



## **PLANNING & ZONING BOARD AGENDA**

Board Members: Chairman Richard Skyzinski, Vice-Chairman Keith Keogh, Dominic Cicio, Robert Proper, Felicia Stewart, Douglas Faivre, Donald Tillman, Bill Mathias (non-voting)

Other Attendees: Community Development Director Tim Maslow, City Attorney Anita Geraci-Carver, Planner I DeWayne Jones, Planner I Gabriele Huffman, Senior Planner David Ausherman, Senior Planner Andrew Landis, Recording Secretary Maria Ramirez

### **Agenda for March 4, 2021 at 3:00 PM**

**Location:** E.L. Puryear Building, 243 S. Lake Avenue

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- 1. Call to Order**  
Roll call and determination of quorum, Pledge of Allegiance, Pledge of Conduct
- 2. Guest Speaker, Presentations, Proclamations**  
Landscape and Tree Preservation Ordinance Update – Alex Stringfellow and Danny Rogers
- 3. Consent Agenda**  
Approval of minutes from the January 21, 2021 meeting  
Approval of minutes from the February 4, 2021 meeting
- 4. New Business**
  - a. Recommendation on Resolution 2021-11: Parkside at Estates at Cherry Lake Preliminary Plat
  - b. Recommendation on Ordinance 2021-11: Orange Street Vacation
- 5. Old Business**  
No Old Business
- 6. Closing Comments**  
Public, Board Members, Staff

Adjourn to next month's Planning and Zoning Board Meeting on Thursday, April 1, 2021 at 3:00 p.m.



## NOTICE OF PUBLIC MEETING

Due to the continued concerns the pandemic has created the City of Groveland is providing a link and telephone number as an option for those within the public who would like to watch//listen to the March 4, 2021 Planning and Zoning Board Meeting scheduled for 3:00 p.m.

**IN PERSON:** E. L. Puryear Building, 156 S. Lake Avenue, Groveland, FL 34736.

**NOTE:** There is limited indoor seating available to the public, therefore we will be operating at a maximum limit of 23 seats, on a first come first serve basis.

### **ALL ATTENDEES ARE REQUIRED TO WEAR A MASK.**

To attend the meeting virtually please use either of the following options:

**JOIN ONLINE:** In addition to calling, persons may watch the meeting by going to <https://us02web.zoom.us/j/88316248894?pwd=ZHJINmdRdzluSmFlIdFJtbHF3cElodz09> and entering Meeting ID: 883 1624 8894 and Password: 915707 prior to the start of the 3:00 p.m. meeting. If you have difficulty or are unable to hear the meeting, please check your audio settings. We encourage you to use the link above and follow the prompts to download the necessary software at no cost in advance of the meeting.

**JOIN BY PHONE:** Members of the public can join the meeting by calling the following telephone number: 1 346-248-7799. When prompted enter the Meeting ID: 883 1624 8894, and Passcode: 915707.

**PUBLIC COMMENT:** Persons desiring to provide public comment may do so by e-mail. Please include your name and address for the record. Comments will be limited to five minutes per person.

**VIA E-MAIL:** Persons can submit public comments in advance of the meeting by e-mailing Maria Ramirez at [maria.ramirez@groveland-fl.gov](mailto:maria.ramirez@groveland-fl.gov). If submitted before 10:00 a.m. on the meeting date, the comments will be shared with the Planning & Zoning Board prior to the meeting and read into the record during the meeting. If submitted after 10:00 a.m. the comments will be shared with the Planning & Zoning Board after the meeting and retained as a public record.

IN ACCORDANCE WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT (ADA) AND FLORIDA STATUTE 286.26, PERSONS WITH DISABILITIES NEEDING SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHOULD CONTACT THE CITY CLERK NO LATER THAN 3 BUSINESS DAYS PRIOR TO THE MEETING AT [virginia.wright@groveland-fl.gov](mailto:virginia.wright@groveland-fl.gov)

# ATTACHMENT 1

## ORDINANCE 2021-11

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GROVELAND, FLORIDA, CORRECTING AN ERROR IN THE LEGAL DESCRIPTION RELATING TO A PRIOR VACATION OF A PORTION OF ORANGE STREET IN ORDINANCE 2001-06-07 AS SHOWN ON THE PLAT OF TAYLORVILLE, RECORDED IN PLAT BOOK 2, PAGES 7 AND 8, OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; VESTING OF TITLE; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS AND SCRIVENER'S ERRORS; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the City Council is empowered pursuant to §166.042, *Florida Statutes*, to vacate public rights of ways within its municipal boundaries; and

