

City of Gainesville

*City Hall
200 East University Avenue
Gainesville, Florida 32601*



Meeting Agenda

January 05, 2004

1:00 PM

City Hall Room 16

Community Development Committee

*Mayor-Commissioner Pro Tem Chuck Chestnut, Chair
Commissioner Craig Lowe, Member*

CALL TO ORDER

ROLL CALL

ADOPTION OF THE AGENDA

APPROVAL OF MINUTES

030630

Minutes of November 3, 2003 (B)

RECOMMENDATION

The Committee approve the minutes of November 3, 2003.

NEW BUSINESS

030568

Development Issues Referral (B)

RECOMMENDATION

Community Development Committee to the City Commission: 1) approve the development review process brochure with changes; 2) the Committee provide a copy to the City Commission on January 26, 2004; and 3) the City Commission remove the item from the referral list.

Legislative History

10/13/03	City Commission	Referred (4 - 0 - 3 Absent)	Community Development Committee
11/3/03	Community Development Committee	Approved as Recommended	

030528

Height Limits in RMF-6, -7, -8 Zones (B)

RECOMMENDATION

Community Development Committee to the City Commission: 1) initiate a petition to allow height limits for RMF-6, -7, -8 of three stories by right, and five stories by Special Use Permit; 2) the Committee report to the City Commission on January 26, 2004; and 3) the City Commission remove the item from the referral list.

030749**Height Limits in College Park (B)**

Explanation: At the December 8, 2003 City Commission meeting, the City Commission voted to initiate a petition regarding several changes to height regulations. The City Commission referred back to the Community Development Committee the issue of height regulations in College Park. At the January 5, 2004 Community Development Committee, the Committee discussed the issue and recommended a height limit of five stories by right and six by Special Use Permit for Type I buildings in College Park.

Fiscal Note: None

RECOMMENDATION

Community Development Committee to the City Commission: 1) the City Commission initiate a petition to allow five stories by right, and six stories by Special Use Permit, for Type I buildings in College Park; 2) the Committee report back to the City Commission on January 26, 2004; and 3) the City Commission remove the item from the referral list.

030750**Taller Heights by Special Use Permit in Zones Other than CDC (NB)**

Explanation: On January 5, 2004, the Community Development Committee discussed taller heights by special use permits in zones other than the Central City District, and decided that the existing height limits, and those proposed in several petitions now being initiated, are adequate without allowing additional heights by Special Use Permit. For any properties that might need greater heights, such as medical facilities, the Planned Use District and Planned Development options are available, when appropriate standards are met, to provide flexibility.

Fiscal Note: None

RECOMMENDATION

Community Development Committee to the City Commission: 1) the Committee recommends that other than those specifics in the previous items, there are no changes from height limits already covered in the referral list; 2) the Community Development Committee report back to the City Commission on January 26, 2004; and 3) the City Commission remove the item from the referral list.

030751**Keeping or Eliminating Floor Area Ratios (NB)****RECOMMENDATION**

Staff has reviewed existing FARs, is recommending

removal in certain districts through petitions before the City Plan Board and City Commission, recommends not establishing minimum FARs, and recommends removing this item from the referral list.

NEXT MEETING DATE

February 2, 2003 1:00 P.M.

ADJOURNMENT