

DEVELOPMENT REVIEW COMMITTEE

Meeting Minutes

PURSUANT TO Florida Statute 286.011(1), the Development Review Committee of Monroe County conducted a meeting on **Tuesday, October 5, 2010**, beginning at 10:07 a.m. at the Marathon Government Center, Media & Conference Room (1st floor, rear hallway), 2798 Overseas Highway, Marathon, Florida.

DRC MEMBERS:

Townsley Schwab, Senior Director of Planning and Environmental Resources	Present
Mike Roberts, Senior Administrator, Environmental Resources	Present

STAFF MEMBERS:

Mitch Harvey, Comprehensive Plan Manager	Present
Joe Haberman, Current Principal Planner	Present
Gail Creech, Planning Commission Coordinator	Present

APPROVAL OF MINUTES

Townsley Schwab suggested delaying the approval of the minutes until the next DRC meeting due to the transition from the prior Planning Commission Coordinator to the present Planning Commission Coordinator.

CHANGES TO AGENDA

No changes to the agenda were noted.

MEETING

1. AN ORDINANCE BY THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS APPROVING THE REQUEST BY MONROE COUNTY TO AMEND THE FUTURE LAND USE MAP (FLUM) DESIGNATION FROM UNDESIGNATED TO RESIDENTIAL CONSERVATION (RC) FOR THE PROPERTY LEGALLY DESCRIBED AS WISTERIA ISLAND & ADJACENT BAY BOTTOM (OR385-897-898), HAVING REAL ESTATE NUMBER 000123950-000000; PROVIDING FOR SEVERABILITY AND REPEAL OF INCONSISTENT PROVISIONS; PROVIDING FOR THE TRANSMITTAL TO THE SECRETARY OF STATE AND THE DEPARTMENT OF COMMUNITY AFFAIRS; AND PROVIDING FOR AN EFFECTIVE DATE.

Nicholas Mulick, Esq. and Owen Trepanier were present representing the owner of Wisteria Island. Mr. Mulick objected to the meeting taking place and felt it should be continued to another day because of the inaccurate date in the notice of the meeting posted on the DRC's

official website. Townsley Schwab felt obligated to proceed with the meeting, as the ad published did have the correct date and members of the public were present. Mr. Schwab stated, in fairness to both parties, the Committee would hear the matter at the current meeting and it will be continued to the next DRC meeting on October 18, 2010.

Mitch Harvey presented his staff report, as well as the background of how this property came to the DRC.

Mr. Mulick sought clarification of the definition of an offshore island and asked what influence specific reference to a spoil island and a bird rookery would have on the definition. Mr. Harvey read into the record Land Development Code Section 101-2(13)(e), and defined an offshore island, in his judgment as a professional planner, to be a land mass not connected by a road. Mike Roberts stated the reference to a bird rookery refers to the direct prohibition of development on offshore islands (including spoil islands that support a bird rookery).

Mr. Mulick asked why the code refers to an offshore island. Mr. Schwab said he feels it is a term used to distinguish between the county as a whole, which is a series of islands connected by a road, and those islands with no access by road. Mr. Roberts agreed with Mr. Mulick that there is not an established bird rookery on Wisteria Island.

Mr. Schwab asked for public comment. None was made.

Mr. Mulick asked to continue the matter to the November DRC meeting. Mr. Schwab explained that it was the desire of the Committee to keep this item moving so as not to lose any leeway in having it transmitted in January of 2011. Although there is no deadline, the Board of County Commissioners has requested this matter be moved forward.

ADJOURNMENT

The meeting was adjourned at 10:31 a.m.