**WHEREAS**, the City Council of the City of Groveland in Ordinance 2001-06-07 vacated a portion of Orange Street located adjacent to 262 Orange Avenue owned by David K. Martin; however, it was recently determined upon surveying that the legal description incorporated into Ordinance 2001-06-07 does not close, therefore, it is necessary to correct the legal description; and

**WHEREAS**, the Planning and Zoning Board held a public hearing on this ordinance in accordance with Art. 1, Sec. 1.1, G.1 of the City of Groveland Community Development Code; and

**WHEREAS**, the City Council of the City of Groveland, has determined that the right-of-way described herein below is not needed for public use and convenience, now or in the future, and it is in the public interest to abandon the same as a right-of-way; and

**WHEREAS**, this Ordinance has been properly noticed as provided for in Art. 1, Section 1.2 of the City of Groveland Community Development Code.

**NOW THEREFORE**, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GROVELAND, FLORIDA:

**Section 1: Vacation.**

The rights-of-way as described and depicted in Exhibit A attached hereto are hereby closed and vacated as a public right-of-way.

**Section 2: Vesting of title.**

Title to said vacated rights-of-way shall vest in accordance with law.

**Section 3: Severability.**

That if any provision or portion of this ordinance is declared by any court of competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

**Section 4: Conflict.**

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

**Section 5: Scrivener's Errors.** Scrivener's errors in the legal description may be corrected without a public hearing or at public meeting, by re-recording the original ordinance or a certified copy of the ordinance and attaching the correct legal description.

**Section 6: Effective Date.**

This Ordinance shall become effective immediately upon its approval and adoption by the City Council of the City of Groveland.

ADOPTED at a regular meeting of the City Council of the City of Groveland, Lake County, Florida, this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Evelyn Wilson, Mayor  
City of Groveland, Florida

ATTEST:

\_\_\_\_\_  
Virginia Wright  
City Clerk



Approved as to Form:

\_\_\_\_\_  
Anita Geraci-Carver  
City Attorney

Passed First Reading \_\_\_\_\_

Passed Second Reading \_\_\_\_\_

Council Member \_\_\_\_\_ moved the passage and adoption of the above and foregoing Ordinance. Motion was seconded by Council Member \_\_\_\_\_ and upon roll call on the motion the vote was as follows:

	YEA	NAY
Barbara Gaines		
Mike Radzik		
Mike Smith		
Randolph Waite		
Evelyn Wilson		

# ATTACHMENT 2

**RESOLUTION 2021-11**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GROVELAND, FLORIDA, GRANTING PRELIMINARY PLAT APPROVAL OF PARKSIDE (VILLAGE D) AT ESTATES AT CHERRY LAKE GENERALLY LOCATED ON WILSON LAKE PARKWAY NORTH OF CHERRY LAKE ROAD, GROVELAND, FLORIDA; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the applicant has petitioned for preliminary plat approval of Parkside (Village D) at Estates at Cherry Lake, a residential subdivision consisting of 70 single-family lots; and

**WHEREAS**, the subject property consisting of 25.23 +/- acres is zoned PUD;

**WHEREAS**, the Planning and Zoning Board considered the application and made recommendation to the City Council; and

**WHEREAS**, the City Council of the City of Groveland has considered the application in accordance with the procedures for granting Preliminary Plat Approval set forth in Article 2, section L. of the City of Groveland Community Development Code;

**WHEREAS**, the City Council finds that the Preliminary Plat of Parkside (Village D) at Estates at Cherry Lake is in compliance with the City's community and land development regulations.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GROVELAND, LAKE COUNTY, FLORIDA, AS FOLLOWS:**

**Section 1. Granting of Preliminary Plat Approval.**

Approval of the Preliminary Plat of Parkside (Village D) at Estates at Cherry Lake, **a copy of which is attached hereto**, is GRANTED.

**Section 2. Effective Date.**

This resolution shall become effective immediately upon its passage.

PASSED and ADOPTED at a regular meeting of the City Council of the City of Groveland, Lake County, Florida this \_\_\_ day of March, 2021.

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Evelyn Wilson, Mayor  
City of Groveland, Florida



ATTEST:

\_\_\_\_\_  
Virginia Wright, City Clerk



Approved as to Form:

\_\_\_\_\_  
Anita Geraci-Carver  
City Attorney

Passed First Reading \_\_\_\_\_

Council Member \_\_\_\_\_ moved the passage and adoption of the above and foregoing Resolution. Motion was seconded by Council Member \_\_\_\_\_ and upon roll call on the motion the vote was as follows:

	YEA	NAY
Barbara Gaines		
Mike Radzik		
Mike Smith		
Randolph Waite		
Evelyn Wilson		