

**AGENDA OF A REGULAR MEETING
LEESBURG PLANNING COMMISSION
THIRD FLOOR, CITY HALL, 501 WEST MEADOW STREET
THURSDAY, FEBRUARY 22, 2024 – 4:30 P.M.**

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

**APPROVAL OF THE JANUARY 18, 2024 SUMMARY MINUTES OF THE
PLANNING COMMISSION**

NEW BUSINESS

**1) PUBLIC HEARING CASE # PUD-23-592 – CDC OFFICE MIKE STREET
PDO – PLANNED DEVELOPMENT OVERLAY**

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, ADDING A PLANNED DEVELOPMENT OVERLAY TO CERTAIN PROPERTY CONTAINING APPROXIMATELY 0.22 +/- ACRES WITH EXISTING R-3 (HIGH DENSITY RESIDENTIAL) ZONING TO ALLOW OFFICE, RETAIL, AND CLASSROOM USES AND TO REQUEST A WAIVER FROM SECTION 25-282(A)(1) PDO FIVE ACRE MINIMUM REQUIREMENT FOR A PROPERTY LOCATED SOUTH OF EAST MAIN STREET AND WEST OF MIKE STREET AS LEGALLY DESCRIBED IN SECTION 25, TOWNSHIP 19 SOUTH, RANGE 24 EAST, LAKE COUNTY, FLORIDA; AND PROVIDING AN EFFECTIVE DATE. **(CITY COMMISSION DATES ARE TENTATIVELY SCHEDULED FOR FIRST READING ON MONDAY, MARCH 25, 2024 AND SECOND READING IS TENTATIVELY SCHEDULED FOR MONDAY, APRIL 8, 2024)** (CDC OFFICE MIKE STREET PDO)

**2) PUBLIC HEARING CASE #SSCP-23-563 – MAR-JO PINES WINDMILL
SHARP PROPERTIES – SMALL SCALE COMPREHENSIVE PLAN MAP
AMENDMENT**

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN OF THE CITY OF LEESBURG, CHANGING THE FUTURE LAND USE DESIGNATION OF CERTAIN PROPERTY CONTAINING APPROXIMATELY 47.68 +/- ACRES FROM LAKE COUNTY RURAL TRANSITION TO ESTATE RESIDENTIAL FOR PROPERTY GENERALLY LOCATED EAST OF US HIGHWAY 27 AND

NORTH OF WINDMILL ROAD AS LEGALLY DESCRIBED IN SECTION 25, TOWNSHIP 20 SOUTH, RANGE 24 EAST, LAKE COUNTY, FLORIDA; AND PROVIDING AN EFFECTIVE DATE. **(CITY COMMISSION DATES ARE TENTATIVELY SCHEDULED FOR FIRST READING ON MONDAY, APRIL 8TH, 2024 AND SECOND READING IS TENTATIVELY SCHEDULED FOR MONDAY, JUNE 10TH, 2024)** (Mar-Jo Pines Windmill Sharp Properties SSCP)

3) **PUBLIC HEARING CASE # PUD-23-564 – MAR-JO PINES WINDMILL SHARP PROPERTIES – PLANNED UNIT DEVELOPMENT**

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, REZONING APPROXIMATELY 147.40 +/- ACRES FROM LAKE COUNTY A (AGRICULTURE) AND PUD (PLANNED UNIT DEVELOPMENT) TO PUD (PLANNED UNIT DEVELOPMENT) AMENDMENT FOR A PROPERTY GENERALLY LOCATED EAST OF U.S. HIGHWAY 27, AS LEGALLY DESCRIBED IN SECTIONS 25, 36 AND 30, TOWNSHIP 20 SOUTH, RANGES 24 AND 25 EAST, LAKE COUNTY, FLORIDA; AND PROVIDING AN EFFECTIVE DATE. **(CITY COMMISSION DATES ARE TENTATIVELY SCHEDULED FOR FIRST READING ON MONDAY, APRIL 8TH, 2024 AND SECOND READING IS TENTATIVELY SCHEDULED FOR MONDAY, JUNE 10TH, 2024)** (Mar-Jo Pines Windmill Sharp Properties PUD)

ANNOUNCEMENTS

DISCUSSION ITEMS

ADJOURNMENT

NOTICE: "F.S.S. 286.01 PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT, ADA COORDINATOR, AT 352.728.9740, 48 HOURS IN ADVANCE OF THE MEETING.

F.S.S. 286.0105 – "If a person decides to appeal any decision made by the Commission with respect to any matter considered at this meeting, they will need a record of the proceedings, and that for such purpose they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." The City of Leesburg does not provide this verbatim record.