

VILLAGE OF PALMETTO BAY, FLORIDA
MINUTES OF THE MONDAY, NOVEMBER 14, 2011
MEETING OF THE VILLAGE COUNCIL – ZONING HEARING
Village Hall Chambers
9705 E. Hibiscus Street, Palmetto Bay, FL

1. **CALL TO ORDER, ROLL CALL, PLEDGE OF ALLEGIANCE:** Mayor Stanczyk called the meeting to order at 7:05 p.m. The following members of the Village Council were present:

Mayor Shelley Stanczyk
Vice Mayor Brian W. Pariser
Councilman Patrick Fiore
Councilman Howard J. Tendrich
Councilwoman Joan Lindsay

The following staff members were present:

Village Manager Ron E. Williams
Village Attorney Eve Boutsis
Village Clerk Meighan Alexander
Director of Planning and Zoning Darby DeSalle
Zoning Administrator Efren Nunez

Boy Scouts Matthew Green, Emmanuel Mendez, and Justin Villena from Troop 840 came forward, led the pledge of allegiance and were welcomed by Mayor Stanczyk and the Council.

2. **Minutes of the Zoning Hearing of September 19th and October 17, 2011**

Mayor Stanczyk noted a revision on the first page of October 17th, she asked for the word “school” to be added behind the word “charter”.

Councilwoman Lindsay Fiore moved to approve the Minutes, as amended. Seconded by Councilman Tendrich. All voted in favor. The Minutes were approved unanimously (5-0).

Attorney Boutsis offered staff report. She provided an explanation of quasi-judicial procedures. She swore in those individuals who wished to be heard.

3. **A RESOLUTION OF THE MAYOR AND VILLAGE COUNCIL OF THE VILLAGE OF PALMETTO BAY, FLORIDA, PURSUANT TO SECTION 30-30.5 OF THE VILLAGE'S CODE; RELATING TO MODIFICATION OF A SINGLE CONDITION FROM A SITE PLAN APPROVED UNDER RESOLUTION NO. 07-96 DATED SEPTEMBER 17, 2007, RELATING TO MODIFYING THE HEIGHT OF THE WALL FROM FIVE FEET TO SIX FEET WITHIN THE FOOTPRINT APPROVED IN THE SITE PLAN FOR WESTMINSTER CHRISTIAN PRIVATE SCHOOL, INC. LOCATED AT 6855 S.W. 152 STREET; AND PROVIDING AN EFFECTIVE DATE.**

Councilman Tendrich moved the item forward. Seconded by Councilman Fiore.

Mayor Stanczyk disclosed that she met and received phone calls from a resident, Mary Kay Marrero. She stated that she will remain impartial.

Councilwoman Lindsay noted that she, too, received phone calls and attended a meeting at the school with Mary Kay Marrero and Mr. Lundgren, representing Westminster. She stated that she will remain impartial.

Councilman Tendrich stated that he received an email several months ago and can remain impartial.

Councilman Fiore stated that he received three emails and visited the property. He noted that he will remain impartial.

Vice Mayor Pariser stated that he had received some emails and will remain impartial.

Director DelSalle provided history of the project, noting that the applicant is beginning to pursue the redevelopment on the west side of the property. He provided a Powerpoint presentation that displayed the entire development and explained the area on the west. He explained that the approval in the past contained a condition that the height of the wall not exceed five feet; however, current code allows for a height of six feet. Director DelSalle advised that since approval in 2007, Westminster has begun to implement improvements and through the process they reached out to the community and held meetings with residents. He noted that the abutting neighbors had asked the school to allow the wall height to rise to the current code height of six feet. He advised that staff had initiated this zoning proceeding to modify the previous condition which approved the site plan. He explained that the applicant willingly signed the application and this matter was a staff-initiated request that was driven by feedback from the community.

Mayor Stanczyk opened the public hearing. Mr. Kirk Bauer, 15101 SW 69 Court, spoke in support of the application. Mayor Stanczyk subsequently closed the public hearing.

The Mayor, Vice Mayor, and Council members expressed their appreciation for the spirit of cooperation shown by the school and the neighbors.

Mayor Stanczyk called the question. All voted in favor. The Resolution passed unanimously (5-0.).

The meeting was adjourned at 7:25 pm.

Prepared and submitted by:

Meighan J. Alexander, CMC
Village Clerk

Approved by the Village Council on
this ___ day of December, 2011.

Mayor Shelley Stanczyk

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