



**PLANNING AND ZONING ADVISORY BOARD
REGULAR MEETING
WEDNESDAY, AUGUST 22, 2007
7:30 PM
MALABAR COUNCIL CHAMBER
2725 MALABAR ROAD
MALABAR, FLORIDA**

AGENDA

- A. CALL TO ORDER, PRAYER AND PLEDGE**
- B. ROLL CALL**
- C. ADDITIONS/DELETIONS/CHANGES**
- D. CONSENT AGENDA**
 - 1. Approval of Minutes**
Regular Planning and Zoning Meeting – 08/08/07
Exhibit: Agenda Report No. 1
Recommendation: Motion to approve
- E. PUBLIC:**
- F. ACTION**
- G. DISCUSSION ITEMS**
 - 2. Continue review of Goals in Comprehensive Plan for E.A.R. preparation**
Exhibit: Previously handed out

OLD BUSINESS/NEW BUSINESS:

Florida Vernacular Ordinance

ADJOURN:

TOWN OF MALABAR – PLANNING & ZONING ADVISORY BOARD

8/22/07 MEETING MINUTES

ROLL CALL:

Bob Wilbur, Chair

Richard Cameron

Patrick Reilly, V-Chair

Don Krieger

Bud Ryan

Cindy Zindel, Alt. #2, excused until October, 2007

Kathleen Clasen, resigned as of 7-21-07

Bill Stephenson, Town Eng, excused

Debby Franklin, Secretary

Keith Mills, Town Planner, excused

No members of Council or the Mayor were in attendance. Resident Juliana Hirsch was present in the audience.

Meeting called to order at 7:30PM. Prayer and Pledge led by Vice-Chair Pat Reilly.

ROLL CALL OF MEMBERS – see above.

ADDITIONS AND DELETIONS: none

MINUTES FROM AUGUST 08, 2007 ADVISORY BOARD MEETING:

MOTION: Krieger / Ryan to approve minutes of August 08, 2007 with following corrections: Correct First motion – s/b Ryan not Reilly - rest of corrections were made in real time.

Vote: All Aye.

E. PUBLIC – other than on the agenda

Julian Hirsch 1035 Malabar Road, concern with drainage on Weber Road. Reilly asked secretary to discuss the drainage master plan

F. ACTION ITEMS: NONE

G. DISCUSSION ITEMS

**Continue review of Goals in Comprehensive Plan for E.A.R. preparation
Exhibit: Previously handed out**

Reilly said it is time to propose the issues – turned over to Krieger. Krieger thought we would be getting more instruction - His general concerns are: Promoting eco friendly travel, ie bikes and alternative vehicles – golf carts and ATVs incorporating trails and paths.

He mentions MMA (Malabar Mariners Association) in relation to promoting public/private partnerships and relationships with recreation - intelligent ways of utilizing the river front and the river. We are a stakeholder on the uses of the waterfront. If you do get access every half mile through the town if possible – do believe we should follow what we said in 1988 – the Marine Resource Council. Include the HOA. Wilbur said the history of the south Brevard recreation site – got turned into motorized. Was originally intended for non-

motorized boats and kayaks. He thinks the route would allow four sites: the south and north ends of Rocky Point, the old mailboat dock and the area 200 feet south of Yellow Dog. The waterfront was a key goal in 1986. The mixing of motorized vehicles and horses is not a good idea. In the recreation component – there is a difference between salt and fresh – Wilbur mentions a blueway – greenway with a boat launching facility on Goat Creek and connect to greenway trails.

Cameron said his contributions to the trails and greenways provided for the first ever grant funding that the project was complete and there were funds left over. There was much progress in this direction and good contacts made with other agencies and then the politicians got involved and the Trails and Greenways was disbanded.

Explore private and semi-private partnership of use of waterfront. There is a liability issue. Ryan brought up the trails – if we can't do it – then why should we put it as a goal?

Wilbur said we were offered the grant writers from Palm Bay and they got the Palm Bay Point dock. We used their sample to do the Sand Hill Trail grant. There are grant funds available.

