



City of Stuart

## MINUTES

**LOCAL PLANNING AGENCY/PLANNING ADVISORY BOARD  
TO BE HELD OCTOBER 14, 2021 AT 5:30PM  
COMMISSION CHAMBERS  
121 SW FLAGLER AVE.  
STUART, FL 34994**

### LOCAL PLANNING AGENCY

**Chair – Kelly Larine  
Vice Chair – Margaret Bromfield  
Board Member – Campbell Rich  
Board Member – Ryan Strom  
Board Member – Larry Massing  
Board Member – Bill Mathers  
Board Member – Jackie Vitale**

### ADMINISTRATIVE

**Development Director – Kev Freeman  
Board Secretary – Jordan Pinkston**

### CALL TO ORDER

### ROLL CALL

**Present:** Kelly Laurine, Margaret Bromfield, Larry Massing, Jackie Vitale, Campbell Rich

**Absent:** Bill Mathers, Ryan Strom

### PLEDGE OF ALLEGIENCE

### OATH OF OFFICE



5:32 PM

The City Attorney read the Oath of Office for newly appointed Local Planning Agency Board Member, Campbell Rich.

### APPROVAL OF MINUTES:

Approval of September 9, 2021 Minutes

**Action:** Approve.  
**Moved by:** Larry Massing  
**Second by:** Jackie Vitale  
Motion passed unanimously.

**APPROVAL OF AGENDA**

**Action:** Approve.  
**Moved by:** Jackie Vitale  
**Second by:** Larry Massing  
Motion passed unanimously.

**COMMENTS FROM THE PUBLIC ON NON-AGENDA ITEMS (3 minutes max):** None.

**COMMENTS FROM THE BOARD MEMBERS ON NON-AGENDA ITEMS:** None.

**ACTION ITEMS:**

1. **AMENDMENT TO THE LAND DEVELOPMENT CODE SIGN CODE ORDINANCE No. 2469-2021; AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF STUART, FLORIDA, AMENDING THE EXISTING SECTION 6.11.03 ENTITLED “NONCONFORMING SIGNS; AMORTIZATION OF CERTAIN SIGNS” IN CHAPTER 6 OF THE CITY OF STUART LAND DEVELOPMENT CODE TO REMOVE DEADLINE FOR THE AMORTIZATION PERIOD FOR EXISTING, NON-CONFORMING POLE SIGNS AND PROVIDE PROVISIONS TO ACCELERATE POLE SIGN REMOVAL; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR AN EFFECTIVE DATE, AND FOR OTHER PURPOSES.**

**PRESENTATION:** Pinal Gandhi-Savdas, CRA Administrator

**PUBLIC COMMENT (3-minute max):** None.

**PUBLIC COMMENTS VIA ZOOM:** None.

**BOARD COMMENT:**

Larry Massing asked for confirmation of the current ordinance.

Mike Mortell confirmed the current situation.

Campbell Rich voiced his concerns about creating ordinances that the city ignores.

Mike Mortell clarified the history of the sign code ordinance.

Kelly Laurine asked what the penalty was to not meet the deadline.

Mike Mortell said that has not happened yet, but gave examples on what could have happened.

Jackie Vitale said that she had a business with an offending pole sign and it would have been very difficult to afford a new sign.


**Action:** Approve.

**Moved by:** Larry Massing

**Second by:** Jackie Vitale

Motion passed unanimously.

2. **REQUEST TO CONTINUE THE ITEM WITH NO SET DATE: Silverthorn Townhomes - (Land Use change to Multi-family and Rezoning to RPUD)**  
**ORDINANCE 2472-2021; AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF STUART, FLORIDA, AMENDING THE FUTURE LAND USE MAP OF THE CITY'S COMPREHENSIVE PLAN THEREBY CHANGING THE FUTURE LAND USE DESIGNATION FROM "COMMERCIAL" TO "MULTI-FAMILY RESIDENTIAL" FOR A 9.43 ACRE PARCEL ANNEXED BY ORDINANCE NO. 1527-97, OWNED BY TED GLASRUD ASSOCIATES FL LLC, LOCATED ON THE SOUTH EAST CORNER OF SE INDIAN STREET AND SE COMMERCE AVENUE, SAID LAND BEING MORE FULLY DESCRIBED IN EXHIBIT "A" ATTACHED; AND FURTHER PROVIDING THAT SAID LANDS SHALL CONCURRENTLY BE REZONED FROM COMMERCIAL PLANNED UNIT DEVELOPMENT "CPUD" TO RESIDENTIAL PLANNED UNIT DEVELOPMENT "RPUD" ON THE CITY'S OFFICIAL ZONING MAP; ESTABLISHING THE SILVERTHORN RPUD CONSISTING OF EIGHTY SIX (86) ATTACHED HOMES; APPROVING A MASTER SITE PLAN; PROVIDING FOR DEVELOPMENT CONDITIONS AND A TIMETABLE FOR DEVELOPMENT, DECLARING THE PLAN TO BE CONSISTENT WITH THE CITY'S COMPREHENSIVE PLAN; PROVIDING DIRECTIONS TO THE CITY CLERK; PROVIDING FOR REPEAL OF ALL ORDINANCES IN CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE, AND FOR OTHER PURPOSES.**

**PRESENTATION:** Tom Reetz, Senior Planner  5:42 PM

**PUBLIC COMMENT (3-minute max):** None.

**BOARD COMMENT:** None.

#### **MOTION**

**Action:** Approve.

**Moved by:** Margaret Bromfield

**Second by:** Jackie Vitale

Motion passed unanimously.

#### **STAFF UPDATE:**

Mike Mortell gave an update on the appeal of the Costco case, which will be addressed on November 15, 16 and 17.

#### **ADJOURNMENT**

**Action:** Approve.

**Moved by:** Larry Massing  
**Second by:** Margaret Bromfield  
Motion passed unanimously.

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Kelly Laurine, Chair

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Jordan Pinkston, Board Secretary