

# City of Gainesville

City Hall  
200 East University Avenue  
Gainesville, Florida 32601



## Meeting Agenda

May 31, 2022

6:30 PM

City Hall Auditorium, 200 East University Avenue

## Development Review Board

*Dr. Ewen Thomson - Chair*  
*Rick Cain - Member*  
*Dr. Barbara Vandermeer - Member*  
*Debra Neill-Mareci - Member*  
*Jamie Bell - Member*  
*Brent Hartman - Member*  
*Rebecca Herrin - Member*

*If you have a disability and need an accommodation in order to participate in this meeting, please contact the Office of Equity and Inclusion at (352) 334-5051 at least two business days in advance. TTY (Text Telephone Telecommunication Device) users please call 711 (Florida Relay Service). For Speech to Speech (STS) relay, please call 1-877-955-5334. For STS Spanish to Spanish relay, please call 1-877-955-8773. For STS Spanish to English relay, please call 1-844-463-9710.*

**CALL TO ORDER****ROLL CALL****ADOPTION OF THE AGENDA****APPROVAL OF MINUTES**[211272.](#)**Draft minutes of the April, 2022 Development Review Board Meeting  
(B)****RECOMMENDATION**

*Staff is requesting that the Development Review Board review the draft minutes from the April, 2022 meeting and vote to approve the minutes.*

*Staff to the Development Review Board - Review and approve the draft minutes.*

[211272\\_DRAFT\\_DRB Minutes April 26, 2022](#)

**PUBLIC COMMENT****OLD BUSINESS: None****NEW BUSINESS:**[211253.](#)**Modification of a variance for Jiffy Lube at the Exchange Center at 3714 NW 13th Street. (B)**

**Petition LD22-49 VAR:** Eda Consultants, Inc., agent for The Exchange Center. Requesting modification of a variance that was issued under DB-21-221 VAR for the south, side setback from 10 feet to 2.8 feet, instead of the requested 3 feet. Zoned: MU-1 (Mixed Use Low Intensity) Located at 3714 NW 13th Street.

*Explanation: The Exchange Shopping Center, located at 3714 NW 13th Street is a fully developed tax parcel (07960-048-002), which is 10.04 +/- acres in size. The Exchange Shopping Center has been developed since 1995 and includes the primary retail building to the west and a Jiffy Lube service facility closer to NW 13th Street. The applicant was granted a variance on March 22, 2022 to reduce the south interior side setback from 10 feet to 3 feet. The applicant later discovered that the variance needed is to reduce the setback to 2.8 feet. This applicant is a request to correct the variance request to reflect 2.8 feet, instead of the initial request for 3 feet.*

*Fiscal Note: None.*

**RECOMMENDATION**

*Review Petition LD22-00049 VAR, for compliance with the criteria for granting a variance.*

[211253 Staff Report LD22-00049 withAttachment 20220631](#)

**INFORMATION ITEM(s):**

**MEMBER COMMENT**

**NEXT MEETING DATE: June 28, 2022**

**ADJOURNMENT**