

# TOWN COMMISSION MEETING AGENDA ITEM

## TOWN OF LADY LAKE, FLORIDA

### AGENDA ITEM TITLE

Ordinance 2022-01 — Conditional Use Permit (CUP) — First Reading — The Church at the Springs, Inc. — To allow for the placement of two RV Trailers in front of the Children's Ministry Building for a period not to exceed 12 months at 1055 Teague Trail, the northeast corner of County Road 25 and Hood Avenue, on a 1.11-acre parcel zoned light commercial, owned by the Church at the Springs, Inc., and identified by alternate key 1449588.

### AGENDA ITEM ID

2022045

### DEPARTMENT

Growth Management

### STAFF RECOMMENDED MOTION

Staff recommends approval of Ordinance 2022-01.

### SUMMARY

On Wednesday, January 12, 2022, Town staff received a request from Ronnie Richardson with Church at the Springs Inc. to bring forth a proposal consisting of the placement of two Temporary RV Trailers to be placed at 1055 Teague Trail, identified by Alternate Key 1449588, within Lady Lake.

On February 23, 2022, the applicant was given consensus by the Town Commission to move forward with submitting the application for the CUP proposal.

On March 3, 2022, applicant, Ronnie Richardson, filed a Conditional Use Permit application for property addressed as 1055 Teague Trail, located at the northeast intersection of County Road 25 and Hood Avenue, Lot 8, 9 and the west 52 feet of 10 of Block 7 of the Conant Subdivision, referenced by alternate key 1449588, and owned by The Church at the Springs, Inc. and property known as “The Church at the Springs – Children’s Ministry Area- Villages Campus,” within the town limits of the Town of Lady Lake, Florida. The requested Conditional Use Permit from the Land Development Regulations is as follows:

Conditional Use Permit Request is pursuant to Chapter 6, Section 6-1). b). of the Land Development Regulations (LDRs).

Based upon the petition of the property owners, a Conditional Use Permit request has been requested with the following special conditions and considerations:

- A. There will be a maximum of two Temporary RV Trailers on premises
- B. The proposed two Temporary RV Trailers will be approximately 8 feet by 40 feet each
- C. The Temporary RV Trailers will follow all required Fire and Building related setbacks in association with the proposed set up
- D. The duration of the Temporary RV Trailers on premises not to exceed 12 months
- E. The Temporary RV Trailers will only be used in conjunction with current church operations during their regular church service hours for a period of 3 hours on Sunday mornings
- F. The Temporary RV Trailers will be setup as depicted by the Conceptual Plan attached as Exhibit “B” hereby attached

The subject properties lie in Section 08, Township 18 South, Range 24 East, in Lake County, Florida. Appropriate legal descriptions, a location map, and a sketch of the property have been included with the submitted application.

The Conditional Use Permit (CUP) application has been reviewed and determined to be complete satisfying the necessary criteria as required for rezoning. The application was found to meet the requirements of the Land Development Regulations (LDRs) as well as the adopted Comprehensive Plan and is ready for transmittal to the Town Commission.

**Zoning Designation of Adjacent Properties**

<b>North</b>	Lady Lake Planned Commercial (CP)
<b>East</b>	Lady Lake Light Commercial (LC)
<b>South</b>	Lady County- R1 – Rural Residential
<b>West</b>	Lake County-C-2 – Community Commercial District

Staff mailed notices to inform nine surrounding property owners within 150 feet on Monday, March 7, 2022. The property was posted on Tuesday, March 8, 2022.

**PAST ACTIONS**

The Technical Review Committee members individually reviewed the application and found by Thursday, March 10, 2022, that Ordinance 2022-01 was ready for transmittal to the Town Commission.

The Planning and Zoning Board does not review Conditional Use Permits (CUP)s.

**PUBLIC HEARINGS**

The Town Commission is scheduled to consider Ordinance 2022-01 for second and final reading on Monday, April 4, 2022, at 6 p.m.

**FISCAL IMPACT**

To be determined.

**FUNDING SOURCE**

Not applicable

**FUNDING ACCOUNT**

Not applicable

TC/ns