

City of Palmetto
Development Review Committee
Meeting Minutes
May 28, 2008

PRESENT

Bob Schmitt, City Planner
Frank Woodard, Deputy Director Engineering
Dick Clarke, ZNS Engineering
Matt Bloome, Stormwater Manager
Ken Hawkins, Planner 1
Commissioner Eric Ball, City of Palmetto Commissioner
Linda Butler, Planning Tech.

Meeting started at 9:00 am

ORDER OF BUSINESS:

1. Discussion/Distribution of Plan:
 - a. Request for TC/O Schott mini-Storage (05-437)
 - Received letter regarding request for TC/O
 - Occupancy is still an issue
 - A designated use has not been identified
 - Proper submittal of paperwork was not submitted

2. Comments Due
 - a. Pullen Estates GDP (04-431)
 - Need to send DRC comments to Brian Cale
 - This project is not a rush project, not high priority at this time
 - A new map has been requested
 - Garbage pick-up
 - Sewer issues; direction of flow, need details on tie-in and who will be responsible for drainage ditch, lift station upgrade
 - Are the Amenities Center public buildings? And will the floor area ratio be required in the plans?
 - There are no parking shown for the amenity building
 - Need to know how many units in each building

3. Pre-application Meetings:

None

4. Plan Sign Off Review

None

5. Team Inspection

None

6. New Business

None

7. Old Business

a. Sanctuary Cove Final Plat (05-443F)

- Need Jim's comments
- Need to keep detailed documentation of project's progress

b. Sanctuary Cove Community Center (Const. Plans 1st Submittal) (08-580)

- Same as above (a)

c. Sanctuary Cove Sales Center (Construction Plans 1st Submittal) (08-581)

- Same as above (a)

d. McDonald's Sign (CU 0802)

- Will go before P&Z June 9th and City Commission on June 16th
- Follow ordinance guideline, however it was not followed before
- Need to be consistent with other surrounding establishments

- e. C&D Migrant Housing (Const. Plans 1st Submittal) (08-579)
 - Contingent upon receiving the Conditional Use permit, which go before P&Z on July 14th, 2008
 - Need DRC comments on plans, due June 11, 2008
 - Review parking, need parking designation, provide fire lane, possible stripping to maintain drive width
 - Units needs to be identified
 - Dumpster location not an issue
 - Existing sewer-tie in

- f. Palmetto Town Center FSP (07-574)
 - Drive isle evaluated
 - Need development agreement
 - Need e-mail from Roger and a resolution from NRFD

- g. MCAT Transit Station (06-499)
 - Ralf Heseler, MCAT presented the changes of the transit station proposed plans to City Commission, changes were approved.
 - Need to verify if the water and sewer issues have been resolved
 - Plans cannot be signed off until all issues are resolved

- h. Riviera Walk East Final Plat (04-386F) 4/1/08
 - There is the possibility of the property being sold
 - Ken will follow-up with Jennifer regarding punch list, also send DRC meeting comments, if no response in 2 weeks, after June 11th the application will be consider abandoned.

- i. Spacebox @ Palmetto (05-434)
 - Ken will prepare comments for response to Scott

8. Adjourned: 10:30 a.m.

Palmetto Development Review Committee Meeting

SIGN-IN SHEET

5-28-08

STAFF

Name	Present	Name	Present
Chris Lukowiak		Bob Schmitt	RA
Frank Woodard	<i>[Signature]</i>	Van Brown	
Dick Clarke	RFC	Darrell Riker	
Duane Kinn		Sgt. Scott Tyler	
Roger Titus		Matt Bloome	<i>[Signature]</i>
Geoff Seger		Ken Hawkins	KH

OTHERS PRESENT

Name	Address		Affiliation
<i>Eric Baxu</i>	<i>2th Ave Palmetto</i>		<i>Palmetto Commission</i>
Telephone	Fax	Cellular	Email
Name	Address		Affiliation
Telephone	Fax	Cellular	Email
Name	Address		Affiliation
Telephone	Fax	Cellular	Email
Name	Address		Affiliation
Telephone	Fax	Cellular	Email
Name	Address		Affiliation
Telephone	Fax	Cellular	Email
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