

AGENDA

Planning & Zoning Board
Lakeland Electric First Floor Conference Room
May 16, 2017
8:30 a.m.

PUBLIC HEARING

- ITEM 1:** a. Conditional use to allow for the construction of a new duplex on approximately .16 acres on property located at 833 North Stella Avenue. Owner/Applicant: Rolando Banasco. (CUP17-006) (Pg 1-8)
b. Consideration of final decision.
- ITEM 2:** a. Conditional use for a Neighborhood Convenience Center (NCC) to allow a home décor and gift shop on property located at located at 1804 South Florida Avenue. Owner: 1804 Florida Avenue, LLC. Applicant: Jenny Stokes. (CUP17-007) (Pg 9-14)
b. Consideration of final decision.
- ITEM 3:** a. Minor Modification of PUD (Planned Unit Development) zoning to allow 60 single-family dwelling units on a portion of Tract "F" consisting of approximately 15.75 acres on property generally located north of West Pipkin Road, south and west of Medulla Road, and east of Aaron Morgan Road within the Morgan Creek Preserve PUD. Owner: Bernard and Deborah Maguire. Applicant: AG Investment of Polk County. (PUD17-012) (Pg 15-20)
b. Consideration of final decision.
- ITEM 4:** Minor modification of PUD (Planned Unit Development) zoning to relocate a proposed administration building and parking structure and to allow for the use of portable classroom buildings for an additional 36 months on property located at 1000 Longfellow Boulevard. Owner: Southeastern University, Inc. Applicant: Jonathan A Kirk. (PUD17-011) (Pg 21-25)
- ITEM 5:** Changes to Article 2 (Use Standards) and Article 5 (Standards for Specific Uses) allowing for medical marijuana dispensing facilities. Applicant: City of Lakeland. (LDC17-001) (Pg 26-33)

GENERAL MEETING

- ITEM 6:** Review minutes of the April meeting. (Pg 34-41)
- ITEM 7:** Annexation, City Business Park (BP) future land use and I-2 (Medium Industrial) zoning on approximately 43.4 acres generally located east of Alderman Road and north of Swindell Road. Concurrent with this request, the City of Lakeland proposes the application of the Suburban Special Purpose (SSP) context district. Owner: Homer and Christina Knight, Revocable Living Trust. Applicant: Timothy F Campbell. (ANX17-001/LUL17-001/ZON17-002/ZON17-008) **Note: The applications have been withdrawn.** (Pg 42)
- ITEM 8:** Change in future land use from County Business Park Center (BPC-2) to City Business Park (BP) and application of PUD (Planned Unit Development) zoning and Suburban Special Purpose (SSP) context district on approximately 22.35 acres generally located north of Drane Field Road, east of Air Park Drive and west of Kidron Drive. Owner: Multiple. Applicant: City of Lakeland. (LUL17-002/ZON17-004) (Pg 43-57)

ITEM 9: Change in future land use from County Industrial (IND) to City Business Park (BP) and application of PUD (Planned Unit Development) zoning and Suburban Special Purpose (SSP) context district on approximately 56.4 acres generally located north of Drane Field Road and east and west of Airport Road. Owner: Multiple. Applicant: City of Lakeland. (LUL17-003/ZON17-005) (Pg 58-78)

ITEM 10: Change in future land use from County Industrial (IND) to City Business Park (BP) and application of I-2 (Medium Industrial) zoning and Suburban Special Purpose (SSP) context district on approximately 24.41 acres generally located north of Drane Field Road and east and west of Century Boulevard. Owner: Multiple. Applicant: City of Lakeland. (LUL17-004/ZON17-006) (Pg 79-91)

ITEM 11: Change in future land use from County Residential Low (RL-1) to City Residential Medium (RM) and application of RA-3 (Single-family) zoning with a conditional use to recognize an existing church and Suburban Neighborhood (SNH) context district on approximately 4.15 acres located at 2320 Sleepy Hill Road. On Property Located At 2320 Sleepy Hill Rd. Owner: Grace Church of Lakeland Inc. Applicant: City of Lakeland. (LUS17-001/ZON17-007) (Pg 92-96)

ITEM 12: Major modification of PUD (Planned Unit Development) zoning to allow for 140 multi-family units on approximately 14.78 acres on property located at 1175 Providence Reserve Drive. On Property Located at 1175 Providence Reserve Drive. Owner: AQPM Acquisitions LLC. Applicant: Alexander Kiss, Banyan Development Group, LLC. (PUD17-003) (Pg 97-105)

ITEM 13: PUD (Planned Unit Development) zoning to allow for commercial, office, and industrial uses on approximately 45.61 acres on property generally located north of West Pipkin Road, and south and east of Old Medulla Road. Owner: Airpark I LLC. Applicant: Everett Morrow, Landmark Engineering & Surveying Corporation. (PUD17-005) **Note: Applicant requests a delay.** (Pg 106)

ITEM 14: Change in future land use designation from Residential Low (RL) to Residential Medium (RM) and a major modification of PUD (Planned Unit Development) zoning to allow for outdoor storage of boats, motor homes and trailers on approximately 4.87 acres located at 215 East Alamo Drive. Owner/Applicant: Trent Goss, South Florida Avenue Mini Storage. (PUD17-009) (Pg 107-116)

ITEM 15: Report of City Commission action on Planning and Zoning Board recommendations. (Pg 117)

ITEM 16: Director's Report.

ITEM 17: Audience.

ITEM 18: Adjourn.

Anyone deciding to appeal a decision by the Board on any matter considered at this or any subsequent meeting will need a record of the proceedings, and for purposes of that appeal, may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.