

**AGENDA OF A REGULAR MEETING  
LEESBURG PLANNING COMMISSION  
THIRD FLOOR, CITY HALL, 501 WEST MEADOW STREET  
THURSDAY, MARCH 23, 2023 – 4:30 P.M.**

**CALL TO ORDER**

**INVOCATION**

**PLEDGE OF ALLEGIANCE**

**APPROVAL OF THE FEBRUARY 23, 2023 SUMMARY MINUTES OF THE  
PLANNING COMMISSION**

**NEW BUSINESS**

**1) PUBLIC HEARING CASE # SSCP-22-585 – SUNDANCE COMMERCIAL  
AND INDUSTRIAL – SMALL SCALE COMPREHENSIVE PLAN  
AMENDMENT**

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN OF THE CITY OF LEESBURG, CHANGING THE FUTURE LAND USE DESIGNATION OF CERTAIN PROPERTY CONTAINING 33.45 +/- ACRES FROM LAKE COUNTY REGIONAL OFFICE TO CITY OF LEESBURG INDUSTRIAL FOR A MIXED-USE DEVELOPMENT ON A PROPERTY GENERALLY LOCATED SOUTH OF COUNTY ROAD 48 AND WEST OF HAYWOOD WORM FARM ROAD, AS LEGALLY DESCRIBED IN SECTIONS 14 AND 15, 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 10<sup>TH</sup>, 2023 AND SECOND READING TENTATIVELY SCHEDULED FOR MONDAY, JUNE 12<sup>TH</sup>, 2023)** (Sundance Commercial and Industrial) **(POSTPONED AT APPLICANT'S REQUEST FROM THE FEBRUARY 23<sup>RD</sup>, 2023 PLANNING COMMISSION REGULAR MEETING)**

**2) PUBLIC HEARING CASE # PUD-22-586 – SUNDANCE COMMERCIAL  
AND INDUSTRIAL – PLANNED UNIT DEVELOPMENT**

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, CHANGING THE ZONING ON APPROXIMATELY 33.45 +/- ACRES FROM LAKE COUNTY A (AGRICULTURE) TO THE CITY OF LEESBURG PUD (PLANNED UNIT DEVELOPMENT) TO ALLOW FOR A MIXED-USE DEVELOPMENT, FOR A PROPERTY GENERALLY LOCATED SOUTH OF COUNTY ROAD 48 AND WEST OF HAYWOOD WORM FARM ROAD, AS LEGALLY DESCRIBED IN SECTIONS 14 AND 15, 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 10<sup>TH</sup>, 2023 AND SECOND READING TENTATIVELY SCHEDULED FOR MONDAY, JUNE 12<sup>TH</sup>, 2023) (Sundance Commercial and Industrial) **(POSTPONED AT APPLICANT'S REQUEST FROM THE FEBRUARY 23<sup>RD</sup>, 2023 PLANNING COMMISSION REGULAR MEETING)****

**3) PUBLIC HEARING CASE # SSCP-23-31 – PMF LEESBURG MICHIGAN, LLC – SMALL SCALE COMPREHENSIVE PLAN AMENDMENT**

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN OF THE CITY OF LEESBURG, CHANGING THE FUTURE LAND USE DESIGNATION OF CERTAIN PROPERTY CONTAINING 8.03 +/- ACRES FROM CITY OF LEESBURG MEDIUM DENSITY RESIDENTIAL TO CITY OF LEESBURG HIGH DENSITY RESIDENTIAL AND GENERAL COMMERCIAL FOR A MULTI-FAMILY DEVELOPMENT FOR A PROPERTY GENERALLY LOCATED SOUTH OF PARK HOLLAND ROAD AND EAST OF PICCIOLA ROAD AS LEGALLY DESCRIBED IN SECTION 15, 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, APRIL 10<sup>TH</sup>, 2023 AND SECOND READING TENTATIVELY SCHEDULED FOR MONDAY, MAY 8<sup>TH</sup>, 2023)** (Picciola Project)

**4) PUBLIC HEARING CASE # SPUD-23-32 – PMF LEESBURG MICHIGAN, LLC – SMALL PLANNED UNIT DEVELOPMENT**

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, CHANGING THE ZONING ON APPROXIMATELY 8.03 +/- ACRES FROM PUD (PLANNED UNIT DEVELOPMENT) and R-2 (MEDIUM DENSITY RESIDENTIAL) TO SPUD (SMALL PLANNED UNIT DEVELOPMENT), FOR A PROPERTY GENERALLY LOCATED SOUTH OF PARK HOLLAND ROAD AND EAST OF PICCIOLA ROAD, AS LEGALLY DESCRIBED IN SECTION 15, 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, APRIL 10<sup>TH</sup>, 2023 AND SECOND READING TENTATIVELY SCHEDULED FOR MONDAY, MAY 8<sup>TH</sup>, 2023).** (Picciola Project)

**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.