

Appendix C

Application Documents

DEC 23 2019

APPLICATION FOR SPECIAL USE PERMIT
Planning & Development Services

OFFICE USE ONLY	
Petition No. <u>PB-19-00187</u>	Fee: \$ <u>1,197.25</u>
1 st Step Mtg Date: _____	EZ Fee: \$ <u>598.63</u>
Tax Map No. _____	Receipt No. <u>91548</u>
Account No. 001-670-6710-3401 []	
Account No. 001-670-6710-1124 (Enterprise Zone) []	
Account No. 001-670-6710-1125 (Enterprise Zone Credit []	

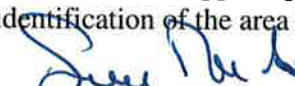
Application for a special use permit will be accepted for review only after a pre-application conference (First Step Meeting). Application to be completed by applicant. Application must include a preliminary development plan. Incomplete applications will be returned to the applicant.

Name of Owner(s) (please print)	
Name: Dean Trustee & Dean	
Address: 10115 SW 15th Place	
Gainesville, FL 32607	
Phone: _____	Fax: _____
Owner's Signature: _____	
(If additional owners, please include on back)	

Applicant(s)/Agent(s), if different	
Name: eda engineers-surveyors-planners, inc.	
Address: 2404 NW 43rd St	
Gainesville, FL 32606	
Phone: 352-373-3541	Fax: _____

PROPERTY INFORMATION: (Information below applies to property for which a Special Use Permit is being requested.)
Street address: 1236 SW 4th Ave
Tax parcel no(s): 13086-000-000
Legal description (use separate sheet, if needed): Lots 7, 9 and 11 of Block 4 of University Heights, a Subdivision as per plat recorded in Plat Book "A", Page 99 of the Public Records of Alachua County, Florida, together with the South 5 feet of the 10-foot alley lying immediately North of said Lots, more particularly described as follows: Begin at the Northwest corner of said Lot 7, Block 4, and run East a distance of 150 feet to the Northeast corner of said Lot 11, Block 4; run North 5 feet to the center line of an alley as shown on said Plat Book "A", Page 99; run West along the center line of said alley a distance of 150 feet to a point; run South 5 feet to the Northwest corner of said Lot 7 and the Point of Beginning.

I hereby attest to the fact that the above supplied parcel number(s) and legal description(s) is (are) the true and proper identification of the area for which the permit is being requested.

Signature of applicant:  Date: 12/20/19

Certified Cashier's Receipt:

A Special Use Permit is requested pursuant to Policy 4.1.1 of the Future Land Use Element, City of Gainesville, to allow the following use:

125 du/acre in the U-9 zoning district

A preliminary site plan is attached.

Existing zoning classification: U9 Existing land use designation: UMUH

Existing use of property: Multi-family residential

SURROUNDING PROPERTY INFORMATION: (List all uses surrounding the subject property under "Existing use." Staff is available to supply zoning and land use information.)			
	Zoning	Land Use	Existing Use
North	U9	UMUH	Multi-family residential
South	U9	UMUH	SW 4th Avenue & Multi-family residential
East	U9	UMUH	Multi-family residential
West	U9	UMUH	Office building

TO THE APPLICANT: (Please sign the bottom of this application after you have read the following.)

- The City of Gainesville will notify owners of property within 400 feet of the subject property of this application.
- No application for a Special Use Permit shall be entertained within 2 years after the denial or withdrawal of a request for the same use for the same property.
- The City Plan Board's decision concerning a Special Use Permit may be appealed by the applicant to a hearing officer within 15 days of the date notification of the decision is sent by certified mail to the applicant.

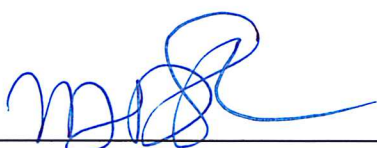

Signature: *Steve Deh* Date: 12/20/19

Name of Owner (please print)	
Name:	
Address:	
Phone:	Fax:
Owner's Signature:	
(If additional owners, please list on separate sheet)	

Name of Owner (please print)	
Name:	
Address:	
Phone:	Fax:
Owner's Signature:	

Reference: Chapter 30, Land Development Code
City Code of Ordinances, Article VII, Division 5

PROPERTY OWNER AFFIDAVIT

Owner Name: DEAN TRUSTEE & DEAN			
Address: 10115 SW 15TH PL GAINESVILLE, FL 32607-3361		Phone:	
Agent Name: eda engineers-surveyors-planners, inc.			
Address: 2404 NW 43rd St Gainesville, FL 32606		Phone: 352-373-3541	
Parcel No.: 13086-000-000			
Acreage: 0.43 +/-	S: 05	T: 10	R: 20
Requested Action: Special Use Permit and Development Plan			
<p>I hereby certify that: I am the owner of the subject property or a person having a legal or equitable interest therein. I authorize the above listed agent to act on my behalf for the purposes of this application.</p> <p>Property owner signature: <u>Phyllis T Dean</u></p> <p>Printed name: <u>Phyllis T Dean</u></p> <p>Date: <u>12-18-2019</u></p> <p>The foregoing affidavit is acknowledged before me this <u>18th</u> day of <u>December</u>, 20<u>19</u>, by <u>Phyllis T Dean</u>, who is/are <u>personally known to me</u>, or who has/have produced _____ as identification.</p> <p>NOTARY SEAL <u></u></p> <p>Signature of Notary Public, State of <u>Florida</u></p> <p></p>			

NATION & WORLD

Klobuchar makes case for female nominee

By Sara Burnett
The Associated Press

NEWLONDON, N.H. — Amy Klobuchar does not want to run for president as a “woman candidate.”

That’s never been the Minnesota Democrat’s style. But the media, public opinion polls and the addition of more men to an already crowded 2020 primary race led the three-term senator to a conclusion: Many Americans still aren’t comfortable with the idea of a woman in the Oval Office, and she needed to amplify the conversation about it.

So in interviews, on the debate stage and before overflow crowds at weekend town halls in New Hampshire, Klobuchar has been talking more pointedly about gender and politics — even if she’d rather be discussing her record of winning even in Republican areas or the more than 100 bills she’s passed.

“Our people want to win. And if they think ‘Oh, can a woman really win?’ you gotta start discussing that. But it’s not the theme of why I should win,” Klobuchar said. “I want to run on my merits.”

President Donald Trump’s 2016 election sparked a new level of activism among women, who marched by the millions and ran for — and won — elections in record numbers. Female voters who abandoned Trump’s GOP, particularly in suburban areas, also fueled Democratic gains in long-time Republican places. Now Democrats see those voters as critical to unseating Trump in 2020.

And yet second-guessing



Democratic presidential candidate Sen. Amy Klobuchar, D-Minn., responds to a question during a campaign stop Friday in Henniker, N.H. [MARY SCHWALM/ASSOCIATED PRESS FILE PHOTO]

by some Democrats about who can defeat Trump and the memory of Hillary Clinton’s 2016 loss have created an ever-present additional challenge for the record number of women seeking the party’s nomination. Of the six major female candidates who entered the race, only one — Massachusetts Sen. Elizabeth Warren — is polling among the four-person top tier. The one who ran most overtly as a feminist and mom, New York Sen. Kirsten Gillibrand, has dropped out.

The issue may be especially important at this stage of the race for Klobuchar, who’s polling in fifth place and has been battling two men with better poll numbers and more money — former Vice President Joe Biden and South Bend, Indiana, Mayor Pete Buttigieg — for the primary’s

moderate lane.

And just as she’s been slowly but steadily gaining momentum in recent weeks, the competition got even tougher. Billionaire Michael Bloomberg entered the race Sunday as another moderate alternative to Biden. He’s spending \$30 million on a round of TV ads, roughly double what Klobuchar raised in the first three quarters of this year.

