

PLANNING AND ZONING BOARD/LOCAL PLANNING AGENCY MINUTES

The Brevard County Planning & Zoning Board met in regular session on **Monday, September 16, 2024**, at **3:00 p.m.**, in the Florida Room, Building C, Brevard County Government Center, 2725 Judge Fran Jamieson Way, Viera, Florida.

The meeting was called to order at 3:00 p.m.

Board members present were: Henry Minneboo, Vice-Chair (D1); Ron Bartcher (D1); Robert Sullivan (D2); Brian Hodgers (D2); Debbie Thomas (D4); Mark Wadsworth, Chair (D4); Robert Brothers (D5); Ana Saunders (D5), and John Hopengarten (BPS).

Staff members present were: Tad Calkins, Director (Planning and Development); Rachel Genera, Public Works Engineering Manager; Alex Esseesse, Deputy County Attorney; Trina Gilliam, Planner; Paul Body, Planner; Desirée Jackson, Planner; and Kristen Champion, Special Projects Coordinator.

Mark Wadsworth stated that if any Board Member has had an ex-parte communication regarding any application, please disclose so now.

Excerpt of complete agenda.

Item H.6. Seiichi Noda & Kimberly A. Noda Joint Revocable Trust (Mitchell Goldman) request a change of zoning classification from AU (Agricultural Residential) to EU (Estate Use), on property described as a portion (west) of Tax Parcel 814. (0.362 acres) Located between US Hwy 1 and Rockledge Dr., approx. 310 ft south of Coquina Rd. (2001 Rockledge Dr., Rockledge)(Tax Account 2511132)(24Z00031)(District 2)

Mr. Body read the item into the record.

Mitchell Goldman, 96 Willow Street Suite 302, stated to be an attorney representing the applicant. He stated "the property is approximately 1.83 acres." He further noted "the parcel is really three parcel though I call it one parcel. The four tenths of an acre that starts at US 1 is zoning BU-1. The middle parcel, which is the parcel we are asking to be rezoned, is about point three-six tenths of an acre and that property is zoned AU. The bounds of the property that runs to Rockledge Dr. is residential estate use." He explained that applicant wishes to use the middle parcel that is currently zoned AU as a garage. The way the house was built the applicant wishes to build a garage behind the house for his own person use. Mr. Goldman explained that the request is compatible with the neighborhood. He said no one would ever see it because there are fences down on both sides of the propert along with vegetation in the front.

No public Comment

Henry Minobee asked "are we going to try and clean this up?"

Mr. Goldman noted a portion of the property will have be cleared and conveyed the applicant's wishes to make it aesthetically attractive.

Motion to recommend approval of this item by Robert Sullivan, second by Ron Bartcher. The motion passed unanimously.