

# *CITY OF APALACHICOLA*

## **PLANNING & ZONING BOARD**

### **REGULAR MEETING**

**MONDAY, December 10<sup>th</sup>, 2012**

**Community Center/City Hall – 1 Bay Avenue**

## **MINUTES**

**MEMBERS AND STAFF PRESENT:** Tom Daly-Chairman, Sally Williamson, Geoff Hewell, Jim Bachrach, Lynn Wilson-Sphroer, Cindy Clark-Contract Planner, Betty Webb-Administrator, Revena Ramsey

### **REGULAR MEETING – 6:00 PM**

- 1) Approval of November 2012 minutes. **Motion to approve made by Lynn Wilson-Sphroer, second by Geoff Hewell. Motion Carried.**
- 2) Review, Discussion and Decision of final review for new construction of office/retail structure @ 84 Water Street, Block E-1, Lot 8, Samuel Gilbert, contractor Galloway Construction.  
**Motion to approve revised plans as presented made by Sally Williamson, second by Geoff Hewell. Motion Carried 4 to 1 (Wilson-Sphroer voting Nay)**
- 3) Review, Discussion and Decision of permit issuance for new construction of Affordable Housing Development on 340' x 340' parcel located @ Block 126 & 132, including adjacent ROW's for Leon Bloodworth. **Motion to authorize a letter from the P&Z Chairman stating the project is appropriate for zoning district but developer must come back for design approval prior to issuance of building permit made by Geoff Hewell, second by Sally Williamson. Motion Carried.**
- 4) Review, Discussion and Decision of permit issuance for renovation of existing structure @ 51 Commerce Street, Block C-1, Lots 10 & 11, Peyton Morton. **Motion to table until elevation drawings and other information are submitted for review made by Sally Williamson, second by Jim Bachrach. Motion Carried.**
- 5) Review, Discussion and Decision for permit issuance for renovation of interior and exterior of existing building @ 260 Dr. Fredrick S. Humphries Street (7<sup>th</sup> Street), DACS building at North end of 7<sup>th</sup> Street, Florida Department of Aquaculture Shellfish Center, contractor Nelco Diversified, Inc. **Item tabled, no representative present to discuss project.**
- 6) Review, Discussion and Decision for permit issuance for an Ice Machine to be placed @ 48 Ave E, Block 2, Lots 5-7, on 4<sup>th</sup> Street side of Redline BP property, Glen Clayton. **Item tabled, Mr. Clayton will meet with Board Member Lynn Wilson-Sphroer on site and come back to next P&Z meeting with agreeable plan.**
- 7) Review, Discussion and Decision for permit issuance for exterior renovation of existing structure @ 30 8<sup>th</sup> Street, Block 35, Lot 3, Harold Elkin. **Motion to approve made by Lynn Wilson-Sphroer, second by Jim Bachrach. Motion Carried.**

- 8) Review, Discussion and Decision of permit issuance for new construction of single family residence on the corner of 8<sup>th</sup> and G, Block 65, Lot 10, Dan & Bonnie Davis, contractor Gary Ulrich Construction Inc. **Motion to approve made by Jim Bachrach, second by Geoff Hewell. Motion Carried. Mr. Hewell noted that a tree permit would be needed before trees are removed for the new construction.**
- 9) Request for courtesy review by Love and Worship Center Church/Barry Wilson Architecture to assure they are moving in a direction to maintain the historic character desired by the City. **Item tabled, no representative present to discuss project.**
- 10) Review and Discussion of new Preliminary FEMA Flood Zone changes, Cindy Clark. **Board agreed to proceed with a workshop to discuss further when needed in the process.**
- 11) **Follow-up from November Meeting: Re-address Special Exception request for operation of Christ Community Academy @ United Methodist Church located at 75 5<sup>th</sup> Street. All agreed parking situation seems to be working out well. Motion to approve Special Exception request made by Jim Bachrach, second by Geoff Hewell. Motion Carried.**

There being no further business, meeting adjourned.

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Tom Daly, Chairman