Klobuchar was critical of Bloomberg’s decision to get in the race but said her campaign is moving forward the way she has always operated — working hard, talking with voters and spending money conservatively to be sure she has enough to keep going.

She’s invested a significant portion of her time and money in Iowa, the first caucus state, and is adding New Hampshire staff at a

time when some campaigns are cutting or redeploying them. Last week she announced new hires and her first office in Nevada, the third state to vote, and her campaign plans to announce new staff this week in South Carolina, site of the South’s first primary.

Meanwhile she’s tweaked her message to more directly address voters’ doubts, sometimes in subtle ways so as not to alienate those voters she says can be turned off by too much talk of being a woman. That’s a lesson she learned early in her political career, when Klobuchar watched others run as “woman candidates” who tried to make their gender a selling point — and lost.

In a TV interview and again at Wednesday’s debate she argued that a woman with the same

resume as Buttigieg wouldn’t make the debate stage — adding that she believes the 37-year-old veteran and mayor of South Bend, Indiana is qualified to be president. She told debate viewers who wonder if a woman can beat Trump that House Speaker Nancy Pelosi “does it every day” — drawing thunderous applause from the audience.

In New Hampshire last weekend Klobuchar, who is 5 feet, 4 inches tall, talked about feeling short on the debate stage. She laughed about the talk of her hair moving during last week’s debate — the result, she said, of an air vent directed on her and not enough hairspray, adding “welcome to the life of a woman candidate.”

She peppered speeches about her record and her policy proposals with references to strong women, from Russia expert Fiona Hill and Ambassador Marie Yavonovitch testifying at last week’s impeachment hearings to New Hampshire’s two female senators and female governors elected last year in places like Michigan and Kansas.

“The message wasn’t about ‘Hey, elect me because I’m the first woman,’” Klobuchar said following an event at Colby-Sawyer College, where the crowd of several hundred spilled into an overflow room and out the front door. “The message was ‘Step back and think about what your image is of a president, because we’re never going to get to that point of being the president, if you can’t think of it differently.’ Because we don’t look like, you know,

Abraham Lincoln.”

Democratic strategist Adrienne Elrod, who was a senior adviser to Clinton’s 2016 campaign, said Klobuchar is “the perfect person to bring this up,” because she’s known for her pragmatism and Midwestern common sense, and because she isn’t a front-runner.

“The thing we all love about Amy is she’s authentic,” Elrod said. “She may tick off some people, but those are people who probably wouldn’t vote for her anyway. But we need to hear this message.”

Klobuchar’s remarks to a crowd Saturday in Lebanon, New Hampshire, were enough to convince retired children’s librarian Joanne Scobie. Klobuchar had been in her list of top three candidates, but Scobie had been hesitant to choose Klobuchar over Biden or Buttigieg because she feared other people might not support a woman. She left Saturday’s event committed to voting for Klobuchar.

“I think she would be great on stage with Trump,” Scobie said.

Her husband, Bob Scobie, wasn’t as confident that Americans would accept a female president. But he was “much, much, much more interested” after seeing Klobuchar speak in person.

But also lingering over Klobuchar’s campaign since before she joined the race in February have been reports that she has mistreated her staff. While Klobuchar has acknowledged she can be a tough boss, her supporters have argued the anonymous accounts are another example of sexism facing female leaders.

DATELINES

NEW YORK



Michael Thomas, a federal jail guard responsible for monitoring Jeffrey Epstein the night he killed himself, leaves federal court Monday in New York. A judge set an April trial date Monday for two jail guards accused of failing to make required checks on Jeffrey Epstein the morning he died. The trial of guards Tova Noel and Thomas can begin April 20, U.S. District Judge Analisa Torres said. [CRAIG RUTTLE/THE ASSOCIATED PRESS]

ATLANTA

College basketball player in Georgia charged with murder

A starting point guard for a Georgia university women’s basketball team is one of five people indicted on charges including murder in the July killing of a man who was found shot to death in the parking deck of an Atlanta apartment complex.

Kennesaw State University’s Kamiyah Street, 20, turned herself in Thursday, according to Fulton County Sheriff’s Office spokeswoman Tracy Flanagan.

The university’s athletic department said in a statement that once it found out about her arrest Thursday, Street was “suspended indefinitely” from all team

and athletic activities.

NEW PORT RICHEY, FLA.

Florida school finds alternative for frog dissections

No frogs were harmed in the making of a Florida high school’s science class.

J.W. Mitchell High School in New Port Richey began using synthetic frogs for educational dissections last Wednesday. Pasco County Superintendent Kurt Browning says it’s the first school in the world to use the technology.

The lives of real frogs are being spared at a cost of \$150 per synthetic frog. Tampa-based developer SynDaver received funds from People for the Ethical Treatment of Animals to help create the “SynFrog.”

SynDaver says the fake frogs are made of water, fibers and salts and can be reused. Founder and CEO

PARIS



Water reaches the houses Monday after the Ticino river overflowed its banks, in Pavia, Italy. At least nine people have died after heavy rain slammed the Riviera coasts of France and Italy, trapping travelers in their cars, and caused flooding in parts of Greece. Some roads remained closed Monday on the French Riviera, and rivers were still rising in Italy after the weekend flooding. [ANTONIO CALANNI/THE ASSOCIATED PRESS]

Dr. Christopher Sakezles says the synthetic frogs are also safer because there are no potentially harmful chemicals.

PROVIDENCE, R.I.

Christopher Columbus statue vandalized again

A Christopher Columbus statue in Rhode Island has been vandalized for a second time in recent weeks.

The statue’s pedestal was splashed overnight with what appeared to be red paint. Providence Mayor Jorge Elorza’s office said Monday city workers have already cleaned it and police are investigating.

The statue was splashed with red paint Oct. 14, when the U.S. holiday named for one of the first Europeans to reach the Americas was being celebrated. A sign that said “stop celebrating

genocide” was leaned against the pedestal.

BERLIN

Businessman buys Nazi items; plans to donate to Jewish group

A Lebanese-born Swiss real estate mogul said Monday that he purchased Adolf Hitler’s top hat and other Nazi memorabilia from a German auction in order to keep them out of the hands of neo-Nazis, and has agreed to donate them to a Jewish group.

Abdallah Chatila, a Lebanese Christian who has lived in Switzerland for decades, told The Associated Press he paid some 600,000 euros (\$660,000) for the items at the Munich auction last week, intending to destroy them after reading of Jewish groups’ objections to the sale.

“I wanted to make sure

HONG KONG



Newly-elected pro-democracy district council members chant slogans as they gather near the Polytechnic University on Monday in Hong Kong. Hong Kong leader Carrie Lam said Monday she would “seriously reflect” on a stunning landslide victory by pro-democracy candidates in the city’s local election that was a clear rebuke of how she has handled violent protests that divided the semi-autonomous Chinese territory. [KIN CHEUNG/THE ASSOCIATED PRESS]

that these pieces wouldn’t fall into bad hands, to the wrong side of the story, so I decided to buy them,” he said in a telephone interview.

JERUSALEM

Attorney general: Netanyahu not required to resign

Israel’s attorney general said Monday that Prime Minister Benjamin Netanyahu is not required to leave office following his

indictment on corruption charges, giving a small boost to the embattled leader.

Avichai Mandelblit said in a statement that Netanyahu can remain interim prime minister, just days after serving him with charges of fraud, breach of trust and bribery.

Netanyahu faces calls from his opponents to step down following the indictment.

