

# City of Gainesville

City Hall  
200 East University Avenue  
Gainesville, Florida 32601



## Minutes

Wednesday, July 25, 2012

5:00 PM

City Hall, Room 16

## Community Development Committee

*Commissioner Thomas Hawkins, Chair  
Commissioner Randy Wells, Member  
Commissioner Yvonne Hinson-Rawls, Member*

*Persons with disabilities who require assistance to participate in this meeting are requested to notify the Equal Opportunity Department at 334-5051 or call the TDD phone line at 334-2069 at least two business days in advance.*

## CALL TO ORDER

*The meeting was called to order at 5:04 PM*

## ROLL CALL

**Present** 3 - Hawkins, Wells, and Hinson-Rawls

## ADOPTION OF THE AGENDA

*The agenda was adopted by consensus.*

## APPROVAL OF MINUTES

### 120200.

Community Development Committee Minutes of June 11, 2012 (B)

*Note: Commissioner Wells entered at 5:06 PM*

**Approved by Consensus**

**Aye:** 3 - Hawkins, Wells, and Hinson-Rawls

## DISCUSSION ITEMS

*These minutes are a summary of the meeting, not a verbatim discussion. A copy of the meeting recording may be provided upon request.*

### 110747.

Review of Pending CDC Referrals (B)

**No Action Taken**

### 110779.

Agricultural Uses in Residential Districts (B)

*Planning Manager, Ralph Hilliard, gave an overview of this item and the report presented to the Committee for their consideration. Based on the report staff recommended that the animal control ordinance be amended to allow up to 4 chickens on lots of 10,000 square feet or less, and up to 6 chickens on lots greater than 10,000 square feet. Property zoned RSF-R is currently allowed to have 20 chickens per acres and that would continue.*

*After discussion among the Committee, staff, and citizens, Commissioner Wells made the following motion with a second from Commissioner Hinson-Rawls.*

*MOTION: Move this item to the City Commission with a request to direct staff to initiate a Petition to the Plan Board incorporating the following components:*

- 1. Allow up to four chickens in residentially zoned areas of the City on lots that are 10,000 square feet or less;*

2. Allow up to six chickens in residentially zoned areas of the City on lots that are 10,001 square feet or greater;
3. Disallow Roosters;
4. Require some type of enclosure (coop or fencing) to manage the keeping of chickens;
5. Ensure that existing ordinances pertaining to nuisance abatement are enforced; and,
6. Remove the referral from the CDC pending referral list.

**Approved, as shown above - See Motion(s)**

**Aye:** 3 - Hawkins, Wells, and Hinson-Rawls

100001.

Transfer of Development Rights (B)

*Staff reviewed this existing pending referral with the Community Development Committee. After reviewing information on Transfer of Development (TDR) programs generally (and components of the Alachua County TDR program specifically) and based upon current densities provided in the City's core and the perceived lack of an existing market for the TDR mechanism the Committee directed that staff have this item removed from the Committee's pending referral list.*

*MOTION: Commissioner Hinson-Rawls moved that the CDC recommend to the City Commission that this item be removed from the pending referral list. Second by Commissioner Wells. Approved unanimously.*

**Approved, as shown above - See Motion(s)**

**Aye:** 3 - Hawkins, Wells, and Hinson-Rawls

## MEMBER COMMENT

*Commissioner Hinson-Rawls made staff aware of several concerns that citizens brought to her attention recently. Assistant City Manager Fred Murry agreed to meet with the Commissioner to get more information and address the issues with City staff. Additionally, Mr. Murry will be provided information to look into on the Neighborhood Lift program and Banker's Symposium.*

*Commissioner Wells shared ideas and concepts with Committee on Sustainability HUBs, Local Food Zone HUBs, or a Hacker Zone. Groups have approached him with these ideas and potential development in some vacant buildings in town such as the Alachua County Extension offices, the former Army Reserve property, the Power District buildings, or the old Spin Cycle building. The Committee discussed establishing criteria for the spaces and how this item can be discussed again in the future at the Committee level, at the Commission level, or with staff.*

## CITIZEN COMMENT

*None*

**NEXT MEETING DATE - Monday, August 27, 2012 at 5:30 PM**

## ADJOURNMENT

*The meeting was adjourned 6:09 PM.*