



CITY OF TITUSVILLE

PLANNING AND ZONING COMMISSION

AGENDA

Regular Meeting

January 21, 2026 - 6:00 PM

Council Chamber at City Hall

555 South Washington Avenue, Titusville, FL 32796

All persons who anticipate speaking on any Public Hearing item must fill out an Oath Card to be heard on that agenda item and sign the oath contained thereon. These cards are located on the table near the entrance to the Council Chamber or may be obtained from the Recording Secretary. This meeting will be conducted in accordance to the procedures adopted in Resolution #24-1997

Those speaking in favor of a request will be heard first, those opposed will be heard second, and those who wish to make a public comment on the item will speak third. The applicant may make a brief rebuttal if necessary. A representative from either side, for or against, may cross-examine a witness.

Anyone who speaks is considered a witness. If you have photographs, sketches, or documents that you desire for the Commission to consider, they must be submitted into evidence and will be retained by the City. Please submit such exhibits to the Recording Secretary.

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

4. DETERMINATION OF A QUORUM

5. APPROVAL OF MINUTES

A. Minutes January 7, 2026

Approve Minutes

6. QUASI-JUDICIAL CONFIRMATION PROCEDURES

7. PETITIONS AND REQUESTS FROM THE PUBLIC PRESENT

8. OLD BUSINESS

9. NEW BUSINESS

A. Conditional Use Permit (CUP) No. 9-2025, Parcel ID # 21-35-28-00-279

Staff recommends Denial of CUP No. 9-2025 as submitted.

B. Ordinance No. X-2026 - Annual update of the 5-Year Capital Improvements Schedule (2026-2030) relating to the Capital Improvement Element of the Comprehensive Plan.

Conduct the public hearing for Ordinance No. X-2026 updating the five-year Capital Improvements Schedule of the Comprehensive Plan of the City of Titusville for the 2026 – 2030 horizon and make a recommendation to City Council.

Ordinance No. X-2026, an ordinance of the City of Titusville, Florida, updating the five-year Capital Improvements Schedule of the Comprehensive Plan of the City of Titusville for the 2026 – 2030 horizon relating to the Capital Improvement Element; and providing for an effective date.

This is a legislative item.

The public hearing is scheduled for the regular City Council meeting on February 10, 2026 at 6:30 p.m.

C. Comprehensive Plan Amendment (CPA) No. 2-2025 Gemini Lakes (Royal Oak)

Approve the transmittal of the application to the State of Florida's Land Planning Agency for review.

10. PETITIONS AND REQUESTS FROM THE PUBLIC PRESENT

11. REPORTS

A. City Staff

B. City Attorney

C. Chairman

D. Members

12. ADJOURNMENT

Any person who decides to appeal any decision of the Planning and Zoning Commission with respect to any matter considered at this meeting will need a record of the proceedings, and for such purpose, may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

The City desires to accommodate persons with disabilities. Accordingly, any physically handicapped person, pursuant to Chapter 286.26 Florida Statutes,

should, at least 48 hours prior to the meeting, submit a written request to the chairperson that the physically handicapped person desires to attend the meeting.