

BAL HARBOUR VILLAGE
LOCAL PLANNING AGENCY MEETING MINUTES
JULY 17, 2012

A Local Planning Agency Meeting was held on Tuesday, July 17, 2012, at the Bal Harbour Village Hall Council Chambers (655 – 96th Street, Bal Harbour, Florida).

1. CALL TO ORDER/ROLL CALL: The meeting was called to order at 7:02 p.m. by Mayor Rosenfield. The following were present:

Mayor Jean Rosenfield
Assistant Mayor Joni D. Blachar
Councilwoman Patricia Cohen
Councilman Martin Packer
Councilman Jaime M. Sanz

Alfred J. Treppeda, Village Manager
Ellisa Horvath, MMC, Village Clerk
Richard J. Weiss, Village Attorney

As a quorum was determined to be present, the meeting commenced.

2. PLEDGE OF ALLEGIANCE: The Pledge was deferred until the Regular Council Meeting.

3. APPROVAL OF MINUTES: *A motion was offered by Councilman Packer and seconded by Councilwoman Cohen to approve the April 17, 2012 Regular Meeting Minutes. The motion carried (5-0).*

4. PUBLIC HEARINGS:

Consideration of the Following Proposed Ordinance Amending Chapter 21 “Zoning” to Provide for a Definition of “Portable Storage Unit” and Creating Section 21-364 to Prohibit the Placement and Use of “Portable Storage Units” within the Gated Residential Section of the Village: Mrs. Horvath read the following Ordinance title:

AN ORDINANCE OF BAL HARBOUR VILLAGE, FLORIDA, AMENDING CHAPTER 21 “ZONING,” ARTICLE I “IN GENERAL,” SECTION 21-1 “DEFINITIONS AND RULES OF CONSTRUCTION” TO PROVIDE FOR A DEFINITION OF “PORTABLE STORAGE UNIT”; AMENDING ARTICLE IV “SUPPLEMENTARY DISTRICT REGULATIONS,” IN ORDER TO CREATE SECTION 21-364 “PORTABLE STORAGE UNITS” OF THE CODE OF ORDINANCES TO PROHIBIT THE PLACEMENT AND USE OF “PORTABLE STORAGE UNITS” WITHIN THE GATED RESIDENTIAL SECTION OF THE VILLAGE, AS SPECIFICALLY DEFINED IN THIS SECTION; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CODE; AND

PROVIDING FOR AN EFFECTIVE DATE.

Councilwoman Cohen questioned if the Ordinance had been recommended by RAC (Gated Residential Section Advisory Committee). Mr. Treppeda advised that it had been recommended by that Committee.

Mayor Rosenfield opened the public hearing.

Daniel Sragowicz, 275 Bal Bay Drive, discussed the lack of storage area on his property and if PODs were not allowed, then some people would need to have another means of storage. Mayor Rosenfield directed Mr. Sragowicz to bring his concerns to the RAC to discuss that problem.

Mr. Weiss reported that this was only first reading of the Ordinance and that it would appear on the September Agenda, for second reading. He noted that the RAC could suggest changes to the Ordinance between first and second reading. He clarified that the Ordinance prohibited PODs, not storage.

Mr. Sragowicz was directed to attend the RAC meeting on July 31st.

There being no additional comments, Mayor Rosenfield closed the public hearing.

A motion was offered by Councilman Packer and seconded by Assistant Mayor Blachar to recommend that the item be approved. The motion carried (5-0), with the roll call vote as follows: Assistant Mayor Blachar yes; Councilwoman Cohen yes; Councilman Packer yes; Councilman Sanz yes; Mayor Rosenfield yes.

Consideration of the Following Ordinance to Create Section 21-322 Providing for Site Plan Review for B Business Zoning: Mayor Rosenfield requested that the following item be removed from agenda, for further consideration:

AN ORDINANCE OF THE MAYOR AND VILLAGE COUNCIL OF BAL HARBOUR VILLAGE, FLORIDA, AMENDING DIVISION 11, ARTICLE III, CHAPTER 21 OF THE VILLAGE CODE TO CREATE A NEW SECTION 21-322 "SITE PLAN REVIEW"; PROVIDING FOR SITE PLAN REVIEW, INCLUDING APPLICABILITY OF REQUIREMENT, APPLICATION AND REVIEW PROCEDURE, COST RECOVERY, AND DEVELOPMENT AGREEMENT; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CODE; PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.

A motion was offered by Councilman Packer and seconded by Councilman Sanz to recommend that the item be deferred. The motion carried (5-0).

5. ADJOURN: There being no further business to come before the Local Planning Agency, *a motion was offered by Councilman Packer and seconded by Councilman Sanz to adjourn. The motion carried (5-0) and the meeting was adjourned at 7:07 p.m.*



Attest:

Ellisa Horvath, MMC, Village Clerk

Mayor Jean Rosenfield