

**CITY OF APALACHICOLA**  
PLANNING & ZONING BOARD  
REGULAR MEETING  
MONDAY, January 10<sup>th</sup>, 2022  
Community Center/ City Hall -1 Bay Avenue  
Agenda

**Workshop-Signs: 5:00 pm Attendance: Al Ingle, Elizabeth Milliken, Bobby Miller, Joe Taylor**

Proposal of 24sf maximum size or 2% of building size; whichever is larger unanimously accepted.

-2% of building wall facing street(s) at Landlord's discretion for division of tenant signage area(s).

Continuation of Sign Workshop with emphasis on Lighting: March 14, 2022

**Regular Meeting: 6:00 pm**

**Attendance: Al Ingle, Jim Bachrach, Elizabeth Milliken, Bobby Miller, Chase Galloway.**

1. Approval of Dec.13th, 2021 regular meeting minutes.

**Motion to approve by Jim Bachrach; 2<sup>nd</sup> by Elizabeth Milliken. All in favor-Motion carries.**

2. Review, Discussion and Decision for Fish House Shed. **(R-1) @ 27 Myrtle Ave**, Block 8, Lot 16. For A. Ingle-Owner; Contractor: Self.

**Al Ingle recuses self; Joe Taylor-gavel.**

**Motion to approve by Jim Bachrach; 2<sup>nd</sup> by Elizabeth Milliken. All in favor-Motion carries.**

3. Review, Discussion and Decision for Deck. **(Historic District) (C-1) @ 45 Commerce St.**, Block C-1, Lot 13/14. For D. Hoover-Owner; Contractor: Self

**Motion to approve by Bobby Miller; 2<sup>nd</sup> by Chase Galloway. All in favor-Motion carries.**

4. Review, Discussion and Decision for Exterior Stairs. **(Historic District) (C-1) @ 268 Water St.**, Block G-1, Lot 6. For M. Moore-Owner; Contractor: Tbd

**Motion to approve contingent legally combining rear lot to achieve sufficient permeable area by Jim Bachrach; 2<sup>nd</sup> by Bobby Miller. All in favor-Motion carries.**

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5. Review, Discussion and Decision for Lean-to Cover. **(R-2) @ 109 Bay Colony Way**, Bay Colony Subdivision. For J. Dempster-Owner; Contractor: Self

**Motion to approve by Bobby Miller; 2<sup>nd</sup> by Chase Galloway. All in favor-Motion carries.**

6. Review, Discussion and Decision for two Mobile Homes. **(R-3) @ 194 25<sup>th</sup> Ave.** Block 240, Lots 4-7. For C. Juan-Owner; Contractor: tbd

**Motion to Table (No representation) by Jim Bachrach-; 2<sup>nd</sup> by Elizabeth Milliken. All in favor-Motion carries.**

7. Review, Discussion and Decision for two Mobile Homes. **(R-3) @ 25<sup>th</sup> Ave. & Bobby Cato**, Block 240, Lots 1-3 For T. Juan-Owner; Contractor: tbd

**Motion to Table (No representation) by Jim Bachrach-; 2<sup>nd</sup> by Elizabeth Milliken. All in favor-Motion carries.**

8. Review, Discussion and Decision for New Home, Carport, Pool, Storage. **(R-2) @ 249 Prado.** Block 1, Lot 11&12. For M. Dorward-Owner; Contractor: Clays Constr. & Dev.

**Motion to approve by Jim Bachrach-; 2<sup>nd</sup> by Chase Galloway. All in favor-Motion carries.**

9. Review, Discussion and Decision for Privacy Fence. **(Historic District) (O/R) @ 114&116 10th St.** Block 75, Lot 4. For White Sands Investments—Owner; Contractor: tbd

**Motion to approve by Bobby Miller-; 2<sup>nd</sup> by Jim Bachrach. All in favor-Motion carries.**

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10. Review, Discussion and Decision for Gibson Inn Extension. **(Historic District) (C-1) @ 51 Ave C.** Block 1, Lots 1-8. For S. Etchen.–Owner; Contractor: Coastal ICF Construction

**Discussion:**

- Impermeable area calculation for entire Block/parcel computed by Thurman Roddenberry & Associates; same as calculation presented at the May 10, 2021 P&Z meeting; site plan has not changed.
- Two owners/two parcels need to be brought into one owner/one parcel.
- Two additional lots across street will be provided for parking
- New Parking Rules will apply
- Parking Plan will be completed and submitted prior to issuance of Building Permit
- Stormwater/Retention Plan will be completed by Civil Engineer and submitted prior to issuance of Building Permit
- Ground level/Lower Story will be entirely Commercial Space with no renting of rooms for transient/sleeping areas
- Cupola removed to adhere to city height limitation

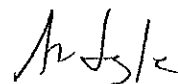
**Decision:**

**Motion to approve by Jim Bachrach based on adherence to comments above presented in discussion; 2<sup>nd</sup> by Bobby Miller. All in favor- Motion carries.**

Other/New Business: **Sign Workshop continuation scheduled for March 14, 2022**

Outstanding/Unresolved Issues: **Non-Compliant Signage-New Code Enforcement Officer will address.**

**Motion to Adjourn: Jim Bachrach; 2<sup>nd</sup> by Bobby Miller**



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Chairman, Al Ingle