

**MINUTES
BOARD OF COUNTY COMMISSIONERS**

**SARASOTA COUNTY ADMINISTRATION CENTER
1660 RINGLING BOULEVARD
COUNTY COMMISSION CHAMBER
SARASOTA, FLORIDA**

1:30 p.m.

David R. Mills, Chair, District 2
Nora Patterson, Vice Chair, District 4
Paul H. Mercier, District 1
Shannon Staub, District 3
Jon Thaxton, District 5

Also present were:

David Bullock, Deputy County Administrator
Stephen DeMarsh, County Attorney
Latressa Preston, Deputy Clerk
Claudia Goodson, Deputy Clerk

1. PLANNING AND DEVELOPMENT SERVICES

The Board considered updates to Ordinance No. 2003-052, the Zoning Code, as amended and codified, as Appendix A of the County Code, amending Sections of the Zoning Ordinance, as needed, to provide clarity and consistency. (Note: Deferred from October 11, 2006.)

Staff: Planning and Development Services Zoning Administrator MaryBeth Humphreys, Planning and Development Services Assistant Zoning Administrator Tina Crawford, Planning and Development Services Land Development General Manager Terry Boswell, County Attorney Stephen DeMarsh, Planning and Development Services Community Housing Manager Wendy Thomas, and Planning and Development Services Chief Building Official Paul Radauskas

Items submitted: Document entitled "Proposed Community Housing Zoning Ordinance Amendments"

1:42:36 Board Action: Recommended to add language to prohibit the use of electronic message centers in Section 7, Signage. Requested by Staub, without objection.

1:46:08 Board Action: Revised language limiting the height regulations to 35 feet, inclusive of any residential properties in Section 6.7, Housing Types. Requested by Patterson, without objection.

2:01:53 Board Action: Directed Staff to draft regulations regarding fences in Section 7.3.11., Structures Within Required Buffer Area. Moved by Patterson, seconded by Staub, carried by a 5-0 vote.

2:09:20 Board Action: Added language to Section 5.3.2.d., Guest House, as follows (additions shown as underlined text). Requested by Patterson, without objection:

A guest house, including the combined area of all enclosed air-conditioned areas, enclosed non air-conditioned areas and unenclosed areas such as porches, decks, carports, and pool enclosures in total, shall not exceed 50 percent of the enclosed living area of said principal dwelling unit or shall be limited to 1,200 square feet.

1. PLANNING AND DEVELOPMENT SERVICES - Continued

2:30:48 Board Action: Directed Staff to draft language requesting that the owners of indoor/outdoor recreation facilities provide a three-year review/report following the approval of limited use special exceptions. Requested by Patterson and Staub, without objection.

2:53:08 Board Action: Directed Staff to draft language implementing a Joint Planning Agreement (JPA) with the School Board relative to offsite school impacts in GU (Government Use) zone districts. Requested by Patterson, without objection.

3:24:10 Board Action: Directed Staff to clarify language regarding permit, building, and setback requirements of combined "grandfathered lots" in Section 6.5.3., Permitted Housing Types. Requested by Patterson, without objection.

RECESS: 3:24 p.m. - 3:33 p.m.

3:44:35 Board Action: Directed Staff to review other municipalities' guidelines/requirements relative to dog kennels/"dog hotels" in the OUE (Open Use, Estate, 1 unit/2 acres) and RE-1 (Residential, Estate, 1 unit/2 acres) zone districts. Requested by Staub, without objection.

3:45:39 Board Action: Directed Staff to review and clarify language in Section 5.3.1.b.1.iv.(a), Animal Boarding, regarding the setback requirements and the number of dogs boarded in outdoor animal establishments in the OUE and RE-1 zone districts. Requested by Thaxton, without objection.

3:46:32 Board Action: Deleted the letter "s" on the word "subdivisions" in Section 4.6.2.a., Residential Single-Family (RSF) District. Requested by Mills, without objection.

3:52:25 Board Action: Revised the language in Section 4.10.4.j., Minimum Yard Requirements, as follows (additions shown as underlined text). Requested by Patterson, without objection.

The replacement of existing mechanical equipment exempt from minimum size yard setback as long as the size of the non-conforming lot does not increase. . . .

4:07:38 Board Action: Directed Staff to modify the language regarding the location and accessibility of roof-top stairways and ladders in Section 6.2.4.d., Height. Requested by Patterson, without objection.

4:23:53 Board Action: Replaced the word "buffers" with the word "berms," in Section 7.3.11.b., Berms/Slopes. Requested by Patterson, without objection.

4:27:41 Board Action: Directed Staff to delete the proposed language regarding temporary signs in Section 7.4.4., Standards (d). Requested by Staub, without objection.

4:44:11 Board Action: Directed Staff to add language for the permitted uses of pawn shops to be included in the CI (Commercial, Intensive) and the CG (Commercial, General) zone districts. Requested by Staub, without objection.

2. ADMINISTRATION

The Board considered a proposed Resolution to establish a County Policy relative to real estate commissions.

Staff: County Attorney Stephen DeMarsh

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2. ADMINISTRATION - Continued

4:50:35 Board Action: Revised language to replace the word "shall" with the word "may," on page 2, paragraph 3 of the proposed Resolution. Requested by Mills, without objection.

4:57:46 Board Action: Adopted Resolution No. 2006-221, implementing the Environmentally Sensitive Lands and Neighborhood Parkland Real Estate Fees Policy, as amended. Moved by Thaxton, seconded by Staub, carried by a 3-2 vote; Mercier and Patterson voted "No."

3. OTHER BUSINESS - No items were presented.

MEETING ADJOURNED: 4:58 p.m.

MINUTES APPROVED: _____

Chair