



Action Report
Planning & Zoning Advisory Board

Thursday, April 18, 2024

9:00 AM

City Commission Chambers

1. CALL TO ORDER

2. ROLL CALL

Present: 7 - Board Member Hester, Board Member Maturo, Vice Chair Phillip Ludos, Board Member Irizarry, Board Member Patricoski, Chair Linda J. Waugh and Board Member Baer

Also Present:

3. PLEDGE OF ALLEGIANCE

4. PUBLIC COMMENT

5. APPROVAL OF MINUTES

- A. [24-0537](#) Approve the March 21, 2024 Planning and Zoning Advisory Board Meeting Minutes

A motion was made by Vice Chair Ludos, seconded by Board Member Baer, to approve the Minutes amending Vice Chair to Board Member on Item No. ANX-23-190. The motion carried on the following vote:

Yes: 7 - Board Member Hester, Board Member Maturo, Vice Chair Ludos, Board Member Irizarry, Board Member Patricoski, Chair Waugh and Board Member Baer

6. PUBLIC HEARING

- A. [PLF-23-214](#) Consideration of Petition PLF-23-214, Heron Creek Place, Phase 2 (QUASI-JUDICIAL)

A motion was made by Vice Chair Ludos, seconded by Board Member Maturo, to recommend approval of Petition No. PLF-23-214 as presented and find that based on the competent substantial evidence, the Plat complies with all regulations set forth in the City of North Port Comprehensive Plan. The motion carried on the following vote:

Yes: 7 - Board Member Hester, Board Member Maturo, Vice Chair Ludos, Board Member Irizarry, Board Member Patricoski, Chair Waugh and Board Member Baer

- B. [PLF-23-080](#) Consideration of PLF-23-080, Fellowship Re-plat. (QUASI-JUDICIAL)

A motion was made by Board Member Hester, seconded by Board Member Patricoski, to recommend approval of Petition No. PLF-23-080 as presented and find that based on the competent substantial evidence, the Plat complies with all

regulations set forth in the City of North Port Comprehensive Plan. The motion carried on the following vote:

Yes: 7 - Board Member Hester, Board Member Maturo, Vice Chair Ludos, Board Member Irizarry, Board Member Patricoski, Chair Waugh and Board Member Baer

7. PRESENTATION

A. [24-0595](#) Discussion Regarding Chapter 5, Signs of the Draft Unified Land Development Code (ULDC) Update

There was consensus to set sunset dates on signs that are nonconforming.

There was consensus to allow only the 15 billboards that currently exist to stay, with Board Member Patricoski dissenting.

8. FUTURE AGENDA ITEMS

9. PUBLIC COMMENT

10. ADJOURNMENT