

The Local Planning Agency of the City of Monticello, Florida met in regular session on April 25, 2019 at 7:00 PM at City Hall. The following members were present:

Tom Dunn  
Rick Anderson  
Merry Ann Frisby  
Tami Lester

Others present were:

Emily Anderson, City Clerk/Treasurer  
Bruce Leinback, City Attorney

Chairman Rick Anderson called the meeting to order.

**INTRODUCTION OF NEW BOARD MEMBER TAMI LESTER** Chairman Anderson introduced Ms. Lester. She spoke about her planning experiences.

**APPROVAL OF MINUTES OF 3/7/2019 MEETING** On motion of Merry Ann Frisby, seconded by Tom Dunn, the Board unanimously approved the minutes of the March 7<sup>th</sup> meeting.

**REVIEW OF MODIFIED DRAFT ORDINANCE – AESTHETIC CONSIDERATIONS FOR MODULAR/SINGLE-FAMILY HOMES** The Board discussed some of the language in the ordinance which needs clarification before consideration by the Council.

The Board noted that the prohibition of placing a home facing a side street needed to be corrected since homes are often faced to side streets in traditional neighborhoods. It was also noted that the provision regarding placement of dwellings should only apply to the R-1 zoning.

There was also discussion regarding placement of language within the code regarding aesthetic standards to be applied within the code. In review of current code organization, it was determined that the aesthetic standards would be best left within the Land Development Code Supplementary Regulations section of the City Code. The Board discussed the need to advise realtors and builders of the new requirement and initiate discussion with applicants very early in the design process, and even allowing preliminary informal review of a project. Tom Dunn suggested there be a form signed at the permit office of the necessity for city review of permits.

The Board also agreed to tweak the code to include “accessory dwelling units” as an item to be included in required accessory structure plan submission.

**OLD BUSINESS**

Clerk Anderson reported she will work on amendments to the accessory structure and accessory dwelling unit portions of the code.

There being no public comment or other business, the meeting was adjourned.

Respectfully submitted,

Emily Anderson  
City Clerk/Treasurer