

PLANNING COMMISSION MEETING MINUTES

October 14, 2024

Chairman Baker called the meeting to order at 5:30 pm.

Those present recited the Pledge of Allegiance led by Chairman Baker.

Present: Robert Baker, Terry Oliver, Gary HoShing

Absent: David Prins, Edward Hanks

Quorum Established

APPROVAL OF MINUTES

Motion by Chairman Baker to approve the **April 8, 2024 minutes**; this motion was seconded by Member Oliver.

Motion carried 3/0 by Voice Vote.

PUBLIC COMMENTS – None

ORDER OF BUSINESS

PUBLIC HEARING – CHANGE OF USE

Marisa Barmby (CFRPC) provided an overview and PowerPoint presentation for the Change of Use – Former Office to Public Laundromat at 225 North Commonwealth Avenue.

Peter Warren (315 Commonwealth Avenue) is the owner of the property and provided a brief history on the current property. The SMALL laundromat currently in place is only for the RV tenants, but the public comes in and can't seem to be discouraged from using the laundromat. Therefore, Mr. Warren would like to convert the 225 North Commonwealth property into a full laundromat with 12 washers, 12 dryers and a Laundry Attendant that will handle the day-to-day operations, which will include wash-dry-fold services.

Member Oliver asked how many parking spaces are in place?

Mr. Warren stated five (5) regular spaces and one (1) handicap.

Marisa Barmby and Kathy Delp stated the classification for this project will be based off of the "Retail Classification" which is already in place.

Chairman Baker stated a sidewalk is needed between the Circle K and this new location.

City Manager Jackson responded that area would be a FDOT issue because it is in the R-O-W.

Motion by Member HoShing to approve the Change of Use – Former Office to Public Laundromat at 225 North Commonwealth Avenue; this motion was seconded by Member Oliver.

Motion carried 2/1 by Voice Vote.

Chairman Baker briefly discussed two guides that each member would need to review and become familiar with as a member of the Planning Commission.....the Unified Land Development Code and the Comp Plan Amendment.

ADJOURNMENT- 5:45 pm



Patricia Jackson, City Manager/Clerk



Bob Baker, Chairman