The Associated Press

PUBLIC NOTICE

A neighborhood workshop will be held to discuss a proposed special use permit for additional density and development plan located at 1236 SW 4th Avenue on tax parcel number 13086-000-000. This is not a public hearing. The purpose of this meeting is to inform neighboring property owners of the proposed development and to seek their comments. The meeting will be held at 6:00 p.m. on December 11, 2019 in Meeting Room B at the Headquarters Branch Library, located at 401 E University Avenue, Gainesville, FL 32601.



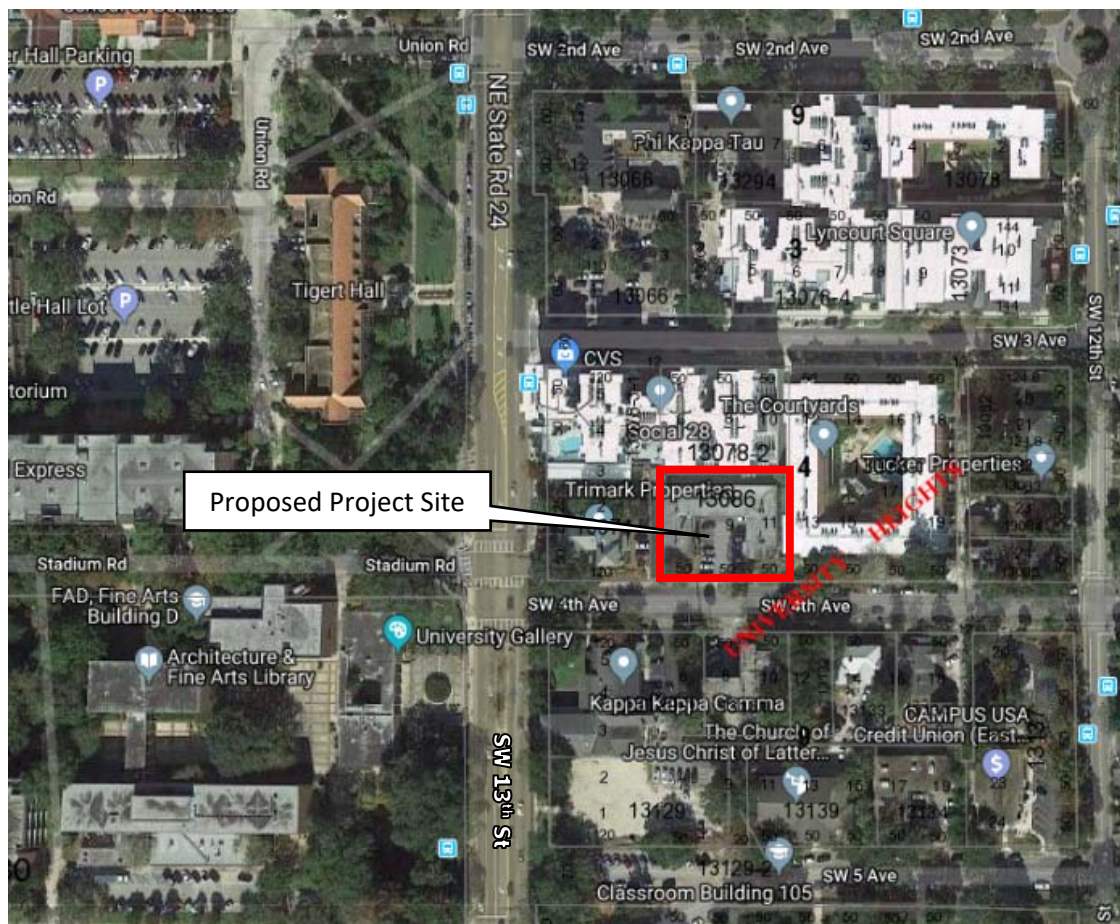
Contact: Sergio Reyes, PE
eda engineers-surveyors-planners, inc.
(352) 373-3541

GF-GH03121

NEIGHBORHOOD WORKSHOP NOTICE

Date: December 11, 2019
Time: 6:00 PM
Place: Headquarters Branch Library
Meeting Room B
401 E University Avenue
Gainesville, FL 32601
Contact: eda engineers–surveyors–planners, inc. at (352) 373-3541

A neighborhood workshop will be held to discuss a proposed special use permit for additional density and development plan located at 1236 SW 4th Avenue on tax parcel number 13086-000-000. This is not a public hearing. The purpose of this meeting is to inform neighboring property owners of the proposed development and to seek their comments.



Neighborhood Workshop Notice
5th Avenue
ROBERTA PARKS
616 NW 8 ST
GAINESVILLE, FL 32602

Neighborhood Workshop Notice
CITY OF GAINESVILLE
ATTN: MIKE HOGE
PO BOX 490 MS 11
GAINESVILLE, FL 32627

Neighborhood Workshop Notice
Ashton
ROXANNE WATKINS
4415 NW 58 AVE
GAINESVILLE, FL 32653

Neighborhood Workshop Notice
Azalea Trails
MARIE SMALL
1265 SE 12 AVE
GAINESVILLE, FL 32601

Neighborhood Workshop Notice
Black Acres/Black Pines
REGINA HILLMAN
506 NW 30 STREET
GAINESVILLE, FL 32607

Neighborhood Workshop Notice
Capri
JOHN DOLES
4539 NW 37 TER
GAINESVILLE, FL 32605

Neighborhood Workshop Notice
Carol Estates South
BECKY RUNNESTRAND
1816 NE 16 TER
GAINESVILLE, FL 32609

Neighborhood Workshop Notice
Cedar Grove II
HELEN HARRIS
1237 NE 21 ST
GAINESVILLE, FL 32641

Neighborhood Workshop Notice
Creekwood
HELEN SCONYERS
2056 NW 55 BLVD.
GAINESVILLE, FL 32653

Neighborhood Workshop Notice
Debra Heights
SARAH POLL
PO BOX 14198
GAINESVILLE, FL 32604

Neighborhood Workshop Notice
Northwood at Possum Creek
WES WHEELER
4728 NW 37 WAY
GAINESVILLE, FL 32601

Neighborhood Workshop Notice
Duval
GILBERT S MEANS, SR
PO BOX 7
GAINESVILLE, FL 32641

Neighborhood Workshop Notice
Edgewood Hills
BONNIE O'BRIAN
2329 NW 30 AVE
GAINESVILLE, FL 32605

Neighborhood Workshop Notice
Elizabeth Place
GALE FORD
715 NW 23 ST
GAINESVILLE, FL 32607

Neighborhood Workshop Notice
LEE NELSON
DIRECTOR OF REAL ESTATE – UF
PO BOX 113135
GAINESVILLE, FL 32611-3135

Neighborhood Workshop Notice
Gateway Park
HAROLD SAIVE
1716 NW 10 TER
GAINESVILLE, FL 32609

Neighborhood Workshop Notice
Golfview
CHRIS MONAHAN
222 SW 27 ST
GAINESVILLE, FL 32607

Neighborhood Workshop Notice
Greater Northeast Community
MIRIAM CINTRON
915 NE 7 AVE
GAINESVILLE, FL 32601

Neighborhood Workshop Notice
Grove Street
MARIA HUFF-EDWARDS
1102 NW 4 ST
GAINESVILLE, FL 32601

Neighborhood Workshop Notice
Hazel Heights
ALLAN MOYNIHAN
PO BOX 357412
GAINESVILLE, FL 32635

Neighborhood Workshop Notice
Hibiscus Park
CAROL BISHOP
2616 NW 2 AVE
GAINESVILLE, FL 32607

Neighborhood Workshop Notice
Hidden Lake
GEORGE KASNIC
2116 NW 74 PL
GAINESVILLE, FL 32653

