



DeSoto County

Planning Commission

Meeting Minutes - Draft

Tuesday, May 6, 2025

5:30 PM

CALL TO ORDER

Vice Chairperson Brian Young called the meeting to order at 5:30pm

PLEDGE OF ALLEGIANCE

Vice Chairperson Brian Young, led the pledge of allegiance.

ROLL CALL

All present members stated they had no ex-parte.

Present	Vice Chairman Brian Young, Council Member Erik Howard, Council Member Lynn Banish, and Council Member Allen Reesor
Absent	Chairperson Bill Martin, Council Member Kelly Mercer, and Council Member Jami Schueneman

SET OR AMEND THE AGENDA

Mr. Howard made a motion, seconded by Ms. Banish, to set the agenda. The motion carried unanimously.

Aye:	Vice Chairman Young, Council Member Howard, Council Member Banish, and Council Member Reesor
Absent:	Chairperson Martin, Council Member Mercer, and Council Member Schueneman

PUBLIC FORM FOR NON-AGENDA ITEMS

None

PROOF OF PUBLICATION: MOTION TO FILE PROOF OF PUBLICATION

1. Proof of Publication

Attachments: [Legal Ad Proof of Publication](#)
 [Legal Ad Tear Sheet](#)

Mr. Howard made a motion, seconded by Ms. Banish, to approve the publication. The motion carried unanimously.

Aye:	Vice Chairman Young, Council Member Howard, Council Member Banish, and Council Member Reesor
Absent:	Chairperson Martin, Council Member Mercer, and Council Member Schueneman

MEETING MINUTES

Present Vice Chairman Brian Young, Council Member Erik Howard, Council Member Lynn Banish, and Council Member Allen Reesor

Absent Chairperson Bill Martin, Council Member Kelly Mercer, and Council Member Jami Schueneman

2. Planning Commission Meeting Minutes for the March 4, 2025 meeting

Attachments: [3-4-2025 PC Meeting Minutes](#)

A motion was made by Eric Howard to approve Meeting Minutes of March 4, 2025. Seconded by Lynn Banish. The motion carried unanimously.

Aye: Vice Chairman Young, Council Member Howard, Council Member Banish, and Council Member Reesor

Absent: Chairperson Martin, Council Member Mercer, and Council Member Schueneman

DEVELOPMENT DIRECTOR COMMENTS**ACTION ITEMS**

County Attorney, Valerie Vicente announced the Quasi-Judicial hearing and explained the process for the Planning Commission during the hearing. Laura McClelland administered the oath to those that wanted to speak.

3. Resolution / George Hernandez / USE-0183-2024

Attachments: [2025-024-07 Hernandez USE 0183 2023 SR for PC](#)
[2025-04-07 Resolution Hernandez USE 0183 2024 for PC](#)
[USE-0183-2024 Location Map](#)
[USE-0183-2024 FLUM](#)
[USE-0183-2024 Zoning Map](#)
[USE-0183-2024 Site Plan - Truck Parking](#)

Misty Servia presented a Special Exception Use application requesting approval (USE 0183-2024) for the parking of a commercial vehicle (semi-tractor trailer) on a 2.45-acre parcel zoned Agricultural-5 (A-5). The Property is located on the east side of NE Cubitis Avenue, south of County Road 660, and west of Highway 17. The Board engaged in a discussion regarding the proposal as well as recommended conditions for approval. The applicant, George Perez Hernandez was questioned by Mr. Howard in regards to the conditions that were reviewed by Ms. Servia, Mr. Perez Hernandez stated he was aware of some of the conditions but not aware of the fencing condition. Ms. Banish then asked if he was willing to meet the condition in which he replied that he was. There was further discussion in regards to the fencing. Mr. Howard made a motion to close the Public Hearing, which was seconded by Ms. Banish. The motion carried unanimously.

Mr. Howard made a motion to recommend approval of application seconded by Ms. Banish. The motion was carried by the following vote:

Aye: Vice Chairman Young, Council Member Howard, Council Member Banish, and Council Member Reesor

Absent: Chairperson Martin, Council Member Mercer, and Council Member Schueneman

4. Ordinance / Amending Article X of Chapter 20 of the DeSoto County Land Development Regulations

Attachments: [Ordinance re Planning Commission composition CA](#)
[County Attorney Memo with Analysis Planning Commission](#)
[Composition](#)
[Fla. Stat. 163.3174](#)
[Triparty Interlocal between School, County and City](#)

Valerie Vicente presented a request for approval of an Ordinance Amending Article X "boards and Agencies" of Chapter 20 of the Desoto County Land Development Regulations, to modify the membership and composition of the Planning Commission and the Board of Adjustment as it relates to the School Board Appointee, and reducing the membership to five members providing for repealer: providing for severability; providing for codification and proving for an effective date.

A motion was made by Mr. Howard, seconded by Mr. Ressor to recommend the approval to adopt the Ordinance as amended. The motion carried by the following vote:

Aye: Vice Chairman Young, Council Member Howard, Council Member Banish, and Council Member Reesor

Absent: Chairperson Martin, Council Member Mercer, and Council Member Schueneman

5. Ordinance / Amending certain articles of Chapter 20 of the DeSoto County Land Development Regulations

Attachments: [2025-04-29 LDR 2025 Plat Subdiv SR for PC](#)
[2025-04-28 Ordinance Amending Subdivision Regulations \(All changes\) - clean](#)

Misty Servia presented to amend articles of Chapter 20 of the DeSoto County Land Development Regulations. The revision was made to provide clarity, simplicity and efficiency to the Land Development Code. There was discussion on how the amendment would streamline the process of Lot split for major and minor subdivisions. There was further discussion on submittals of major and minor subdivisions, platting requirements and engineering standards. Larry Hamilton a community member discussed how he is in the process of trying to subdivide his twenty-five acres to sell off a ten acre plot and how this amendment would effect him.

A motion was made by Ms. Banish, seconded by Mr. Ressor to recommend the approval to adopt the Ordinance as amended. The motion carried by the following vote:

Aye: Vice Chairman Young, Council Member Banish, and Council Member Reesor

Nay: Council Member Howard

Absent: Chairperson Martin, Council Member Mercer, and Council Member Schueneman

PLANNING COMMISSION MEMBER REMARKS

NEXT MEETING

Being no further business before the Planning Commission, Vice Chairman Young adjourned the meeting at 6:35pm.

CHAIRPERSON

DATE

ADJOURNMENT

NOTE: For quasi-judicial matters, any party desiring a verbatim record of the proceeding of this hearing for the purpose of an appeal is advised to make private arrangements for the production of a record and anyone wishing to present documents or other written evidence to the Board must provide eight (8) copies of the written material. If special accommodations are required in accordance with the Americans with Disabilities Act, individuals should contact the County Administrator's Office by calling 863-993-4800 at least forty-eight hours prior to the hearing.