

**PLANNING COMMISSION
MEETING
JUNE 28, 2010**

MEMBERS PRESENT: Lynne Matthews, Chairman
John Burrage, Massey Loughman, Bill Schindler,
Heinz Schmidt, Edward Viola, Charles Zajicek

MEMBERS ABSENT: Edward Zapke

OTHERS PRESENT: Teri Tubbs, Zoning Official
Joan LeBeau, Chief Planner
David Hilston, Urban Design Planner

CALL TO ORDER/ANNOUNCEMENTS

- A. Roll Call
- B. Next Scheduled Meeting - July 26, 2010
 - Mr. Zajicek announced he would not be able to attend the July 26, 2010 meeting.
- C. Presentation of Certificates of Appreciation
 - Ms. Matthews presented plaques to Messrs. Schmidt and Viola, thanking them for their years of service as members of the Commission.

APPROVAL OF MINUTES

- A. Meeting of May 24, 2010
 - Mr. Burrage MOVED, Mr. Viola SECONDED approval of the May 24, 2010 minutes.
MOTION CARRIED UNANIMOUSLY.

PUBLIC HEARINGS

- Ms. Matthews commented on the Commission's discussion of a neighborhood convenience store and deli located in the City Center (CC) zoning district, stating she had since become aware the chairs located at the business across from City Hall were mismatched and unsightly. She expressed hope any ordinance would include some type of aesthetic requirement. She then provided a brief review of the quasi-judicial process, noting the previous month's agenda packets had included material relative to same. She reminded members comments should focus specifically on that for which a variance was being requested. She further requested members to ask the Chair to be recognized, stating she simply wished to ensure everyone had the opportunity to be clearly heard.

- Recording Secretary Kelly swore in all participants.
- A. ZA-10-10 - An Ordinance of the City of Punta Gorda, Florida, Amending Chapter 26 of the City of Punta Gorda, Florida, Code of Ordinances known as the Land Development Regulations, Article 3, Regulating Districts, Amending Section 3.18, Waterfront Overlay District, amending Subsection 3.18(b), Permitted Accessory Uses and Structures, adding a provision to permit lighting of rooflines for commercial structures within the Waterfront Overlay District; amending Article 11, Sign Standards, amending Section 11.6, Prohibited Signs, adding a provision for exceptions for roofline lights in the Waterfront Overlay District; providing for conflict and severability; and providing an effective date.
- Ms. Teri Tubbs, Zoning Official, stated this ordinance was initiated to allow enhancement of commercial structures with low voltage lighting. She confirmed staff obtained much input on this issue from the Commission, the Waterfront Development Advisory Committee (WDAC), citizens and City Council, adding this type of low voltage lighting would add character to the waterfront without distracting boaters and navigation in the waterways. She noted WDAC had recommended approval contingent on amending “watts” to “lumens” to better control brightness. She mentioned she had since confirmed each lamp currently located at the Laishley Crab House was 15 lumens; thus, “0.5 watts” should be changed to “15 lumens.” She concluded with a recommendation for approval of ZA-10-10.
- Mr. Zajicek recalled the Best Western’s roof had been outlined in green, fluorescent lighting in the past, asking if same still existed and, if so, would they be grandfathered.
- Ms. Tubbs replied they would not be grandfathered as such lighting was not currently permitted, stating she believed the lights were no longer in place or, at the very least, were not being lit.
- Ms. Matthews questioned the allowed color(s), i.e., white or “bluish” Light Emitting Diode (LED) white.
- Ms. Tubbs explained some Councilmembers felt the lights at the Laishley Crab House had a bluish hue.
- Discussion ensued with regard to allowing or prohibiting same.
- Ms. Matthews stated she would provide Ms. Tubbs with a photograph of the LED lights. She then called three times for anyone to speak on ZA-10-10.
- Mr. Zajicek MOVED, Mr. Schmidt SECONDED to close the public hearing. MOTION CARRIED UNANIMOUSLY.

- Mr. Zajicek MOVED, Mr. Viola SECONDED to find ZA-10-10 consistent with the City's Comprehensive Plan and to recommend approval of same based upon the evidence and testimony presented. MOTION CARRIED UNANIMOUSLY.
- Ms. Tubbs confirmed the Commission recommended approval of the ordinance as drafted.

NEW BUSINESS

- A. Evaluation and Appraisal Report (EAR) for the City of Punta Gorda Comprehensive Plan 2025
- Ms. Joan LeBeau, Chief Planner, made a PowerPoint presentation, as delineated in the agenda material, stating adoption of an EAR was required by the State once every seven years, basically providing an assessment of the Comprehensive Plan. She explained an EAR was the principle process for updating local comprehensive plans, adding it reflected changes in local conditions. She continued an EAR would include State policies on planning and growth management and evaluate how the community had addressed major planning issues through implementation of its Comprehensive Plan. She noted the EAR also suggested how the Comprehensive Plan should be revised to address community objectives, reflect changing conditions and trends and account for changes in State requirements. She advised a Comprehensive Plan must be "fluid" in order to be of benefit. She announced the community's role was critical to the entire process in order to identify major issues, citing "no safe pedestrian crossing on U.S. 41" as an example. She provided a brief review of the following elements of the Comprehensive Plan: Future Land Use; Transportation; Recreation & Open Space; Conservation & Coastal Management; Capital Improvements. She mentioned the Conservation and Coastal Management Elements may be separated, adding staff would also address climate adaptation. She announced a Public Workshop was scheduled for July 15, 2010, in Council Chambers.
 - Mr. Zajicek confirmed the Punta Gorda Isles (PGI) and Burnt Store Isles (BSI) Civic Associations would be notified.
 - Ms. LeBeau mentioned members would be provided with electronic copies in the future as opposed to hard copies.
 - Mr. Schindler confirmed the initiatives of the Community Redevelopment Agency (CRA) were included in the Comprehensive Plan.
 - Mr. Zajicek asked if some type of action plan would be developed for funding each initiative.
 - Ms. LeBeau replied the Capital Improvements Element detailed the funding process.

- Mr. David Hilston, Urban Design Manager, explained the Capital Improvements Element identified the needs of each of the other Elements in order to establish level of service standards and, consequently, the costs associated with same.
- Ms. LeBeau concluded the draft was available on line.

UNFINISHED BUSINESS

- Mr. Burrage requested an update on the entranceway sign.
- Mr. Hilston announced the project was undergoing the bid process.

STAFF COMMENTS

- A. CRA Project Status Report
- No discussion.

MEMBER COMMENTS

- Mr. Schindler stated he looked forward to serving as a regular Commission member.
- Ms. Matthews reiterated her appreciation to Messrs. Schmidt and Viola for their years of service as members of the Commission. She welcomed Messrs. Schindler and Thomas as regular members, stating she looked forward to working with both.

ADJOURNMENT

- Meeting Adjourned: 2:30 p.m.

Lynne Matthews, Chairman

Mary Kelly, Recording Secretary