Chair
Tim Haines

Commissioners
Larry Feldhusen
Teri Scoggins

YANKEETOWN TOWN HALL
6241 HARMONY LANE, YANKEETOWN FL 34498
352-447-2511

Town Administrator
***S**eante M Gyukeri*
Deputy Clerk
Staci DeBolt
Maintenance Supervisor
Barrett Blais
Town Attorney
Norm D Fugate

TOWN OF YANKEETOWN
PLANNING & ZONING MEETING MINUTES

PUBLIC HEARING MINUTES

September 21, 2026 – 4:00 PM
Town Hall
6241 Harmony Lane, Yankeetown, Florida 34498

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1. CALL TO ORDER & ROLL CALL

The Public Hearing of the Planning and Zoning Commission of the Town of Yankeetown was called to order at **4:03 PM** on Monday, September 21, 2026, by **Chairman Tim Haines**.

Roll Call:

- **Tim Haines, Chairman** – Present
- **Larry Feldhusen** – Present
- **Teri Scoggins** – Present
- **Staci DeBolt, Deputy Clerk** – Present.

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2. ORDINANCE NO. 2026-02

Title:
An Ordinance of the Town of Yankeetown, Florida, amending the Town's Code of Ordinances to provide that members of the Planning and Zoning Commission shall also serve as members of the Board of Adjustment; providing for codification, conflicts, severability, and an effective date.

A. PUBLIC COMMENT

Chairman Haines opened the public hearing and invited public comment regarding **Ordinance No. 2026-02**.

There being no comments from the public, the public comment portion of the hearing was closed.

B. COMMISSION DISCUSSION

The Commission discussed the proposed ordinance, which would provide for the members of the Planning and Zoning Commission to also serve as members of the Board of Adjustment.

Discussion included clarification regarding board composition, the number of members serving on the boards, and the formatting of the proposed ordinance.

C. ACTION

A motion was made by member Teri Scoggins to **recommend approval of Ordinance No. 2026-02 as presented to the Town Council**. The motion was seconded by member Larry Feldhusen

Roll Call Vote:

- **Tim Haines, Chairman:** Aye
- **Larry Feldhusen:** Aye
- **Terry Scoggins:** Aye

Motion carried unanimously, 3-0.

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3. OTHER BUSINESS / DISCUSSION

A. ZONING MAP AND LEGAL DESCRIPTION DISCREPANCIES

Member Larry Feldhusen presented research concerning discrepancies between the Town's zoning map and certain legal descriptions, including parcel numbers and provisions of the Land Development Code, specifically Sections 18-54 and 18-330.

The Commission discussed historical parcel splits, lot and block descriptions, and the process for determining whether the zoning map or the legal descriptions contained in the Code should be amended to ensure consistency.

Action Item:
Member Feldhusen will identify three to four specific parcel examples for the Commission to review at a future meeting. The Commission will then consider whether to recommend adjustments to the zoning map, amendments to the legal descriptions in the Code, or other appropriate action.

B. CODE ENFORCEMENT / UNSAFE AND DILAPIDATED BUILDINGS

Resident Dan Oates raised the previously discussed draft ordinance concerning unsafe and dilapidated structures and junk vehicles.

Chairman Haines stated that he would locate and review the previous draft language and bring the matter back before the Commission for further discussion and, if appropriate, a recommendation to the Town Council.

C. FUTURE MEETING

The next regular meeting of the Planning and Zoning Commission was scheduled for:

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4. ADJOURNMENT

There being no further business to come before the Commission, the meeting was adjourned at **4:42 PM**.

APPROVED AND SUBMITTED:

Staci DeBolt, Deputy Clerk
Date: _____

Tim Haines, Chairman
Date: _____