

PLANNING BOARD MEETING MINUTES

June 21, 2021 4:00 PM

PRESENT: Tiffany Secka, Chair
Greg Premier, Vice Chair
Rachel Ciliberti, Member
Bev Jackson, Member
Tom DeYampert, Member

STAFF PRESENT: Andrew Dickman, City Attorney
Ginny Keeter-Bodkin, Deputy City Clerk
Wesley Wright, Planning Manager
Michelle Gonzalez, Community Development Director
Lynn Rosetti, Senior Planner
Jennifer McMahon, Parks and Recreation Director
Brandon Berry, Planner II
Jordan Elmore, Planning and Zoning Tech

ALSO PRESENT: Shelby Hughes, Kimley-Horn and Associates

Chair Secka called the meeting to order at 4:00 PM, followed by the Pledge of Allegiance.

- 1. Changes to the Agenda** – There were no changes.
- 2. Audience Comments** - There were no audience comments.
- 3. Approval of Minutes a. 5/17/2021**

Motion: Member Jackson moved and Member Premier seconded the approval of the minutes from the May 17, 2021 meeting as presented; the motion carried unanimously.

4. Action Items

Chair Secka adjourned the Planning Board and reopened as the Local Planning Agency (LPA).

5. Discussion Items

Planning Manager Wesley Wright explained this is a continuation of last month's review of the City's Comprehensive Plan, in collaboration with Kimley-Horn over the past 18 months, to ensure its consistency with the Land Development Code (LDC) as well as County and State regulations and laws.

Engineer Shelby Hughes a consultant from Kimley-Horn and Associates, gave some details of the process of the review of the elements – updating language, eliminating duplications, adding definitions, aligning with the County and compiling a matrix of changes; she encouraged questions and discussion.

a. Comprehensive Plan Review: Element III- Transportation

One of several discussions covering recommended amendments to the Comprehensive Plan.

Ms. Hughes reviewed three new definitions to be considered - AARP Age-Friendly Community, Leading Pedestrian Intervals (LPI), and Road Classification, and continued to review any significant modifications to the Objectives and Policies contained in Goal 1 of Element III. She spoke briefly on the research that she and [then] Transportation Director Michelle Gonzalez had done on coordination of multimodal transportation plans and improvements with FDOT, PSTA and other local agencies and the Safe System approach as outlined by Forward Pinellas.

Questions and answers followed and a short discussion on electric vehicle charging stations.

b. Comprehensive Plan Review: Element IV - Housing

One of several discussions covering recommended amendments to the Comprehensive Plan.

In this Element section, Ms. Hughes reviewed Goals 1 and 2, and the modifications to Objectives and Policies as identified for consistency with the LDC. A proposed definition of Affordable and Workforce Housing was added.

A Board question/answer/suggestion period followed and a discussion on the State's minimum requirements for Comprehensive Plans and workforce housing. Planning Manager Wesley Wright added comments on LDC criteria that were created to incentivize the developers to reap from the Density Pool.

c. Comprehensive Plan Review: Element VII - Recreation and Open Space

One of several discussions covering recommended amendments to the Comprehensive Plan.

In the review of this Element, Ms. Hughes touched on the standards for recreation and open spaces and the levels of service contained therein, the consideration of a Recreation and Open Space Connectivity Master Plan, and the encouragement of social and cultural activities within the City. She spoke about evaluating the need for Impact Fees for the development for parks; this has not been added but could be, if desired.

Questions and answers followed and discussion on future biking/walking paths. Ms. Gonzalez spoke about the future planning of pedestrian improvements on Boca Ciega and Gulf Winds Drives as alternatives to Gulf Boulevard, bike lane enhancements on Pass-a-Grille Way, and working toward less dependency on cars for local transportation. Parks and Recreation Director Jennifer McMahon added comment on the standards for recreation spaces.

Chair Secka adjourned as the LPA and reopened the meeting as the Planning Board at 4:54 PM.

City Attorney Dickman reiterated the importance of syncing and updating the Comprehensive Plan, Ordinances and LDC.

6. Adjournment – Next Meeting 8/16/2021 The July meeting has been cancelled; the next four Elements of the Comprehensive Plan will be reviewed in August.

There being no further business, Chair Secka adjourned the meeting at 4:59 PM.

These minutes were approved at the August 30, 2021 (rescheduled) Planning Board meeting.