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AGENDA
Escambia County Planning Board
Regular Meeting - July 7, 2026 - 8:30 AM
Escambia County Central Office Complex
3363 West Park Place, Room 104

1. Call to Order.
2. Pledge of Allegiance to the Flag.
3. Proof of Publication and Waive the Reading of the Legal Advertisement.
4. Approval of Minutes.
 - I. A. RECOMMENDATION: That the Planning Board review and approve the Meeting Minutes of the June 2, 2026, Planning Board Regular Meeting.
 - B. Planning Board Monthly Action Follow-up Report for June 2026.
 - C. Planning Board 6-Month Outlook for July 2026.
5. Acceptance of Planning Board Meeting Packet.
6. Public Hearings.
 - I. Case No.: OSP-2026-02
Applicant: Meredith Bush, Agent for Long and Moore Land Company, LLC, Owner
Address: 1700 Blk Jacks Branch Rd
Property Size: 160.07(+/-) acres
From: Conservation Neighborhood and Wetlands (Jacks Branch)
To: AR, Agriculture Residential

That the Board review and recommend to the Board of County Commissioners (BCC) for adoption, an Ordinance amending the Escambia County Mid-West Sector Plan, Final Land Use Plan, Figure 2.01.A, removing a parcel within Section 30, Township 2N, Range 31W, Parcel Number 4000-000-000 totaling 160.07 (+/-) acres, located on Jacks Branch Road, from the Escambia County Mid-West Sector Plan; Further amending Part II of the Escambia County Code of Ordinances, the Escambia County Comprehensive Plan: 2030, as amended; amending Chapter 7, "The Future Land Use Element," Policy FLU 1.1.1, to provide for an amendment to the 2030 Future Land Use Map, assigning a Future Land Use category of Agriculture Residential (AR).

- II. Case No.: OSP-2026-01
Applicant: Meredith Bush, Agent for DDJ Land Company, LLC, Owner
Address: 900 Blk Jacks Branch Rd
Property Size: 801.78(+/-) acres
From: Traditional Village, Traditional Garden, Suburban Garden, Town Center, Conservation Neighborhood, and Wetlands (Jacks Branch)
To: MU-S, Mixed-Use Suburban

That the Board review and recommend to the Board of County Commissioners (BCC) for adoption, an Ordinance amending the Escambia County Mid-West Sector Plan, Final Land Use Plan, Figure 2.01.A, removing a parcel within Section 05, Township 1N, Range 31W, Parcel Number 1100-000-000 totaling 801.78 (+/-) acres, located on Jacks Branch Road and Well Line Road, from the Escambia County Mid-West Sector Plan; Further amending Part II of the Escambia County Code of Ordinances, the Escambia County Comprehensive Plan: 2030, as amended; amending Chapter 7, "The Future Land Use Element," Policy FLU 1.1.1, to provide for an amendment to the 2030 Future Land Use Map, assigning a Future Land Use category of Mixed-Use Suburban (MU-S).

III. A Public Hearing Concerning the Review of an Ordinance Amending the Future Land Use Map - LSA-2026-01

That the Board review and recommend to the Board of County Commissioners (BCC) for transmittal to DEO, an Ordinance amending Chapter 7, "The Future Land Use (FLU) Element," Policy FLU 1.1.1, to provide for an amendment to the 2030 FLU Map (LSA-2026-01), changing the FLU category of a parcel located within Section 05, Township 1S, Range 31W, Parcel Number 05-1S-31-1101-000-000, totaling 538.42 (+/-) acres, located on Frank Reeder Road and Nine Mile Road/US Highway 90A/State Road 10 from Mixed-Use Urban (MU-U) and Commercial (C) to Mixed-Use Urban (MU-U).

IV. A Public Hearing Concerning the Review of an Ordinance Amending the Escambia County Comprehensive Plan to Remove and Replace Language of FLUM Mixed-Use Urban (MU-U) and FLUM Commercial (C) in Outlying Landed Field 8 - OLF Master Plan District

That the Board review and recommend to the Board of County Commissioners (BCC) to review and transmit to the Department of Economic Opportunity (DEO), an Ordinance amending the Escambia County Comprehensive Plan: 2030, as amended, amending Chapter 7, "Future Land Use Element," Policy FLU 1.3.1, "Future Land Use Categories" removing and replacing language to FLU Mixed-Use Urban (MU-U) and FLU Commercial (C) for properties located in Outlying Fields Master Plan, which is located within Section 05, Township 1S, Range 31W, and which is identified as Parcel ID Number 05-1S-31-1101-000-000, totaling 538.42 (+/-) acres, located on Frank Reeder Road and Nine Mile Road/US HWY 90A/State Road 10.

7. Action/Discussion/Info Items.
8. Public Forum.
9. Director's Review.
10. County Attorney's Report.
11. Scheduling of Future Meetings.
The next Regular Planning Board meeting is scheduled for Tuesday, August 4, 2026, at 8:30 a.m., in the Escambia County Central Office Complex, Room 104, First Floor, 3363 West Park Place, Pensacola, Florida.
12. Announcements/Communications.
13. Adjournment.