

MEMORANDUM

To: Board of County Commissioners

Cc: Darren Gray, County Manager
Bryant Applegate County Attorney
Grant Maloy, Clerk of the Court
Tricia Johnson, Deputy County Manager
Meloney Koontz, Assistant County Manager
Rebecca Hammock, Development Services Director

From: Mary Moskowitz, Planning & Development Division Manager

Date: February 24, 2023

Time: 12:00 PM

Re: **February 28, 2023 BCC Meeting, Agenda Items #31 and # 32 -
Yarborough Ranch Preliminary Subdivision Appeal**

The following information includes attached correspondence in support of the appeal of the Planning and Zoning approval of the Yarborough Ranch Preliminary Subdivision Plan; and revisions to the agenda memo for item #32 and additional information to provide further clarification and explanation.

For Item #31 - Yarborough Ranch Preliminary Subdivision Plan Appeal by Katrina Shadix for Bear Warriors United, the appellant claims that 2008 Development Order was improperly constructed as required by Florida Statue. The recorded document is a Development Order, not a Development Agreement. For clarification, FS Section 163.3220 et seq is applicable to Development Agreements. The provisions for Development Agreements are supplemental and in addition to powers conferred upon local government. Attached are the Florida Statues related to Development Agreements.

For Item #32 - Yarborough Ranch Preliminary Subdivision Plan Appeal by Geneva Citizens Association, attached is revised staff report that provides clarifications to the staff analysis for Claims 2, 3, and 4. The additional language is highlighted in yellow.