



The CITY OF DAYTONA BEACH

— "THE WORLD'S MOST FAMOUS BEACH" —

MEMORANDUM

DATE: July 24, 2017

TO: James V. Chisholm, City Manager

FROM: Richard Walton, AICP, Planning Director

SUBJECT: Minto Tomoka – Parcel B, First Amendment to Planned District Agreement (DEV2017-051)

A request from Robert A. Merrell III, Esq., Cobb Cole, on behalf of Minto Communities, LLC for approval to amend the Minto Tomoka – Parcel B Planned District Agreement. The purpose of the amendment is to revise the minimum specialty setback requirements for air conditioning units, heating units, and pool pumps that will be associated with residential development on the property.

The applicant is now requesting a first amendment to the current Minto Tomoka – Parcel B Planned District Agreement to modify the minimum specialty setback requirements. The applicant is requesting to reduce the minimum specialty setbacks for air conditioning units and heating units from 3 ft. to 1.5 ft., with the condition that air conditioning and heating units be installed such that units are separated no less than 8 ft. apart. In addition, the applicant is requesting to reduce the minimum setbacks for pool pumps from 5 ft. to 1.5 ft.

At the July 27, 2017 Planning Board Meeting, the Board recommended approval 6-to-0. Staff supports the Planning Board recommendation to the City Commission.