Cameron said once we get the land do we have the money to maintain it? That has been the issue with the item he discussed before. They don't have money for hired staff to maintain the requirements and then they run off the volunteers. Krieger has problem with mandates. We are Malabar and don't like mandates. Wilbur said we need to set an example and manage our preserves and meet our goals and objectives. We should preserve environmentally sensitive lands. EELs came up with plan but because of the crisis of acquisition – if we had been encouraging them constructively to cooperate with the town and us being a better steward of our lands.

Krieger is suggesting that we should never state a definite year or say shall and must in the comp plan. That way we don't violate our own regulations. Trails are transportation and we should be stating these plans as stakeholders.

Some issues under recreation: Private / semi-private partnerships; Mandates from outside agencies; Means by which we control those lands; Transportation

Trails and Greenways need to be maintained but the Town did not have the money to manage – Management for cash flow – It took three years to get things rolling and working with the County – and it took great strides – management needs to be in the plan.

Add Intergovernmental coordination and unfunded mandates as an issue.

Krieger said we are trying to put some very general ideas together for issues.

Facilitate this town's needs. Council dictates to the TA and then provides a budget. Krieger hopes the letter is very simple and we have seen some of the overlap of some the issues.

Wilbur said we have new TC every two years and P&Z remains the same. TC needs to understand the value of the amenities of the land they have. The tourism people came and did an excellent presentation. We were very close to having success with the eco-tourism – similar to Titusville – and then lost it. Town Council needs to be visionary – it is the only way to get to the level of coordination and cooperation.

Ryan said these are great ideas but how does that help the town? They don't spend money here. The facilities we have were built with state grant money – these things were built with taxpayer money.

Krieger said LOS for recreation is based on town population. Not on the visitor count. Wilbur raised three kids and they never played on a Malabar soccer field. Ryan said there is a practical limit on what you can expect from a small town.

Wilbur said the eco-tourism providers would bring in revenue. Can't have growth until you have the foundation.

Embrace the natural resources and the preservation and utilize them.

Bullets w/b a summary of what we have accomplished – for the next meeting summarize the results. Five major things that we have accomplished and five major things we need to accomplish. And five major things to do in the future or three.

Reilly said this is the most work that this board has done. Ryan stated the planner should have a good idea of what we need. Wilbur they should protect and guide us.

We give the input to the planner and they will use it to help formulate the issues.

Krieger proposed - Continue our rural, eclectic lifestyle

H. OLD BUSINESS/NEW BUSINESS:

5-year plan – review the update and propose new ideas.

Florida Vernacular Ordinance – no action – Wilbur said the Bay Side development is looking real good.

Ryan mentioned a shopping center on Eau Gallie Blvd. in Melbourne – constructed over retention - provides cohesive variety. Universal has different designs. Ryan said our ordinance is Malabar vernacular – not Florida.

Pat welcomes Charles Bud Ryan back on the Board. Ryan suggested last Monday at TC to allow candidates a forum of the newsletter or website and TC voted against it 3/2.

Krieger asked if everyone get the Valkaria Airport newsletter regarding the master plan in the mail? It was his understanding that it would not be expanding to night operations, expansions, and added lighting and added paving. He thinks this is a land use item and should be discussed at P&Z. Reilly explained the lights are shining up and low intensity and shielded so that only pilots can see them. They are automated and turned on for emergency only. There will be no night flying. If this is a state of the art sport airport. FIT signed a 60 year deal with Melbourne Airport. Valkaria airport will never have a student landing since they have to fly farther – to either Vero Beach. Ryan said that many residents spoke against last Monday night. If lights are required, they shouldn't be flying. Wilbur thinks it is a good idea. Cameron said that there are a lot of requirements the feds make that the airport must meet to keep their. Krieger said it should be discussed by this board and forwarded to TC.

Wilbur said that there is a large population of pilots that want to keep them in hangars.

I. ADJOURN:

MOTION: Ryan / Wilbur to adjourn. Vote: All Aye. Meeting adjourned at 9:10 PM

Debby Franklin, Secretary

Bob Wilbur, Chair

Date approved