

CITY OF GREEN COVE SPRINGS PLANNING & ZONING BOARD MEETING

**321 WALNUT STREET, GREEN COVE SPRINGS, FLORIDA
TUESDAY, APRIL 22, 2025 – 5:00 PM**



AGENDA

GENERAL INFORMATION

Anyone wishing to address the Planning and Zoning Board regarding any topic on this evening's agenda is requested to complete a card available at the Clerk's desk. Speakers are respectfully requested to limit their comments to three (3) minutes.

The Planning and Zoning Board prohibits the use of cell phones and pagers which emit an audible sound during all meetings with the exception of Law Enforcement, Fire and Rescue, or Health Care Professionals on call. Persons in violation will be requested to leave the meeting.

ROLL CALL

APPROVAL OF MINUTES

1. Approval of the March 25, 2025 Meeting Minutes

PUBLIC HEARINGS

2. Request for a variance to allow a gazebo to be placed within required setbacks of the property located at 462 Vermont Ave
3. Ordinance O-06-2025 for the Modification of the Graylon Oaks PUD

ACTION ITEMS

4. Review of a Site Development Plan for the Preserve at Green Cove Springs, a Multi-Family Residential Complex

BOARD BUSINESS

Board Discussion / Comments

Staff Comments

ADJOURNMENT

NEXT MEETING: TUESDAY, MAY 27, 2025 AT 5:00PM

Minutes of the Planning & Zoning Board Meeting can be obtained from the City Clerk's office. The Minutes are recorded, but are not transcribed verbatim.

Persons requiring a verbatim transcript may make arrangements with the City Clerk to duplicate the recordings, or arrange to have a court reporter present at the meeting. The cost of duplication and/or court reporter will be at the expense of the requesting party.

ADA NOTICE

In accordance with Section 286.26, Florida Statutes, persons with disabilities needing special accommodations to participate in this meeting should contact the City Clerk's office no later than 5:00 p.m. on the day prior to the meeting.

EXPARTE COMMUNICATIONS

Oral or written exchanges (sometimes referred to as lobbying or information gathering) between a Planning and Zoning Board member and others, including staff, where there is a substantive discussion regarding a quasi-judicial decision by the Planning and Zoning Board. The exchanges must be disclosed by the Planning and Zoning Board.