



For More Information, Contact:

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PLANNING & ZONING BOARD

To: Jerry Carris
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CC: Mike Bollhoefer, City Manager
Dan Langlely, City Attorney
Ed Williams, Planning Consultant
Tim Wilson, Community
Development Director
Bill Wharton, Principal Planner
Regina McGruder-Jones, Planner II
Brandon Byers, Planner II

RE: Agenda – August 02, 2010 - 6:30 PM
Commission Chambers, City Hall
300 West Plant Street, Winter Garden

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1. Call to Order
 2. Roll Call and Determination of Quorum
 3. Approval of minutes from the June 7, 2010 meeting – Attachment 1
 4. Approval of minutes from the June 21, 2010 meeting – Attachment 2

Special Exception Permits (All Public Hearing)

5. 1313 Green Forest Court, Unit 201 – Attachment 3

Final Plats (No Public Hearings)

6. Oaks at Brandy Lake – Attachment 4

ADJOURN to a regular Planning and Zoning Board meeting on Monday, September 13, 2010 at 6:30 p.m. in City Hall Commission Chambers, 300 W. Plant Street, 1st floor.

Note: §286.0105, Florida Statutes, states that if a person decides to appeal any decision by a board, agency, or commission with respect to any matter considered at a meeting or hearing, he or she will need a record of the proceedings and that, for such purpose, he or she 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.

In accordance with the Americans with Disabilities Act (ADA), if any person with a disability, as defined by the ADA, needs special accommodation to participate in this proceeding, then not later than two business days prior to the proceeding, he or she should contact the City Clerk's Office at 407-656-4111 extension 2254.

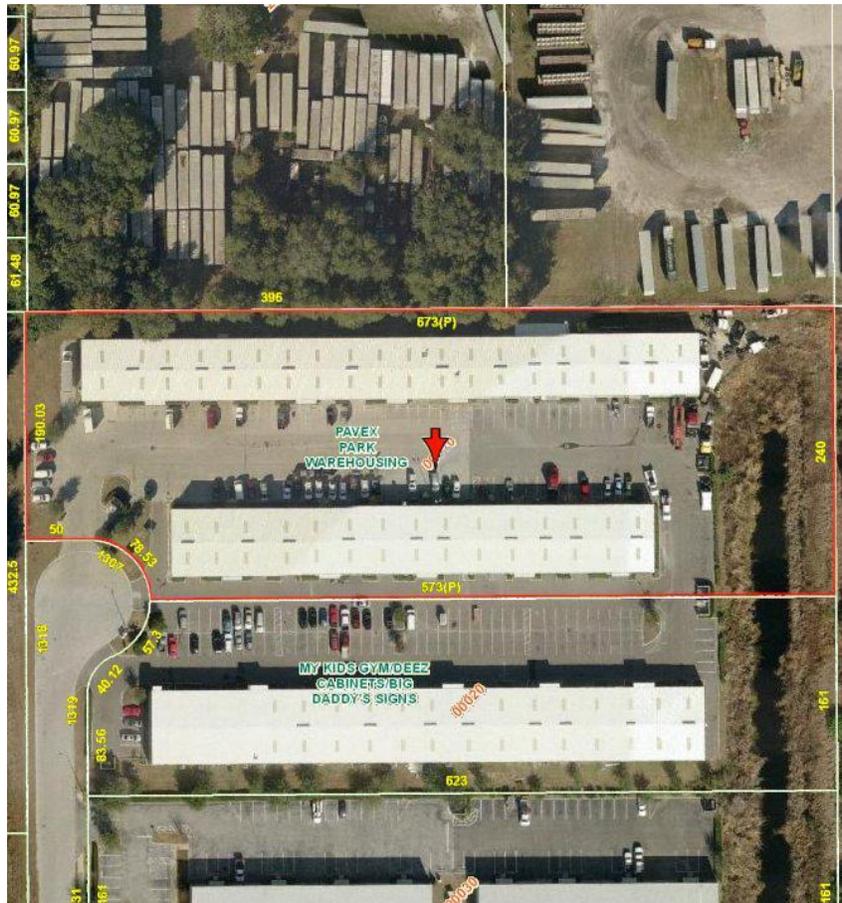
Staff Recommendation:

Staff recommends approval of the Special Exception Permit with the following conditions:

1. No outside storage or display of any products, equipment, or materials allowed.
2. No outside overnight vehicle parking and no storage of any disabled or junk vehicles allowed.
3. A minimum 5 parking spaces must be designated for this business; all vehicles must be parked in a designated parking space at all times.
4. All vehicle repairs and services must be performed inside bays.

Next Step: Apply for appropriate building permits and business tax license approval.

1313 Green Forest Court



THE CITY OF WINTER GARDEN
CITY PLANNING AND ZONING BOARD AGENDA ITEM
ATTACHMENT 4 (No Public Hearing)

Date: July 28, 2010 **Meeting Date:** August 2, 2010
Subject: Oaks at Brandy Lake Final Plat Approval
Issue: Request for final plat approval for the Oaks at Brandy Lake.

Supplemental Material/Analysis:

Owner/Applicant: Meritage Homes

Zoning: PUD

FLU: Low Density Residential

Summary: The applicant is requesting to replat the original Oaks at Brandy Lake plat by converting thirty-two (32) platted townhome lots into sixteen (16) 50'-wide and 60'-wide detached single-family residential lots for a total of one-hundred-thirteen (113) detached single-family residential lots and thirty-six (36) townhome lots.

The Planning & Zoning Board approved the preliminary plat on June 7, 2010. The City Commission approved the preliminary plat and Resolution 10-08, the PUD Amendment, at their June 24, 2010 meeting.

**Staff
Recommendation:**

Staff recommends approval of the final plat for the Oaks at Brandy Lake, with the conditions in the Engineering Department memo of July 21, 2010, and the City Attorney's memo dated July 22, 2010.

Next Step: If P& Z Board approves, the final plat may be scheduled for the August 12, 2010 City Commission meeting.

Oaks at Brandy Lake

