



The CITY OF DAYTONA BEACH Planning Board Agenda

City Hall
Commission Chambers
Regular Meeting

301 South Ridgewood Avenue
Thursday, August 22, 2019
6:00 PM

NOTICE – Pursuant to Section 286.0105, Florida Statutes, if any person decides to appeal any decision made by this Board at this public meeting, such person will need a record of the proceedings and, for that purpose, such person 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. The City does not prepare or provide such a record.

	<p>For special accommodations, please notify the City Clerk's Office at least 72 hours in advance. (386) 671-8020</p>		<p>Help for the hearing impaired is available through the Assistive Listening System. Receivers can be obtained from the City Clerk's Office.</p>
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In accordance with the Americans with Disabilities Act (ADA), persons with a disability needing a special accommodation to participate in the Board meeting should contact the City Clerk's Office, 301 S. Ridgewood Ave, Room 210, Daytona Beach, FL 32114, Ph: (386) 6 7 1-8 0 2 3, Email: clerk@c o d b.us not later than 72 hours prior to the proceedings. If you are hearing or voice impaired contact the relay operator at 1-800-955-9771.

1. Call to Order
2. Roll Call
3. Approval of the Minutes: July 25, 2019

New Items:

4. [**Preliminary Plat – Tomoka Town Center, D E V 2019-073 \(Quasi-Judicial Hearing\)**](#)

A request by Charlie Potter P.E., Avid Group, on behalf of Tomoka Town Center Phase 1 LLC, to approve a Preliminary Plat for Tomoka Town Center- Parcel 1 located at 1511 Cornerstone Boulevard to allow for a commercial project.

5. [**Site Plan – Tomoka Village Apartments \(The Ellis\), D E V 2019-043 \(Quasi-Judicial Hearing\)**](#)

A request by Parker Mynchenberg, P.E., Parker Mynchenberg & Associates, Inc., on behalf of Scott Bullock, Consolidated-Tomoka Land Co., to approve the site plan for Tomoka

Village Apartments (The Ellis) located at 1801 N. Williamson Boulevard to develop a 316 unit multifamily development with associated site improvements.

6. **Large Scale Comprehensive Plan Amendment (L S C P A) – B Braun, D E V 2019-019 (Legislative Hearing)**

A request by Joseph H. Hopkins, P.E, The Performance Group, Inc. on behalf of Sergio Loran, B Braun Medical, Inc., for approval of a Large Scale Comprehensive Plan Amendment changing the Future Land Use Map designation from Retail to General Industry for 45.91± acres of land located at 1845 Mason Avenue to allow for industrial manufacturing and warehousing activities.

7. **Second Amended and Restated B Braun Solutions Manufacturing Project Planned District Agreement, D E V 2019-018 (Quasi-Judicial Hearing)**

A request by Joseph H. Hopkins, P.E., The Performance Group, Inc., on behalf of Sergio Loran, B. Braun Medical, Inc., to rezone an additional 9.5± acres of land located at 1845 Mason Avenue from Industrial Park (M-4) zoning to Planned Development-General (PD- G), expanding the existing boundaries of the PD district to a total 30.5± acres to allow for expansion of the production facilities.

8. **Rezoning to Planned Development-General (PD-G) – Clyde Morris Industrial, D E V 2019-060 (Quasi-Judicial Hearing)**

A request by Robert A. Merrell III, Esq., Cobb Cole, on behalf of Southern Investment Group LLLP (contract purchaser) for approval of the First Amendment to the Clyde Morris Boulevard Industrial PD to allow for the development of residential uses on 38+/- acres of the property.

9. **Land Development Code Text Amendment – Article 6, Section 6.21, D E V 2019-1 2 3 (Legislative Hearing)**

A request by the Development and Administrative Services Department, Planning Division, to amend Article 6, Section 6.21 of the Land Development Code (LDC), to remove distance separation requirements between churches and establishments licensed to sell or serve alcoholic beverages.

10. **Other Business**

- a) Downtown/Ballogh Road Redevelopment Area Board Report
- b) Midtown Redevelopment Area Board Report
- c) Beachside Redevelopment Area Board Report
- d) Public Comments
- e) Staff Comments
- f) Board Members Comments