

**BRADFORD COUNTY PLANNING AND ZONING BOARD
REGULAR MEETING
BRADFORD COUNTY COURTHOUSE, NORTH WING
945 NORTH TEMPLE AVENUE
STARKE, FLORIDA**

A G E N D A

Thursday April 18th, 2024

6:00 p.m.

1. Call to Order

2. **Old Business;**

Consider Approval or Correction to the minutes from the following previous meetings;

a) Planning and Zoning Board meeting held on Thursday September 21st, 2023.

3. **New Business:**

S240312A

S240312A, an application by Susan E. Perkins, to amend the Future Land Use Plan Map of the Comprehensive Plan by changing the land use classification from AGRICULTURE-2 (less than or equal to dwelling 1 unit per 5 acre, except as provided for in Policy I.2.2) to COMMERCIAL on property described, as follows:

A parcel of land lying in Section 7, Township 7 South, Range 22 East, Bradford County, Florida, described as follows: Commence at the Southwest corner of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7; thence North 01°07'04" West 150.00 feet, along the Westerly boundary of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7 for the Point of Beginning; thence continue North 01°07'04" West 181.00 feet, along the Westerly boundary of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7; thence North 88°22'40" East 798.98 feet to the Westerly right-of-way line of U.S. Highway 301 (State Road 200); thence South 15°38'40" West 189.52 feet, along the Westerly right-of-way line of said U.S. Highway 301 (State Road 200); thence South 88°22'40" West 745.11 feet to the Point of Beginning.

Containing 3.34 acre, more or less.

Z 24-01

Z 24-01, an application by Susan E. Perkins, to amend the Official Zoning Atlas of the Land Development Regulations by changing the zoning district from AGRICULTURAL-2 (A-2) to COMMERCIAL, INTENSIVE (CI) on property described, as follows:

A parcel of land lying in Section 7, Township 7 South, Range 22 East, Bradford County, Florida, described as follows: Commence at the Southwest corner of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7; thence North 01°07'04" West 150.00 feet, along the Westerly boundary of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7 for the Point of Beginning; thence continue North 01°07'04" West 181.00 feet, along the Westerly boundary of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7; thence North 88°22'40" East

798.98 feet to the Westerly right-of-way line of U.S. Highway 301 (State Road 200); thence South 15°38'40" West 189.52 feet, along the Westerly right-of-way line of said U.S. Highway 301 (State Road 200); thence South 88°22'40" West 745.11 feet to the Point of Beginning.

Containing 3.34 acres, more or less.

S240312B.

S240312B, an application by Susan E. Perkins, to amend the Future Land Use Plan Map of the Comprehensive Plan by changing the land use classification from AGRICULTURE-2 (less than or equal to dwelling 1 unit per 5 acre, except as provided for in Policy I.2.2) to COMMERCIAL on property described, as follows:

A parcel of land lying in Section 7, Township 7 South, Range 22 East, Bradford County, Florida, described as follows: Commence at the Southwest corner of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7; thence North 01°07'04" West 331.00 feet, along the Westerly boundary of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7 for the Point of Beginning; thence continue North 01°07'04" West 150.00 feet, along the Westerly boundary of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7; thence North 88°22'40" East 868.76 feet to the Westerly right-of-way line of U.S. Highway 301 (State Road 200); thence South 15°38'40" West 157.07 feet, along the Westerly right-of-way line of said U.S. Highway 301 (State Road 200); thence South 88°22'40" West 824.11 feet to the Point of Beginning.

Containing 2.98 acres, more or less.

