

**TOWN OF INTERLACHEN  
SPECIAL TOWN COUNCIL & PLANNING COMMISSION  
JOINT MEETING MINUTES  
TUESDAY, APRIL 23, 2024 - 6:00 P.M.  
DICKERMAN BUILDING**

**CALL TO ORDER**

Chairperson Carolyn Meadows called the meeting to order at 6:05 p.m. and led the Pledge. Mayor Larsen gave the invocation.

**ROLL CALL**

Council Members present were Chairperson Carolyn Meadows, Vice-Chairperson Joni Conner, Council members Beverly Bakker and Carolyn Bennett. David Yonts was absent. Mayor Larsen was present also.

Planning Commission members present were Chairperson Judi Costanzo, Gail Guinta and James Hanes. Adam Hemphill and Raymond Baxter arrived late. School Board representative Tonya Whitehurst was present also.

**COUNCIL CHAIRPERSON – CAROLYN MEADOWS**

Chairperson Carolyn Meadows reminded the Council that the student awards presentation is at 9am tomorrow.

**COUNCIL DISCUSSION:**

***Discussion and Consideration of Town of Interlachen Vision and Development Regulations Update.***

JBPro representatives Kathie Ebaugh and Tara Howell presented the following:

Land Development Regulations are the tools that implement the Comprehensive Plan and are the standards and policies that directly affect how a piece of land is developed.

In order for the Land Development Regulations and the Comprehensive Plan to reflect who Interlachen is, meetings with the community will be held.

The process includes the following phases:

- 1) Getting the community's vision and identifying issues and priorities.
- 2) Determine what the vision is, and the guiding principles. Evaluate the current LDR's to see if they align with what they heard from the community.
- 3) Recommendation to the Council of any updates to the LDR's and other codes.

The process usually takes around a year to complete.

Some issues that the Council, Planning Commission, and staff want addressed in the LDR's is short term rentals, tiny home standards, use standards, water management, antiquated language, reorganization of the LDR's as a whole, commercial use and subdivision standards and a procedure for developing platted, undeveloped roads.

**Discussion and Consideration of Applying for Various Planning & Zoning Grants.**

Ms. Ebaugh explained that Historical Preservation Grants are available to do a study of the town's historical buildings which allows for the development of

standards for design based on the historic buildings and the historic character that is already in the town.

Since they will be creating standards in the LDR's, it makes sense to have future standards based on past historic standards. These two projects will run parallel to each other.

Future grants may become available for restoration and community redevelopment.

Council Member Bennett moved to pursue applying for a grant that will lay the framework for future grants for our town's history. Council Member Bakker seconded the motion. The motion passed by a unanimous roll call vote of the Council.

**ADJOURNMENT:**

The meeting adjourned at 7:05pm.