



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, March 10, 2022 in the County Commission Chambers** of the County Administration Building, 1801 27<sup>th</sup> 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 **ITEMS NOT ON CONSENT**

- A. Indian River Motorhaus 2.0:** Request for major site plan approval for an auto parking and storage facility to be known as Indian River Motorhaus 2.0. The proposal is to construct an auto parking and storage facility consisting of three (3) phases and ten (10) buildings. Indian River Business Park, Inc., Owner. Indian River Motorhaus 2.0, LLC, Applicant. Schulke, Bittle & Stoddard, LLC, Agent. Located approximately 800' west of Old Dixie Highway, between 41<sup>st</sup> Street and 42<sup>nd</sup> Street. Zoning: IL, Light Industrial. Land Use Designation: C/I, Commercial/Industrial. [SP-MA-22-01-02 / 2006060009-91010] [**Quasi-Judicial**]
- B. Landings Vero Self-Storage:** Request for major site plan and administrative permit use approval for a self-storage facility. The proposal is to construct a 3-story self-storage facility with a paved outdoor (covered) RV and boat storage area and associated site improvements. Vero 53 Landings, LLC, Owner. Masteller & Moler, Inc., Agent. Located within The Landings Commercial Subdivision (Lot 4) located at the northeast corner of 53rd Street and US 1. Zoning: CG, General Commercial. Land Use Designation: C/I, Commercial/Industrial. [SP-MA-21-06-13 / 2019110091-89296] [**Quasi-Judicial**]

ITEM #4      **COMMISSIONERS MATTERS**

ITEM #5      **PLANNING MATTERS**

ITEM #6      **ATTORNEY'S MATTERS**

ITEM #7      **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.
--