



**MINUTES OF THE PLANNING & ZONING BOARD/LOCAL PLANNING AGENCY
OF THE TOWN OF BRINY BREEZES HELD ON
THURSDAY, SEPTEMBER 12, 2013 AT 3:00 P.M.
AT THE BRINY BREEZES TOWN HALL,
4802 NORTH OCEAN BOULEVARD, BRINY BREEZES, FLORIDA**

Members of the Planning & Zoning Board/LPA

Resident from District I, Ira Friedman.	Alternate Member #1, Jim Philippi.
Resident of District II, Billy Armstrong, Vice Chairman.	Alternate Member #2, James McCormick.
Resident from District III, Jerry Lower, Chairman.	Representative from the School District, Angela Usher. (Absent)
Resident from District IV, Vacancy.	Town Clerk, Pro Tem, Nancy Boczon.
Resident at Large, Jim Leming.	Deputy Town Clerk, Les S. Shoeman.
	Town Attorney, Jerome F. Skrandel.

I. Call to Order, Pledge of Allegiance & Roll Call. Chairman Lower called the meeting to order and led the pledge of allegiance. Deputy Town Clerk Shoeman called roll.

II. Additions, Withdrawals, Deferrals, and Arrangement of Agenda Items. Chairman Lower moved agenda item VIIb to immediately after the approval of the minutes.

III. Ex-Parte Communications. P&Z Member Phillippi spoke to Chairman lower and Attorney Skrandel about The Comp Plan.

IV. Minutes for Approval: A **MOTION** was made and seconded (Friedman/Phillippi) to approve the minutes from the Regular Meeting of July 25, 2013. A call for public comments was made. **MOTION** passed.

A. Presentation of Optional Development Strategies Applicable to Section 6 by architect Digby Bridges, a principal member of the Bridges and March architectural firm.

V. Correspondence. A spreadsheet was submitted by Kristine de Haseth of The Florida Coalition for Preservation depicting building densities (agenda item VIIa).

VI. Reports

A. **Briny Breezes, Inc. – Directors and/or Manager.** None.

B. **P&Z Chairman.** None.

C. **P&Z Board Members.** None.

D. **Town Attorney.** Addressed the issues from DEO regarding density and commercial uses, or floor area ratio, in Section 6.

VII. Items for Discussion by P&Z Board

A. Spreadsheet Prepared by Florida Coalition for Preservation Depicting Building Densities, Bulk Dimensions and Related Data for Municipalities Adjoining Briny Breezes.

Ms. Haseth spoke on the spreadsheet she submitted. She also offered the combined knowledge of additional members or “Planners” of the Coalition for the benefit of Briny with help about pre-established formulas and/or restrictions relating to Briny. The P&Z board requested Kristina to seek The Coalitions’ aid in putting together a formula at no cost to the Town.

VIII. Items for Action at Public Hearing by P&Z Board:

A. Continuation of Discussion of the Objections, Recommendations, and Comments (ORC) Report of the Department of Economic Opportunity and the Comments Received from Other Agencies on the Review of the Town’s Amended Comprehensive Plan, and the Information Obtained for Responding to Same by the Further Inquiries of the P&Z Membership. A **MOTION** was made and seconded (Friedman/McCormick) to have Chairman Lower send correspondence to Briny Board Members, per The Comp Plan, before their September 20th meeting to be put on their October meeting agenda. A call for public comments was made. **MOTION** passed. An elevation target height was established using the crown of A1A and anticipated changes from the state of Florida of 44 feet, hold at 26 units per acre was decided (trailer portion of park), and density of 18 residential units for the buildable area. A call for public comments was made. A **MOTION** was made and seconded (McCormick/Phillippi) to accept aforesaid items. **MOTION** passed.

IX. Announcements for Future Meetings: There will be no October meeting. The next P&Z/LPA meeting will be on November 14, 2013 at 4:00pm.

X. Public Comments. None.

XI. Adjournment. A **MOTION** was made and seconded (McCormick/Phillippi) to adjourn the meeting at 4:52pm.

Jerry Lower, Chairman

TOWN SEAL

ATTEST: _____
Lesa S Shoeman, Deputy Town Clerk

For relevant testimony, discussion, oral reports, etc. Please refer to the audio CD available at The Town Hall.