



City of Edgewater

104 N. Riverside Drive
Edgewater, FL 32132

Meeting Agenda Planning and Zoning Board

Wednesday, December 10, 2025

6:30 PM

Council Chambers

We respectfully request that all electronic devices are set for no audible notification.

1. CALL TO ORDER, ROLL CALL

2. APPROVAL OF MINUTES

- a. [AR-2025-0519: Request for the approval of the August 13th, 2025 Planning and Zoning Board Minutes.](#)

Attachments: [August 13th, 2025 Minutes](#)

- b. [AR-2025-0520: Request for approval of the September 10th, 2025 Planning and Zoning Board Meeting Minutes.](#)

Attachments: [September 10th, 2025 Minutes](#)

- c. [AR-2025-0521: Request for approval of the October 8th, 2025 Planning and Zoning Board Meeting Minutes.](#)

Attachments: [October 8th, 2025 Minutes](#)

- d. [AR-2025-0522: Request for approval of the November 12th, 2025 Planning and Zoning Board Meeting Minutes.](#)

Attachments: [November 12th, 2025 Minutes](#)

3. OLD BUSINESS-PUBLIC HEARING

- a. [CU-2502: Request for a Conditional Use Permit to allow for Outdoor Storage within the B-3, Highway Commercial zoning district to establish a ice vending machine for the property at 1317 S Ridgewood Avenue.](#)

Attachments: [Public Notice](#)

[Survey](#)

4. NEW BUSINESS - PUBLIC HEARING

- a. [VA-2517: Request for a variance from Article V to allow a carport extension for the property at 752 Navigators Way.](#)

Attachments: [Public Notice Aerial Map](#)
 [Survey](#)
 [Site Plan](#)

- b. [AB-2501: Request to vacate a portion of Hibiscus Drive and the Southeastern right-of-way of Thirty First Street.](#)

Attachments: [Public Notice Aerial Map](#)
 [Sketch & Description - Applicant](#)
 [Sketch & Description - 3103 India Palm Drive](#)

5. DISCUSSION ITEMS

- a. Department Director's Report

6. ADJOURN

Pursuant to Chapter 286, F.S., if an individual decides to appeal any decision made with respect to any matter considered at a meeting or hearing, that individual will need a record of the proceedings and will need to ensure that a verbatim record of the proceedings is made. The City does not prepare or provide such record.

In accordance with the Americans with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact City Clerk Bonnie Zlotnik, CMC, 104 N. Riverside Drive, Edgewater, Florida, telephone number 386-424-2400 x 1101, 5 days prior to the meeting date. If you are hearing or voice impaired, contact the relay operator at 1-800-955-8771

One or more members of City Council or other advisory boards may be present.