

**FRUITLAND PARK CITY COMMISSION  
LOCAL PLANNING AGENCY MEETING AGENDA**

**December 14, 2023**

City Hall Commission Chambers  
506 W. Berckman Street  
Fruitland Park, Florida 34731

**6:15 p.m.**

- 1. CALL TO ORDER**
- 2. ROLL CALL**
- 3. APPROVAL OF MINUTES**  
July 13, 2023 meeting

**PUBLIC HEARING**

- 4. PUBLIC HEARING - ORDINANCE 2023-016 SSCPA 16.67 ± ACRES-  
EAST US HIGHWAY 441/27 AND EAST OF REGISTER ROAD GRIFFIN  
PRESERVE – PETITIONER: BERYL N. STOKES III** (city attorney/city  
manager/community development)  
AN ORDINANCE OF THE CITY COMMISSION OF THE CITY  
OF FRUITLAND PARK, FLORIDA, AMENDING THE  
BOUNDARIES OF THE CITY OF FRUITLAND PARK FLORIDA,  
IN ACCORDANCE WITH THE PROCEDURE SET FORTH IN  
SECTION 171.044, FLORIDA STATUTES, TO INCLUDE  
WITHIN THE CITY LIMITS APPROXIMATELY 16.67 ± ACRES  
OF LAND GENERALLY LOCATED EAST OF US HIGHWAY  
441/27 AND EAST OF REGISTER ROAD; DIRECTING THE  
CITY MANAGER TO PROVIDE CERTIFIED COPIES OF THIS  
ORDINANCE AFTER APPROVAL TO THE CLERK OF THE  
CIRCUIT COURT, THE LAKE COUNTY MANAGER AND THE  
DEPARTMENT OF STATE OF THE STATE OF FLORIDA;  
PROVIDING FOR SCRIVENER’S ERRORS, SEVERABILITY  
AND CONFLICTS; PROVIDING FOR AN EFFECTIVE DATE.
- 5. PUBLIC HEARING – ORDINANCE 2023-020 COMPREHENSIVE PLAN  
AMENDMENT BUILDING HEIGHTS RESTRICTION** (city attorney/city  
manager/community development)  
AN ORDINANCE OF THE CITY OF FRUITLAND PARK,  
FLORIDA, AMENDING THE CITY OF FRUITLAND PARK’S  
COMPREHENSIVE PLAN FUTURE LAND USE ELEMENT TO  
RESTRICT BUILDING HEIGHTS TO 3-STORIES WITH A  
MAXIMUM HEIGHT OF 35’ WITHIN ALL CITY OF FRUITLAND  
PARK FUTURE LAND USE DESIGNATIONS APPLICABLE TO

ALL PROPERTIES WITHIN THE CITY OF FRUITLAND PARK, FLORIDA; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CITY OF FRUITLAND PARK'S COMPREHENSIVE PLAN; AND PROVIDING FOR APPROVAL AND AN EFFECTIVE DATE.

**6. PUBLIC HEARING – ORDINANCE 2023-019 LAND DEVELOPMENT CODE AMENDMENT – BUILDING HEIGHTS RESTRICTION** (city attorney/city manager/community development)

AN ORDINANCE OF THE CITY OF FRUITLAND PARK, FLORIDA, AMENDING CHAPTER 154 OF THE CITY OF FRUITLAND PARK'S LAND DEVELOPMENT CODE TO RESTRICT BUILDING HEIGHTS TO 3-STORIES WITH A MAXIMUM HEIGHT OF 35' WITHIN ALL CITY OF FRUITLAND PARK ZONING DISTRICTS APPLICABLE TO ALL PROPERTIES WITHIN THE CITY OF FRUITLAND PARK, FLORIDA; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CITY OF GROVELAND LAND DEVELOPMENT CODE; AND PROVIDING FOR APPROVAL AND AN EFFECTIVE DATE.

**END OF PUBLIC HEARING**

**7. UNFINISHED BUSINESS**

**8. PUBLIC COMMENTS**

This section is reserved for members of the public to bring up matters of concern or opportunities for praise. Action may not be taken by the local planning agency at this meeting; however, questions may be answered by staff or issues may be referred for appropriate staff action.

Note: Pursuant to F.S. 286.0114 and the City of Fruitland Park's Public Participation Policy adopted by Resolution 2013-023, members of the public shall be given a reasonable opportunity to be heard on propositions before the LPA. Accordingly, comments, questions, and concerns regarding items listed on this agenda shall be received at the time the LPA addresses such items during this meeting. Pursuant to Resolution 2013-023, public comments are limited to three minutes.

**9. ADJOURNMENT**

Any person requiring special accommodation at this meeting because of disability or physical impairment should contact the City Clerk's Office at City Hall (352) 360-6727 at least forty-eight (48) hours prior to the meeting. (§286.26 F.S.)

If a person decides to appeal any decision made by the City of Fruitland Park with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings and ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The city does not provide verbatim records. (§286.0105, F.S.)

**PLEASE TURN OFF ELECTRONIC DEVICES OR PLACE IN VIBRATE MODE.**