

V. CONSENT ITEMS:

Are there any Consent Items: None

VI. REGULAR ITEMS:

Business Item:	<u>New Business</u>	Petition Description	Craig Hedgecock, agent for Saul Silber, owner. Intermediate development plan review to allow for the construction of two apartment buildings containing 12 residential units. Zoned RMF-8 (8-30 units/acre multiple-family residential district). Located at 3500 Block of SW 30th Terrace.
Petition Number:	Petition DB-15-152 SPA		
Petition Presentation	<p>Ms. Massey presented the petition on behalf of staff; she discussed surrounding developments, explained details of the petition and recommended approval with conditions.</p> <p>Mr. Craig Hedgecock addressed the board on behalf of the applicant. There was discussion about the request to waive the sidewalk requirement along SW 30th Terrace.</p>		
Motion Maker:	<u>Dr. Barbara VanderMeer</u>	<i>PET</i> Motion2nder	<u>Mr. Dejeon L. Cain</u>
Motion Action	<u>Approved with Conditions</u>	Motion Details:	Approve Petition DB-15-152 SPA subject to the conditions in Appendix C of the staff report and with the applicant's request for board modification to Sec. 30-338 (6) of the Land Development Code regarding sidewalks within the SW 30th Terrace right-of-way.
Motion Decision	<u>Yes</u>	Vote For:	<u>5</u> Vote Against: <u>0</u>
Business Item:	<u>New Business</u>	Petition Description	CHW, Inc. agent for Albert G. Fosmoe and Carmen S. Fosmoe, et el., owners. Major development plan review to allow construction of a multi-family residential development. Zoned Urban mixed-use district 1 (UMU-1). Located at 1115 SW 13th Street.
Petition Number:	Petition DB-16-146 SPL		
Petition Presentation	<p>Mr. Calderon presented the petition on behalf of staff. He identified the key issues related to the proposed development. He discussed the requested waivers and the relationship of the development to surrounding developments, infrastructure and environmental features.</p> <p>Mr. Dedenbach addressed the board on behalf of the applicant. He discussed details of the proposed development and the basis for the requested waivers. He asked for approval of the petition. The board stated its concerns about the need for waivers while the development contains a significant amount of open space. The board also expressed concerns about the mass of the building and the lack of openings along SW 13th Street.</p> <p>Mr. Travis from CHW addressed the board and explained the engineering elements of the site.</p> <p>The board asked about bicycle and scooter parking.</p> <p>Mr. Hilliard addressed the board about the build-to line relative to residential areas.</p> <p>The board continued deliberation about the various aspects of the proposed development.</p> <p>One board member asked about the creek setback and the need to provide additional information at the next presentation.</p> <p>The board discussed the option of continuing the petition to allow for a more comprehensive address for the concerns raised.</p>		

Motion Maker:	<u>Mr. Dejeon L. Cain</u>	PETMotion2nder	<u>Mr. Ewen Thomson</u>
Motion Action	<u>Continued</u>	Motion Details:	Continue the petition.
Motion Decision	<u>Yes</u>	Vote For:	<u>5</u> Vote Against: <u>0</u>

Business Item:	<u>New Business</u>	Petition Description	Election of a Chair, Vice Chair and Secretary
Petition Number:	Election of Officers		
Petition Presentation	Mr. Dejeon Cain nominated Mr. Jeffrey Knee as Chair, Ms. Debra Neill-Mareci as Vice Chair and Dr. Barbara VanderMeer as Secretary.		
Motion Maker:	<u>Mr. Dejeon L. Cain</u>	PETMotion2nder	<u>Mr. Ewen Thomson</u>
Motion Action	<u>Approved</u>	Motion Details:	Approve the slate of officers
Motion Decision	<u>Yes</u>	Vote For:	<u>5</u> Vote Against: <u>0</u>

VII. DISCUSSION ITEMS:

ITEM	DESCRIPTION	NOTES

VIII. Board Member Comments:

Are there any Board Member Comments?

Board Member:	<u>Mr. Dejeon L. Cain</u>	Topic:	Thanked the Chair
Comments:	He applauded the outgoing chair, Ms. Debra Neill-Mareci for the work done; he also congratulated the Vice Chair on becoming the Chair.		
Is there an associated action needing a vote?	<input type="checkbox"/>		

IX. ADJOUTNMENT:

Motion to Adjourn:	<u>Dr. Barbara VanderMeer</u>	Second to Adjourn:	<u>Mr. Jeffrey D. Knee</u>
Vote For:	<u>5</u>	Vote Against	<u>0</u>
Time Adjourned :	<u>12/27/2016</u>	<u>8:35:00 PM</u>	

X. SIGNATURES:

Secretary, Development Review Board:

Date of Signature

**Staff Liaison, Development Review
Board:
Lawrence D. Calderon, Lead Planner**

Date of Signature