

**CITY OF ST. CLOUD  
PLANNING COMMISSION MINUTES  
1300 9<sup>th</sup> STREET; BUILDING A, 3<sup>rd</sup> FLOOR, CITY COUNCIL CHAMBERS  
TUESDAY, MARCH 19, 2019, 6:00 PM**

**I. OPENING BUSINESS:**

**Pledge of Allegiance**

**Roll Call**

Dr. Jeff Rivera, Chair (present)  
Rosa Holloway, Vice Chair (present)  
Brandon Whaley (present)  
Jason Whitfield (absent/resigned)

Maria Carney (present)  
John Dilullo (absent)  
Carmelo Oquendo (present)

**Staff Representatives:**

Jack Morgeson, City Attorney  
Trevor Bedford, Senior Planner  
Leigh Anne Wachter, Principal Planner  
Jeffery Ball, Osceola County School District

**Approval of Minutes – Planning Commission Meeting, February 19, 2019**

**Brandon Whaley made a motion to approve the minutes for February 19, 2019. Maria Carney provided a second to the motion. The motion passed 5-0 with all members voting “aye.” (John Dilullo was absent)**

**II. NEW BUSINESS:**

**III. ACTION ITEMS:**

**A. Ordinance No. 2019-10**

**Commerce Center Business Park – PUD Amendment/ Revision to Final Master Plan**

DRC Case #18-95.12

Applicant: Johnny Sarantopoulos, Olympus Executive Realty

Request: The applicant is requesting consideration of a PUD Amendment and revision to the Final Master Plan for approximately 8.9 acres of land known as Commerce Center Business Park.

Trevor Bedford, Senior Planner presented the case. The Development Review Committee and Staff recommend approval.

- Shawn Hindle, Hanson & Walter & Associates, 8 Broadway, Suite 104, Kissimmee presented the project and explained how the buildings on the property and parking lot will be laid out.
- Mr. Hindle and the Commission discussed the parking lot dimensions and loading zones.

- Ms. Holloway was concerned with car repair shops that fix up the junk cars and list them for sale in the parking lot. Mr. Hindle expressed that he or his agency would not have a problem with this recommendation of restricting the storage of junk cars in the parking lot.

**Mr. Whaley made a motion to recommend approval of Ordinance No. 2019-10 based on the 16 findings within the Land Development Code (LDC) with the recommendation that outside vehicle storage be restricted. Ms. Holloway provided a second to the motion. The motion passed 5-0 with all members voting "aye." (John Dilullo was absent)**

**IV. INFORMATION SECTION:**

- Next Planning Commission Meeting: April 16, 2019 at 6:00pm

**V. ADJOURNMENT: 6:18 PM**

Respectfully submitted:

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Dr. Jeff Rivera, Chair

\_\_\_\_\_  
Date

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Jessie Light, Planning Commission Secretary

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Date