

Planning & Zoning Board Minutes
City of Wauchula
October 19, 2009

The Wauchula Planning & Zoning Board met Monday, October 19, 2009 with the following members present: Ray Graham, Patricia Detwiler and Peter Preston. Also present were Attorney Cliff Ables, Community Development Director Olivia Minshew and Secretary Susie Gibbs. Janelle Knight and Jan Knight were absent.

Chairman Peter Preston called the meeting to order. Graham made the motion, seconded by Detwiler to approve the minutes of the May 2009 meeting. Gibbs polled the Board. All were in favor.

There was discussion about the Faith Temple Church of God. Minshew explained that in the past, we have presented a Staff report before the customer comes before the Board if necessary. Gibbs stated that there had been no police reports and the only thing Code Enforcement had mentioned was the condition of the privacy fence. There was discussion about the storage pod being a temporary structure and having already been at the Church for five years. The pod was allowed after the 2004 hurricanes to give out food for people that needed help. After further discussion, Graham made the motion, seconded by Detwiler for the staff to send written notice to the trustees of Faith Temple to inform them that someone needs to attend the November 16, 2009 Planning and Zoning meeting to discuss eventually removing the pod, but in the meantime painting it and fixing the fence. Gibbs polled the Board. All were in favor. Motion carried.

Minshew explained about the site review for the Stenstrom Street Senior Housing Development. She explained that there would be 67 independent living units. She stated that she and Ray McClellan have gone over the Final Site Plan and everything is in order. After Detwiler asked the question, Minshew explained that the company has already gotten all of the fee costs and they will be paid before the utilities are connected. The engineers have been working with McClellan and Wayne Morris. Ables asked about the signage. Minshew stated that they would have to apply for a separate permit for the sign if it is not in the construction plans, but she will check on that. Minshew explained that this is only the site plan and the construction plans will be presented later, which will show the electrical, plumbing, etc. After further discussion, Detwiler made the motion, seconded by Graham to approve the plans for the Senior Housing. Gibbs polled the Board. All were in favor. Motion carried.

Being no further business, the meeting was adjourned.

Susie Gibbs, P & Z Secretary