Neighborhood Workshop Notice
Ironwood
NANCY TESTA
4207 NE 17 TER
GAINESVILLE, FL 32609

Neighborhood Workshop Notice
Kensington Park
MAXINE HINGE
5040 NW 50 TER
GAINESVILLE, FL 32606

Neighborhood Workshop Notice
Kingswood Court
BARBARA KELLEHER
5350 NW 8 AVE
GAINESVILLE, FL 32605

Neighborhood Workshop Notice
Kirkwood
JANE BURMAN-HOLTON
701 SW 23 PL
GAINESVILLE, FL 32601

Neighborhood Workshop Notice
Lampighter
LARRY NICHOLSON (PROP MGR)
5200 NE 50 DR
GAINESVILLE, FL 32609

Neighborhood Workshop Notice
Landmark Woods
JACK OSGARD
4332 NW 12 PL
GAINESVILLE, FL 32605

Neighborhood Workshop Notice
Landmark Woods
PETER JANOSZ
3418 NW 37 AVENUE
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Woodland Terrace
PETER PRUGH
207 NW 35 ST
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Lincoln Estates
DORIS EDWARDS
1040 SE 20 ST
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Mason Manor
JOANNA LEATHERS
2550 NW 13 AVE
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Mill Pond
HAROLD HANEL
309 NW 48 BLVD
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

North Lincoln Heights
ANDREW LOVETTE SR.
430 SE 14 ST
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Northwood
SUSAN W WILLIAMS
P.O. BOX 357492
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

Northeast Neighbors
SHARON BAUER
1011 NE 1 AVE
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Northwest Estates
VERN HOWE
3710 NW 17 LN
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Oakview
DEBRA BRUNER
914 NW 14 AVE
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Phoenix
APRIL JONES
3214 SW 26 TERR, APT B
GAINESVILLE, FL 32608

Neighborhood Workshop Notice

Appletree
JUDITH MORROW
3616 NW 54 LANE
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

Pine Park
DELORES BUFFINGTON
721 NW 20 AVE
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

Kirkwood
KATHY ZIMMERMAN
1127 SW 21 AVE
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Pleasant Street
DOTTY FAIBISY
505 NW 3 ST
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Porters Community
GIGI SIMMONS
712 SW 5 ST
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Rainbows East
JOE THOMAS
5014 NW 24 TER
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Rainbows End
SYLVIA MAGGIO
4612 NW 21 DR
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Raintree
RONALD BERN
1301 NW 23 TER
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Ridgeview
ROB GARREN
1805 NW 34 PL
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Ridgewood
KERRI CHANCEY
1310 NW 30 ST
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Royal Gardens
DOUGLAS BURTON
2720 NW 27 PL
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Shadow Lawn Estates
CONNIE SPITZNAGEL
3521 NW 35 PL
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

South Black Acres
DEANNA MONAHAN
14 SW 32 ST
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

Southeast Evergreen Trails
MAUREEN RESCHLY
1208 SE 22 AVE
GAINESVILLE, FL 32641

Neighborhood Workshop Notice

Springhill/Mount Olive
VIVIAN FILER
1636 SE 14 AVE
GAINESVILLE, FL 32641

Neighborhood Workshop Notice

Springtree
KATHY MEISS
2705 NW 47 PL
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Stephen Foster
ROBERT PEARCE
714 NW 36 AVE
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

Suburban Heights
BETH GRAETZ
4321 NW 19 AVE
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Sugarfoot Community/Anglewood
KELLY AISSSEN
4306 SW 5 AVE
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

Sugarhill
CYNTHIA COOPER
1441 SE 2 TER
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Sutters Landing
PETER REBMAN
3656 NW 68 LN
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

Turkey Creek Forest Owners Assn
ATTN: URBAN DIRECTOR
4055 NW 86 BLVD
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

Pinebreeze
JUDITH MEDER
3460 NW 46 PLACE
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

University Village
BRUCE DELANEY
1710 NW 23 ST
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Forest Ridge/Henderson Heights
MARCIA GREEN
2215 NW 21 AVENUE
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Pineridge
BERNADINA TUCKER
721 NW 20 AVENUE
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

Appletree
CHRIS GARCIA
5451 NW 35 DR
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

Ashton
ROXANNE WATKINS
4415 NW 58 AVE
GAINESVILLE, FL 32653

Neighborhood Workshop Notice

Duckpond
STEVE NADEAU
2821 NW 23 DR
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

Duckpond
MELANIE BARR
216 NE 5 ST
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Front Porch Florida, Duval
JUANITA MILES HAMILTON
2419 NE 8 AVE
GAINESVILLE, FL 32641

Neighborhood Workshop Notice

Porters Community
GIGI SIMMONS
712 SW 5 STREET
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Porters
INA HINES
320 SW 5 AVE
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

School Board
VICK McGRATH
3700 NE 53 AVE
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

University of Florida
LINDA DIXON
PO BOX 115050
GAINESVILLE, FL 32611

Neighborhood Workshop Notice

University Park
ROBERT MOUNTS
1639 NW 11 RD
GAINESVILLE, FL 32605-5319

Neighborhood Workshop Notice

Millennium Bank
DANNY GILLILAND
4340 NEWBERRY RD
GAINESVILLE, FL 32607

Neighborhood Workshop Notice

Florida Bank
LAUDE ARNALDI
13840 W NEWBERRY RD
NEWBERRY, FL 32669

Neighborhood Workshop Notice

University Park
RICHARD DOTY
2158 NW 5 AVENUE
GAINESVILLE, FL 32605

Neighborhood Workshop Notice

MAC McEACHERN
1020 SW 11 TER
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Stephen Foster Neighborhood Assoc, Inc
SANDRA WATTS KENNEDY
514 NW 31 LANE
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

