

DEVELOPMENT REVIEW COMMITTEE AGENDA

September 3, 2020 1:30 PM

The meeting is a virtual public meeting, as permitted by Florida Governor's Executive Order No. 2020-69 and extended by Executive Order Number 20-193 and Alachua County Emergency Order 2020-16 as amended on May 4, 2020. 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, Beth Dodd

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 2020051105 - Final Development Plan and Plat Review - Tara Lane (fka Tara 23rd) - (19 lot single family subdivision on approximately 4.83 acres) - Section 32-T09-R19 - located on Tax Parcel Number 06322-000-000 in the 8000 block of NW 23rd Avenue - eda engineers-surveyors-planners, inc. - agents; Low Density Residential (1 to 4 dwelling units per acre) Future Land Use Designation; Single Family Residential (R-1a) Zoning District

2. Project 2020042701 - Revised Final Development Plan Review - Haile Plantation PD Unit 36 - Phase VI, Lot 63 - Zen Fitness - (proposed mixed use building with 2 residential units and approximately 2,299 sq. ft. training studio on approximately 0.21 acre) - Section 17-T10-R19 - Located on Tax Parcel Number 06860-366-063 at 2721 SW 87th Drive – eda engineers-surveyors-planners , inc. - agents; Low Density Residential (1 to 4 dwelling units per acre) Future Land Use Designation, Planned Development (PD) Zoning District

3. Project 2020042702 - Preliminary and Final Development Plan Review - Earleton Personal Wireless Service Facility Tower - (199.00 foot personal wireless service facility on approximately 0.285 acre of project area) - Section 32-T08-R22 - Located on a portion of Tax Parcel Number 18442-002-000 and Tax Parcel Number 18442-000-000 at NE 194th Street, Waldo, FL – Vertex Development, LLC - agents; Rural/Agriculture (1 dwelling unit per 5 acres) Future Land Use Designation; Agricultural (A) Zoning District, ZOS-01-20

4. Project 2020062901 - Preliminary and Final Development Plan Review – Town of Tioga PD - Phase 6A Parking Addition - (30 proposed parking spaces, sidewalk, and underground stormwater) - Section 2-T10-R18 - Located on Tax Parcel Numbers 04333-016-000 and 04333-017-000 - JBrown Professional Group, Inc. - agents; Low Density Residential Future Land Use Designation; Planned Development (PD) Zoning District

5. Project 2020071301 - Final Development Plan and Floodplain Development Permit Review – Bertie Boat Dock and Boathouse - (proposed boat dock over 1,000 sq. ft. and boathouse on approximately 1.2 acres) - Section 22-T8-R22- Located on Tax Parcel Number 05680-00-000 (Bradford County) at 4400 SE CR 218, Keystone Heights - Advanced Builders & Associations, LLC – agents; Bradford County Use Designation - Single Family

Other Business:

Approval requested of the minutes for the July 23, 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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