



**P&Z AGENDA**  
**December 15, 2025, 4:00 P.M.**  
**6241 Harmony LN**  
**Yankeetown, FL 34498**

1. Pledge allegiance to the flag.
  2. Approve previous P & Z meeting minutes.
  3. Consideration of FDEM recommended/required changes to LDC/Comp Plan
  4. Further discussion and review of the existing Yankeetown Comprehensive Plan is required.
    - a. A complete comprehensive plan, void of blank pages, underlines and strike throughs should be posted on the town's web site/page.
    - b. The newly posted comprehensive plan should also include all approved referendums provided by the Yankeetown town attorney.
  5. Further discussion and review of the existing Yankeetown Tree Ordinance is required.
    - a. Should palm trees be included in the Yankeetown ordinance as a tree?
    - b. Should long leaf pine trees also be able to qualify as heritage trees?
  6. Discuss the possibility of amending the Comprehensive Plan Floor Area Ratios. (Refer to the following attachments: Feldhausen E Mail, Proposal - FAR Amendments & Yankeetown Comprehensive Plan Attachments.
  7. Discuss the following additional codes and property maintenance items that may need to be added to the current Yankeetown Code of Ordinances. (Refer to the following attachments: 250311 P & Z Code and Dunnellon, FL Code)
    - a. Determination of an unsafe and inadequately maintained building/structure.
    - b. Exterior storage
    - c. Maintenance of public rights-of-way and sidewalks.
    - d. Public nuisances. Including but not limited to lot overgrowth and mowing, storage of miscellaneous equipment, the keeping and storage of inoperative vehicles, boats, trailers, fire hazards etc. This is intended for RHD lots only?
    - e. Neighborhood flooding/stormwater runoff
    - f. Residential/house number identification.
    - g. Refuse containers.
  8. Provide updates on the status of the Yankeetown Historical Ordinance.
  9. Area resident comments:
- End Agenda