



PLANNING AND ZONING BOARD AGENDA APRIL 12, 2023 AT 6:30 PM

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

BOARD MEMBERS

Glen Brecheen
Karin Arellano
Josie Weiss
Thomas Johnson
Holly Broecker

STAFF

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

Call to Order and Opening Ceremonies

- Call to Order
- Pledge of Allegiance
- Roll Call
- Training for P&Z Members

I. Approval Of Minutes

- A. Minutes of the October 12, 2022 Planning & Zoning Board Meeting.
- B. Minutes of the December 14, 2022 Planning & Zoning Board Meeting.

II. Public Hearings, Ordinance and Resolutions

- A. Resolution No. 2023-49 A Resolution of the Town Council of the Town of Montverde, Florida, Granting Major Site Plan approval to the Town of Montverde for construction of the Library building only located north of Porter Ave, west of Fifth St, east of Town Hall and south of the existing baseball park; providing for conditions; and providing for an effective date.

- B. **Resolution No. 2023-50** A Resolution of the Town Council of the Town of Montverde, Florida granting a variance from Section 10-81 in Chapter 10 of the Montverde Land Development Code from the minimum five-foot side-yard setback from the property line for retaining walls for the real property located at 16500 Magnolia Terrace Blvd Montverde, Florida owned by Juan and Maria Torres; and providing for an effective date.
- C. **Resolution 2023-51** A Resolution of the Town Council of the Town of Montverde Florida, granting a variance from Section 4-52(e) in Chapter 4 of the Montverde Land Development Code from the maximum height restriction on retaining walls for the real property located at 16837 Florence View Drive, Montverde, Florida, owned by Peter L and Susanna AR. Ricci; providing for conditions; and providing for an effective date.
- D. **Ordinance No. 2023-27** An Ordinance of the town of Montverde, Florida, Amending regulations in Chapter 10 of the Town of Montverde Land Development Code relating to the setbacks for new wells and apparatuses and requiring a Zoning Clearance; providing for codification and severability; providing for the repeal of Ordinances in conflict herewith; and providing for an effective date.
- E. **Ordinance No. 2023-28** An Ordinance of the Town of Montverde, Florida amending Sec. 4-84 in Chapter 4 of the Town of Montverde Land Development Code standards relating to driveways and driveway aprons to require submitted plans or drawings for a driveway apron and driveway to include the location of any utility and drainage easements; clarifying the requirement for a Zoning Clearance for construction of driveways where a road apron exists; Providing for codification and severability; Providing for the repeal of ordinances in conflict herewith; and Providing for an effective date.
- F. **Ordinance No. 2023-29** An Ordinance of the Town of Montverde, Florida prohibiting use of any waterway in the town as a landing place or base of operation for float planes or seaplanes with limited exception; providing for codification and severability; providing for the repeal of ordinances in conflict herewith; and providing for an effective date.
- G. **Ordinance No. 2023-30** An Ordinance of the Town of Montverde, Florida amending regulations in Chapter 10 of the Town of Montverde Land Development Code to increase the allowed size of a residential gas, propane and LP storage tank before a conditional use permit is required; providing for codification and severability; providing for the repeal of ordinances in conflict herewith; and providing for an effective date.
- H. **Ordinance 2023-32** An Ordinance of the Town of Montverde, Florida amending SEC. 1-2 in Chapter 1 of the Town of Montverde Land Development code to include definitions for the following terms as used in the Land Development Code, wall, masonry wall, retaining wall, accessory dwelling unit and single-family residence and amending the definition of fence in Sec. 1-2 Chapter 1 of the Town of Montverde Land Development Code; providing for codification and severability; providing for the repeal of ordinances in conflict herewith; 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

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.