

**CITY OF APALACHICOLA**  
PLANNING & ZONING BOARD  
WORKSHOP & REGULAR MEETING  
MONDAY, January 9<sup>th</sup>, 2023  
Community Center - 1 Bay Avenue  
Minutes

**Attendance:**

- **Al Ingle, Bobby Miller, Jim Bachrach, Elizabeth Milliken, Chase Galloway, Lee McLemore, Justin McMillan**

**Workshop - Height Ordinance: 5:30 PM**

- **Chairman Al Ingle began the workshop by explaining that the new proposed height ordinance was drafted by the City Commission and is meant to strengthen the current height restrictions and require a 3+1 vote from the City Commission for any future changes.**
- **City Attorney Dan Hartman clarified and reiterated that this new ordinance is a strengthening of the current ordinance and, along with the 3+1 City Commission vote, will also require all of the steps within Policy No. 002. He added that the current height ordinance limits development to 35' with exceptions for historic structures. The 3+1 voting requirement kicks in if anyone comes in and wants to change the current code.**
- **Attorney Dan Hartman also noted that this second scheduled height ordinance is to comply with Policy No. 002 and is checking off the boxes to get the City Commission to the first reading and the next step for P&Z will be the joint workshop with the City Commission.**
- **Bobby Miller pointed out this height ordinance change started with a referendum, but the City chose not to go this route because if we were to lose the height restriction on a referendum then we couldn't change it again later. Bobby also thanked all the citizens for their input and participation in this process of putting up more "red tape" for big developments.**
- **Jim Bachrach expressed support to Bobby and staff for all their work.**
- **There were no further comments and the meeting ended early after a motion to adjourn by Jim Bachrach was seconded by Elizabeth Milliken. All in favor – motion passed, and the workshop ended.**

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**Regular Meeting: 6:00 PM**

1. Approval of December 12<sup>th</sup>, 2022 regular meeting minutes.
  - **Motion to approve by Jim Bachrach; 2<sup>nd</sup> by Chase Galloway. All in favor – motion carried.**
  
2. Review, Discussion and Decision for Mobile Home. **(R-3) @ 273 24<sup>th</sup> Avenue.** Block 233, Lots 29-31. For A. Thompson -Owner; Contractor: Randy Kyllonen
  - **Motion to approve by Bobby Miller; 2<sup>nd</sup> by Chase Galloway. All in favor – motion carried.**
  
3. Review, Discussion and Decision for Shed/Carport. **(R-2) @ 164 13<sup>th</sup> Street,** Block 139, Lot 2. For J. Walker -Owner; Contractor: Michael Koppel / Bestway Portable Buildings
  - **Motion to approve by Jim Bachrach; 2<sup>nd</sup> by Bobby Miller. All in favor – motion carried.**
  
4. Review, Discussion and Decision for Sign. **(Historic District) (R-2) @ 205 17<sup>th</sup> Street.** For Denton Cove Ltd. –Owner; Contractor: RBK3, LLC. / Roger B. Kennedy Construction
  - **Discussion on whether the sign presented by Denton Cove meets the 12Sqft requirement and definition of a sign took place. There were also comments on the illumination, as what was presented contained internal illumination that is not allowed per code. After direction from City Attorney, Dan Hartman, was given there were 2 motions made:**
  - **Motion to approve the sign by Jim Bachrach; 2<sup>nd</sup> by Bobby Miller. All in favor – motion carried.**
  - **Motion to approve the sign illumination contingent upon the applicant complying with the illumination requirements in chapter 113-82 of the City of Apalachicola Land Development Code and verified by staff by Jim Bachrach; 2<sup>nd</sup> by Chase Galloway. All in favor – motion carried.**

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Other/New Business: **N/A**

Outstanding/Unresolved Issues: **N/A**

**Motion to adjourn by Bobby Miller; 2<sup>nd</sup> by Jim Bachrach. All in favor – meeting adjourned.**

Minutes Approved:           *AI Ingle*           (Chairman AI Ingle)

Date: 1/30/23