BOBBIE DUNNELL
3118 NE 11 TER
GAINESVILLE, FL 32609

Neighborhood Workshop Notice

JAMES WOODLAND
225 SE 14 PL
GAINESVILLE, FL 32601

Neighborhood Workshop Notice

Bivens North Association
PENNY WHEAT
2530 SW 14 DR
GAINESVILLE, FL 32608

Neighborhood Workshop Notice

BELLINGTON'S CUSTOM SERVICE
% BRAXTON LINTON
1907 SE HAWTHORNE RD
GAINESVILLE, FL 32641

Neighborhood Workshop Notice

KAREN BILLINGS
2123 NW 72 PL
GAINESVILLE, FL 32653

Parcel_number	Last_name	Address_line_1	City
13294-000-000	ALPHA ETA CHAP OF PHI KAPPA	1237 SW 2ND AVE	GAINESVILLE FL 32601
13078-002-000	CAMPUS GATORS PROP OWNER - TAX MGT	1 NORTH LASALLE ST STE 2100	CHICAGO, IL 60602
13078-003-001	CAMPUS GATORS PROP OWNER - TAX MGT	500 NORTHDEABORN ST STE 400	CHICAGO, IL 60654
13078-004-000	CAMPUS GATORS PROP OWNER - TAX MGT	500 NORTHDEABORN ST STE 400	CHICAGO, IL 60654
13139-000-000	CHURCH OF JESUS CHRIST OF LATTER DAY SAINTS	1220 SW 5TH AVE	GAINESVILLE FL 32601
13129-002-000	CITY OF GAINESVILLE	PO BOX 490	GAINESVILLE, FL 32601
13083-000-000	COURET, REGLA	1309 SOUTH 7TH ST UNIT 1	ANN ARBOR, MI 48103
13078-000-000	CY GATORS LLC	13400 PROGRESS BLVD	ALACHUA, FL 32615
13078-001-000	CY GATORS LLC	13400 PROGRESS BLVD	ALACHUA, FL 32615-9444
13086-000-000	DEAN TRUSTEE & DEAN	10115 SW 15TH PL	GAINESVILLE, FL 32607-3361
13085-000-000	E-QUATOR PRODUCTS LLC	18530 WAYNE RD	ODESSA, FL 33556-4739
13066-000-000	FLORIDA ALPHA OMEGA CHAPTER	117 N COVE DR	PONTE VEDRA BEACH, FL 32082
13068-000-000	FLORIDA ALPHA OMEGA CHAPTER	1416 NW 117TH TER	GAINESVILLE, FL 32606-0424
13082-000-000	FOCO 304 LLC	PO BOX 12322	GAINESVILLE, FL 32604
13137-000-000	GAINESVILLE FLA CAMPUS FEDERAL	PO BOX 147029	GAINESVILLE, FL 32614-7029
13132-000-000	HERRINGTON PROPERTIES II LLC	313 NW 114TH WAY	GAINESVILLE, FL 32607
13131-000-000	HERRINGTON PROPERTIES LLC	313 NW 114TH WAY	GAINESVILLE, FL 32607
13090-000-000	JTW PROPERTIES LLC	414 SW 131ST ST	NEWBERRY, FL 32669
13129-001-000	KAPPA KAPPA GAMMA FRAT INC	401 SW 13TH ST	GAINESVILLE, FL 32603
13122-000-000	LOVING, REGINA B TRUSTEE	5737 NW 43RD RD	GAINESVILLE, FL 32606
13073-000-000	LYNCOURT SQUARE PARTNERS LLC	13400 PROGRESS BLVD	ALACHUA, FL 32615
13092-000-000	LYONS CORNER LLC	13400 PROGRESS BLVD	ALACHUA, FL 32615
13093-000-000	LYONS CORNER LLC	13400 PROGRESS BLVD	ALACHUA, FL 32615
13089-000-000	ORANGE AND BLUE APARTMENT INVESTORS LLC	6640 PINE TREE LANE	MIAMI BEACH, FL 33141
13091-000-000	ROCKYPOINT LLC	14260 W NEWBERRY RD #346	NEWBERRY, FL 32669
13133-000-000	SCHACKOW, RICHARD L & HOLLY	1711 NW 63RD ST	GAINESVILLE, FL 32605-4124
13140-000-000	STATE OF FLA IIF, EDUCATION-UN	3900 COMMONWEALTH BLVD	TALLAHASSEE, FL 32399
13129-000-000	TAC GAINESVILLE LLC	2100 POWERS FERRY RD STE 350	ATLANTA, GA 30339
13074-000-000	TRIMARK PROPERTIES	321 SW THIRTEENTH ST	GAINESVILLE, FL 32601
13084-000-000	TUCKER, JENNIFER W	3524 NW 63RD PL	GAINESVILLE, FL 32653
15505-075-000	UF PLANNING, DESIGN & CONSTRUCTION	ATTN: LINDA DIXON PO BOX 115050	GAINESVILLE FL 32611-5050
13134-000-000	UNIVERSITY HEIGHTS, REDEVELOPMENT	3425 SW 87TH DR	GAINESVILLE, FL 32608

Neighborhood Meeting Minutes

Project: Special Use Permit and Proposed Development Plan

Meeting Date & Time: December 11, 2019 at 6:00 PM

Location: Headquarters Library

Community Participants: 1

Project Representatives:

Engineer/Planner: Sergio Reyes, PE, eda
Ashley Scannella, eda

Meeting Minutes:

Sergio introduced himself, eda and the project, a four-story multifamily residential apartment building with 41 units. There will also be a special use permit requesting an increase in density from 100 du/acre to 125 du/acre.

Is that garage parking on the first floor?
No, parking will be underground.

How will the shared alley with Trimark work?
There will be an easement put in place.

What is the schedule for completion?
Hoping to submit to the city in January, receive the permit 4 months later, and complete construction in summer 2021.

How does it compare in height to the surrounding buildings?
The Social is 6 floors, so about 20 feet lower than that.

Master water meter and individual electric?
Yes. There is not enough space for individual water meters.

Do you anticipate any issues on the east side?
No- there is a 5 foot buffer, plus the green space on the Courtyard side. The contractor may have to get permission to erect scaffolding, but shouldn't be a problem.

Will there be a crane?
Yes, most likely.

Special Use Permit Application Dean SW 4th Avenue



Project Request: A Special Use Permit application to permit 125 du/acre in the U-9 zoning district.

Project Location: 1236 SW 4th Avenue
Tax parcel 13086-000-000

Submittal Date: December 23, 2019

Prepared By: eda engineers – surveyors – planners, inc.

Project Background & Request

The owner of the subject property wishes to construct a six-story, multi-family residential building with 54 residential units (124 bedrooms) with associated infrastructure improvements on the property. The project site is located on a 0.429 (+/-) acre parcel with an existing multi-family residential building on it. The address is 1236 SW 4th Avenue.

The parcel is surrounded by multi-family residential uses to the north, east, and south. To the west is the Trimark leasing office on the southeast corner of SW 13th Street and SW 4th Avenue.

The Special Use Permit (SUP) request is for additional density to 125 units per acre, which would increase the allowable residential units on the site from 43 dwelling units (100 units / acre) to 54 dwelling units (125 units / acre). This is an addition of 11 dwelling units at the site.

Figure 1 below is an aerial map that illustrates the project site location along SW 4th Avenue.



A Development Plan will be required to permit the proposed site improvements, including the building, parking, utility improvements, and site upgrades. The proposed building is 6 stories with ground floor parking for residents at the back of the building (there are floors above the ground floor parking). The existing multi-family residential buildings (Graduate II) will be demolished as part of the development process.

A Special Use Permit application is required because the City of Gainesville Comprehensive Plan Future Land Use Element Policy 4.1.1 Urban Mixed-Use High Intensity (UMUH) category states that, for a density over 100 du/acre (up to 125 du/acre), a Special Use Permit approval is required. The proposed Development Plan / Special Use Permit is designed in compliance with the applicable criteria outlined in the Comprehensive Plan and Land Development Code as described in this report and application.

This request for a density increase is similar to previous requests that include: the Hub on Campus project located at in the 1100 block of W University Avenue, which was approved by the Plan Board on July 27, 2017; the 908 Group SUP in the 1600 block of W. University Avenue, which was approved by the Plan Board on June 27, 2019, and the proposed new mixed-use building at 407 SW 13th Street approved by the Plan Board on November 13, 2019. Several projects near the UF campus and along the West 13th Street Corridor have either applied for Special Use Permits or PD zoning to increase density above the amount allowed by right.

