CITY OF WINTER PARK  
Planning & Zoning Commission  

Regular Meeting  
Commission Chambers  
April 3, 2007  
7:00 p.m.  

AGENDA  

APPROVAL OF MINUTES – February, 2007  

PUBLIC HEARINGS  

ZTA 2:07  
Request of the City of Winter Park to amend Chapter 58 “Land Development Code”, Article III, “Zoning” within Section 58-65 “R-1AAA Lakefront District” so as to revise and modify the minimum standards for new building sites or buildable lots, increasing the street and lake frontage requirements and prohibiting the creation of new flag lots, providing an effective date.  

CU 5:07  
Request of Mr. Andrew Swanson for Conditional Use Approval under the cluster housing provisions of the R-2 zoning district to allow for the construction of three townhouse units on the vacant property on the corner of Huntington Court and Pennsylvania Avenue at 779 and 789 S. Pennsylvania Avenue, zoned C-3.  

MISC 2:07  
Request of Diamond Holdings, Inc for subdivision approval to create three single family buildable lots from the two existing properties at 2001 and 2011 N. Park Avenue, zoned R-1A. Variances are needed to create these three, prospective 50 foot wide buildable lots in lieu of the minimum 75 foot lot widths required in the R-1A district. Variances are also required to create these three prospective lots of 7,400 square feet in size in lieu of the 8,500 square feet required in the R-1A district.  

All interested parties are invited to attend and be heard. Additional information is available in the Planning Department so that citizens may acquaint themselves with each issue and receive answers to any questions they may have prior to the meeting.  

NOTE: If a person decides to appeal any decision made by the Commission with respect to any matter considered at such meeting or hearing, he will need a record of the proceedings, and that, for such purpose, he may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. (F.S. 286.0105).  

Persons with disabilities needing assistance to participate in any of these proceedings should contact the Planning Department at 407-599-3453 at least 48 hours in advance of the meeting.