



**CITY OF DELAND
REGULAR MEETING OF THE PLANNING BOARD
SEPTEMBER 13, 2023 AT 5:00 PM
CITY HALL, COMMISSION CHAMBERS
120 SOUTH FLORIDA AVENUE**

AGENDA

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

VERBAL REPORT ON CITY COMMISSION MEETINGS

MINUTES

1. Approval of the minutes from the August 9, 2023 meeting.

VARIANCE OLD BUSINESS

VARIANCE NEW BUSINESS

PUBLIC PARTICIPATION PROCEEDINGS

PLANNING - OLD BUSINESS

PLANNING - NEW BUSINESS

1. Applicant Name: Mark Watts Esq, Cobb Cole
Project Name: PSB23-057 Spring Garden Townhomes
Project Location: ±14.72 acres located on the west side of S Spring Garden south of Plymouth Ave
Project Description: Preliminary Plat, 90-unit Townhouse development
Staff Planner: Belinda Williams-Collins
2. Applicant: Strickland Smith, Heidt Design, LLC
Project Name: PSB23-086, Cresswind Phase 2, 3
Project Location: ± 89.08 acres located east of Lake Winnemissett and north of Service Road
(a.k.a. the old alignment of E. SR 44)
Project description: Preliminary plat, Phase 2,3 improvements for 233 single-family lots
Staff Planner: Belinda Williams-Collins
3. Applicant Name: Michael Woods – Cobb Cole
Project Name: AN23-103 – Annexation for Taylor Ridge
Project Location: ±28.667 acres located at 1298 S Blue Lake Ave
Project Description: To annex 28.667 acres into the corporate limits of DeLand
Staff Planner: Kendall Story
4. Applicant Name: Michael Woods – Cobb Cole
Project Name: SMLU23-102 – Comprehensive Plan Amendment for Taylor Ridge
Project Location: ±26.011 acres located at 1298 S Blue Lake Ave

Project Description: Change of FLU from VC Rural to TRD Transitional Residential Development
Staff Planner: Kendall Story

5. Applicant Name: Michael Woods – Cobb Cole
Project Name: Z23-104 – PD Rezoning for Taylor Ridge
Project Location: ±26.011 acres located 1298 S Blue Lake Ave
Project Description: Change of Zoning from VC A-2 Rural Agriculture, to Taylor Ridge PD, for 65 single family homes
Staff Planner: Kendall Story
6. Applicant Name: Mark Watts, Esq., Cobb Cole
Project Name: Z23-123 – Manchester Neighborhood PD Amendment
Project Location: ±38.5 acres located at 801 Sol Y Sombra
Project Description: 1st Amendment to the Manchester Neighborhood PD to permit multi-family and single-family uses in the Future Development Tract (Phase 2A and 2B).
Staff Planner: Kendall Story
7. Applicant Name: Nick Everly, Evans Engineering
Project Name: Z23-167 – Pointe Grand Apartments PD Amendment
Project Location: ±14.57 acres located southeast of the intersection of Clear Lake Rd. and N. Spring Garden Ave.
Project Description: 1st Amendment to the Pointe Grand Apartments PD, requesting a reduction in parking spaces required to allow for 27 covered parking spaces
Staff Planner: Kendall Story
8. Applicant Name: Nick Everly, Evans Engineering
Project Name: SP23-068 – Pointe Grand Apartments – Class IV Site Plan
Project Location: ±14.57 acres located southeast of the intersection of Clear Lake Rd. and N. Spring Garden Ave.
Project Description: Class IV site plan for 204 multi-family apartments known as Pointe Grand Apartments
Staff Planner: Kendall Story

OTHER BUSINESS

ADJOURNMENT