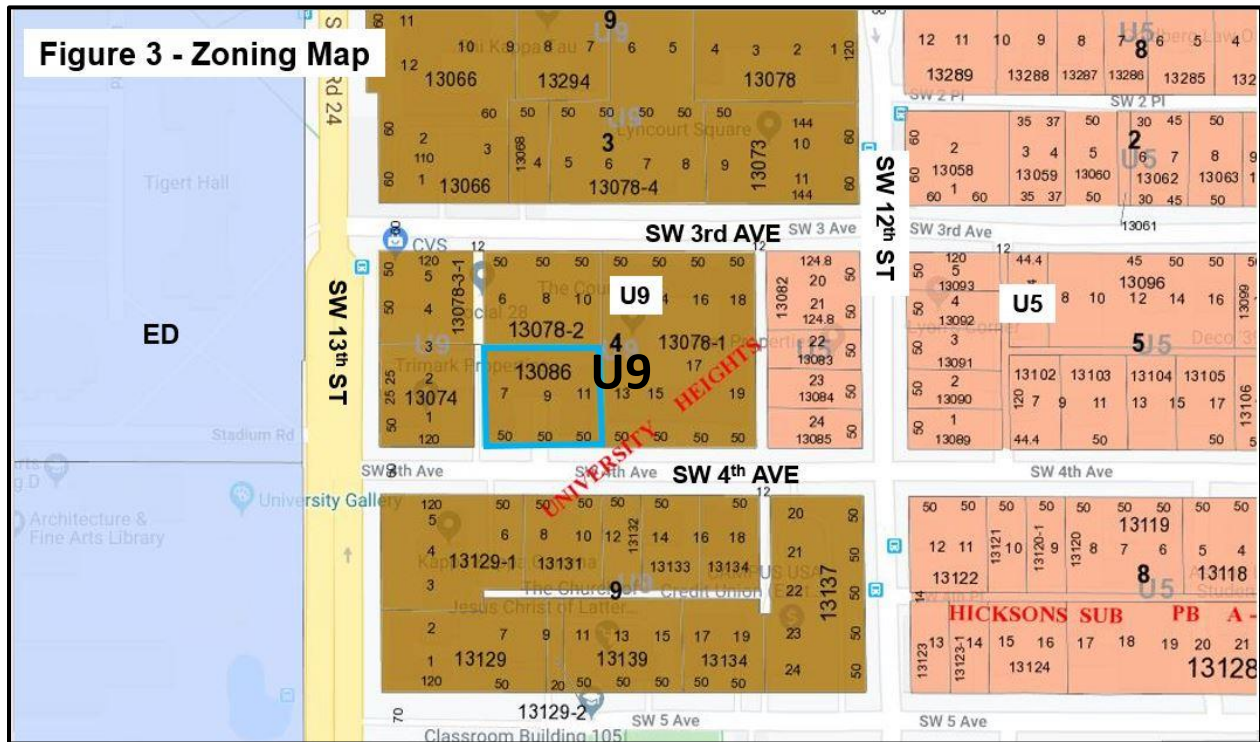
The property is located in the Community Reinvestment Area (CRA), Zone A of the Transportation Mobility Program Area (TMPA), the UF Context Area, the Enterprise Zone, and the Opportunity Zone. All these overlay areas promote redevelopment and economic investment in the City of Gainesville.

Future Land Use Designation and Zoning District

The subject property currently has an Urban Mixed-Use High Intensity Future Land Use Designation, as shown on Figure 2 below. It is surrounded by properties with the UMUH future land use designation.



Figure 3 below illustrates the U9 zoning for the property. As can be noted on the map, the subject property is surrounded on all sides by U9 zoning.



Surrounding Property Characteristics

	Future Land Use	Zoning	Existing Use
North	Urban Mixed-Use High Intensity	U9	Multi-family residential
South	Urban Mixed-Use High Intensity	U9	SW 4 th Avenue & Multi-family residential
East	Urban Mixed-Use High Intensity	U9	Multi-family residential
West	Urban Mixed-Use High Intensity	U9	Office building

The proposed development is consistent with the Urban Mixed-Use High future land use and U9 zoning designations, and it is consistent with the existing mix of urban uses in the area. It is a suitable development for the site location near to the University of Florida campus and the West 13th Street corridor. The proposed use (multi-family

residential) and building height are also permitted by right in the U9 zoning that applies to properties to the north, south, west and east of the site.

Consistency with the Comprehensive Plan

The subject property has an Urban Mixed-Use High Intensity Future Land Use Designation. Policy 4.1.1 of the Future Land Use Element defines the Urban Mixed-Use High Intensity Future Land Use category as:

Urban Mixed-Use High Intensity (UMUH): 10-100 units per acre; and up to 25 additional units per acre by Special Use Permit

*This land use category allows residential, office/research, retail, and service uses either as stand-alone uses or combined in a mixed-use development format. Light assembly, fabrication, and processing uses within fully enclosed structures shall be allowed as specially regulated by the Land Development Code. The Urban Mixed-Use High-Intensity category is distinguished from other mixed-use categories in that it is specifically established to support research and development in close proximity to the University of Florida main campus. An essential component of the category is orientation of structures to the street and the multi-modal character of the area. Developments located within this category shall be scaled to fit the character of the area. **Residential density shall be limited to 10 to 100 units per acre with provisions to add up to 25 additional units per acre by Special Use Permit as specified in the land development regulations.** Lots that existed on November 13, 1991 and that are less than or equal to 0.5 acres in size shall be exempt from minimum density requirements. Unified developments that include a residential and non-residential component (either horizontally or vertically mixed) shall not be required to meet the minimum density requirements. Building height shall be limited to 6 stories and up to 8 stories by a height bonus system as established in the Land Development Code. Land development regulations shall set the appropriate zoning densities: the types of uses; design criteria; landscaping, and pedestrian/vehicular access. Public and private schools, places of religious assembly and community facilities are appropriate within this category.*

As stated in the policy above, the Urban Mixed-Use High Intensity future land use category allows a mixture of residential, retail, service and office/research uses. Furthermore, this policy indicates that the project is eligible for approval at a density up to 125 du/acre by a SUP. This project is proposing a density of 125 du/acre (54 dwelling units).

In addition, the subject property has an Urban 9 zoning designation that implements the Urban Mixed-Use High Intensity designation. The Gainesville Land Development Code, Section 30-4.2 includes a table which identifies the corresponding/implementing zoning district for each future land use category. This table indicates that the corresponding zoning district for the Urban Mixed-Use High Intensity future land use category is U9.

The project is also consistent with the City's redevelopment goals as stated in Future Land Use Element Objective 2.1:

Redevelopment should be encouraged to promote compact, vibrant urbanism, improve the condition of blighted areas, discourage urban sprawl, and foster compact development patterns that promote transportation choice.

FLUE Policy 2.1.2 also supports this redevelopment and the request for increased density:

The City's Future Land Use Map should strive to accommodate increases in student enrollment at the University of Florida and the location of students, faculty, and staff in areas designated for multi-family residential development and/or appropriate mixed-use development within ½ mile of the University of Florida campus and the Innovation Square area (rather than at the urban fringe), but outside of single-family neighborhoods.

As indicated earlier in this report, the project site is located near the UF Campus (approximately 236 feet from the eastern edge of campus at SW 13th Street) and falls within Zone A of the TMPA, which promotes redevelopment as indicated below (Transportation Mobility Element Policy 10.1.4):

Zone A shall promote redevelopment and infill in the eastern portion of the City and the area near the University of Florida. Except as shown in Policy 10.1.4 and Policy 10.1.14, funding for multi-modal transportation in Zone A shall be provided to the maximum extent feasible by the City, Community Redevelopment Agency, federal or state governments, and other outside sources such as grant funds.

Given the location of the site and its residential component, the project will be responsible for meeting TMPA transit cost requirements as specified in Transportation Mobility Element Policy 10.1.14:

Within the portion of the University of Florida (UF) Context Area that is located inside city limits (as mapped in the Campus Master Plan), all new multi-family residential development shall fund the capital transit costs associated with transit service needs. Transit capital costs include transit vehicles, maintenance facilities, passenger facilities such as transit shelters, and technology equipment (such as GPS). Payments shall be based on a proportionate share contribution for any additional transit service enhancements needed to serve the proposed development and maintain existing service levels (frequencies) in the RTS a.m. and p.m. peak hours. The projected new trips shall be based on the expected mode split of all development trips that will use transit. If the development is within ¼ mile of UF, there shall be a 25% reduction in the required payment in recognition of the pedestrian and bicycle trip that may occur. Any transit payments required under this policy shall not count towards meeting TMPA criteria in Zones B, C, D, or M.

