

## Planning Commission Minutes February 03, 2022 - 5:30 p.m.

Daniel Grannan – Chair  
Tonia Herring – Vice Chair  
Billy Gause  
Randy Martin  
Doug Smith



Terry Thompson  
Alternate 1 –  
Alternate 2 –  
Chuck Dixon – School Board\*

- 1) Call to Order by Chairman Grannan at 5:30pm.
- 2) Roll Call

**Commissioners Present:** Daniel Grannan, Tonia Herring, Billy Gause, Randy Martin, Doug Smith, Terry Thompson.

**Commissioners Absent:** None.

**Staff Present:** City Attorney Robert Batsel (remotely via telephone), Planning and Community Development Director Brian Herrmann, Urban Planner Jenette Collins, Zoning Coordinator Zach Cciera.

- 3) Moment of Silence was led by Chairman Grannan.
- 4) Pledge of Allegiance was led by Chairman Grannan.
- 5) Chairman Comments – N/A
- 6) **Motion to adopt agenda was made by Commissioner Smith; seconded by Commissioner Thompson. Motion carried 7-0.**
- 7) **Motion to approve minutes of the Planning Commission meeting held December 02, 2021 was made by Commissioner Thompson, seconded by Commissioner Smith. Motion carried 7-0.**
- 8) Citizen Input: Raymond Richard Jones Jr. addressed the commission.
- 9) Public Hearings:
  - a) **Conduct a Public Hearing for Project No. JCPTA-0002/Application No. PZ22-0003 – Brought by the City of Crystal River Planning and Development Services Department – Evaluation and Appraisal Report (EAR) Based Comprehensive Plan Amendment – Ordinance No. 22-O-03 – An Amendment to the Crystal River Comprehensive Plan by providing revision to the Capital Improvements Element pursuant to Chapter 163, Florida Statutes.**

### **Staff Presentation:**

Jenette Collins discussed developing an interlocal agreement between the City and the School Board to coordinate school planning in lieu of removing the Public School Facilities Element.

### **Commission Discussion:**

***Motion to recommend Council adoption and approval of Application No. PZ22-0003 – Brought by the City of Crystal River Planning and Development Services Department – Evaluation and***

***Appraisal Report (EAR) Based Comprehensive Plan Amendment – Ordinance No. 22-O-03 – An Amendment to the Crystal River Comprehensive Plan by providing revision to the Capital Improvements Element pursuant to Chapter 163, Florida Statutes was made by Chairman Grannan, seconded by Commissioner Martin. Motion carried 7-0.***

- b) **Conduct a Public Hearing for Project No. JCPTA-0003/Application No. PZ22-0009 - City of Crystal River Planning and Development Services Department – Comprehensive Plan Amendment – Ordinance No. 22-O-04 – An Amendment to the Crystal River Comprehensive Plan by removing the Public School Facilities Element, pursuant to Chapter 163, Florida Statutes.**

**Staff Presentation:**


Jenette Collins presented the staff report to Commissioners.

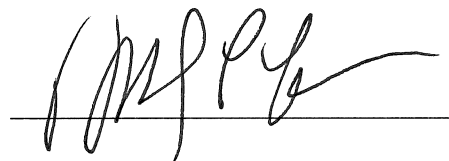
**Commission Discussion:**

***Motion to recommend Council adoption and approval of Application No. PZ22-0009 - City of Crystal River Planning and Development Services Department – Comprehensive Plan Amendment – Ordinance No. 22-O-04 – An Amendment to the Crystal River Comprehensive Plan by removing the Public School Facilities Element, pursuant to Chapter 163, Florida Statutes was made by Commissioner Thompson, seconded by Commissioner Martin. Motion carried 6-0.***

- 10) Unfinished Business: Brian Herrmann provided an update on the proposed Civic Master Plan, amending the Comprehensive Plan, and development of the Form Based Code for adoption into the Land Development Code. Discussion ensued about the process for adoption.
- 11) New Business: None.
- 12) Citizen Input: None.
- 13) Staff Comments: None.
- 14) Commissioner’s Comments: Commissioner Doug Smith addressed the Planning Commission about FEMA requirements for raising buildings to meet Base Flood Elevation standards and adopting a Historic Preservation District. In response, Brian Herrmann discussed the process for reviewing FEMA standards.
- 15) Chairman’s Comments: None.
- 16) Adjournment: Meeting was adjourned at 6:08 p.m.

ATTEST:

  
Recording Secretary Zach Ciciera

  
Chairman Daniel Grannan