

8/4/97

4:00 p.m. Items PCA-86-W-001-7 - FL PROMENADE, L.P.
FDPA-86-W-001-5 - FL PROMENADE, L.P.
PCA-86-P-089-4 - FL PROMENADE, L.P.
FDPA-86-P-089 - FL PROMENADE, L.P.
Sully District

On Wednesday, July 30, 1997, the Planning Commission voted unanimously (Commissioner Harsel not present for the votes; Commissioners Downer and Hunter absent from the meeting) to recommend to the Board of Supervisors the following actions pertinent to the subject applications:

- 1) approval of PCA-86-W-001-7, subject to the execution of proffers consistent with those dated July 11, 1997;
- 2) approval of FDPA-86-W-001-5, subject to the revised proposed development conditions dated July 24, 1997;
- 3) approval of PCA-86-P-089-4, subject to the execution of proffers consistent with those dated July 11, 1997;
- 4) approval of FDPA-86-P-089, subject to the revised proposed development conditions dated July 24, 1997;
- 5) waiver of the barrier requirement along the southern boundary line;
- 6) modification of the transitional screening and waiver of the barrier requirements along the northern boundary line of the subject site.

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Verbatim Excerpts

PCA-86-P-089-4 & FDPA 86-P-089
PCA-86-W-001-7 & FDPA 86-W-001-5

After Close of the Public Hearing

Chairman Murphy: The public hearing is closed; recognize Commissioner Koch.

Commissioner Koch: Thank you, Mr. Chairman. The four applications, two PCAs and two FDPAs are linked through a common conceptual and final development plan in a single set of proffers. The approval of the application would result in a redesign of the approved stormwater management wet pond and to a two-phase stormwater management dry pond system. The redesign will affect the configuration of the approved hotel and office development on the subject property, however, no changes are proposed to the approved FAR of .43 or open space of 40 percent or building heights of 120 feet. The proposals are in harmony with the Comprehensive Plan and in conformance with the applicable Zoning Ordinances and also has the favorable recommendation of staff. Mr. Chairman, I MOVE THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS THAT APPLICATION PCA-86-W-001-7 BE APPROVED, SUBJECT TO THE EXECUTION OF PROFFERS DATED JULY 11TH, 1997, AND FDPA-86-W-001-5 BE APPROVED, SUBJECT TO THE PROPOSED DEVELOPMENT CONDITIONS REVISED JULY 24TH, 1997.

Commissioner Byers: Second.

Chairman Murphy: Seconded by Mr. Byers. Is there a discussion of the motion? All those in favor of the motion to recommend to the Board of Supervisors that it approve PCA-86-W-001-7 and that the Planning Commission approve FDPA-86-W-001-5, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed? Motion carries. Mr. Koch.

Commissioner Koch: I also MOVE THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS THAT APPLICATION PCA-86-P-089-4 BE APPROVED, SUBJECT TO THE EXECUTION OF PROFFERS DATED JULY 11TH, 1997 AND FDPA-86-P-089 BE APPROVED, SUBJECT TO THE PROPOSED DEVELOPMENT CONDITIONS REVISED JULY 24TH, 1997.

Commissioner Byers: Second.

Chairman Murphy: Seconded by Mr. Byers. Discussion of that motion? All those in favor of the motion to recommend to the Board of Supervisors that it approve PCA-86-P-089-4 and for the Planning Commission to approve FDPA-86-P-089, say aye.

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PCA-86-P-089-4 & FDPA 86-P-089 - FL PROMENADE, L.P.
PCA-86-W-001-7 & FDPA 86-W-001-5 - FL PROMENADE, L.P.

Commissioners: Aye.

Chairman Murphy: Opposed? Were they mixed up?

Ms. Susan Johnson: For the record, this is an unusual application in that the Board also approves the FDPs for the Government Center, so it will be both of those.

Chairman Murphy: Well then, we'll just amend that to make the recommendation to the Board to approve FDPA-86-W-001-5 and FDPA-86-P-089. All those in favor, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed? Motion carries. Thank you very much.

Commissioner Koch: And I have one more.

Chairman Murphy: Oh, I'm sorry, go ahead.

Chairman Koch: I FURTHER MOVE THAT THE COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS A WAIVER OF THE BARRIER REQUIREMENT ALONG THE SOUTHERN BOUNDARY LINE AND A MODIFICATION TO THE TRANSITIONAL SCREENING AND A WAIVER OF THE BARRIER REQUIREMENTS ALONG THE NORTHERN BOUNDARY LINE.

Commissioner Byers: Second.

Chairman Murphy: Seconded by Mr. Byers. Discussion of the motion? All those in favor of the motion, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed? Motion carries. Thank you very much. Thank you Ms. Johnson.

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(The motions carried unanimously with Commissioner Harsel not present for the votes; Commissioners Downer and Hunter absent from the meeting.)

LBR