

PLANNING AND ZONING

MEETING MINUTES

Date: 06/06/2023

Roll Call:

Mrs. McKellum- Present
Mr. Nelson- Present
Mr. Cooper-Not Present
Mr. McMahan- Present

Mr. Warren- Present
Mr. Carter- Present
Mr. Lydick- Not Present

Approval of Past Minutes-Approve the minutes of the 05/02/2023 Meeting.

Motion By: Mr. Nelson

Seconded By: Mr. McKellum

Comments or Revisions: None

Old Business:

Petition # SPR23-10 Presented By: Carol Chadwick P.E. as Agent

As owner or agent and gives address of: 1208 SW Fairfax Glen, Lake City, FL 32025

Petitioner is Sworn in by:

Discussion:

Robert updated the board on the petition. Robert said that he spoke with the North Central Florida Regional Planning Council concerning the parking and the process to do a Text Amendment to the Land Development Regulations. Robert said that the process is longer than what we first thought. Robert said that the North Central Florida Regional Planning Council has to get information from the State of Florida concerning parking to support any changes to the Land Development Regulations

Petitioner or agent not present at the meeting.

Mr. Warren asked what the Land Development Regulations stated about parking for the district. Robert stated that the LDR required one space per 150 Square Feet of floor area. Mr. Warren stated that it did not say where parking had to be. He stated that there were about 30 empty spaces at neighboring businesses. He stated that there are numerous places around the world that the parking is offsite. Robert stated that if the petitioner was to use the parking for the other facilities, then we would have to look at the total square footage of all the buildings and count all the available parking spots. Mr. Warren stated that he disagreed and that we need to more innovative. Robert stated that he would need to look at the LDR under off street parking to see if it had any other verbiage concerning parking on off site. Mr. Kennon stated that you would need to look at the other buildings and there parking and they would possibly not meet the standards in the LDR.

Petition was continued at the 05/02/2023 meeting.

Mrs. McKellum:

Mr. Cooper:

Mr. McMahan:

Mr. Warren:

Mr. Carter:

Mr. Lydick:

Mr. Nelson:

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New Business:

Petition # SPR23-11 Presented By: Chris Potts as Agent

As owner or agent and gives address of: 3530 NW 43rd St, Gainesville, FL 32606

Petitioner is Sworn in by: Mr. Carter

Discussion:

Robert Introduced the petition. Robert stated that the land is conducive. Robert stated that they are wanting to build a three-story climate-controlled storage. They had a traffic study done which showed that they will have 207 trips per hour.

Mr. Potts stated that there is only one more vacant lot left. Mr. Warren asked if the traffic study took into account the traffic of the other developments in the area. Mr. Potts said that it was for the U-Haul facility and that it did take into account the capacity of the road. Mr. Nelson asked if all the City departments commented. Robert stated that the only one that was missing was public works.

Mr. Brown stated that the storm water for the site did not affect the current storm water plan for the area. Mr. Brown stated that the City did have a concern with the traffic.

No motion to close public comment. No seconded.

Motion to Approve/Deny By: Mr. Warren **Motion Seconded By:** Mr. Nelson

Mrs. McKellum: Aye **Mr. Cooper:** Absent **Mr. McMahon:** Aye **Mr. Warren:** Aye

Mr. Carter: Aye **Mr. Lydick:** Absent **Mr. Nelson:** Aye

Workshop:

Discussion: Financial Disclosure presented by Todd Kennon

Mr. Kennon and the Board discussed the importance of filling out and submitting their financial disclosure. They also discussed how to fill it out and what needs to be included.

Mr. Carter closed the meeting.

Motion to Adjourn by: Mr. McMahon

Time: 6:01 pm

Motion Seconded By: Mr. Nelson

Mr. Lydick, Board Chairperson

Date Approved

Robert Angelo, Secretary

Date Approved

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