

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

*The Local Planning Agency and Planning Commission will meet **Wednesday, August 21, 2013 at 6:00 p.m.** in the **Jack Durrance Auditorium Room 209** and hold a public hearing on the following zoning 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 JULY 17, 2013

**III. QUASI-JUDICIAL ITEMS:**

1. **ZOM-09-13 (Planned Development and Special Exception)**

A request by Clay Sweger of Eng, Denman & Associates, Inc., agent, for S. Wayne Floyd, owner, and First Assembly of God, applicant, for a rezoning from R-1a (Single Family, Low Density) and A (Agriculture) to PD (Planned Development) zoning to allow a place of religious assembly, a sanctuary and accessory buildings, and a caretaker residence. The application also includes a request for a special exception to allow a religious retreat including a conference center, office, and cabins or a lodge with a maximum of 25 units. The property has Low Density Residential (1-4 dwelling units per acre) and Rural/Agriculture (1 dwelling unit per 5 acres) land use designations and is approximately 50.41 acres located at 11500 NW 39<sup>th</sup> Avenue on Tax Parcel Numbers 04193-004-001 and 04193-004-010.

**This applicant has requested deferred of this application to the September 18, 2013 Planning Commission meeting.**

2. **ZOM-10-13 (Planned Development Amendment)**

A request by Clay Sweger of Eng, Denman and Associates, Inc., agent, for David W. Smith, owner, to amend a 'PD' (mixed-use planned development) district by decreasing residential density from eight multi-family units to single family residential and permitting uses as found in the 'BR' (Business Retail) district on all non-residential portions of the PD. The parcel has both Commercial and Low-Density Residential (one to four dwelling units per acre) land use designations on approximately three acres located at 13327 West Newberry Road on Parcel Number 04333-002-000.

**The applicant has requested deferral of this application to the September 18, 2013 Planning Commission meeting.**

3. **ZOS-04-13 (Special Use Permit)**

A request by Florida Tower Partners, LLC, agent, for AT&T Mobility Services, LLC, applicant and United Pentecostal Church, owner, for a special use permit to allow construction and operation of a 170 foot monopine personal wireless service facility (cell tower) in an RE-1 (Residential Estate - 1) zoning district with a Low Density Residential (1-4 dwelling units per acre) land use designation. The property is approximately 16.35 acres located at 8105 NW 23<sup>rd</sup> Avenue on Tax Parcel Number 06318-000-000.

**The applicant has requested deferral of this application to the September 18, 2013 Planning Commission meeting.**

IV. **ATTENDANCE REPORT DISTRIBUTED IN PACKETS**

V. **PLANNING COMMISSIONERS' COMMENTS**

*General information: All interested persons are invited to attend and be heard. Hearings are 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 made 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 2<sup>nd</sup> Avenue, 3<sup>rd</sup> Floor, Gainesville, Florida 32601, (352) 374-5249.*