

## TYPE A & PRE-SUBMITTAL MEETING

### AGENDA

Thursday, January 21, 2021

### REVISION 1

Until further notice, all Type A and Pre-Submittal meetings will be held remotely through the WebEx meeting service. For information about how to view or participate in the meeting, to request a special accommodation, or to provide public comment please contact Land Use and Environmental Services at (850) 891-7001, Option 4, or contact [Zoning@Talgov.com](mailto:Zoning@Talgov.com).

### OLD BUSINESS

#### Type A Site Plan

**Par Storage Timberlane** (TSP200051) is located on 3.25 acres at 1391 Timberlane Road. The proposed project is the demolition of the existing structures on the site and the construction of a 5-story, 98,800 square foot self-storage building with associated parking. If the Site Plan is approved, it will include the rescinding of two Limited Use Site Plans associated with this property, LUSP 87-Z-53 and LUSP 87-Z-54 and a minor modification to the Par Storage PUD to reduce the setback from Martin Hurst from 25 feet to 20 feet, and to reduce the rear setback from 20 feet to 10 feet. The property is zoned AC (Activity Center) and is currently under consideration for a rezoning to PUD (Planned Unit Development). *This item was continued from the December 17, 2020 and January 14, 2021 meetings.*

PROJECT COORDINATOR: Kate Daniel, Senior Planner, [Kate.Daniel@Talgov.com](mailto:Kate.Daniel@Talgov.com)

TAX ID#: 11-08-51-004-0410; 11-08-51-004-0420; 11-08-51-003-0300

APPLICANT: Moore Bass Consulting, A. Richard Darabi, (850) 222-5678

TIME: 8:30 A.M.

### NEW BUSINESS

#### Type A Site Plan

**Tennessee Street CCSS** (TSP210003) is located on 3.51 acres at 1828 West Tennessee Street. The proposed project is the demolition of two existing structures on the site and the construction of a 3-story, 118,323 square foot self-storage building with associated vehicular use area. The property is zoned CP (Commercial Parkway) and is located within Multi-Modal Transportation District (MMTD).

PROJECT COORDINATOR: Lance Jacobson, Senior Planner, [Lance.Jacobson@talgov.com](mailto:Lance.Jacobson@talgov.com)

TAX ID#: 21-27-20-0422-0000; 21-27-20-0423-0000; 21-27-35- C-0050; 21-27-35- C-0060;  
21-27-35- C-0070; 21-27-35- C-0080

APPLICANT: Moore Bass Consulting, Ben Hood, (850) 222-5678

TIME: 9:15 A.M.

#### Presubmittal

**Tallahassee, FL Temple** (TPA210006) is located on 4.97 acres at 2440 Papillion Way. The proposed project is to construct a 30,473 square foot religious facility and ancillary bookstore with associated vehicular use area. The property is zoned LP (Lake Protection).

PROJECT COORDINATOR: Lance Jacobson, Senior Planner, [lance.jacobson@talgov.com](mailto:lance.jacobson@talgov.com)

TAX ID#: 11-04-20-202-0000

APPLICANT: Halff Associates, Shane Watson, (850) 848-9402  
TIME: 10:00 A.M.

**Popeyes South Monroe** (TPA210009) is located on 1.03 acres at 2785 S Monroe St. The proposed project will be a demolition of the existing structure and construction of Popeyes Louisiana Kitchen Restaurant with a drive-thru. The property is zoned CU-45 (Central Urban-45) and is located within the Multi-Modal Transportation District (MMTD).

PROJECT COORDINATOR: Lance Jacobson, Senior Planner, [lance.jacobson@talgov.com](mailto:lance.jacobson@talgov.com)  
TAX ID#: 41-12-30- D-0011; 41-12-30- D-0050; 41-12-30- D-0051; 41-12-30- D-0052  
APPLICANT: Southeastern Retail Development, LLC, Keigan Stacho (850) 660-1917  
TIME: 10:45 P.M.

**Southwood** (TPA210001) is located on 8.31 acres at 2210 Orange Ave E. The proposed project is the construction of an apartment complex consisting of 156 units located in 26 buildings that will be 3 to 4 stories with associated vehicular use area. The property is zoned MR-1 (Medium Density Residential).

PROJECT COORDINATOR: Elise Fisher, Senior Planner, [elise.fisher@talgov.com](mailto:elise.fisher@talgov.com)  
TAX ID#: 31-09-20-643-0020  
APPLICANT: The Richman Group of Florida, Inc, Frank Cubas (561) 832-1114  
TIME: 11:30 A.M.

**Luke White Development** (TPA210007) is located on 0.31 acres at 217 W. 2<sup>nd</sup> Ave. The proposed project is to subdivide the existing lot to create 3 lots in order to construct 2 new townhomes and keep the existing home. The property is zoned CU-45 (Central Urban-45) and is located within the Multi-Modal Transportation District (MMTD).

PROJECT COORDINATOR: Kate Daniel, Senior Planner, [kate.daniel@talgov.com](mailto:kate.daniel@talgov.com)  
TAX ID#: 21-25-45-000-0360  
APPLICANT: Paul Davidson (850) 228-2138  
TIME: 1:30 P.M.

**Canopy-Unit 6W Limited Partition** (TPA210010) is located on 127 acres in the western portion of the Unit 6 project north of Welaunee Blvd, south of proposed Dempsey Mayo Road, and east of Education Way. The proposed project is to create a new 14-acre parcel for the construction of an apartment style complex consisting of 200-300 units. The property is zoned PUD (Canopy PUD).

PROJECT COORDINATOR: Kim Cole Sweazy, Senior Planner, [kim.cole-sweazy@talgov.com](mailto:kim.cole-sweazy@talgov.com)  
TAX ID#: 11-15-20-405-0000  
APPLICANT: GPI, Timothy Stackhouse (850) 297-1948  
TIME: 2:15 P.M.

**Canopy-Unit 9W Limited Partition** (TPA210011) is located on 127 acres in the western portion of the Unit 9 project north of Crestline Road, and west of Dempsey Mayo Road. The proposed project is to create a new 8.53-acre parcel for the construction of a 52-unit townhome community. The property is zoned PUD (Canopy PUD).

PROJECT COORDINATOR: Kim Cole Sweazy, Senior Planner, [kim.cole-sweazy@talgov.com](mailto:kim.cole-sweazy@talgov.com)  
TAX ID#: 11-15-20-405-0000  
APPLICANT: GPI, Timothy Stackhouse (850) 297-1948  
TIME: 3:00 P.M.

**CONTINUED**

**Presubmittal**

**Trails Auto Sales** (TPA210008) is located on 1.12 acres at 4656 Woodville Highway. The proposed project is the construction of a 2200 sq ft automotive dealership with associated display and vehicular use area. The property is zoned CP (Commercial Parkway). *This item has been moved to the January 28<sup>th</sup>, 2021 Type A & Presubmittal Meeting.*

PROJECT COORDINATOR: Kate Daniel, Senior Planner, [kate.daniel@talgov.com](mailto:kate.daniel@talgov.com)

TAX ID#: 31-30-01-000-0020

APPLICANT: Construction Permitting Solutions, Candace Ryan (850) 879-0798