

Chairman Polackwich asked the Commissioners to reveal any ex-parte communication with the applicant or any conflict that would not allow them to make an unbiased decision. The members stated that they had not had any ex-parte communication.

Mr. John McCoy, Chief of Current Development, provided clarification regarding the square footage of the proposed accessory dwelling.

ON MOTION BY Mr. Brognano, SECONDED BY Ms. Waldrop, the members voted unanimously (5-0) to approve staff recommendations on this Quasi-Judicial matter.

Public Hearing

Chairman Polackwich read the following into the record:

- A. Schwerin and Other's Request to Rezone +/- 17.94 acres from MED to CG (RZON-99070136-80287) and County's Request to Rezone +/- 0.20 acres from MED to CG (RZON-2018010067-81006). [Quasi-Judicial]**

Chairman Polackwich asked the Commissioners to reveal any ex-parte communication with the applicant or any conflict that would not allow them to make an unbiased decision. The members stated that they had not had any ex-parte communication.

The secretary administered the testimonial oath to those present who wished to speak at tonight's meeting on this matter.

Mr. William Schutt, Senior Economic Development Planner, reviewed information regarding the two separate but related requests for rezoning approval and gave a PowerPoint presentation, copies of which are on file in the Board of County Commissioners (BCC) Office. He recommended that the Commissioners recommend that the BCC approve the rezoning request from MED to CG.

Chairman Polackwich suspended this rezoning hearing and returned to the Blanchard Commercial Kennel case, since the applicant for that matter had joined the meeting.

Items on Consent (continued from earlier in the meeting)

The Board returned to the **Blanchard Commercial Kennel** request for administrative use approval case heard earlier in the hearing. Mr. Stan Boling clarified details of the request and Owner/Agent Ms. Debra Blanchard agreed to

the proposed recommendations listed in the Staff report and to an additional clarification/condition that dogs will be allowed in the “play yard” area shown on the site sketch only when supervised.

ON MOTION BY Ms. Waldrop, SECONDED BY Mr. Stewart, the members voted unanimously (5-0) to approve staff recommendation as clarified on this Quasi-Judicial matter.

Public Hearing (continued from earlier in the meeting)

The Board returned to the **Schwerin and Other’s Rezoning** request from earlier in the meeting.

Mr. William Schutt reiterated the facts and procedures in detail regarding the rezoning notice, confirming that notice procedures had been followed for the newspaper advertisement, sign postings and mailing courtesy notice letters and that he had spoken to residents during the week about the rezoning request and zoning district details.

Mr. Bill DeBraal stated that Staff followed the correct notice procedures as set forth in the code.

Mr. Edward Jazlowiecki, Attorney and homeowner at the neighboring residential community, spoke on behalf of the Casa Bella of Vero Beach Homeowner’s Association, Inc. He contended that there was not proper notice given to the Association regarding the rezoning request and requested a four-week continuation.

Mr. Bruce Barkett, representative for the Applicant, clarified that homeowners living within three hundred feet of the proposed zoning change did receive notice but in any event the ordinance clearly states that lack of such notification should not affect the proceedings. He objected to a four-week continuation but agreed to two weeks if the Commission felt it was necessary.

Mr. Bill DeBraal advised that the Board continue the public hearing to a time certain that would allow the homeowner’s association adequate time to research the request.

Ms. Roberta K. Newman, Treasurer and Registered Agent for the Casa Bella of Vero Beach Homeowner’s Association, provided the Board with the proper mailing address for future notices, 4122 West 16th Square, Vero Beach, Florida, 32967.

Ms. Charlotte Moore, President of the Casa Bella of Vero Beach Homeowner's Association, voiced her strong concerns regarding the rezoning request and the lack of effort exerted by Staff to obtain the correct mailing address of the Association.

Extensive discussion followed between the commissioners regarding the possibility of continuing the public hearing to a future date.

ON MOTION BY Ms. Waldrop, SECONDED BY Mr. Stewart, the members voted unanimously (5-0) to continue this public hearing on February 8, 2018 at 7:00 p.m. on this Quasi-Judicial matter.

Commissioner's Matters

There were none.

Planning Matters

Mr. Stan Boling discussed the climate change articles contained in the Planning Information Package provided to the commissioners, and noted that with the continued public hearing there will be five public hearing items to consider at the February 8, 2018 meeting.

Attorney's Matters

There were none.

Adjournment

There being no further business, the meeting adjourned at 8:10 p.m.