

**ALACHUA COUNTY
LOCAL PLANNING AGENCY & PLANNING COMMISSION AGENDA
PUBLIC HEARINGS**

*The Local Planning Agency and Planning Commission will meet **Wednesday, May 17, 2017 at 6:00 p.m.** in the **Jack Durrance Auditorium** of the **Alachua County Administration Building (2nd floor)** and hold a public hearing on the following applications.*

I. APPROVAL OF AGENDA

All persons wishing to participate and speak on an issue at the public meeting have the right, through the Chair, to ask questions of staff or other speakers, to seek clarification of comments made by staff or other speakers, and to respond to the comments or presentations of staff or other speakers. All persons who present written materials to Commissioners for consideration must ensure that a copy of those materials is provided to the Clerk for inclusion in the Board's record of proceedings and official minutes.

II. APPROVAL OF MINUTES: MINUTES OF APRIL 19, 2017

III. NEW BUSINESS: APPLICATIONS

1. LEGISLATIVE ITEM: CPA-03-17 (Small Scale Comprehensive Plan Amendment & Text Amendment)

A request by eda engineers-surveyors-planners, inc., agents, for WWC Real Estate, LLC, owner, for a small-scale Comprehensive Plan Amendment to change the land use designation on approximately 7.23 acres from Mixed-Use Residential Medium Density (4 to 8 dwelling units per acre) to Institutional and a text amendment to Future Land Use Element Policy 2.2.6(a) of the Comprehensive Plan. The site is in the PD (Planned Development) zoning district. It is located within the Tower Road/24th Avenue Activity Center at 7207 SW 24th Ave. on tax parcel number 06838-001-002.

[Staff Report](#)
[Application](#)
[Neighborhood Meeting Information](#)

2. QUASI-JUDICIAL ITEM: ZOM-02-17 (Planned Development Major Amendment)

A request by eda engineers-surveyors-planners, inc agent, for WWC Real Estate, LLC and Fletcher Plaza, LLC, owners, for an amendment to the Bellamay PD (Planned Development) to allow an increase in the permitted institutional square footage within "Parcel 2" and the institutional and commercial square footage within "Parcel 3". "Parcel 2", approximately 7.23 acres, located on tax parcel number 06838-001-002 has a future land use designation of Mixed-Use Residential Medium Density (4 to 8 dwelling units per acre) with a related request to amend its land use designation to Institutional (CPA-03-17). "Parcel 3", approximately 8.45 acres, located on tax parcel numbers 06838-001-000 and 06838-001-003 has a future land use designation of Mixed-Use Residential Medium Density (4 to 8 dwelling units per acre). Both sites are located within the southeast quadrant of the Tower Road/24th Avenue Activity Center and have a PD (Planned Development) zoning district designation.

[Staff Report](#)
[Application](#)
[Neighborhood Meeting Information](#)
[Zoning Master Plan](#)

V. ATTENDANCE REPORT DISTRIBUTED IN PACKETS

VI. PLANNING COMMISSIONERS' COMMENTS

General information: All interested persons are invited to attend and be heard. This hearing will be in the Jack Durrance Auditorium on the second floor of the County Administration Building, 12 SE First Street, Gainesville, FL. Persons wishing to comment on the above scheduled items may file written comments with the Director of the Department of Growth Management, Office of Planning and Development prior to the scheduled hearings. All persons are advised that, if they decide to appeal any decision made at this public hearing or meeting, they will need a record of the proceedings and, for such purposes, they may need 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.

If any accommodations are needed for persons with disabilities, please contact the Alachua County Equal Opportunity Office at (352) 374-5275 (voice) or (352) 374-5284 (TDD). Staff Reports on zoning items are generally available on Friday of the week preceding the Planning Commission meeting. For further information, please contact the Office of Planning and Development, of the Department of Growth Management, 10 SW 2nd Avenue, 3rd Floor, Gainesville, Florida 32601, (352) 374-5249.