



Chair Sandy Burgess
Vice Chair Virginia Johns
Member Danielle J. Judd
Member William "Bill" Menadier
Member Susan Sloan
School Board Member Tina Certain

City Manager Mike DaRoza
City Attorney Marian Rush

The Planning and Zoning Board will conduct a
Regular Planning and Zoning Board Meeting
At 6:00 PM

to address the item(s) below.

Meeting Date: March 11, 2025

Meeting Location: James A. Lewis City Commission Chambers
15100 NW 142 Terrace
Alachua, FL 32615

Planning and Zoning Board Meeting

Notice given pursuant to Section 286.0105, Florida Statutes. In order to appeal any decision made at this meeting, you will need a verbatim record of the proceedings. It will be your responsibility to ensure such a record is made.

CALL TO ORDER

INVOCATION

PLEDGE TO THE FLAG

APPROVAL OF THE AGENDA

I. OLD BUSINESS

II. NEW BUSINESS

A) APPROVE MEETING MINUTES- FEBRUARY 11, 2025

B) PSSC24-0001 - WESTSIDE COMMONS SMALL SCALE COMPREHENSIVE PLAN AMENDMENT - A REQUEST BY ALAKAI ACQUISITIONS LLC, APPLICANT AND AGENT FOR BROWNING FAMILY REVOCABLE TRUST AND SANTA FE HILLS CHURCH OF CHRIST, INC., PROPERTY OWNERS, FOR CONSIDERATION OF AN AMENDMENT TO THE CITY OF ALACHUA FUTURE LAND USE MAP (FLUM).

THE PROPOSED AMENDMENT WOULD CHANGE THE FUTURE LAND USE DESIGNATION OF A ± 5.07-ACRE SUBJECT PROPERTY FROM AGRICULTURE AND AGRICULTURE (COUNTY) TO COMMERCIAL. THE SUBJECT PROPERTY IS LOCATED AT 16313 NW US HIGHWAY 441; ALACHUA COUNTY TAX PARCELS 03044-001-002 AND 03044-002-000. EXISTING FLU: AGRICULTURE AND AGRICULTURE (COUNTY); PROPOSED FLU: COMMERCIAL; EXISTING ZONING: AGRICULTURAL (A) AND ADMINISTRATIVE AND PROFESSIONAL (AP)(COUNTY); (LEGISLATIVE HEARING).

- C) PR24-0005 - WESTSIDE COMMONS SITE-SPECIFIC AMENDMENT TO THE OFFICIAL ZONING ATLAS (REZONING) - A REQUEST BY ALAKAI ACQUISITIONS LLC, APPLICANT AND AGENT FOR BROWNING FAMILY REVOCABLE TRUST AND SANTA FE HILLS CHURCH OF CHRIST, INC., PROPERTY OWNERS, FOR CONSIDERATION OF A SITE-SPECIFIC AMENDMENT TO THE OFFICIAL ZONING ATLAS (REZONING). THE PROPOSED AMENDMENT WOULD CHANGE THE ZONING DISTRICT OF A ± 5.07-ACRE SUBJECT PROPERTY FROM AGRICULTURAL (A) AND ADMINISTRATIVE PROFESSIONAL (AP)(COUNTY) TO COMMUNITY COMMERCIAL (CC). THE SUBJECT PROPERTY IS LOCATED AT 16313 NW US HIGHWAY 441; ALACHUA COUNTY TAX PARCELS 03044-001-002 AND 03044-002-000. EXISTING FLU: AGRICULTURE AND AGRICULTURE (COUNTY); PROPOSED FLU: COMMERCIAL; EXISTING ZONING: AGRICULTURAL (A) AND ADMINISTRATIVE AND PROFESSIONAL (AP)(COUNTY); PROPOSED ZONING: COMMUNITY COMMERCIAL (CC); (QUASI-JUDICIAL HEARING).

III. BOARD COMMENTS/DISCUSSION

IV. CITIZENS COMMENTS

ADJOURN