and pasting the link into your browser, or going directly to zoom on your browser. Once in zoom, enter the Meeting ID and Passcode to be joined to the meeting. You may also call into the meeting by using the call-in number.

<https://us06web.zoom.us/j/83699855762?pwd=cGJ4UDRzdkNUL2J2NIU5b2JYaENnZz09>

**Meeting ID: 836 9985 5762  
Passcode: 820875  
Call in Number: 646-558-8656**

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**BOARD MEMBERS**

Karin Arellano  
Josie Weiss  
Thomas Johnson  
Holly Broecker  
Joe Morganelli

**STAFF**

Paul Larino, Town Manager  
Anita Geraci-Carver, Town Attorney  
Sean Parks, Town Planner  
Lisa Busto, Associate Town Planner  
Sandy Johnson, Town Clerk

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**Call to Order and Opening Ceremonies**

- Call to Order
- Pledge of Allegiance
- Roll Call

I. **Approval Of Minutes**

- A. Minutes of the March 13, 2024 Planning & Zoning Board Meeting.

II. **Public Hearings, Ordinance and Resolutions**

- A. **Resolution No. 2023-87** A Resolution of the Town Council of the Town of Montverde, Florida, granting a conditional use permit in a R-1L Single Family Low Density Zoning District in the Town of Montverde to permit an outdoor storage business for boats, RCs, and trailers on the herein described property generally located at Fosgate Road and Ridgewood Avenue, owned by Parque Verde, LLC; providing for an expiration date; and providing for an effective date. (**Applicant has requested a continuance**)
  
- B. **Resolution No. 2024-110** A Resolution of the Town Council of the Town of Montverde, Florida, granting a conditional use permit in a Commercial Zoning District and Downtown Overlay District in the Town of Montverde to permit an event venue and commissary in addition to a restaurant/cafeteria on the herein described property located at 17440 Seventh Street, Montverde, Florida, owned by John and Karin Arellano; providing for conditions; providing for an expiration date; and providing for an effective date..

III. **Discussion Items**

- A. Town Manager's Updates
  
- B. Town Planner's Updates
  
- C. Town Attorney's Updates

IV. **Adjournment**

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The Town reserves the right to move any Agenda item to an earlier time during the meeting as its schedule permits, except in the case of the items and appointments that have been advertised in a newspaper for a specific time.

Pursuant to the provisions of Chapter 286 Florida Statutes, Section 286.0105, if a person decides to appeal any decision made by the Town Council with respect to any matter considered at this Council meeting, 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 may include the testimony and evidence upon which the appeal is to be based.

Persons with disabilities needed assistance to participate in any of these proceedings should contact Town Hall at (407) 469-2681, 48 business hours in advance of the scheduled meeting.

Notice is hereby given, that one or more Members of the Montverde Town Council may be present at this meeting.