



THE CITY OF
CRESCENT
CITY FLORIDA

AGENDA
Planning & Zoning Commission Meeting,
6:00 pm
December 18, 2024

1) CALL TO ORDER

2) ROLL CALL

3) APPROVAL OF MINUTES

- A) Approval of the minutes for the November 21, 2024 Planning & Zoning Commission Meeting

4) NEW ITEMS

PLEASE NOTE - THE APPLICANT IS REQUESTING THE CONTINUANCE OF ITEM 4.A. TO THE NEXT REGULAR MEETING OF THE PLANNING & ZONING COMMISSION

A. 195 CHESTNUT STREET - VARIANCE FROM SECTION 3.19.2(H) OF THE LAND DEVELOPMENT CODE

The applicant, Cheryl Nelson, is requesting a variance from Section 3.19.2(H) of the LDC to reduce the side setback for an accessory structure from the larger of 10 feet or 10% of the lot width to 5.71 feet for a property line.

B. TEXT AMENDMENT TO SECTION 3.15 OF THE LAND DEVELOPMENT CODE SETBACKS ON THE PF ZONING DISTRICT

This is an administrative proposal to amend Section 3.15 of the Land Development Code to establish setback requirements for the PF, Public Facilities zoning district.



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C. 201 N. SUMMIT STREET – SMALL- SCALE COMPREHENSIVE PLAN AMENDMENT

A request by the City of Crescent City for approval of a Small-Scale Comprehensive Plan Amendment, amending the Future Land Use Map for this 0.95± acre property from the Commercial to the Public Buildings and Grounds designation.

D. 201 N. SUMMIT STREET – ZONING MAP AMENDMENT (REZONING)

A request by the City of Crescent City to rezone this 0.95± acre property from the GC-1, General Commercial zoning district to the PF, Public Facilities zoning district.

E. 122 CENTRAL AVENUE – SMALL- SCALE COMPREHENSIVE PLAN AMENDMENT

A request by the Buseman Family Revocable Living Trust for approval of a Small-Scale Comprehensive Plan Amendment, amending the Future Land Use Map for this 0.17± acre property from the from the Mixed Use to the Commercial designation.

F. 122 CENTRAL AVENUE – ZONING MAP AMENDMENT (REZONING)

A request by the Buseman Family Revocable Living Trust to rezone this 0.95± acre property from the MR-1, Multi-family Residential zoning district to the CB, Central Business zoning district.

5) OTHER ITEMS

- A. Staff Comments -- Discussion of Mass Administrative Rezoning of Properties
- B. Public Comments
- C. Board Member Comments

6) ADJOURNMENT

Persons with disabilities or languages requiring special accommodations to participate in this meeting should contact City Hall at 386.698.2525 at least 24 hours before requesting such accommodations.

MEETING CONNECTION INFORMATION:

You may view the meeting live on the City's YouTube channel. Go to www.crescentcity-fl.com and click on the YouTube link or go to

https://www.youtube.com/channel/UCak1_v7UFM8nqIviX53nzaA