

**PLANNING AND ZONING BOARD/ LOCAL PLANNING AGENCY  
MEMORANDUM #21-001**

**DATE:** February 2, 2021  
**TO:** City Commission  
**FROM:** Planning and Zoning Board/ Local Planning Agency  
**SUBJECT:** Text Amendments: Chapter 155, Zoning Code – Landscaping, Screening & Parking Extension

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At the meeting of the Planning and Zoning Board/ Local Planning Agency held on January 27th, 2021, the Board considered proposed text amendments to the Zoning Code.

The text amendments propose to provide clarifications to streamline our procedures, as well as provide options to developers. Specifically, this amendment proposes an additional 5 year for the parking extension to aid redevelopment in the overlay districts, provides deviations to the landscaping requirements through the implementation of superior landscape design (if the landscaping provided is superior to the required shrubs and sod), provides an exemption for strict application of the mechanical equipment screening (when the intent of the code is being met), and adds a section to the code about the city's review process when an agreement will be recorded as an way to comply with the City's Codes.

It is the unanimous recommendation of the Board that the above text amendments be approved.

DocuSigned by:

*Fred Stacer*

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Fred Stacer  
Chairman  
Planning and Zoning Board/ Local Planning Agency