

PUBLIC NOTICE AND AGENDA OF THE GROVELAND DEVELOPMENT REVIEW COMMITTEE MEETING SCHEDULED TO CONVENE AT 2:00 P.M. WEDNESDAY, JUNE 19, 2019 IN THE PURYEAR BUILDING AT 243 SOUTH LAKE AVENUE, GROVELAND, FL 34736

VOTING MEMBERS

CHAIR	TIMOTHY MASLOW	timothy.maslow@groveland-fl.gov
PUBLIC SERVICES	STEVE GUBA	steve.guba@groveland-fl.gov
BUILDING	JEFF GERLING	jeff@alpha-florida.com
FIRE	CAPTAIN STEVE SMITH	steve.smith@groveland-fl.gov
POLICE	COMMANDER RONALD CURTIS	ronald.curtis@groveland-fl.gov
RECREATION	MIKE WALKER	mike.walker@groveland-fl.gov

NON-VOTING MEMBERS

PLANNER I	DEWAYNE JONES	dewayne.jones@groveland-fl.gov
SENIOR PLANNER	T.J. FISH	tjfish@groveland-fl.gov
*BUILD SERV. MAN.	TERRY ECKERT	terry.eckert@groveland-fl.gov
CODE ENF. OFFICER	BERNICE CHRISTIAN	bernice.christian@groveland-fl.gov
WATER CON. SPEC.	TRUDY LOVEJOY	trudy.lovejoy@groveland-fl.gov
CRA DIRECTOR	DAN MURPHY	dan.murphy@groveland-fl.gov
RECORDING SECRETARY	CIARA BENDER	ciara.bender@groveland-fl.gov
CITY ATTORNEY	ANITA GERACI-CARVER, ESQ.	anita@agclaw.net
PROJECT ENGINEERS		

* Voting member in the absence of Building Official, Jeff Gerling.

Please note: Most written communication to or from government officials regarding government business are public records available to the public and media upon request. Your e-mail communications may therefore be subject to public disclosure.

PLEDGE OF ALLEGIANCE

PLEDGE OF CONDUCT

- We may disagree, but we will be respectful of one another.
- We will direct all comments to issues.
- We will avoid personal attacks.
- Audience members wishing to speak must be recognized by the Chair.
- Speaking without being recognized will be considered "Out of Order."

AGENDA

CALL TO ORDER

ROLL CALL

1. **Minutes from March 19, April 16, April 25, & May 21, 2019 DRC Meeting**

2. **Recommendation on Application for Project Infinity (Kroger) Site Plan**
Application # 2019-23

ACTION

A request for site plan approval of property owned by TopValco Inc., generally located on the north side of American Way and west of O'Brien Road. The project consists of 113.23 +/- acres for the future development of a Kroger/Ocado Distribution Center. The subject property has a future land use designation of Industrial and a zoning designation of PUD (Planned Unit Development).

3. **Recommendation on Application for Arborwood Preliminary Plat**
Application # 2019-09

ACTION

A request for final plat approval of property owned by Orlando TDH Investments LLC, generally located west of Wilson Lake Parkway and south of West Libby Road. The project proposes 187 single family residential lots on 79 +/- acres. The subject properties have a future land use designation of Single Family Medium Density and a zoning designation of PUD (Planned Unit Development).

4. **Recommendation on Application for Captive Aire Systems Site Plan**
Application # 2019-26

ACTION

A request for site plan approval of property owned by Chalks Groveland LLC, generally located on the north side of Independence Boulevard in the Ford Commerce Park. The project consists of 11.92 +/- acres for the future development of a 36,000 sq. ft. industrial use building expansion on the north side of the property. The property also has an existing 87,000 sq. ft. building to the south of the property. The subject property has a future land use designation of Industrial and a zoning designation of M-1 Industrial.

5. **Recommendation on Application for Wilson Estates Final Plat**
Application # 2019-21

ACTION

A request for final plat approval of property owned by KB Home Orlando, LLC, generally located west of Wilson Lake Parkway and south of Libby No. 3 Road. The project consists of 87 single family residential lots on 29.56 +/- acres. The subject property has a future land use designation of Mixed Use and a zoning designation of PUD (Planned Unit Development).

6. **Recommendation on Application for Libby Landing Site Plan**

Application # 2019-25

DISCUSSION ONLY

A request for site plan approval of property owned by Libby Landing LLC, generally located on south side of Libby No. 3 road, east of Wilson Lake Parkway. The project consists of 6.38 +/- acres for the future development of a 95,000 sq. ft. climate controlled storage building and a boat and RV storage yard which will be constructed in 2 phases. The subject property has a future land use designation of Commercial and a zoning designation of PUD (Planned Unit Development).

7. **Recommendation on Application for Campos Cars Site Plan**

Application # 2019-19

DISCUSSION ONLY

A request for site plan approval of property owned by Campos Cars LLC, generally located on the south side of W. Broad Street, west of Villa City Road. The project consists of 1.93 +/- acres for the future development of an automotive dealership with a proposed 1,848 sq. ft. manufactured mobile office building on site. The subject property has a future land use designation of Commercial and a zoning designation of C-1 Commercial-Highway District.

8. **Recommendation on Application for The Cape at Cherry Lake Construction Plans**

Application # 2018-02

DISCUSSION ONLY

A request for construction plan approval of property owned by Cherry Lake Farms as Trustee under Agreement CLFTA1, generally located on the south side of Cherry Lake Road, west of Wilson Lake Parkway. The project consists of 19.70 +/- acres for the future development 44 single family residential lots. The subject property has a future land use designation of Single Family Medium Density and a zoning designation of R-2 Low Density Residential District.

9. **Recommendation on Application for The Vista at Cherry Lake Construction Plans**

Application # 2018-01

DISCUSSION ONLY

A request for construction plan approval of property owned by Cherry Lake Farms as Trustee under Agreement CLFTA1, generally located on the south side of Cherry Lake Road, west of Wilson Lake Parkway. The project consists of 23.25 +/- acres for the future development 48 single family residential lots. The subject property has a future land use designation of Single Family Medium Density and a zoning designation of R-2 Low Density Residential District.

10. **Discussion: Blue Spring Reserve Townhomes**

A discussion on Blue Spring Reserves Townhomes, located on the east side of SR19, north of US HWY 27. The subject property has a future land use designation of Mixed Use and a zoning designation of PUD (Planned Unit Development). After being in hibernation for over a decade, developers are interested in completing the undeveloped portion along SR19 that's designated for commercial and townhome residential use.

11. **Discussion: DRC Procedures**

PUBLIC COMMENT

ADJOURNMENT

If your address is exempt from public record you are not required to state it. In addition, do not give out your Social Security Number, phone number, email address or any other information you do not want others to have access to as the meetings are recorded and those recordings are considered public record.

Pursuant to the provisions of Chap. 286, F.S., Sec. 286.0105, if a person decides to appeal any decision made by this body with respect to any matter considered at this meeting, he or she will need a record of the proceedings, and that for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record may include the testimony and evidence upon which the appeal is to be based and is advised to make such arrangements at his or her own expense.

**In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statute, persons with disabilities needing special accommodation to participate in this meeting should contact the City Clerk's Office no later than 5:00 p.m. the day before the meeting.*