



**AGENDA
PLANNING ADVISORY BOARD
SPECIAL MEETING
DECEMBER 14, 2022
3:00 PM
CITY HALL COMMISSION CHAMBERS
204 ASH STREET
FERNANDINA BEACH, FL 32034**

- 1. CALL TO ORDER / ROLL CALL / DETERMINATION OF QUORUM**
- 2. PLEDGE OF ALLEGIANCE**
- 3. APPROVAL OF MEETING MINUTES**
- 4. OLD BUSINESS**
- 5. NEW BUSINESS**
 - 5.1 PAB CASE 2022-28 LAND DEVELOPMENT CODE TEXT AMENDMENTS RELATING TO WATERFRONT DEVELOPMENT AND MARINAS:** AMENDING SECTION 1.07.00 ACRONYMS AND DEFINITIONS TO ADD DEFINITIONS FOR MARINA AND SURFACE WATER; AND AMENDING SECTION 3.03.03(B)(1) TO INCLUDE WATER ENHANCED USES AS EXEMPT FROM THE REQUIRED BUFFERS; AND ADDING MARINAS AS A PERMISSIBLE PRINCIPAL USE WITHIN RECREATIONAL (REC) ZONING DISTRICT IN SECTION 2.03.02 TABLE OF LAND USES
 - 5.2 PAB CASE 2022-29 LAND DEVELOPMENT CODE TEXT AMENDMENTS RELATED TO ACCESSORY STRUCTURES AND ACCESSORY DWELLING UNITS:** AMENDING SECTION 1.07.00 ACRONYMS AND DEFINITIONS TO ADD DEFINITIONS FOR BUILDING AREA AND FRONT FACADE; AND AMENDING LDC 5.01.03(H) CLARIFYING PLACEMENT OF DETACHED ACCESSORY BUILDINGS BEHIND THE FRONT FACADE OF A PRINCIPAL STRUCTURE; AND REVISING SECTION 5.01.03. (H) TO ALLOW 16 INCH EAVE ENCROACHMENTS INTO SIDE OR REAR SETBACKS FOR ACCESSORY STRUCTURES; AND ADDING SECTION 5.01.03 (H)(1) INCORPORATING BUILDING HEIGHT MEASUREMENTS FROM AVERAGE NATURAL GRADE TO THE ROOF PEAK UNLESS LOCATED IN A SPECIAL FLOOD HAZARD AREA; AND AMENDING SECTION 5.01.03(I) CLARIFYING THE MAXIMUM BUILDING AREA FOR DETACHED ACCESSORY BUILDINGS; AND AMENDING SECTION 5.01.04 (A)(3) TO CLARIFY ACCESSORY DWELLING UNIT BUILDING HEIGHT MEASUREMENT FROM AVERAGE NATURAL GRADE TO THE ROOF PEAK UNLESS LOCATED IN A SPECIAL FLOOD HAZARD AREA; AND AMENDING SECTION 5.01.04 (A)(4) DIRECTING ACCESSORY DWELLING UNIT PLACEMENT BEHIND the FRONT FACADE OF A

PRINCIPAL STRUCTURE; AND AMENDING SECTION 8.01.01.02 (6) TO CLARIFY ACCESSORY STRUCTURE HEIGHT CALCULATION WITH THE OT-1 AND OT-2 ZONING DISTRICTS.

- 5.3 **PAB CASE 2022-30 LAND DEVELOPMENT CODE TEXT AMENDMENTS RELATED TO SEASONAL SALES OVERNIGHT PARKING AND TEMPORARY PORTABLE STRUCTURES:** AMENDING SECTION 5.02.02 (D) TO ALLOW AN EXEMPTION FOR OVERNIGHT PARKING WITHIN A PERMITTED SEASONAL SALES SITE; AND AMENDING SECTION 5.02.06 TO ADD ROLL OFF DUMPSTER AS A PERMITTED TEMPORARY PORTABLE STRUCTURE; AND EXTENDING THE DURATION OF TEMPORARY USE PERMITS TO THIRTY (30) DAYS PER LOT PER YEAR, UNLESS MADE PART OF AN ACTIVE BUILDING PERMIT.
- 5.4 **PAB CASE 2022-31 LAND DEVELOPMENT CODE TEXT AMENDMENTS TO CREATE CANOPY ROAD DESIGNATION PROGRAM:** CREATING A NEW SECTION 4.05.17 FOR CANOPY ROAD DESIGNATION; INCORPORATING CERTAIN DEVELOPMENT RESTRICTIONS FOR PROTECTION OF ANY DESIGNATED CANOPY ROADS; ESTABLISHING CANOPY ROAD PROTECTION ZONES; AND RESTRICTING TREE REMOVAL ON DESIGNATED CANOPY ROADS; AND PROVIDING FOR APPEALS; AND ESTABLISHING A PROCESS FOR VIOLATIONS

6. **BOARD BUSINESS**
7. **STAFF REPORT**
8. **PUBLIC COMMENT**
9. **ADJOURNMENT**

All members of the public are invited to be present and be heard. Persons with disabilities requiring accommodations in order to participate in this program or activity should contact the City Clerk at (904) 310-3115 or TTY/TDD 711 (for the hearing or speech impaired). All interested parties may appear at said meeting and be heard as to the advisability of any action, which may be considered with respect to such matter. For information regarding this matter, please contact the Planning Department (904) 310-3135.