



PLANNING & ZONING BOARD - CITY OF WILDWOOD

Special Magistrate – Lindsay C.T. Holt

Agenda

Regular Meeting

October 3, 2023 2:15 PM

City Hall Commission Chamber
100 N Main Street

Persons with disabilities or language barriers needing assistance to participate in any of these proceedings should contact the City Clerk's Department, ADA Coordinator, at 352-330-1330, Ext. 103, forty-eight (48) hours in advance of the meeting.

F.S.S. 286.0105 - If a person decides to appeal any decision made by the Commission with respect to any matter considered at this meeting, they will need a record of the proceedings, and that, for such purpose, they 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. The City of Wildwood DOES NOT provide this verbatim record.

I. CALL TO ORDER: Planning & Zoning Board

II. APPROVAL OF SUMMARY MINUTES

- 1. Planning & Zoning Regular Meeting September 05, 2023 at 2:15 PM**

III. OLD BUSINESS

IV. NEW BUSINESS

- 1. RZ 2308-001 Sheila Bernstein
AN ORDINANCE OF THE CITY OF WILDWOOD, FLORIDA; PROPOSING A
ZONING MAP AMENDMENT TO THE OFFICIAL ZONING MAP IN
ACCORDANCE WITH SECTIONS 3.2 AND 3.3 OF THE LAND**

**DEVELOPMENT REGULATIONS; PROVIDING FOR CODIFICATION;
PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND
PROVIDING FOR AN EFFECTIVE DATE.**

PARCEL(S) D19-121, D19-027, D19-120 & D19-110

The applicant Sheila Bernstein is seeking a favorable recommendation from the City of Wildwood Planning and Zoning Board/Special Magistrate for a Zoning Map Amendment to change the zoning district from A10C (County) to AG-5 (City) for the parcel listed above on 37.96 acres MOL. This request is accompanied by a concurrent Small Scale Comprehensive Plan amendment CP 2308-001 (O2023-55). **Staff recommends approval and a favorable recommendation of Ordinance Number O2023-56 subject to the approval of O2023-55, which establishes a Future Land Use appropriate to the proposed zoning.**

2. SP 2302-005 Gingerich Construction Warehouse Expansion

Parcel G07-066

The applicant is seeking approval from the City of Wildwood Planning and Zoning Board/Special Magistrate for the construction of two new five thousand four hundred (5,400) square foot warehouses and associated infrastructure on 5.15 acres MOL. **Staff recommends approval.**

3. SP 2303-005 Evolve at Wildwood

Parcels D17-050, D17-058, D17-072, & D17-110

The applicant is seeking approval from the City of Wildwood Planning and Zoning Board/Special Magistrate for the construction of two hundred and forty-eight (248) multi-family dwelling units, parking, drive aisles, and associated infrastructure on 16.69 acres MOL. **Staff recommends approval**

4. PLAT 2211-002 Business Park 44 Partial Re-Plat

Parcel(s) G17A002 & G17A003

The applicant is seeking approval from the City of Wildwood Planning and Zoning Board/Special Magistrate for the replat of Lot 1 and parts of Lot 4, creating two (2) separate parcels totaling 1.6 acres, on 13.98 acres MOL. **Staff recommends approval**

V. ADJOURNMENT

APPEAL: NECESSITY OF RECORD. In order to appeal the Board/Special Magistrate's decision of this matter, a verbatim record of the proceedings is required. The Board/Special Magistrate assumes no responsibility for furnishing said record.

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