

DEVELOPMENT REVIEW COMMITTEE AGENDA

July 9, 2020 1:30 PM

The meeting is a virtual public meeting, as permitted by Florida Governor's Executive Order No. 2020-69 and Alachua County Emergency Order 2020-16. The public may attend virtually through Cox Channel 12 and the County's Video on Demand website. For meeting audio only, call 301-715-8592, and when prompted, use code 670 965 3024. The public may submit comments to the Development Review Committee through email at developmentreview@alachuacounty.us or by calling into the public comment message line when prompted to call during the meeting.

Public comment will be taken by telephone for all non-ministerial items on which the Development Review Committee (DRC) votes. Once public comment is opened for an item under discussion, please call 929-205-6099 (enter meeting code 273 174 8038).

The public is encouraged to submit any written or photographic documents prior to the meeting to developmentreview@alachuacounty.us.

No later than 5 calendar days prior to the hearing, an individual or entity wishing to participate as a party in a quasi-judicial public hearing must provide the County with a written request to be considered as a party. The request must include a factual basis for why the requestor believes that he or she should be allowed to participate as a party. Please send your requests to be considered a party to developmentreview@alachuacounty.us. Any individual who wishes to participate as a party to the proceeding but is unable to attend the hearing through communication media technology (CMT), may request a reasonable accommodation to allow for participation in the public hearing. All requests for reasonable accommodation must be made in writing no later than 5 calendar days prior to the hearing. If you have a disability and need an accommodation in order to participate in a program or service of the Growth Management Department, please contact the Growth Management Department at 352-374-5249 at least 2 business days prior to the event, TDD users, please call 711 (Florida Relay Service). Printed materials are available in alternate format upon request.

The Development Review Committee shall consider written requests for party status at the outset of the hearing and make a determination of which requesting individuals or entities qualify for party status in the hearing.

All interested persons are invited to attend and be heard. Written comments may be filed with the Office of Planning and Development for consideration. If an individual or entity intends to participate as a party and provide evidence, beyond testimony, at the public hearing, the individual or entity must provide electronic copies of all evidence to the Clerk or appropriate County staff no later than 3 calendar days prior to the hearing. Any evidence provided electronically will be entered into the record and provided to all identified parties.

Development Review Committee Members:

Growth Management Department	Ivy Bell, Jerry Brewington, Ken Zeichner
Environmental Protection Department	Forrest Eddleton, Lindsey R. Kelly
Public Works Department	Jeffrey Hodges, Cedrica Daniels

The DRC members listed herein are not directly involved with the review of the DRC development applications. Applicants are advised not to contact the DRC members or alternates with regard to any item to be reviewed on the DRC agenda to ensure the integrity of the quasi-judicial process. Please contact the Development Review Staff for information: Growth Management at 374-5249; Public Works at 374-5245; Environmental Protection at 264-6800.

Hearing Called to Order:

- Introduction by the Chair
- Attorney Office Polling for Ex Parte Communication
- Affected Parties Statement
- Clerk Swearing In

Items to be presented by Staff:

1. Project 2020010601

Final Development Plan and Plat Review - Arbor Greens Planned Development Phase 2, Unit 4a and 4b - (61 single lot subdivision in two phases on approximately 12.64 acres) - Section 35-T09-R18 - Located on a portion of Tax Parcel Number 04311-000-000 north of the 900 block of NW 136th Street - Causseaux, Hewett and Walpole, Inc. - agents; Low Density Residential (1 to 4 dwelling units per acre) Future Land Use Designation, Planned Development (PD) Zoning District

2. Project 2020010602 - Preliminary and Final Development Plan Review - Argos Cement East Personal Wireless Service Facility Tower - (199.00 foot monopole personal wireless telecommunication facility on approximately 0.23 acre of project area) - Section 14-T09-R17 - Located on a portion of Tax Parcel Number 01811-000-000 at the southeast corner of NW 234th Street and NW 50th Lane, in the area of Newberry, Florida - Shutts & Bowen, LLP - agents; Rural/Agriculture (1 dwelling unit per 5 acres) Future Land Use Designation; Agricultural (A) Zoning District

3. Project 2020030201 - Revised Final Development Plan and Floodplain Development Permit Review - Park Lane Planned Development - Campus USA - (approximately 5,000 sq. ft. free standing credit union with separate drive through teller structure and future approximately 8,000 sq. ft. retail building on approximately 2.385 acres) - Section 28-T10-R19 - Located on Tax Parcel Numbers 06861-001-013, 06861-001-001 and 06861-006-000 at the intersection of SW 58th Place and Tower Road - Causseaux, Hewett and Walpole, Inc.- agents; Archer Road/Tower Road Activity Center and Medium High Density (>8 to 14 dwelling units per acre) Future Land Use Designation; Planned Development (PD) Zoning District

Other Business:

Approval requested of the minutes for the June 18, 2020 DRC Hearing.

All persons wishing to participate and speak on an issue at the Development Review Committee meeting have the right, through the Chair, to ask questions, seek clarification of comments made and to respond to the comments of presentations of staff or other speakers; or refute or respond to any ex-parte communication. All persons who present written materials to the Development Review Committee for consideration must ensure that a copy of those materials is provided to the Clerk for inclusion in the Committee's record of proceedings and official minutes.

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