Consistency with Land Development Code

As stated, the subject properties have a U-9 zoning designation. LDC Section 30-4.11 describes the Urban Zones 6-9 as:

Urban Zones 6 - 9

Consists of higher density mixed use buildings that accommodate retail, offices, and apartments. It has a tight network of streets, with wide sidewalks, steady street tree planting and buildings set close to the sidewalks.

In addition, a density of up to 125 du/acre is specifically listed as a permitted density in U-9 in Sec. 30-4.13, Table V-2 of the Land Development Code. The proposed multi-family development will provide residential opportunities in close proximity of the University of Florida and will be close to commercial and office developments on the SW 13th Street corridor, thus supporting urban redevelopment in this transitioning area. When the Special Use Permit is issued by the Plan Board for the additional density, this development will be fully consistent with the Land Development Code.

The current building at the site does not meet the U9 zoning design and layout requirements. Figures 4, 5, and 6 below illustrate that the existing structure does not meet the building placement, building frontage, parking location, or building design standards for transect zoning.



Figure 5 – East side of building from SW 4th Avenue



Figure 6 – West side of building from SW 4th Avenue



Special Use Permit Criteria

The proposed density is consistent with the special use permit approval criteria outlined in LDC Sec. 30-3.24. This Special Use Permit criteria are cited below, followed by the applicant's response to each requirement:

Sec. 30-3.34 – Review Criteria

No Special Use Permit shall be approved by the City Plan Board unless the following findings are made concerning the proposed special use. The burden of proof on the issue of whether the development, if completed as proposed, will comply with the requirements of this chapter remains at all times on the applicant.

- A. *The proposed use or development is consistent with the Comprehensive Plan and the Land Development Code.*

Response: As indicated in this SUP Justification Report and associated Conceptual Development Plan, the proposed multi-family development with 125 du/acre density and 6-story height is consistent with the underlying Urban Mixed-Use High Intensity future land use designation and U9 zoning district and complies with all associated land development regulations. Specifically, Future Land Use Element Objective 2.1 and Policy 2.1.2 support redevelopment and higher density in the area near the UF Campus. Transportation Mobility Element 10.1.4 also supports redevelopment of the project site due to its location in Zone A of the TMPA.

- B. *The proposed use or development is compatible with the existing land use pattern and future uses designated by the Comprehensive Plan. Factors by which compatibility of the proposed use or development shall be reviewed include scale, height, mass and bulk, design, intensity, and character of activity.*

Response: The proposed use is an 6-story multi-family development containing 54 residential units. The proposed building orients itself to SW 4th Avenue. The proposed residential use at the site is compatible with the future uses designated by the Comprehensive Plan for Urban Mixed-Use High (UMUH) as noted below:

This land use category allows residential, office/research, retail, and service uses either as stand-alone uses or combined in a mixed-use development format... An essential component of the category is orientation of structures to the street and the multi-modal character of the area.

Properties to the north, south, east, and west are also designated UMUH. The properties to the north, south, and east are all multi-family residential and the property to the west is office use. The proposed multi-family use is compatible with the existing surrounding multi-family and office uses.

The subject property is located fronting SW 4th Avenue, which is designated a Storefront Street. Storefront streets are defined by the Land Development Code as follows:

Storefront streets are designed to encourage a high level of pedestrian activity. Higher intensity and density uses front this street type. Due to the level of pedestrian activity on this street type, first floor residential development requires a 1.5 foot elevation above grade (3 feet recommended) for the privacy and comfort of residents. Building front entrances shall be oriented to this street type when there are multiple street frontages for the property.

The density proposed for this project is compatible with the Storefront street it fronts. The building is oriented to SW 4th Avenue, with multiple entrances located on the street frontage.

A rendering of the proposed building is included below and elevations are attached.



As can be noted from the conceptual rendering and elevations, building massing is minimized by volume breaks that include: variation in the rooflines and volume projections and recesses along the face of the building. These volume breaks give the building façade a smaller volume appearance. An architecturally prominent public entrance, marked by a pergola, is located on SW 4th Avenue for some of the apartment units.

Elements like porches, glazing, doors, and projections on the first floor are incorporated as part of the design to break the massing and minimize the scale to respond to the surrounding area. First floor glazing along SW 4th Avenue meets the requirements in the Code. Glazing on the upper, residential floors also meets the Code requirements. Building materials include: brick veneer, 8” cementitious siding, split-faced CMU, and brick columns.

The building height of 6 stories is allowed by right in the U9 transect zoning. The parking is to the rear of the building on the ground floor behind the main building with 5 floors of residential use above.

C. The proposed use will not adversely affect the health, safety, and welfare of the public.

Response: The proposed multi-family residential development is consistent with the uses in the vicinity and the residential use within the U9 zoning district does not pose a threat to the health, safety, and welfare of the public. The project will provide new opportunity for higher density residential living near the University of Florida, where public infrastructure is in place and density is promoted and encouraged.

D. Ingress and egress to the property, proposed structures, and parking/loading/service areas is provided and allows for safe and convenient automobile, bicycle, and pedestrian mobility at the site and surrounding properties.

Response: Vehicular access to the parking at the rear of the site is provided from a driveway on the west side of the property. Loading areas are not required for multi-family residential development. Trash collection will be located on the west side of the building so that refuse pickup and loading can take place along the driveway system, away from pedestrian and bicycle areas and the sidewalks along the primary street frontage.

E. Off-street parking, service, and loading areas, where required, will not adversely impact adjacent properties zoned for single-family residential use.

Response: There are no adjacent properties zoned for single-family use. Although the U9 zoning district does not require parking, vehicular parking will be provided as a part of the building design to serve residents. Parking spaces are provided on the ground floor at the back of the building. There are 5 stories of residential use above the parking area. Trash pickup will be located on the west side of the building off the driveway system.

F. Noise, glare, exterior lighting, or odor effects will not negatively impact surrounding properties.

Response: There are no noise, glare, exterior lighting, or odor effects that will negatively impact surrounding properties. All activity associated with the proposed development will occur within the proposed building. Any proposed lighting will comply with all applicable requirements in the Land Development Code.

G. There is adequate provision for refuse and service/loading areas, and these areas shall be reviewed for access, screening, location on the site, and pedestrian/bicycle mobility and safety. Outdoor storage or display areas, if included, will not adversely impact surrounding properties and shall be reviewed for screening and location on the site.

Response: Vehicular access to the parking at the rear of the building is provided off the driveway on the west side of the property. Trash collection is also located on the west side of the building off the driveway so that refuse collection is away from pedestrian use areas and sidewalks along the primary street frontage. No outdoor storage or display areas are proposed as a part of this project.

H. Necessary public utilities are available to the proposed site and have adequate capacity to service the proposed use or development.

Response: The project is located in an area with adequate urban public facilities and services to serve the proposed development, as indicated by GRU at the project First Step meeting. The project will connect to existing utility infrastructure at the developer's expense.

I. Screening and buffers are proposed of such type, dimension, and character to improve compatibility and harmony of the proposed use and structure with the uses and structures of adjacent and nearby properties.

Response: The land use and zoning do not require screening or buffers for the proposed project. However, as part of the Development Plan submittal, a landscape plan will be included to demonstrate Code compliance for on-site landscaping.

J. The hours of operation will not adversely impact adjacent properties zoned for single-family residential use.

Response: There are no adjacent properties zoned for single-family use. The proposed development is consistent with uses in the surrounding area.

K. Any special requirements set forth in the Land Development Code for the particular use involved are met.

Response: The development application will demonstrate compliance with all applicable Code requirements for the building, landscaping, lighting, and site design during final site plan review. The required Neighborhood Meeting for this

project was held on December 11, 2019. The materials and minutes associated with the meeting are included within the backup materials of the application submittal.

