



APPROVED: 7/15/2021

MINUTES

Local Planning Agency Meeting

5:50 PM - Thursday, July 1, 2021 - Community Building, 601 Northshore Drive

CALL TO ORDER: 5:50 P.M.

ACKNOWLEDGEMENT OF QUORUM AND PROPER NOTICE

PRESENT: Vice Chair Emily Lee, Member Karen LeHeup-Smith, Member Nan Cobb, Member Willie Hawkins and Chairman Michael Holland

1. APPROVAL OF MINUTES

1.1 June 17, 2021 - Local Planning Agency Meeting

Moved by Vice Chair Lee, seconded by Member LeHeup-Smith, to approve the Minutes as submitted. Motion carried by the following votes:

Ayes: Vice Chair Lee, Member LeHeup-Smith, Member Cobb, Member Hawkins and Chairman Holland

2. CONSIDERATION WITH DISCUSSION, PUBLIC HEARING AND DIRECTION

2.1 Small-Scale Future Land Use Map Amendment to the Comprehensive Plan (2021-CPLUS-02) Northeast Corner of Estes Road and Lake Lincoln Lane

Lori Barnes, Development Services Director, noted that only a brief presentation would be provided followed by a full presentation at the Commission meeting. She explained the application is for a 5.2 acre parcel and to change the future land use designation from Rural Transition in Lake County to Suburban Residential in the City. She reviewed the surrounding land use designations and noted that it is over a mile from the City's Joint Planning Area boundary. She cited the allowed densities in the neighboring area under the County's designation. She noted the City's development patterns map which shows the area as planned for suburban development. She stated staff's recommendation that the LPA find the amendment consistent with the Comprehensive Plan and transmit 2021-CPLUS-02 to the Commission for consideration.

Mr. Hawkins asked if the change in use a City policy or State with Ms. Barnes explaining that when a property is annexed into the City no development cannot occur until a City land use designation is assigned. She indicated the areas with Suburban Residential designation on the map.

Chairman Holland explained that, if the amendment is transmitted to the Commission, there would be an opportunity for public comment at that time.

Moved by Member LeHeup-Smith, seconded by Vice Chair Lee, to find amendment 2021-CPLUS-02 consistent with the Comprehensive Plan and transmit to the City Commission for consideration. Motion carried by the following votes:

Ayes: Vice Chair Lee, Member LeHeup-Smith, Member Cobb, Member Hawkins and Chairman Holland

2.2 Small-Scale Future Land Use Map Amendment to the Comprehensive Plan (2021-CPLUS-03) West Side of Estes Road (approximately 650-feet north of Bates Avenue)

Ms. Barnes explained that Comprehensive Plan Amendment 2021-CPLUS-03 consists of a request to change the land use designation from Lake County Rural Transition to Suburban Residential in the City. She explained the property is also near property with a Lake County Urban Low designation which would allow up to 4 du/acre. She cited the City's Development Patterns map which indicates the City's plan for the area to be suburban. She stated staff's recommendation for transmittal to the Commission for consideration.

Mr. Holland again explained that, if transmitted, public comment would be allowed at the Commission meeting.

Moved by Member LeHeup-Smith, seconded by Vice Chair Lee, to find amendment 2021-CPLUS-03 consistent with the Comprehensive Plan and transmit to the City Commission for consideration. Motion carried by the following votes:

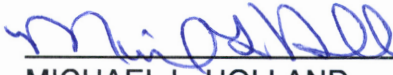
Ayes: Vice Chair Lee, Member LeHeup-Smith, Member Cobb, Member Hawkins and Chairman Holland

3. ADJOURNMENT: 5:59 P.M.

These minutes reflect the actions taken and portions of the discussion during the meeting. To review the entire discussion concerning any agenda item, go to www.eustis.org and click on the video for the meeting in question. A DVD of the entire meeting or CD of the entire audio recording or verbatim transcript of the meeting can be obtained from the office of the City Clerk for a fee.



MARY C. MONTEZ
City Clerk



MICHAEL L. HOLLAND
Chairman