

**TOWN OF OCEAN RIDGE, FLORIDA
PLANNING & ZONING COMMISSION SPECIAL MEETING**

AGENDA

AUGUST 10, 2015

8:00 A.M.

TOWN HALL * MEETING CHAMBERS

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. APPROVAL OF OCTOBER 28, 2013 MINUTES**
- IV. APPOINTMENT OF CHAIR AND VICE CHAIR**
- V. PUBLIC HEARING**

AN APPLICATION SUBMITTED BY EVERLAST REALTY LLC, A MASSACHUSETTS LIMITED LIABILITY CO., AND JOHN LAURING, MARK LAURING, JAMES LAURING, AND MAYANNE SEIBOLD, AS SUCCESSORS CO-TRUSTEES OF THE SUNSHINE ESTATE TRUST, 23 BRIGHAM ROAD, WORCESTER MA 01609 AND 94 ISLAND DRIVE SO, OCEAN RIDGE FL 33435, REQUESTING A PUBLIC HEARING REGARDING THE PROVISIONS OF THE LAND DEVELOPMENT CODE AT CHAPTER 64; ZONING, ARTICLE 5; SUBDIVISIONS; SECTIONS 64-100 THROUGH 64-105 PERTAINING TO REPLATTING REQUIREMENTS. THE APPLICANTS ARE REQUESTING TO REPLAT 3 SINGLE FAMILY LOTS INTO 3 NEW RECONFIGURED SINGLE FAMILY LOTS. ALL 3 LOTS WILL MEET THE ZONING REQUIREMENT FOR THE RSF – RESIDENTIAL SINGLE FAMILY DISTRICT. THE 3 PROPERTIES ARE COMPRISED OF (a) LOT 92 AND A PORTION OF LOT 93 AND (b) THE REMAINING PORTION OF LOT 93 AND LOT 94 IN THE MCCORMICK MILE ADD NO 1 SUBDIVISION OR 92-94 ISLAND DRIVE SOUTH (EXACT LEGAL DESCRIPTION LOCATED AT TOWN HALL). THE REQUEST WILL ALSO REQUIRE A RELEASE OF UNITY OF TITLE AND RELEASE OF A RECORDED EASEMENT
- VI. DISCUSS EXTENDING THE PROHIBITION OF EXOTIC AND INVASIVE VEGETATION TO SINGLE FAMILY RESIDENCES**
- VII. DISCUSS WHETHER THE CURRENT FLOOR AREA RATIO (FAR) REQUIREMENTS SHOULD BE ALTERED**
- VIII. DISCUSS STRICTER CODE ENFORCEMENT ON VACANT AND BLIGHTED BUILDINGS**
- IX. ADJOURN**

IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE COMMISSION WITH RESPECT TO ANY MATTER CONSIDERED AT SUCH MEETING OR HEARING, HE WILL NEED A RECORD OF THE PROCEEDINGS, AND THAT, FOR SUCH PURPOSE, 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. PERSONS WHO NEED AN ACCOMODATION IN ORDER TO ATTEND OR PARTICIPATE IN THIS MEETING SHOULD CONTACT TOWN HALL AT 732-2635 AT LEAST 2 DAYS PRIOR TO THE MEETING IN ORDER TO REQUEST SUCH ASSISTANCE.