



**CITY OF WINTER GARDEN
DEVELOPMENT REVIEW COMMITTEE
MINUTES
FEBRUARY 26, 2025**

The Development Review Committee (DRC) of the City of Winter Garden, Florida, met in session on Wednesday, February 26, 2025 in the City Hall Commission Chambers.

Agenda Item #1: CALL TO ORDER

Chairperson/Planning Director Kelly Carson called the meeting to order at 9:32 a.m. The roll was called and a quorum was declared present.

PRESENT

Voting Members: Chairperson/Planning Director Kelly Carson, Economic Development Director Marc Hutchinson, City Engineer Jim Monahan, Building Official Skip Nemecek, and Assistant City Manager for Public Services Steve Pash.

Others: Art Miller, City Engineering Consultant; Shane Friedman, Planning Supervisor; Yvonne Conatser, Senior Planner; Amber McDonald, Planner I and Ellen King, Recording Secretary.

APPROVAL OF MINUTES

Agenda Item #2:

Approval of minutes from regular meeting held on February 12, 2025.

Motion by Assistant City Manager for Public Services Pash, to approve the above minutes. Seconded by Building Official Nemecek; the motion carried unanimously 5-0.

DRC BUSINESS

Agenda Item #3: ADS Winter Garden Roll Up Door– SITE PLAN APPROVAL

West Crown Point Road N – 115
Century Contractors, LLC

Chris Niemann of Century Contractors, LLC; representative for the project acknowledged receipt of the Staff Report and did not have any questions or comments regarding this item.

Motion by City Engineer Monahan to approve the Site Plan as reviewed by staff and ready to submit for permits. Building Official Nemecek, seconded; the motion carried unanimously 5-0.

Agenda Item #4: Dillard Street Mixed Use Buildings – SITE PLAN APPROVAL

Dillard Street S – 210 & 214
Gemini Land Development, Inc.

Nicole Gargas of Gemini Land Development, Inc; representative for the project, acknowledged receipt of the Staff Report and had no questions or comments regarding this item.

Motion by City Engineer Monahan to have the applicant revise and resubmit the Site Plan for staff review only. Building Official Nemecek, seconded; the motion carried unanimously 5-0.

ADJOURNMENT

There being no more business to discuss, the meeting was adjourned at 9:35 a.m. by Chairperson/Planning Director Kelly Carson.

ATTEST:

APPROVED:

/s/

DRC Recording Secretary, Ellen King

/s/

Chairperson, Kelly Carson

DISCUSSION ITEM ONLY

Agenda Item #5: Retail Pharmacy – PROJECT FEASIBILITY

Marsh Road – 16123
Foresite Group, LLC

Simone Stanton of Boos Development Group and Aubrey Sharp of Foresite Group, LLC; representatives for the project, attended for discussion only.