

Meeting Minutes Planning and Zoning Subcommittee
April 2, 2005
Veterans Park

Mr.Barrett brought in county maps and info and stated he had resigned the Planning Board as of March 25th and left the meeting.

The members present were David Adams, Robert Anderson, Jean and Ron Best and Sue La Leike. The members in attendance decided to proceed with the meeting even though co-chair, Mr. Elrod and Jim Mudd were not there.

The meeting proceeded with discussion of planning and zoning changes. Notes were taken and a county zoning map was used to record possible changes. A brief overview of areas of discussion is presented here.

1,296 Acres needed for Commercial
2,622 Acres needed for Parks
320 Acres needed for Industrial
724 Acres needed for Schools

The map used for recording is needed for in-depth understanding.

- 1) Lee Blvd; commercial zoning 1 block in with height requirements on buildings. Possible "greenways" and park in certain areas.
- 2) Area around Leeland Heights Blvd/ Colorado/ Homestead; possible mix of light commercial and residential with road improvements linking major roads.
- 3) Leeland Heights Blvd ; Zone as a mixture of commercial and residential (CN2), allowing for expansion of small consumer driven businesses (drugs, sundries, hardware, personal services).
- 4) Joel Blvd; From Bell Blvd to Fire Station #1 (10th St) leave as presently zoned. 10th St to CRA boundry, rezone with a mixture of residential and commercial with restrictions on height/ size/ style since this will be a major corridor into Lehigh. Possible area for School/Park on Joel.
- 5) Hwy 82 ; zone commercial 3 blocks in with larger commercial blocks closer to the Hendry County line for shoppers/ workers from Labelle/ Immokalee areas.
- 6) Sunshine Blvd; Linear park on east side of road from Hwy 82 to Lee Blvd. Commercial zoning of areas north of Lee Blvd also widen total length of Sunshine.
- 7) Homestead Rd; Widening of road and zoning of commercial in more areas south of Alabama. North of Alabama to Lee Blvd, use current zoning with right turn lanes only onto Homestead except at turn signals.

Rezone old Kmart building to non-school status to alleviate traffic. The "Lehigh Look" to be used on future remodeling and building. Several items were to be discussed at future meetings. It was noted that all subcommittees will have additional input and changes to present ideas.

Meeting ended at 1:00 pm.