

**Planning and Zoning Board Meeting
November 6, 2023**

[Video](#) of Meeting

Present: Stephen Yates, Brooks Weiss, Curtis Hodges, Larry Wheatcraft, Kip Hulvershorn, and new member, Jon Hall. **Absent:** Thomas Bien. Approval of the October minutes will be done in December.

Nominations for Chair. Larry Wheatcraft was nominated as Chair and Carl Hodges as Vice Chair. **Both were unanimously elected.**

Item 5B, SV-2-23, proposed vacation of Cooper St. was continued to next month at the request of the applicant.

Public Participation:

- One member of the public complained at length about traffic on Oak Lane near Sugar Mill. Since there is no left turn out of the strip mall, cars and trucks use Oak Lane as a shortcut and speed 50 or 60 mph. The gentleman has called every relevant city and county agency, and no one claims responsibility.
- Another member of the public praised the Transportation Impact Overview and suggested getting another done to illustrate a possibly different point of view.

New Business:

A-19-23, annexation of 664 Louella St. (1.0+ acres) Voluntary annexation, Comprehensive Plan amendment, and rezoning **from** Volusia County Future Land Use (FLU) designation of Rural, and Volusia County zoning designation of A-3, Transitional Agriculture with an “A” attached for Airport Height Notification Zone **to** City FLU designation of Rural and City zoning designation of A-3, Transitional Agriculture with an “A” attached for Airport Height Notification Zone. Staff recommended approval.

Motion to recommend approval of A-19-23 to the City Commission was unanimous.

V-6-23, Request to reduce the required distance for a location to serve alcohol for consumption at 111 North Causeway. The applicant, owner of Kenny’s Liquor, wants customers to be able to try before buying an expensive bottle of liquor. When the applicant first opened, he requested a zoning variance to do so. It was denied. This time he applied and was told he was too close to the Comedy Club that was not there when he first applied. Staff recommended denial because he only met four of the required five variance criteria.

One member of the public objected because there are two locations to taste spirits or wine within two miles. **Motion to approve on the condition that it operate as a self-dispensary and not to be a bar or tavern and open only between 5:00 and 9:00 pm passed with a 5- 1 vote.** Frankhouser, Hall, Hodges, Weiss, and Wheatcraft, voting, **Yes**; Hulvershorn, voting, **No** as he felt there must be a reason for the 1,000 ft requirement.

Schedule for 2024 meetings was approved but not distributed. Meetings will be on the regular dates except in July. **Motion to approve was unanimous.**