

Planning and Zoning

January 8, 2024 Video and agenda can be found [here](#)

Present: Messrs. Yates, Bien, Hulvershorn, Hodges, Hall, Frankhouser, and Chair Wheatcraft.
Approval of Minutes was postponed until February.

Public Participation:

None

New Business:

BDV-3-23, 103 Via Duomo (0.33 acres). The applicant wishes to build a dock, but because the lot narrows and curves in the rear, it will need a 0' setback, so they are requesting a variance from the required 10' setback. It was also noted that all the neighbors have written letters of support for this request. **Motion to recommend approval of BDV-3-23 to the City Commission was unanimous.**

DA-1-23, A vacant parcel located on the south side of a neighboring parcel addressed as 2692 Glen Drive which is homesteaded by the applicants (1.18 acres). The owners are requesting this parcel be approved for a Contraction application (reverse annexation) from the City of New Smyrna Beach, and they want to join this parcel with their homesteaded, R-1, Single Family Residential lot which does not allow personal farm animals. Currently, there is no New Smyrna Beach Utilities water service, sewer service or electric service available to this parcel of land, and when the owners contacted the County, they were told they would welcome this property back and would assign a zoning identical to the homesteaded property per the Staff report. **Motion to recommend approval of DA-1-23 to the City Commission was unanimous.**