



TOWN COMMISSION MEETING AGENDA TOWN OF LADY LAKE, FLORIDA

All interested persons are cordially invited to attend this public meeting.

DATE AND TIME

Monday, October 21, 2024, 5:00 PM

PLACE

Town Hall Commission Chambers, 409 Fennell Blvd., Lady Lake

PROCEDURE

Citizens are encouraged to participate in the Town of Lady Lake meetings. Citizen groups are asked to name a spokesperson. Speakers will be limited to three minutes. Additional time may be granted at the Mayor's discretion. Upon being recognized by the Mayor, please approach the dais, state your name and address, and speak into the microphone. The order of agenda items may be changed if deemed appropriate by the Town Commission. Please be respectful of others and put your cell phone on silent mode.

CALL TO ORDER

ROLL CALL

AGENDA

A. NEW BUSINESS

1. Consideration of the Architectural Elevations for the Lady Lake Auto Repair Facility New Major Site Plan MJSP 07/24-001 – An Auto Repair Facility Proposing a 6,800 Square Foot Metal Building, Providing Parking Spaces including one Florida ADA Parking Space, Storm Water Retention, and Landscaping Buffers, on a 1.07-acre parcel zoned Planned Commercial (CP) within the Town Limits of Lady Lake, Florida. (Thad Carroll)

PUBLIC COMMENTS

This section is reserved for members of the public to bring up matters of concern or

comments. It is not limited to items on the agenda, and it is open to any concern or comments that the public may have.

ADJOURN

Please contact the Town Clerk's Office with any questions at 352-751-1501. This public hearing is being conducted in a handicapped accessible location. Any handicapped person requiring special accommodation or an interpreter for the hearing or visually impaired should contact the Clerk's Office at least two days prior to the meeting. To access a Telecommunication Device for Deaf Persons (TDD), please call 352-751-1565.

If a person decides to appeal a decision made with respect to any matter considered at the above meeting or hearing, he/she may need a verbatim record of the proceedings including the testimony and evidence, a record of which is not provided by the Town of Lady Lake. (F.S. 286-0105) One or more members of any other Town Board or Committee may be in attendance at this meeting, but will not be conducting business.



TOWN COMMISSION MEETING AGENDA ITEM TOWN OF LADY LAKE, FLORIDA

AGENDA ITEM TITLE

Consideration of the Architectural Elevations for the Lady Lake Auto Repair Facility New Major Site Plan MJSP 07/24-001 – An Auto Repair Facility Proposing a 6,800 Square Foot Metal Building, Providing Parking Spaces including one Florida ADA Parking Space, Storm Water Retention, and Landscaping Buffers, on a 1.07-acre parcel zoned Planned Commercial (CP) within the Town Limits of Lady Lake, Florida. (Thad Carroll)

AGENDA ITEM ID

20241021

DEPARTMENT

Growth Management

SUMMARY

STAFF RECOMMENDED MOTION

Staff will advance the proposal as recommended by the Town Commission.

PROPOSAL

On Tuesday, July 23, 2024, an application for a new site plan was submitted by Austin Construction Group, Inc for an auto repair facility. The proposed site includes a 6,800 square foot metal building with six bays and 1,000 square feet of office space and twelve parking spaces.

The subject property is approximately 1.07 acres located in Section 21, Township 18, and Range 24. The property is zoned Planned Commercial (CP) and the future land use is Lady Lake Commercial General – Retail Sales & Services (RET). The zoning entitlements permit the development of the property to be utilized as an auto repair facility.

COMMERCIAL DESIGN STANDARDS

Austin Coates, PE has provided a rendering of the building façade for consideration by the Town Commission. In accordance with the Land Development Regulations, with the following waivers:

Chapter 20, Section 20-3C).3).A). - New buildings should adopt one of the four architectural styles recommended in the Town of Lady Lake Commercial Design Guidelines Manual: Frame Vernacular, Craftsman/Bungalow, Mediterranean, or Mission:

The elevations feature exterior building materials and elements that cannot be directly linked to any one recommended architectural style. A waiver is being requested from the Commercial Design Standards requirement. Elevations have been provided. The proposed

front façade is compatible with the adjacent building and the west façade will be largely screened by the existing, dense tree line.

Chapter 20, Section 20-3C).10).N). - Parking areas should be located behind the building face:

Due to site size and constraints, the applicant has opted to locate the parking area in the front of the building. This waiver is consistent with other businesses in the area.

FISCAL IMPACT

None.

SOURCE OF FUNDING

Not applicable.

FUNDING ACCOUNT

Not applicable.

PAST ACTIONS

None.