



Beth Mitchell-District 1
Curtis Carpenter-District 3
Jordan Stewart -Member at Large
Chip Landers – Alternate

Alan S. Polackwich, Sr.-District 2
Mark Mucher-District 5
Todd Brognano-Member at Large, VC
Teri Barenborg – Non-voting liaison School Board

Jonathan F. Day-District 4, Chairman

The Planning and Zoning Commission will meet at **7:00 p.m. on THURSDAY, February 24, 2022 in the County Commission Chambers** of the County Administration Building, 1801 27th Street, Vero Beach.

THE PLANNING AND ZONING COMMISSION SHALL ADJOURN NO LATER THAN 11:00 P.M. UNLESS THE MEETING IS EXTENDED OR CONTINUED TO A TIME CERTAIN BY A COMMISSION VOTE.

AGENDA

ITEM #1 **CALL TO ORDER AND PLEDGE OF ALLEGIANCE**

ITEM #2 **ADDITIONS AND DELETIONS TO THE AGENDA**

ITEM #3 **APPROVAL OF MINUTES**

A. February 10, 2022

ITEM #4 **ITEM NOT ON CONSENT**

A. **16th Street Apartments:** Request for major site plan approval for a 154-unit multi-family apartment complex with associated amenities (e.g. clubhouse, fitness room, pool). 239 Monterey Road, LLC, Owner. BGE, Inc., Agent. Located north of 16th Street, approximately 900' west of 66th Avenue. Zoning: RM-8, Residential Multiple-Family (up to 8 units/acre). Land Use Designation: M-1, Medium-Density Residential-1 (up to 8 units/acre). Density: 7.97 units/acre. **[SP-MA-20-12-43/2005090430-87977] [Quasi-Judicial]**

ITEM #5 **COMMISSIONERS MATTERS**

ITEM #6 **PLANNING MATTERS**

- A. **Land Use Visioning:** Presentation by the MPO's Planning Consultants, Kimley-Horn and Associates, on potential strategies for rural lands in Indian River County followed by opportunity for public comment and feedback. Alternative strategies include cluster subdivisions, agrihoods, flexible uses, and others.

ITEM #7 **ATTORNEY'S MATTERS**

ITEM #8 **ADJOURNMENT**

Except for those matters specifically exempted under the State Statute and Local Ordinance, The Commission shall provide an opportunity for public comment prior to the undertaking by the Commission of any action on the agenda, including those matters on Consent Agenda or matters added to the agenda at the meeting.

ANYONE WHO MAY WISH TO APPEAL ANY DECISION, WHICH MAY BE MADE AT THIS MEETING, WILL NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH INCLUDES THE TESTIMONY AND EVIDENCE ON WHICH THE APPEAL IS BASED.

ANYONE WHO NEEDS A SPECIAL ACCOMMODATION FOR THIS MEETING MUST CONTACT THE COUNTY'S AMERICANS WITH DISABILITIES ACT (ADA) COORDINATOR AT 772-226-1223, AT LEAST 48 HOURS IN ADVANCE OF THE MEETING.

Meeting will be broadcast live on Comcast Cable Channel 27 and on Comcast Broadband Channel 27 in Sebastian.