

MINUTES OF THE REGULAR MEETING OF THE CITY OF STUART LOCAL PLANNING AGENCY/PLANNING ADVISORY BOARD HELD IN CITY HALL, 121 SOUTHWEST FLAGLER AVENUE, STUART, FLORIDA ON THURSDAY, NOVEMBER 19, 2009

Those present: Li Roberts, Chair
William Mathers, Vice Chair
Xavier Blatch
Michael Herbach
Ryan Strom
Larry Massing

Those absent: Dr. Edward Geary

Also present: Terry O'Neil, Interim Development Director
Pinal Gandhi-Savdas, Senior Planner

I. CALL TO ORDER: Chairman

Chair Roberts called the meeting to order at 5:32PM

II. ROLL CALL: Secretary

Those answering roll call and others present are referenced above.

III. APPROVAL OF MINUTES: October 15, 2009

MOTION: Xavier Blatch

SECOND: Bill Mathers

Motion carried: 6/0

Public Comments:

Board Comments:

1. Request to approve the amendments to the Capital Improvement Element CIE of the City's Comprehensive Plan.

Presentation: Pinal Gandhi-Savdas, Senior Planner

Public Comments: None

Board Comments:

Li Roberts said she understood that the data came from different sources but there were three different numbers in population projections that didn't match and in garbage

pounds per day for solid waste, the way of adding it up was in cubic yards and she thought they needed a conversion.

Terry O'Neil said that was discussed in the EAR process and that he didn't think they should pick up small bits in this process but it was collectively decided to cover them globally in the updated comp plan amendments after the EAR is found to be sufficient.

Li Roberts said on page 8 "net assets" there is no reflection of what it had been in the past and on page 11 "debt per capita" the same applies with debt ratios as to what it has been in the past.

Terry O'Neil said it was taken from the CAFR report and they can go back and get the numbers. He said they would relay that to the finance department and provide them with the data.

Mike Herbach asked about the projected cost schedule for Willoughby extension and spending a million dollars which he didn't think would do a lot.

Terry O'Neil said that they pledged up to a million dollars toward that project but most of the cost would be covered by Martin County but it has failed to move forward in their capital program as fast as they would have liked so it is a place holder amount.

Bill Mathers asked what Festival Park was.

Terry O'Neil said it may be the name being used for plans to renovate Memorial Park which has been under way for the past year.

MOTION: Larry Massing moved to approve the request to approve the amendments to the Capital Improvement Element CIE of the City's Comprehensive Plan.

SECOND: Ryan Strom

Motion carried 6/0

2. Amend Element IX, Coastal Element, of the City's Comprehensive Plan to comply with the new definition of Coastal High-Hazard Area (CHHA) as established by State of Florida House Bill 1359.

Presentation: Pinal Gandhi-Savdas, Senior Planner

Public Comments: None

Board Comments:

Bill Mathers asked if they were adding any other federal requirements.

Terry O'Neil said that those restrictions are in the comp plan at local discretion and didn't believe they were imposed by DCA. He said the information on the SLOSH model

map was imprecise because the source of that information comes from federal sources and the impact on properties particularly in downtown was problematic so they went to one foot contour mapping which is very precise. He said they imported the definition out of the SLOSH model and superimposed it on the land use map and found considerably less property falling on the CHHA. He thought that they could tell the DCA that this is more accurate and completely defensible.

Larry Massing said he dealt with this at the county and said the one foot contour map is a pretty precise way to evaluate it.

Li Robert said in the coastal element itself there are several areas that say “by the year 2000” and asked why.

Terry O’Neil replied that there was a sweep-through during the EAR where they had tasks called for by 2000, some weren’t done but the EAR exercise identified these issues and would be addressed in the EAR based amendment.

Li Roberts asked about the asterisks on manatee mortality.

Terry O’Neil said he believed there is a county document called the boat siting plan which has a lot of information on manatee protection and it may be a cross reference to that.

Bill Mathers asked if there was going to be anything in there that would preclude them from improvements in parking and other areas.

Terry O’Neil said no, the only implications would be the limitations on density, a maximum of fifteen units per acre and a prohibition against adult congregate living facilities.

MOTION: Xavier Blatch moved to amend Element IX, Coastal Element, of the City’s Comprehensive Plan to comply with the new definition of Coastal High-Hazard Area (CHHA) as established by State of Florida House Bill 1359.

SECOND: Ryan Strom

Motion carried: 6/0

Terry O’Neil addressed Dr. Geary’s question on the status of the Thies property.

IV. NEXT LPA MEETING:

December 17, 2009

V. ADJOURN:

MOTION: Larry Massing

SECOND: Mike Herbach

Motion carried 6/0

Chair Roberts, there being no further business before the Board the meeting is adjourned at 6:02PM.

APPROVED

RESPECTFULLY SUBMITTED

Li Roberts, Chair

Michelle Vicat, Board Secretary