

PLANNING AND ZONING COMMISSION

There was a meeting of the Indian River County (IRC) Planning and Zoning Commission (PZC) on Thursday, June 8, 2017 at 7:00 p.m. in the Commission Chambers of the County Administration Building, 1801 27th Street, Vero Beach, Florida. You may hear an audio of the meeting; review the meeting agenda, backup material and the minutes on the Indian River County website www.ircgov.com/Boards/PZC/2015.

Present were members: Chairman Alan Polackwich Sr., District 2 Appointee; Vice Chairman Todd Brognano, Member-at-Large; Patrick Grall, District 1 Appointee; Chip Landers, District 3 Appointee; Dr. Jonathan Day, District 4 Appointee; Angela Waldrop, District 5 Appointee; and Jordan Stewart, Member-at-Large.

Shawn Frost, non-voting School Board Liaison, was absent.

Also present was IRC staff: Bill DeBraal, Deputy County Attorney; John McCoy, Chief of Current Development; Ryan Sweeney, Senior Planner of Current Development; and Lisa Carlson, Recording Secretary.

Call to Order and Pledge of Allegiance

The meeting was called to order at 7:00 p.m. and all stood for the Pledge of Allegiance.

Additions and Deletions to the Agenda

There were none

Approval of Minutes

ON MOTION BY Mr. Brognano, SECONDED BY Ms. Waldrop, the members voted unanimously (7-0) to approve the minutes of the May 25, 2017 meeting as presented.

Public Hearing

Chairman Polackwich read the following into the record:

A. Osprey Acres Floway and Nature Preserve: Indian River County's request for special exception use approval for the Osprey Acres Floway and Nature Preserve (Public Limited Utility). Indian River County, Owner & Agent. Located on the south side of 5th Street SW,

immediately east of the County's Osprey Marsh Nutrient Removal Facility (aka Algal Turf Scrubber). Zoning Districts: RS-6 (Residential Single-Family up to 6 units/acre), RM-6 (Residential Multiple-Family up to 6 units/acre), and CL (Limited Commercial). Land Use Designations L-2 (Low Density 2 up to 6 units/acre) and C/I (Commercial/Industrial). [SP-SE-17-06-09 / 2005060500-78909] **[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. Ryan Sweeney, Senior Planner of Current Development, reviewed information regarding the request for special exception use approval for the Osprey Acres Floway and Nature Preserve and gave a PowerPoint presentation, copies of which are on file in the Board of County Commissioners (BCC) Office. He recommended that the Commission recommend that the BCC grant the special exception use approval for the public limited utility facility with conditions stated in the staff report.

Mr. John McCoy, Chief of Current Development; Mr. Keith McCully, Stormwater Engineer, IRC Public Works; and Mr. Sweeny proceeded to clarify several inquiries from the commissioners regarding operational details, safety concerns and public access to the proposed facility.

Mr. Mark Manera was sworn in by the secretary as he failed to do so earlier in the meeting. He explained that he owns land adjacent to the proposed facility and voiced his approval for the project with the hope for substantial public access.

Ms. Ruby Jenkins was sworn in by the secretary as she failed to do so earlier in the meeting. She stated that her family owns land adjacent to the proposed facility and spoke in support of the project. She reiterated Mr. Manera's suggestion for increased community access to the facility.

ON MOTION BY Mr. Landers, SECONDED BY Dr. Day, the members voted unanimously (7-0) to accept staff recommendations with the suggestion for enhanced community access on this Quasi-Judicial matter.