



**TOWN OF NORTH REDINGTON BEACH
BOARD OF COMMISSIONERS SPECIAL MEETING
FEBRUARY 7TH, 2018 MINUTES**

CALL TO ORDER

Mayor Queen called the February 7, 2018 meeting to order at 2:00 p.m. The meeting was held at the Town Hall building, 190 - 173rd Avenue, North Redington Beach, Florida.

Mayor Queen, Vice Mayor Dahl and Commissioners Bennett, Curtis and Kennedy were present.

A. SITE PLAN REVIEW – 16811 GULF BLVD

Town Attorney Daigneault went over the site plan review process as outlined in the town code.

Bruce McLaughlin, building planner for Florida Municipal Services, went over the staff report outlining the compliance with the town's codes and comprehensive plan. He stated the Building Staff and the Planning and Zoning Board recommended approval with the condition of getting the FDOT permit for the driveway.

Mr. McLaughlin clarified a point in the staff report concerning food preparation. He stated the application originally indicated only prepackaged food being served. However, during discussion he mentioned "slicing a tomato". Mr. McLaughlin explained that changed the scope to food preparation and the site plan was revised to conform with Pinellas County's requirements for food prep areas. Mr. Messmore stated there would be no food preparation on site. Mr. McLaughlin stated the Board could make that an additional condition of approval.

Robert Pergolizzi, planning consultant, spoke on behalf of the applicant. He reiterated compliance with the town's codes and comprehensive plan. He also stated the FDOT permit would be received upon written approval of the site plan from the town.

The Board asked about seating (no indoor seating), signage (current signs would remain, any additional signs would be done through the permit process) and hours of operation (approx. 7/8 am to 7/8 pm).

Darin Cushing, Building Inspector, stated a grease trap may be required. Mr. McLaughlin indicated it was included on the Pinellas checklist.

Ray Ruhlback, a neighboring property owner, spoke in support of the proposed site plan.

Commissioner Kennedy made a motion to approve the site plan with two conditions: the applicant must obtain the driveway permit from FDOT prior to issuance of a building department and there can be no food preparation on site. Vice Mayor Dahl seconded the motion.

A roll call vote was taken:

Commissioner Kennedy:	Yes
Vice Mayor Dahl:	Yes
Commissioner Curtis	Yes
Commissioner Bennett	Yes

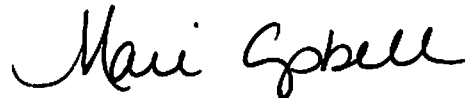
Mayor Queen

Yes

B. MISCELLANEOUS

There be no further business, meeting was adjourned at 2:36 pm.

Respectfully submitted,

A handwritten signature in black ink that reads "Mari Campbell". The signature is written in a cursive, flowing style.

*Mari Campbell, CMC
Town Clerk*