



**FLAGLER COUNTY TECHNICAL REVIEW COMMITTEE**

**GOVERNMENT SERVICES BUILDING**  
*First Floor Conference Room B108*

**1769 EAST MOODY BOULEVARD, BUILDING 2, BUNNELL, FL 32110**

**A G E N D A**

**DATE – June 20, 2024**

**TIME – 9:00 A.M.**

WHILE THE TECHNICAL REVIEW COMMITTEE IS OPEN TO THE PUBLIC, IT IS **NOT A PUBLIC HEARING**. COMMENTS MAY BE SUBMITTED PRIOR TO THE MEETING BY EMAIL TO [PLANNINGDEPT@FLAGLERCOUNTY.GOV](mailto:PLANNINGDEPT@FLAGLERCOUNTY.GOV).

1. Project No. 2024020056 – **SITE PLAN IN THE C-2 (GENERAL COMMERCIAL) DISTRICT** – Request for Site Plan approval in the C-2 (General Commercial) District at 2251 S Old Dixie Highway. Parcel No. 03-13-31-0650-000A0-0091; 6.38+/- acres. Owner: 2251 S Old Dixie Hwy, LLC / Applicant: 2251 S Old Dixie Hwy, LLC. (TRC, PDB)
2. Project No. 2024040067 – **SITE PLAN IN THE I (INDUSTRIAL) DISTRICT** – request for Site Plan approval in the I (Industrial) at 145 Airport Road. Parcel No. 07-12-31-0650-00D0-000A; 1.00+/- acres. Owner: Flagler Executive Airport / Applicant: Enterprise Holdings. (TRC)
3. Project No. 2024050052 – **VARIANCE IN THE R-1 (RURAL RESIDENTIAL) DISTRICT** – request for a Variance in the R-1 (Rural Residential) District at 4101 Butternut Avenue. Parcel No. 13-12-28-1800-01580-0060; 49,500+/- square feet. Owner: George Iaizzi / Applicant: David Wilhite. (TRC, PDB)
4. Project No. 2024050054 – **SITE PLAN IN THE C-2 (GENERAL COMMERCIAL) DISTRICT** – Request for Site Plan approval in the C-2 (General Commercial) District at 5843 State Road 100. Parcel No. 08-12-31-0650-000D0-0051; 36,634+/- square feet. Owner: Seminole Woods Investments, LLC / Applicant: Ingenium Enterprises. (TRC)
5. Project No. 2024050055 – **SITE PLAN IN THE C-2 (GENERAL COMMERCIAL) DISTRICT** – Request for Site Plan approval in the C-2 (General Commercial) District at 4600 Old Kings Road S. Parcel No. 35-12-31-0000-02010-0030; 4.99+/- acres. Owner: Ocean Breeze Boat & RV Storage, LLC / Applicant: Angie Griffin. (TRC)

6. Project No. 2024050062 – **SPECIAL EXCEPTION IN THE R/C (RESIDENTIAL/LIMITED COMMERCIAL USE) DISTRICT** – Request for a Special Exception in R/C (Residential/limited commercial use) District at 3 Pamela Parkway. Parcel No. 40-10-31-5135-00030-0070; 0.47+/- acres. Owner: Vilano Evans Real Estate LLC / Applicant: Victoria and Greg Evans. (TRC, PDB)
  
7. Project No. 2024020066 – **SITE DEVELOPMENT PLAN IN THE PUD (PLANNED UNIT DEVELOPMENT) DISTRICT** – Request for a Site Development Plan in the PUD (Planned Unit Development) District on Airport Road. Parcel No. 22-14-31-0000-01010-0081; 27.14+/- acres. Owner: Ace & Luna II, LLC / Applicant: Michael D. Chiumento III. (TRC, PDB, BOCC)

PLEASE TAKE NOTICE THAT INDIVIDUAL COMMISSIONERS OF THE BOARD OF COUNTY COMMISSIONERS MAY ATTEND THIS EVENT. THE COMMISSIONERS WHO ATTEND WILL NOT TAKE ANY ACTION OR TAKE ANY VOTE AT THIS MEETING. THIS IS NOT AN OFFICIAL MEETING OF THE BOARD OF COUNTY COMMISSIONERS OF FLAGLER COUNTY. THIS NOTICE IS BEING PROVIDED TO MEET THE SPIRIT OF THE SUNSHINE LAW TO INFORM THE PUBLIC THAT COMMISSIONERS MAY BE PRESENT AT THESE DISCUSSIONS. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT, PERSONS NEEDING ASSISTANCE TO PARTICIPATE IN THIS MEETING SHOULD CONTACT THE PLANNING & ZONING DEPARTMENT AT (386) 313-4009 AT LEAST 48 HOURS PRIOR TO THE MEETING.