

DEVELOPMENT REVIEW BOARD AGENDA

September 27th, 2016 6:30 PM
 City Hall Auditorium
 200 E. University Avenue

- I. Roll Call
- II. Approval of Agenda **September 27, 2016** *(Note: Order of business subject to change)*
- III. Approval of Minutes: **August 23, 2016**
- IV. Requests to Address the Board
- V. Consent Items: None
- VI. Regular Items:
 - A. Old Business:
 1. **Petition DB-16-38 SPL**
238 University
222 NW 1st Avenue & NW 2nd Street

Chen Moore and Associates (Cristobal Betancourt), agent for 238 Development LLC, owner. Major development plan review to allow the construction of a three-story, mixed-use building with 55 residential units and a three-story, 71 unit residential building. Zoned: CCD (Central city district). Located at 222 NW 1st Avenue & NW 2nd Street.

[Staff Report](#)
[Attachment A-1](#) Response to Technical Review Committee Comments
[Attachment A-2](#) Request for Exceptions
[Attachment A-3](#) Development Plans
[Attachment A-4](#) Special Area Plan for Traditional City
 - B. New Business:
 2. **Petition DB-16-97 SPL**
Aloft Hotel
3700 Block of SW 17th Avenue (Hull Road Extension)

CHW, Inc. (Holly Simon), agent for Garrison SW 17th Avenue, LLC., owner. Major development plan review to allow the construction of a hotel. Zoned: UMU-2 (10—100 units/acre, and up to 25 additional units/acre by special use permit, urban mixed-use district). Located at the 3700 block of SW 17th Avenue (Hull Road Extension).

[Staff Report](#)
[Attachment A](#) Technical Review Committee Comments
[Attachment B](#) Application and Neighborhood Workshop

BOARD MEMBERS

Chair: Debra Neill-Mareci

Vice Chair: Jeffrey Knee

Secretary:

Regular Members: Rick Cain, Allison Reagan, Barbara VanderMeer, Ewen Thomson

Staff Liaison: Lawrence Calderon

- [Attachment C](#) Request for Waivers and Response to Comments
- [Attachment D](#) Comprehensive Plan and Land Development Code References
- [Attachment E](#) Development Plan Maps

- 3. Petition DB-16-98 SPL**
Bahama Breeze – Butler Pod B
3006 Clark Butler Boulevard
- CHW, Inc. (Robert Walpole), agent for Robert E. Stanley, trustee. Intermediate development plan review to allow for the construction of a restaurant. Zoned: PD (planned development district). Located at 3006 Clark Butler Boulevard.

- [Staff Report](#)
- [Attachment A](#) Technical Review Comments
- [Attachment B](#) Application
- [Attachment C](#) Butler Plaza PD Ordinance
- [Attachment D](#) Response to TRC Comments
- [Attachment E](#) Development Plan Maps

VII. Discussion Items:

VIII. Board Member Comments

IX. Adjournment

In order to participate in the quasi-judicial portion of the proceeding, all parties who are entitled to actual notice must file the registration form with the Board's secretary. A party who is not entitled to actual written notice, but who believes that he or she has a special interest or would suffer an injury distinct in kind and degree from that shared by the public at large by the petition, may request affected party status by filing an application with the Board secretary in writing during regular business hours no less than seven (7) days prior to the meeting when the petition is scheduled to be heard. The application must be filed and received at The Thomas Center, Building B, located at 306 NE 6th Avenue, Gainesville, Florida, Planning Division, during business hours. If you do not choose to participate in the quasi-judicial portion of the proceedings, you will be allowed to provide testimony and evidence during the public hearing portion of the meeting up to five (5) minutes per person. Anyone wishing to view the plan may do so at the Planning Division office or online, if available. If you have any questions about this petition, you may call 334-5023. If any person decides to appeal a decision of this body with respect to any matter considered at the above-referenced meeting or hearing, he/she will need a record of the proceedings, and for such purposes it may be necessary to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Persons with disabilities who require assistance to participate in the meeting are requested to notify the Equal Opportunity Department at 334-5051 (TDD 334-2069) at least 48 hours prior to the meeting date.

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Staff Liaison: Lawrence Calderon