

Planning Board Meeting  
**Draft Minutes**

The City of Daytona Beach

*(Excerpts from the November 15, 2018 Planning Board Meeting)*

5. **Rezoning to Redevelopment Midtown-Neighborhood Center Mixed Use (RDM2) – China One, DEV2018-067 (Quasi-Judicial Hearing)**

**Staff Presentation:**

Reed Berger, Redevelopment Director, presented the staff report which is included as part of the packet. Mr. Berger stated this is a request for rezoning from Single Family to Commercial District RDM2 at the southeast corner of Bellevue and School Street in order to allow for additional parking for the commercial site. Mr. Berger stated this item was reviewed by the Midtown Redevelopment Board since the proposed parking area is within the Midtown Redevelopment Area. Mr. Berger stated the Midtown Redevelopment Board recommended approval of the rezoning.

Mr. Barhoo stated at the Midtown Redevelopment Board, the applicant indicated a final determination has not been made as to the type of business that will be located on this site and a grocery store may not be located there. Mr. Barhoo stated Board members also expressed concern about traffic in the area.

**Application Presentation:**

Rashid Jamalabad, RJ Engineering, LLC, was in attendance on behalf of the property owner, Wang Tianfu. Mr. Jamalabad stated the applicant applied for a grocery store at this site but the applicant may look at other options in order to generate the revenue that the applicant is hoping to receive.

**Public Comments:**

There were no public comments.

**Board Action:**

A motion was made by Mr. Barhoo, seconded by Mr. Servance, to approve Rezoning to Redevelopment Midtown-Neighborhood Center Mixed Use (RDM2) – China One, DEV2018-067, in accordance with the staff report as presented. The motion carried (6-0).