



**Santa Rosa County**  
**Board of County Commissioners**  
6495 Caroline Street, Suite M  
Milton, Florida 32570

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**COMMISSION SPECIAL MEETING**

Thursday, July 28, 2011 – 6:00 p.m.

**Administrative Complex Board Meeting Room**

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- Meeting called to order by Chairman Lane Lynchard.
  - Prayer by Commissioner Bob Cole
  - New Business:
1. Recommend approval/denial of [Conditional Use 2011-CU-007](#)  
Request: Conditional Use to allow the expansion of a place of worship within an R1 (Single Family Residential) zoning district to accommodate a parking lot expansion (LDC 6.09.02.H)  
Zoned: HCD/R1 (Highway Commercial Development/Single Family Residential)  
Proj/Applicant "Navarre First Assembly of God"  
Proj Location 9594 Navarre Parkway, Navarre  
Parcel # 21-2S-26-0780-0KK06-0000  
District: Commissioner District #4  
**Zoning Board Decision: Recommended with a vote of 8 – 0**
  2. Recommend approval/denial of [Conditional Use 2011-CU-008](#)  
Request: Conditional Use to allow a communication tower to be located within an Agriculture zoning district (LDC 6.09.02.CC)  
Zoned: AG (Agriculture)  
Proj/Applicant SBA Towers III, Bob Lease  
Proj Location 207 Hawsey Lane, Milton  
Parcel # 18-3N-28-0000-00600-0000  
District: Commissioner District #3  
**Zoning Board Decision: Recommended Approval with a vote of 8 – 0**
  3. Recommend approval/denial of [Rezoning 2011-R-011](#)  
Applicant: Eric Rodriguez  
Parcel(s): A portion of 17-1N-28-0000-08300-0000  
Location: 4373 Avalon Boulevard  
Existing Zone: R1, Single Family Residential

Requested Zone: HCD, Highway Commercial Development  
Current FLU: Single Family Residential  
Proposed FLU: Commercial  
Area size: 2.89 (+/-) acres  
District: Commissioner District # 1

**Zoning Board Decision: Recommended Approval with a vote of 8 – 0**

4. Recommend approval/denial of [Rezoning 2011-R-013](#)

Applicant: Florida Department of Environmental Protection (Greenways and Trails)  
Agent: Sheila Harris, Santa Rosa County Grants Department  
Parcel(s): 15-1N-28-0120-00100-0010  
Location: 6953 Main Street, Bagdad  
Existing Zone: P1, Passive Park District  
Requested Zone: P2, Active Park District  
Current FLU: Recreation/Conservation  
Proposed FLU: No Change  
Area size: 16.84 (+/-) acres  
District: Commissioner District # 2

**Zoning Board Decision: Recommended Approval with Conditions with a vote of 8 – 0**

**The Condition for approval is that the uses allowed are consistent with the Bagdad Mill Site Master/Park Plan.**

5. Recommend approval/denial of [Rezoning 2011-R-014](#)

Applicant: Laura Sellers and Phylis Broxson Sellers  
Parcel(s): 16-1N-27-0000-00338-0000  
Location: 4211 Shiloh Road  
Existing Zone: Ag, Agriculture  
Requested Zone: R1M, Mixed Residential Subdivision  
Current FLU: Agriculture  
Proposed FLU: Single Family Residential  
Area size: 1.75 (+/-) acres  
District: Commissioner District # 4

**Zoning Board Decision: Recommended Approval with a vote of 8 – 0**

6. Recommend approval/denial of [Rezoning 2011-R-015](#)

Applicant: James Gary Wilson  
Parcel(s): 19-2N-26-0000-001010000 and 19-2N-26-0000-00102-0000  
Location: North side of Hwy 90, West of Deaton Bridge Road  
Existing Zone: M1, Restricted Industrial District  
Requested Zone: M2, General Industrial  
Current FLU: Industrial  
Proposed FLU: No Change  
Area size: 17.81 (+/-) acres

District: Commissioner District # 2

**Zoning Board Decision: Recommended Approval with a vote of 8 – 0**

- Old Business:

7. [Recommend approval/denial of Proposed text amendment to the Santa Rosa County Land Development Code \(LDC\)](#)

Amending Land Development Code Section 6.05, Adding the PIT (Borrow Pit and Debris Disposal Facility District) and providing a list of allowable and prohibited uses in the district; Amending section 2.04.03 changing the notification area for pit variances; Amending section 2.08.00, changing the notification area for rezonings and land use amendments; Amending section 6.03.04, Adding a pit/solid waste disposal facility classification; Amending sections 6.05.02, 6.05.03, 6.05.19, 6.05.20 and 6.05.21 removing pits as a conditional use; Amending section 6.09.02.U, Removing criteria regulating conditional uses; Amending section 7.01.16, removing standards regulating excavation/mining activities, borrow pits and disposal facilities.

*Zoning Board Decision:* Recommended Approval at their meeting on May 12, 2011

*BOCC Decision:* Continued to June 23, 2011 BOCC Rezoning Meeting at their meeting on May 26, 2011. Staff asked that this item be continued at the July 28, 2011 BOCC Rezoning Meeting.

- Recommend the ordinances
- Adjournment.