

**MINUTES  
PLANNING COMMISSION MEETING  
HAINES CITY, FLORIDA**

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**May 14, 2018**

**4:00 PM**

**Commission Chambers**

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**1. CALL TO ORDER**

Chair Brian Stokes called to order the Planning Commission meeting to order on Monday, May, 14th 2018 at 4:00 p.m. in the City Commission Chambers locate at 620 E. Main Street Haines City, Fl. 33844.

Planning Commissioners In attendance were: Brian Stokes, Earle Lee, Louie McLean, Richard Wiley and Dorothy Reliford.

Absent: Joseph Hamilton, Dr. Charles Anderson.

Staff in attendance were: Deputy Director of Development Services Mark Bennett, Senior Planner April Brown and Deputy City Clerk Erica Anderson.

Commissioner Earle E. Lee provided the invocation and led the Pledge of Allegiance for the Planning Commission Meeting.

**2. APPROVE MINUTES**

**2.1. MINUTES FROM CITY COMMISSION MEETING – APRIL 16, 2018**

*Staff Contact: Erica Anderson, Deputy City Clerk*

Commissioner Mclean moved to approve the minutes, Commissioner Wiley seconded the motion. The motion was approved unanimously.

**3. NEW BUSINESS**

**3.1. HORTON PROPERTY RPUD - AN ORDINANCE OF THE CITY OF HAINES CITY, FLORIDA, AMENDING ORDINANCE NO. 03-1060, BY AMENDING THE ZONING MAP OF THE CITY TO RE-ZONE PROPERTY FROM R-1-AA TO RESIDENTIAL PLANNED UNIT DEVELOPMENT (RPUD) FOR THE PROPERTY KNOWN AS THE HORTION PROPERTY LOCATED WEST OF SR 17/10TH STREET SOUTH (SCENIC HIGHWAY) AND SOUTH OF SR 544, HAINES CITY, FL. THE PROPOSED ZONING MAP AMENDMENT IS TO RE-DEFINE THE ZONING OF THE PROPERTIES DESCRIBED THEREIN; PROVIDING FOR APPROVAL OF ZONING DESIGNATION TO RPUD; PROVIDING FOR INCORPORATION OF RECITALS; PROVIDING FOR A COPY TO BE KEPT ON FILE; PROVIDING FOR SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH, PROVIDING FOR AN EFFECTIVE DATE.**

*Staff Contact: Richard Greenwood, Development Services Director*

Chair Stokes read the ordinance into record and opened the floor for public comments.

Senior Planner April Brown presented on the Horton Property RPUD.

Conversation amongst the board ensued concerning the right of way. Commissioner Reliford asked about on and off street parking. It was stated there would be no on street parking in the development and each unit would have a 2 car garage.

Commissioner Stokes inquired about the R-1A zoning having a different depth.

Rennie Heath with the Cassidy Group talked about sloping on the property, he stated the drop on the property possibly being a 10 ft' drop, though he is not 100% sure he could get that information if needed. He went on to talk about the property becoming a part of a CDD (Community Development District). In relation to the parking concerns, he stated they have contracted with a local towing service and instituted a policy that there would be no on street parking and violators would be towed. He continued say, if additional parking was needed, residents would have to park on their grass.

Derrick Whiteman 3108 Sandy Circle, of Haines City, FL. spoke about the availability of space in the schools for future residents. He also spoke about traffic due to the new construction.

William Burton 3109 Sandy Circle, of Haines City, FL. spoke about concerns of traffic flow, parking issues, asked about a buffer from his property.

Chair Stokes questioned what would citizens do if there was noise after hours and on Sundays.

Mr. Heath stated any construction would end by 5:00 p.m. and they do not work on Sundays.

<b>RESULT:</b>	<b>APPROVED RECOMMENDATION [UNANIMOUS]</b>
<b>MOVER:</b>	Louie McLean, Board Member
<b>SECONDER:</b>	Richard Wiley, Board Member
<b>AYES:</b>	Louie McLean, Brian Stokes, Richard Wiley, Earle Lee
<b>ABSENT:</b>	Charles Anderson, Deena Tyler, Joseph Hamilton, Doris Abercrombie

**4. PUBLIC COMMENTS**

There were no members of the public to come forward and speak with the Planning Commission.

**5. ADJOURNMENT**

Without any further business the Planning Commission Meeting was adjourned at 4:43 p.m.

APPROVED: \_\_\_\_\_

BY:

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ATTEST:

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Linda Bourgeois  
City Clerk