

## **PLANNING AND ZONING BOARD/LOCAL PLANNING AGENCY MINUTES**

The Brevard County Planning & Zoning Board met in regular session on **Monday, April 17, 2023**, 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: Board members present were: Ron Bartcher (D1); Robert Sullivan (D2); Debbie Thomas (D4); Mark Wadsworth, Chair (D4); Logan Luse (D4-Alt.); and John Hopengarten (BPS). Robert Brothers' presence was noted at 3:09 p.m.

Staff members present were: Jeffrey Ball, Planning and Zoning Manager; Alex Esseeesse, Deputy County Attorney; Jane Hart, Planner III; Paul Body, Planner III; Trina Gilliam, Planner II; and Jennifer Jones, Special Projects Coordinator.

### **Excerpt of Complete Agenda**

#### **Norman Leigh Sherman, Jr., and Karen Denise Turowski**

A Small Scale Comprehensive Plan Amendment (22S.18) to change the Future Land Use designation from AGRIC (Agricultural) to RES 1:2.5 (Residential 1:2.5). The property is 4.40 acres total, located on the southeast corner of Pine Needle St. and Hog Valley Rd. (4791 Pine Needle St., Mims) (22SS00014) (Tax Accounts 2002089 & 2002090) (District 1)

#### **Norman Leigh Sherman and Karen Denise Turowski**

A change of zoning classification from RRMH-1 (Rural Residential Mobile Home) to AU (Agricultural Residential). The property is 3.53 +/- acres, located on the south side of Pine Needle St., approx. 300 ft. east of Hog Valley Rd. (4791 Pine Needle St., Mims) (23Z00016) (Tax Account 2002089) (District 1)

Norman Leigh Sherman, 1979 Garwood Drive, Orlando, stated they own 4.4 acres in Mims and are building a modular home. He said they bought a single-wide trailer two years ago to use as storage on the property, in addition to the modular home, but they found out they weren't allowed to have two residences on one piece of property, so they separated the lot that that has the single-wide trailer on one acre, so the addition is for the other piece of property.

No public comment.

John Hopengarten asked if they have a modular home on one part of the parcel, and then a trailer on the other.

Karen Turowski, 1979 Garwood Drive, Orlando, explained they bought an old portable school building that they are modifying to a single-family home. She said they have gone through the Building Department and have engineered drawings to make that happen, but it was put on hold because they bought a trailer to use as storage while building the home, not realizing it would still be considered a single-family structure.

Motion by Ron Bartcher, seconded by Robert Sullivan, to recommend approval of the Small Scale Comprehensive Plan amendment to change the Future Land Use designation from AGRIC to RES 1:2.5 on 4.40 acres. The motion passed unanimously.

Motion by Ron Bartcher, seconded by Debbie Thomas, to recommend approval of the change of zoning classification from RRMH-1 to AU on 3.53 acres. The motion passed unanimously.