



**City of Melbourne, Florida
Agenda
Planning and Zoning Board**

City Hall Council Chamber
900 E. Strawbridge Avenue
Melbourne, FL 32901

July 16, 2026, 6:30 p.m.

A. Opening

1. Pledge of Allegiance
2. Roll Call
3. Approval of Minutes – July 2, 2026
4. Declaration of Conflict
5. Disclosures
6. Public Comment

B. New Business

7. **Site Plan Approval Request (PLAN2026-0004) Circles of Care Addition (2000 & 2020 Commerce Drive):** (Public Hearing) [Owner: Circles of Care, Inc.] [Applicant/Representative: Landon Scheer, P.E.] Site plan approval to construct a new, single-story, 9,048± square-foot building at an existing facility, on an overall 9.17± acre property zoned M-1 (Light Industrial District), located on the northwest corner of Commerce Drive and NASA Boulevard **[P&Z Final Approval]**.
8. **Subdivision Variance Approval Request (SDV2026-0001) Mosswood Townhomes:** (Public Hearing) [Applicant/Representative: Kim Rezanka, Lacey Rezanka] Subdivision variance to validate the existing lots without platting, pursuant to Appendix D, Chapter 8, for a 5.4-acre townhome development that has been divided into 40 parcels and common areas, zoned R-2(6.4) and R-2(8.5), located on the east side of Mosswood Road, south of Aurora Road, and north of Cannon Street:

C. Future/Additional Business (Staff)

D. Additional Board Member Comments

E. Adjournment

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Note: More than one member of the City Council may be in attendance at the meeting and may participate in discussions.

Pursuant to 286.0105, Florida Statutes, the City hereby advises the public that if a person decides to appeal any decision made by this Board, agency or meeting or hearing, he will need a record of the proceedings, and that for such purpose, affected persons 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. This notice does not constitute consent by the City for the introduction or admission into evidence of otherwise inadmissible or irrelevant evidence, nor does it authorize challenges or appeals not otherwise allowed by law.

In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, persons with disabilities needing special accommodation to participate in this meeting should contact the Community Development Department at (321-608-7500), no later than 5:00 p.m., at least 48 hours prior to the meeting.