



DEVELOPMENT REVIEW COMMITTEE MEETING

AGENDA: Monday, November 27, 2023

9:00 AM

MEETING INFORMATION:

MEETING LOCATION: All Development Review Committee meetings will be held in the 1st floor conference room at the Renaissance Center located at 435 N. Macomb St. A remote attendance option is also available through the WebEx meeting service. For information about how to view or participate in the meeting please contact Land Use and Environmental Services at (850) 891-7001, Option 4, or contact Zoning@talgov.com.

AMERICANS WITH DISABILITIES ACT: The City of Tallahassee is committed to compliance with the Americans with Disabilities Act (ADA). Special accommodations will be provided upon request. Request for accommodations, with regard to equal access to communications, should be directed to Zoning@talgov.com.

Documentation associated with each agenda item, as well as more information on other meetings and projects, is available on our website at: <https://www.talgov.com/growth/growth-meetagenda>. The interactive map will allow you to access documentation and details associated with each project.

GENERAL MEETING GUIDELINES

This meeting is held to review proposed development projects, including Type B Site Plans, Limited Partitions, Planned Unit Developments, Abandonment Applications, and Preliminary Plats. At this meeting, the Committee members make a decision to approve, conditionally approved, or deny the projects proposed.

Always be aware of whether your microphone is on or not, and what noise may be going on in the background. We recommend that you keep your microphone muted unless you are speaking.

For more information on projects presented at the Development Review Committee (DRC) meeting please visit <https://www.talgov.com/growth/growth-apps-landuse>

PUBLIC PARTICIPATION

By request, any members of the public present at the meeting (virtually or in-person) will have an opportunity to speak on a specific project, however no formal testimony is received during this meeting. The public comment is received after the presentation for each project, prior to the Committee's decision. Each speaker will be limited to three minutes.

Members of the public can also submit written comments to be considered to Zoning@talgov.com or directly to the project coordinator listed on the agenda.

For more information on public participation and ways to become more involved please visit: <https://www.talgov.com/growth/growth-comm-meetings>.

OLD BUSINESS

TSD230019 - 3108 W. Tennessee St

AGENT: Patrick Russell, (904) 540-4622

PROJECT LOCATION: 3108 W TENNESSEE ST (TAX ID# 2129200400000)

ZOING DISTRICT: CP (Commercial Parkway)

ACRES: 3.57 acres

PROJECT DESCRIPTION: The proposed project is to subdivide the existing 3.58-acre parcel into two parcels.

PROJECT COORDINATOR: Tyler Maldonado, Senior Planner, Tyler.Maldonado@Talgov.com

This item was continued from the November 13, 2023 DRC meeting.

NEW BUSINESS

TDR230011 - Leon County Tax Collector Parking Expansion

AGENT: Poole Engineering & Surveying, Brandon Poole, (850) 386-5117

PROJECT LOCATION: 3477 S MONROE ST (TAX ID# 4113200090000, 4113200190001, & 4113200300000)

ZOING DISTRICT: C-2 (General Commercial) and is located within the Multi-Modal Transportation District (MMTD)

ACRES: 1.86 acres

PROJECT DESCRIPTION: The proposed stand-alone deviation is to allow parking in the first layer from S. Monroe Street and Tram Road.

PROJECT COORDINATOR: Kate Daniel, Principal Planner, Kate.Daniel@talgov.com

TDR230012 - Leon County Tax Collector Parking Expansion

AGENT: Poole Engineering & Surveying, Brandon Poole, (850) 386-5117

PROJECT LOCATION: 3477 S MONROE ST (TAX ID# 4113200090000, 4113200190001, & 4113200300000)

ZOING DISTRICT: C-2 (General Commercial) and is located within the Multi-Modal Transportation District (MMTD)

ACRES: 1.86 acres

PROJECT DESCRIPTION: The proposed stand-alone deviation is to increase the side-corner setback from 20 feet maximum to 117 feet.

PROJECT COORDINATOR: Kate Daniel, Principal Planner, Kate.Daniel@talgov.com

TSD230023 - 1925 Fannie Dr Unit 1 & 2 - Townhouse

AGENT: Matthew Barker, (850) 567-8488

PROJECT LOCATION: 1925 FANNIE DR, APT 1 (TAX ID# 212174 0001, 2121740000010, & 2121740000020)

ZOING DISTRICT: R-3 (Single Detached, Attached and Two Family Residential)

ACRES: 0.26 acres

PROJECT DESCRIPTION: The proposed project is the alteration of previously established condominium into two lots through the limited partition process.

PROJECT COORDINATOR: Joel Allbritton, Senior Planner, Joel.Allbritton@talgov.com

TSD230024 - Professional Park Connection

AGENT: Poole Engineering & Surveying, Jack Trafton, (850) 386-5117

PROJECT LOCATION: 1889 PROFESSIONAL PARK CIR (TAX ID# 1121300000020, 112140 0001)

ZOING DISTRICT: CM (Medical Arts Commercial)

ACRES: 2.18 acres

PROJECT DESCRIPTION: The proposed project is to subdivide an existing 2.18-acre parcel into two parcels.

PROJECT COORDINATOR: Tyler Maldonado, Senior Planner, Tyler.Maldonado@talgov.com

TSD230025 - Roberts Storage Subdivision

AGENT: Poole Engineering & Surveying, Cheryl Poole, (850) 386-5117

PROJECT LOCATION: 3320 GARBER DR (TAX ID# 2120204220000)

ZONING DISTRICT: M-1 (Light Industrial)

ACRES: 30.75 acres

PROJECT DESCRIPTION: The proposed project is to subdivide the existing 30.75-acre parcel into two parcels.

PROJECT COORDINATOR: Lance Jacobson, Senior Planner, Lance.Jacobson@talgov.com