



**City of Apopka  
Planning Commission  
Meeting Agenda  
February 12, 2019  
5:30 PM @ City Council Chambers**

**I. CALL TO ORDER**

If you wish to appear before the Planning Commission, please submit a “Notice of Intent to Speak” card to the Recording Secretary.

**II. OPENING AND INVOCATION**

**III. APPROVAL OF MINUTES:**

- 1 Approve minutes of the Planning Commission meeting held January 8, 2019.

**IV. PUBLIC HEARING:**

1. Legislative – Comprehensive Plan – Small Scale – Future Land Use Amendment Phil Martinez  
From “County” Rural (FLU-IP) to “City” Mixed Use  
Project: CHS Management Corp.  
Location: East of Plymouth Sorrento Road, north of Ponkan Pines Drive
2. Legislative – Comprehensive Plan – Large Scale – Future Land Use Amendment Phil Martinez  
From Commercial (Max. FAR 0.25) & Residential Medium (0-10 DU/AC) to Mixed Use  
Project: Emerson Point Phase II, LLC, c/o Mike Wright  
Location: North of S.R. 414 & East of Marden Road
3. Quasi-Judicial - Change of Zoning – Springs Ridge Gardens Subdivision Bobby Howell  
From “County” A-1 (ZIP) to “City” KPI-MU  
Project: Landco Development Group, LLC  
Location: 2309 and 2405 West Kelly Park Road.
4. Quasi-Judicial – Variance – Reduction of Rear Yard Setback Jean Sanchez  
Project: Jose Guadalupe Perez-Reyes and Lisa Rose Mozzillo  
Location: 2437 Dodge Court (Piedmont Lakes Estates Subdivision)
5. Quasi-Judicial – Special Exception – Re•New•Al Church - To allow a church in AG-E zoning district Phil Martinez  
Project: Donald J. Sabiston  
Location: 2335 Appy Lane

- 6. Quasi-Judicial – Special Exception – Wash City - To allow a car wash in C-1 zoning district Phil Martinez  
Project: Felice Ladesernia Revocable Trust, c/o S. Brent Spain, Esquire  
Location: 1860 & 1880 East Semoran Boulevard

**V. SITE PLANS:**

- 1. Quasi-Judicial – Plat - Bridle Path Residential Subdivision Bobby Howell  
Project: BB Bridle Path, LLC  
Location: West of Plymouth-Sorrento Road and east of SR 429, approximately one-half mile north of the intersection of Kelly Park Road and Plymouth-Sorrento Road
- 2. Quasi-Judicial – Plat - Mid-Florida Logistics Park Bobby Howell  
Project: Mid-Florida Freezer Warehouses LTD, Florida Express Trucking, Inc., and Eagles Landing at Ocoee, LLC  
Location: West side of SR 429, south of General Electric Road, east of Hermit Smith Road
- 3. Quasi-Judicial – Master Plan/Preliminary Development Plan – Gateway Plaza Jean Sanchez  
Project: VBRO Enterprises LLC c/o Ashish Kapadia  
Location: 2006, 2014, 2022, 2030 and 2038 Rock Springs Road; 41 East Lester Road
- 4. Quasi-Judicial – Preliminary Development Plan – Legacy Hills Subdivision Phil Martinez  
Project: JEL Land Development, LLC c/o Dustin Lucas  
Location: South of Schopke Road and West of Schopke Lester Road
- 5. Quasi-Judicial – Preliminary Development Plan – Ponkan Reserve Residential Subdivision Jean Sanchez  
Project: Ponkan Reserve South, LLC, c/o Chuck Hiott, P.E.  
Location: 318 and 326 West Ponkan Road
- 6. Quasi-Judicial – Final Development Plan/Plat – Oak Pointe South Bobby Howell  
Project: Thompson Hills Estates, LLC  
Location: East of SR 429, north of McCormick Road
- 7. Quasi-Judicial – Final Development Plan – Ramirez Car Sales Jean Sanchez  
Project: Francisco Ramirez & Juana Nuesi, c/o Ken Ehlers  
Location: 124 West Main Street
- 8. Quasi-Judicial – Final Development Plan – Zaxby’s Restaurant Jean Sanchez  
Project: Fletcher MCO, LLC, c/o Kevin Pomet  
Location: 920, 928, and 936 East Semoran Boulevard

**VI. OLD BUSINESS:**

**VII. NEW BUSINESS:**

**VIII. ADJOURNMENT:**

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All interested parties may appear and be heard with respect to this agenda. Please be advised that, under state law, if you decide to appeal any decision made by the City Council with respect to any matter considered at this meeting or hearing, you will need a record of the proceedings, and that, for such purpose, you may need to ensure that a verbatim record of the proceedings is made, which record includes a testimony and evidence upon which the appeal is to be based. The City of Apopka does not provide a verbatim record.

In accordance with the American with Disabilities Act (ADA), persons with disabilities needing a special accommodation to participate in any of these proceedings should contact the City Clerk's Office at 120 East Main Street, Apopka, FL 32703, telephone (407) 703-1704, no less than 48 hours prior to the proceeding.