



APOPKA PLANNING COMMISSION AGENDA

AUGUST 09, 2022 5:30 PM

City Hall Council Chambers

APOPKA PLANNING COMMISSION MEETING WILL BE [LIVE-STREAMED AND AVAILABLE ON YOUTUBE.](#)

CALL TO ORDER

OPENING AND INVOCATION

APPROVAL OF MINUTES

PUBLIC COMMENT PERIOD

The Public Comment Period is for City-related issues that may or may not be on today's Agenda. If you are here for a matter that requires a public hearing, please wait for that item to come up on the agenda. If you wish to address the Council, you must fill out an Intent to Speak form and provide it to the City Clerk prior to the start of the meeting. If you wish to speak during the Public Comment Period, please fill out a green-colored Intent-to-Speak form. If you wish to speak on a matter that requires a public hearing, please fill out a white-colored Intent-to-Speak form. Speaker forms may be completed up to 48 hours in advance of the Council meeting. Each speaker will have four minutes to give remarks, regardless of the number of items addressed. Please refer to Resolution No. 2016-16 for further information regarding our Public Participation Policy & Procedures for addressing the City Council.

PUBLIC HEARING

1. Citrus Ridge Property - Future Land Use Amendment
Owner(s): Citrus Ridge Read Estate, LLC c/o Jose Cantero
Applicant: Citrus Ridge Read Estate, LLC c/o Jose Cantero
Location: West of Binion Road, north of Clear Lake Estates Residential Subdivision
Project: 19.11 +/- acres
Project Manager: Jean Sanchez
2. Citrus Ridge Property - Change of Use
Owner(s): Citrus Ridge Read Estate, LLC c/o Jose Cantero
Applicant: Citrus Ridge Read Estate, LLC c/o Jose Cantero
Location: West of Binion Road, north of Clear Lake Estates Residential Subdivision
Project: 19.11 +/- acres
Project Manager: Jean Sanchez
3. Kelly Park South - Future Land Use Amendment
Owner(s): Kelly Park Road Ventures, LLC, Kelly Park Land Investments, LLC 50% Int, Harriskp, LLC 50%
Applicant: Poulos and Bennett, LLC c/o R. Lance Bennett, P.E.
Location: 4303 and 4405 West Kelly Park Road
Project: 45.93 +/- acres
Project Manager: Jean Sanchez
4. Kelly Park South - Change of Zoning and Master Plan
Owner(s): Kelly Park Road Ventures, LLC, Kelly Park Land Investments, LLC 50% Int, Harriskp, LLC 50%
Applicant: Poulos and Bennett, LLC c/o R. Lance Bennett, P.E.
Location: 4303 and 4405 West Kelly Park Road

Project: 45.93 +/- acres
Project Manager: Jean Sanchez

5. 722 South Central Avenue - Future Land Use Amendment
Owners: Marian B White and Felecca Denise Aiken
Applicant: Beckwood Management Group, Inc. c/o Rogers Beckett
Location: 722 South Central Avenue
Project: 0.34 +/- acre
Project Manager: Jean Sanchez
6. Ponkan Pines - Future Land Use Amendment
Owner(s): Roseville Farms, LLC and Roseville Farms, LC
Applicant: Daly Design Group c/o Thomas Daly
Location: Northeast corner of Ponkan Road and Ponkan Pines Road
Project: 31.5 +/- acres
Project Manager: Jean Sanchez
7. Ponkan Pines - Change of Use
Owner(s): Roseville Farms, LLC and Roseville Farms, LC
Applicant: Daly Design Group c/o Thomas Daly
Location: Northeast corner of Ponkan Road and Ponkan Pines Road
Project: 31.5 +/- acres
Project Manager: Jean Sanchez
8. Wingspan/ABC Kelly Park - Future Land Use Amendment
Owner(s): PM S-1 REO, LLC, Harvey Godwin, Sapp Rodney D Life Estate Rem: Sandra D Sapp
Applicant: Poulos and Bennett, LLC c/o R. Lance Bennett, P.E.
Location: Northwest corner of Kelly Park Road and Plymouth Sorrento Road
Project: 21.36 +/- acres
Project Manager: Jean Sanchez
9. Wingspan/ABC Kelly Park - Change of Zoning and Master Plan
Owner(s): PM S-1 REO, LLC, Harvey Godwin, Sapp Rodney D Life Estate Rem: Sandra D Sapp
Applicant: Poulos and Bennett, LLC c/o R. Lance Bennett, P.E.
Location: Northwest corner of Kelly Park Road and Plymouth Sorrento Road
Project: 21.36 +/- acres
Project Manager: Jean Sanchez

SITE PLANS

1. Windrose - Plat
Owner(s): Forestar (USA) Real Estate Group, Inc. c/o Chris Tyree
Applicant: Vanasse Hangen Brustlin, Inc. c/o James R. Hoffman, P.E.
Location: West of Plymouth Sorrento Road, east of SR 429 and north of Kelly Park Road
Project: 56.51 +/- acres
Project Manager: Jean Sanchez
2. Vision Car Wash - Special Exception Use
Owner(s): Vision Car Wash Two, LLC and Vision Two Real Estate Holding, LLC
Applicant: Daly Design Group c/o Thomas Daly
Location: 345 and 355 West Orange Blossom Trail
Project: 2.57 +/- acres
Project Manager: Jean Sanchez
3. Laurel Oaks Single Family - Major Development Plan
Owner: Diane Reid-Goolsby, Debra Reid Wilbarger, Diane Donohoe and Dwana McClure
Location: East of State Road 429, West of Plymouth Sorrento Road and South of Kelly Park Road
Project: 41.2 +/- acres 121 Single-family residences
Project Manager: Jean Sanchez

4. Logistics 429 - Variance
Owner(s): Ridge 429 Owner, LLC
Applicant: Ridge 429 Owner, LLC c/o Mark Smiley, P.E.
Location: 1403 South Binion Road
Project: 78.2 +/- acres
Project Manager: Jean Sanchez

OLD BUSINESS

NEW BUSINESS

ADJOURNMENT

Individuals with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk at least two (2) working days in advance of the meeting date and time at (407) 703-1704. F.S. 286.0105 If a person decides to appeal any decision or recommendation made by Planning Commission with respect to any matter considered at this meeting, he will need record of the proceedings, and that for such purposes he 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.

Any opening invocation that is offered before the official start of the Planning Commission meeting shall be the voluntary offering of a private person, to and for the benefit of the Planning Commission. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by the Planning Commission or the city staff, and the City is not allowed by law to endorse the religious or non-religious beliefs or views of such speaker. Persons in attendance at the Planning Commission meeting are invited to stand during the opening ceremony. However, such invitation shall not be construed as a demand, order, or any other type of command. No person in attendance at the meeting shall be required to participate in any opening invocation that is offered or to participate in the Pledge of Allegiance. You may remain seated within the City Council Chambers or exit the City Council Chambers and return upon completion of the opening invocation and/or Pledge of Allegiance if you do not wish to participate in or witness the opening invocation and/or the recitation of the Pledge of Allegiance.