

PLANNING & ZONING COMMISSION MEETING MINUTES
FEBRUARY 20, 2024

Meeting Minutes of the Planning and Zoning Commission of the Town of Ocean Ridge held on Tuesday, February 20, 2024, in the Town Hall Meeting Chambers.

CALL TO ORDER

The meeting was called to order at 9:00 a.m. by Chair Carey.

ROLL CALL

Town Clerk Avery led the roll call, which was answered by the following:

Chair Ric Carey	Present
Vice Chair P. Shields Ferber	Present
Member Sydney Ray	Present
Member Ferenc Stephen Varga	Absent
Alternate Member Marc de Baptiste	Present
Alternate Member Roger Brinner	Absent

Member Varga and Alternate Member Brinner were absent with notice.

PLEDGE OF ALLEGIANCE

Chair Carey led the Pledge of Allegiance.

PUBLIC COMMENT

Chair Carey opened the floor for public comment.

Terry Brown – expressed his concern regarding the vegetation and structure at 5015 Old Ocean.

Chair Carey closed the floor for public comment.

APPROVAL OF MINUTES

1. Approval of the Meeting Minutes of the December 19, 2023, Regular Meeting

Member de Baptiste moved to adopt the minutes of December 19, 2023; seconded by Member Feber. Motion carried 4-0.

DISCUSSION/ ACTION ITEMS

2. Quasi-Judicial Hearing: Development Plan Review for 67 Spanish River Dr.

Chair Carey opened the quasi-judicial hearing by asking if any of the board members had any ex-parte communications. All Commissioners informed that they had none. Town Clerk Avery swore in those that wished to give testimony.

Town Planner O’Gorman gave his report and recommended approval of the project. Zoning Official Palacios stated the plans met the Town requirements. Town Engineer Bamber said that she had no concerns about the project, only the engineering plans must be revised.

PLANNING & ZONING COMMISSION MEETING MINUTES
FEBRUARY 20, 2024

Architect Richard Bremer, Jr. presented the project. He summarized what they propose to do and identified the site plans, pool, landscape, elevations, the style of the home and retaining wall.

The board asked questions regarding the elevations and height of the garage wall and Mr. Bremer answered their questions.

Louis Vlahos, Landscape Architect, provided details of the landscape. A brief discussion ensued regarding raising the height of the seawall. More discussion followed regarding the septic and drain field.

Terry Brown – questioned the number of buildings on the lot.

Chair Carey closed the quasi-judicial hearing.

Member Feber moved to approve the Development Plan Review for 67 Spanish River with suggested staff conditions; seconded by Member Ray. Motion carried 4-0.

3. Approval of the Changing of a Meeting Date

There was a discussion about changing the March meeting date. The board agreed to change the meeting date to March 26, 2024.

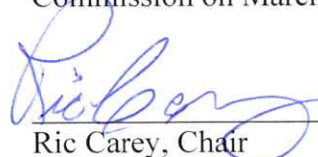
COMMISSIONER COMMENTS

Chair Carey announced that a workshop is scheduled for April 8th to discuss a variety of topics. Town Manager Ladner requested that all topics for discussion to be submitted on or before March 15, 2024. Some suggestions were driveways, drainage, swales, increase in seawalls, parking and length of construction as topics to be discussed at the next scheduled workshop.


ADJOURNMENT

Meeting adjourned at 10:10 a.m.

Minutes prepared by Deputy Town Clerk Pinder and adopted by the Planning & Zoning Commission on March 26, 2024.



Ric Carey, Chair

Attest:


Kelly Avery, Town Clerk

