

## TYPE A & PRE-SUBMITTAL MEETING

### AGENDA

Thursday, January 28, 2021

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).

#### Type A

**Prospect Row 2 Minor Modification** (TSP210004) is located on 2.28 acres at 1218 Stearns St. The proposed project is for demolition of the existing structure to construct a multi-family structure consisting of six (6) units with associated parking and pedestrian improvements. This application is to modify the conditionally approved site plan (TSP200036) to separate the project into two phases, with Phase I being the construction of the residential units and Phase II being the construction of associated parking. Other project modifications include revising the sidewalk connection to the Stearns Street right-of-way and a relocation of the bike parking facilities. The property is zoned UT (University Transition) and is located within the MMTD (Multi-Modal Transportation District) and the Frenchtown/Southside Community Redevelopment Area.

PROJECT COORDINATOR: Elise Fisher, Senior Planner, [Elise.Fisher@Talgov.com](mailto:Elise.Fisher@Talgov.com)  
TAX ID#: 41-02-20-049-0000, 41-02-20-061-0000, 41-02-20-047-0000, 41-02-20-046-0000,  
41-02-20-048-0000, 41-02-20-951-0001  
APPLICANT: Moore Bass Consulting, A. Richard Darabi, (850) 222-5678  
TIME: 8:30 A.M.

#### Presubmittal

**Trails Auto Sales** (TPA210008) is located on 1.12 acres at 4656 Woodville Highway. The proposed project is the construction of a 2,200 square foot automotive dealership with associated display and vehicular use area. The property is zoned CP (Commercial Parkway). *This item was continued from the January 21, 2021 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  
TIME: 9:15 A.M.

**Creative Minds School of Arts** (TPA210012) is located on 14.39 acres at 2344 Lake Bradford Road. The proposed project is the rezoning of the parcel to R-3 (Single & Two-Family Residential) which would provide for the existing 19,930 sf facilities to be used as a Kindergarten – 8<sup>th</sup> grade private school with an enrollment of 60-70 students. The property is currently zoned C-2 (General Commercial).

PROJECT COORDINATOR: Kate Daniel, Senior Planner, [Kate.Daniel@Talgov.com](mailto:Kate.Daniel@Talgov.com)  
TAX ID#: 41-11-20-256-0000  
APPLICANT: Blackhawk Engineering, Michael Kane (850) 224-4295  
TIME: 10:00 A.M.

**Aspen Dental** (TPA210016) is located on .65 acres at 3434 Thomasville Road. The proposed project is the demolition of the existing gas station in order to construct a 3,750 square foot dental office facility. The property is zoned AC (Activity Center).

PROJECT COORDINATOR: Kim Cole Sweazy, Senior Planner, [Kim.Cole-Sweazy@Talgov.com](mailto:Kim.Cole-Sweazy@Talgov.com)  
TAX ID#: 11-08-51-007-0700  
APPLICANT: Southeastern Consulting Services, Eddie Bass (850) 544-6771  
TIME: 10:45 A.M.

**Varsity Plaza Redevelopment Phase 2** (TPA210014) is located on 6.02 acres at 1861 W. Tennessee Street. The proposed project is the construction a 12,315 square foot retail shop and a 3,224 square foot restaurant with a drive-through. The property is zoned CP (Commercial Parkway) and is located within the MMTD (Multi-Model Transportation District).

PROJECT COORDINATOR: Lance Jacobson, Senior Planner, [Lance.Jacobson@Talgov.com](mailto:Lance.Jacobson@Talgov.com)  
TAX ID#: 21-34-81-000-2170; 21-34-81-000-2200; 21-34-81-000-2270  
APPLICANT: Clifford Lamb & Associates Consulting Engineers, Matt Dana (850) 385-2800  
TIME: 1:30 P.M.

**3100 Apalachee Parkway** (TPA210018) is located on 3.8 acres at 3100 Apalachee Parkway. The proposed project is the change of use in order to convert the existing motel into a multi-family housing development. The property is zoned CP (Commercial Parkway) and is located within the MMTD (Multi-Model Transportation District).

PROJECT COORDINATOR: Kim Cole Sweazy, Senior Planner, [Kim.Cole-Sweazy@Talgov.com](mailto:Kim.Cole-Sweazy@Talgov.com)  
TAX ID#: 31-03-20-206-0000  
APPLICANT: Moore Bass Consulting, Tom O'Steen (850) 222-5678  
TIME: 2:15 P.M.

**Old Bainbridge Road Farm Stores & Commercial Building** (TPA210019) is located on 1.09 acres at northeast corner of the intersection of W Tharpe St. and Old Bainbridge Road. The proposed project is the construction of a 720 square foot Farm Stores retail building & a 1,500 square foot retail commercial building. The property is zoned C-2 (General Commercial).

PROJECT COORDINATOR: Kim Cole Sweazy, Senior Planner, [Kim.Cole-Sweazy@Talgov.com](mailto:Kim.Cole-Sweazy@Talgov.com)  
TAX ID#: 21-23-23-000-0001; 21-23-23-000-1000; 21-23-23-000-1010;  
21-23-23-000-1020; 21-23-23-000-1030  
APPLICANT: Urban Catalyst Consultants, Berkley Lewis, (850) 999-4241  
TIME: 3:00 P.M.