Z 24-02

Z 24-02, an application by Susan E. Perkins, to amend the Official Zoning Atlas of the Land Development Regulations by changing the zoning district from AGRICULTURAL-2 (A-2) to COMMERCIAL, INTENSIVE (CI) on property described, as follows:

A parcel of land lying in Section 7, Township 7 South, Range 22 East, Bradford County, Florida, described as follows: Commence at the Southwest corner of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7; thence North 01°07'04" West 331.00 feet, along the Westerly boundary of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7 for the Point of Beginning; thence continue North 01°07'04" West 150.00 feet, along the Westerly boundary of the East 1/2 of the Southeast 1/4 of the Southwest 1/4 of said Section 7; thence North 88°22'40" East 868.76 feet to the Westerly right-of-way line of U.S. Highway 301 (State Road 200); thence South 15°38'40" West 157.07 feet, along the Westerly right-of-way line of said State Road 200; thence South 88°22'40" West 824.11 feet to the Point of Beginning.

Containing 2.98 acres, more or less.

S240326A

S240326A, an application by Hunt Real Estate Service, Inc. and Hunt RE Acquisitions, LLC, as agents for Karin Gray Thomas, to amend the Future Land Use Plan Map of the Comprehensive Plan by changing the land use classification from RESIDENTIAL,LOW DENSITY (less than or equal to 2 dwelling units per acre) to COMMERCIAL on property described, as follows:

A parcel of land lying in Section 24, Township 7 South, Range 21 East, Bradford County, Florida. Being more particularly described as follows: Commence at the Southeast corner of said Section 24; thence Westerly 1,980.00 feet, along the Southerly boundary of said Section 24, to the Easterly boundary of the right-of-way of U.S. Highway 301 (State Road 200); thence North 09°31'00" East 18.00 feet, along the Easterly boundary of the right-of-way of said U.S. Highway 301 (State Road 200) to the Northerly boundary of the right-of-way of County Road 18 (formerly State Road 19) to the Point of Beginning; thence continue North 09°31'00" East 940.90 feet, along the Easterly boundary of the right-of-way of said U.S. Highway 301 (State Road 200); thence South 87°18'40" East 513.30 feet; thence South 00°48'50" West 471.90 feet; thence South 83°28'00" East 267.10 feet; thence South 03°01'20" West 402.10 feet to the Northerly boundary of the right-of-way of said County Road 18 (formerly State Road 19); thence West 905.70 feet, along the Northerly boundary of the right-of-way of said County Road 18 (formerly State Road 19) to the Point of Beginning.

Containing 14.80 acres, more or less.

Z 24-03

Z 24-03, an application by Hunt Real Estate Service, Inc. and Hunt RE Acquisitions, LLC, as agents for Karin Gray Thomas, to amend the Official Zoning Atlas of the Land Development Regulations by changing the zoning district from RESIDENTIAL, (MIXED) SINGLE-FAMILY/MOBILE HOME-2 (RSF/MH-2) to COMMERCIAL, INTENSIVE (CI) on property described, as follows:

A parcel of land lying in Section 24, Township 7 South, Range 21 East, Bradford County, Florida. Being more particularly described as follows: Commence at the Southeast corner of said Section 24; thence run in a Westerly direction 1,980.00 feet, along the Southerly boundary of said Section 24, to the Easterly boundary of the right-of-way of U.S. Highway 301 (State Road 200); thence North 09°31'00" East 18.00 feet, along the Easterly boundary of the right-of-way of said U.S. Highway 301 (State Road 200) to the Northerly boundary of the right-of-way of County Road 18 (formerly State Road 19) to the Point of Beginning; thence continue North 09°31'00" East 940.90 feet, along the Easterly boundary of the right-of-way of said U.S. Highway 301 (State Road 200); thence South 87°18'40" East 513.30 feet; thence South 00°48'50" West 471.90 feet; thence South 83°28'00" East 267.10 feet; thence South 03°01'20" West 402.10 feet to the Northerly boundary of the right-of-way of said County Road 18 (formerly State Road 19); thence West 905.70 feet, along the Northerly boundary of the right-of-way of said County Road 18 (formerly State Road 19) to the Point of Beginning.

Containing 14.80 acres, more or less.

4. **Close**