APPLICATION FOR ENVIRONMENTAL REVIEW

OFFICE USE ONLY	
Petition No. _____	Fee: \$ _____
1 st Step Mtg Date: _____	EZ Fee: \$ _____
Tax Map No. _____	Receipt No. _____
Account No. 001-800-8018-4063	

CHECK ONE:

Basic **Level 1** **Level 2** **Submittal:** **1st** **2nd** **3rd**

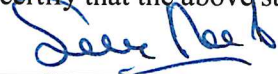
Basic Environmental Review – no environmental feature of concern* on-site or adjacent – FEE: \$0
Level 1 Environmental Review – environmental feature of concern* on-site or adjacent – FEE: \$1,000
Level 2 Environmental Review – impacts to environmental feature of concern* on-site or adjacent, mitigation required – FEE: \$2,000
 *See checklist below for environmental features of concern.
 The environmental review fee includes a maximum of three reviews within 2 years per project.

Owner(s) of Record (please print)	Applicant(s)/Agent(s) (please print)
Name: Dean Trustee & Dean	Name: eda
Address: 10115 SW 15th Place Gainesville, FL 32607	Address: 2404 NW 43rd St Gainesville, FL 32606
E-mail:	E-mail: permitting@edafl.com
Phone: _____ Fax: _____	Phone: 352-373-3541 Fax: _____
<i>(If additional owners, please include on back)</i>	

PROJECT INFORMATION

Project Name	Dean at SW 4th
Environmental features of concern on-site or adjacent (check all that apply):	<input type="checkbox"/> surface waters on-site or adjacent
	<input type="checkbox"/> wetlands on-site or adjacent
	<input type="checkbox"/> high aquifer recharge areas on-site
	<input type="checkbox"/> significant ecological communities on-site
	<input type="checkbox"/> listed species known from or probably occur on-site
	<input type="checkbox"/> karst features (caves, springs, sinkholes) known on-site
	<input type="checkbox"/> other significant geological features on-site
<input type="checkbox"/> significant uplands on-site	

I certify that the above statements are correct and true to the best of my knowledge.


 Applicant's signature

12/20/19
 Date

Certified Cashier's Receipt:

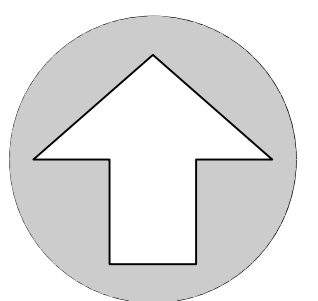
GENERAL NOTES

1. CONTRACTOR IS RESPONSIBLE FOR VERIFICATION OF LOCATION OF ALL EXISTING UTILITIES AND PROTECTION OF SAME DURING CONSTRUCTION.
2. ELECTRIC SERVICE TO BE COORDINATED WITH G.R.U. ELECTRIC ENGINEERING DEPARTMENT.
3. SIDEWALKS WILL BE CONNECTED TO BUILDING ENTRANCE. COORDINATE LOCATIONS WITH ARCHITECT.



engineers • surveyors • planners

EB 2389
2404 N.W. 43rd ST, GAINESVILLE, FLORIDA 32666-6602
TEL: (352) 373-3541 FAX: (352) 373-7249
www.edafl.com mail@edafl.com



NORTH

SCALE: 1"=10'



GRAPHIC SCALE

No.	Date	Comment

Professional Engineer of Record:

Meagan M Dickey, P.E. 85258
Engineer Certificate No.

Project No: 18-021

Project phase: CITY/GRU SUBMITTAL

Project title:

GRADUATE II
CITY OF GAINESVILLE,
FLORIDA

Sheet title:

DIMENSION PLAN

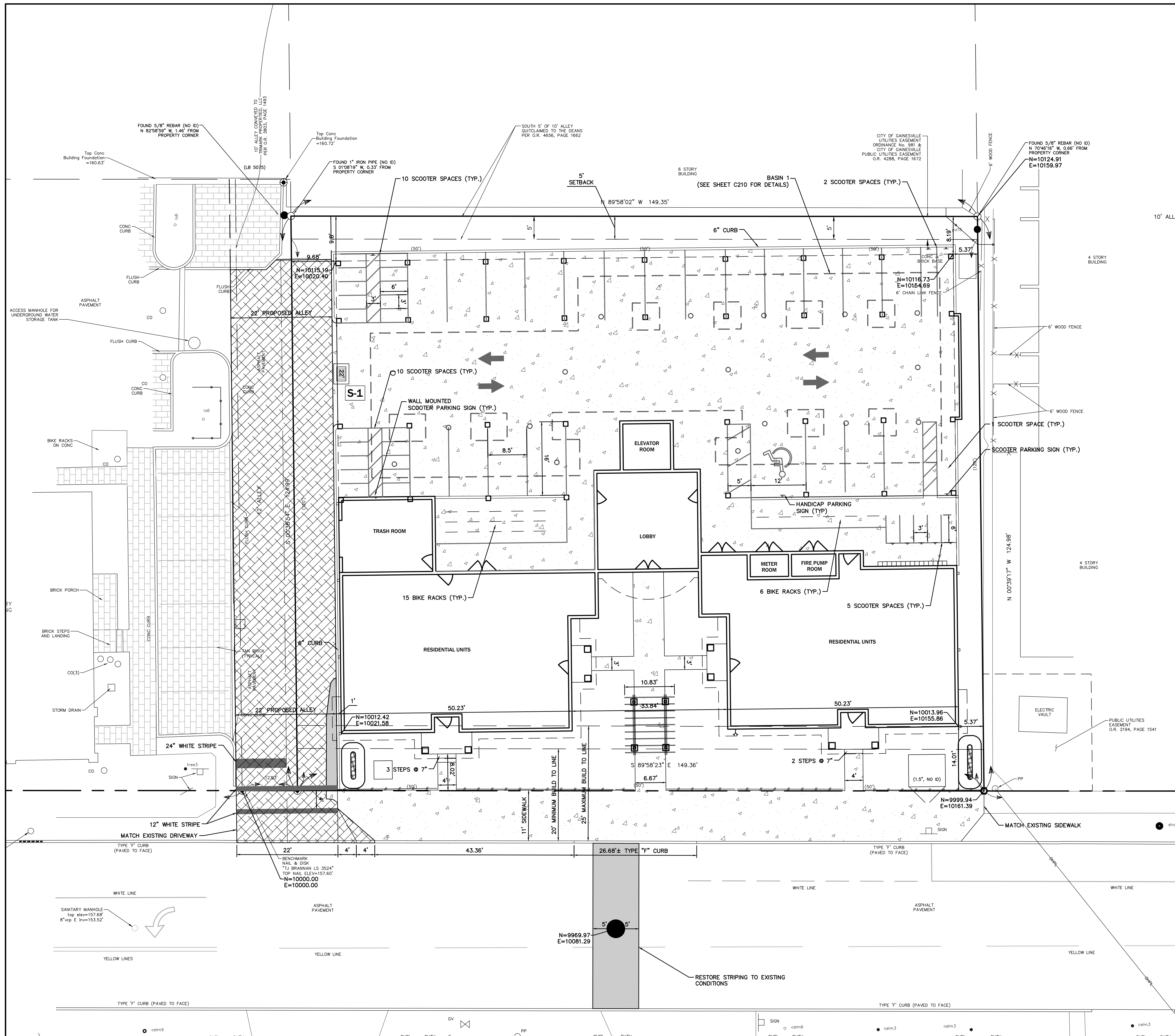
Designed: MMD Sheet No.:

Drawn: SLP

Checked: CSV

Date: 01/21/20

C100



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