Walton County Board of County Commissioners
Meeting Agenda - Final

Planning Commission

Thursday, August 9, 2018	**4:00 PM**	**South Walton Annex Board Room**

Regular Meeting

Meeting Opened

Minutes Read/Approved

18-1208   **Request to approve the June 14, 2018 PC minutes.**

        Attachments: 06142018 PCminutes

Announcements

Legislative Items

18-1209   **US 331 Economic Development Corridor Plan -** Request recommendation for approval, modification, or denial of the final US 331 Economic Development Corridor Plan.

        Attachments: US 331 Economic Dev Corridor Plan Memo

18-1210   **Land Development Code Amendments** - Request to approve by ordinance proposed changes to Chapter 6: Signs and Scenic Corridors; Chapter 7: Code Enforcement; and Chapter 8: Neighborhood Plans. The proposed changes include substantive changes to Land Development Code including amendments related to scenic corridor regulations, signage regulation changes, and changes related to the Inlet Beach Neighborhood Plan as well as other substantive, technical and clarifying amendments.

        Attachments: Tab 1 Chapter 6 Summary

                      Tab 1a WIP DRAFT_LDC Chapter 6_2018_7_17 KASEDIT

                      Tab 2 Chapter 7 Summary

                      Tab 2a Chapter 8 Code Enforcement

                      Tab 2b Chapter 14 Litter Strikethrough

                      Tab 2c Chapter 15 Stormwater Discharge Strikethrough

                      Tab 3 Chapter 8 Summary

                      Tab 3a Chapter 8 Neighborood Planning Program

                      Tab 3b Proposed_NeighborhoodPlanArea_01_20180730

18-1211   **Bannerman SSA #2018-008 -** Request to approve by ordinance. Project number LUM18-000007 is being reviewed by Vivian Shamel. This is a Small Scale Amendment application submitted by Jenkins Engineering Inc., on behalf of LGM LLC Anthony Lee Collins, requesting approval to amend the future land use category from Residential Preservation to Conservation Residential, 2 units per acre on +/-2.83acres. The subject property is located on the south side of Highway 30A and abuts Bannerman Beach Lane, and is identified by parcel number(s) 07-3s-19-25000-004-00A0.

Attachments: #1 LUM18-000007_Bannerman_PC_SSA

#2 AERIAL

#3 FLU

#4 SSA Review Criteria

#5 LUM18-000007 Bannerman PC Inserts

Quasi-Judicial Items

18-1212   **Hinton Drive Abandonment -** Request to approve by resolution. Project number PA18-000002 is being reviewed by Vivian Shamel. This is a petition for abandonment application submitted by Dunlap & Shipman P.A., on behalf of Stan Benecki, requesting an abandonment of a patent easement for a more buildable area on +/- 0.707 acres. The project is located at 47 Hinton Dr., and is identified by parcel number(s) 24-3S-19-25120-000-0220. **(Continued from the July 12, 2018 PC meeting)**

Attachments: #1 Hinton Drivel ROW Abandonment PC Staff Report 8-9

HintonPC_Inserts

18-1213   **Sellers Tile -** Request to approve by final order. Project number MAJ18-000016 is being reviewed by Tim Brown. This is a major development order application submitted by Alday-Howell Engineering, Inc. on behalf of Sellers Tile Distributors, Inc., requesting approval to develop a 20,600 square foot commercial building on +/- 2.01 acres with a future land use of Village Mixed Use. The project is located at 2800 U.S.Hwy 98 W., and is identified by parcel number(s) 26-2S-20-33200-000-0495.

Attachments: PC_Sellers Tile_080918

Sellers Tile - Traffic Ltr (002)

MAJ18-000016 PC Inserts

18-1214   **McDonalds Remodel -** Request to approve by final order. Project number MAJ18-000015 is being reviewed by Tim Brown. This is a major development order application submitted by CPH, Inc., on behalf of McDonald's Corporation, requesting approval to remodel the existing structure to add a dual drive-thru, make architectural improvements and

make ADA improvements on +/- 1.179 acres with a future land use of Coastal Center. The project is located at 12830 US Highway 98, and is identified by parcel number(s) 30-2S-21-42000-001-0014.

Attachments: PC_McDonald's Remodel_080918

MAJ18-000015_McDonald's Remodel_Initial Review

Alta Survey

Civil Plans for PC

Elevations

Floor Plans

Lighting Plans for PC

Meeting Adjourned