



# City of Newberry

## Planning & Zoning Board

Monday, November 04, 2019  
6:00 PM

**Planning & Economic Development Department**  
*In the Little Red School House at 25815 SW 2nd Avenue*  
25440 W Newberry Road, Newberry, FL 32669  
(352) 472-5440

### MINUTES

#### CALL TO ORDER

The meeting was called to order at 6:02 PM.

#### QUORUM CHECK

#### PRESENT

Chair Jessica Baker  
Board Member Bill Conrad  
Board Member Gavin Johnson  
Mayor, Non-voting, Ex Officio Jordan Marlowe

#### ABSENT

Board Member Walt Boyer  
Vice Chair Linda Woodcock

#### APPROVAL OF AGENDA

Motion made by Board Member Conrad, Seconded by Board Member Johnson.  
Voting Yea: Chair Baker, Board Member Conrad, Board Member Johnson

#### PLEDGE OF ALLEGIANCE

#### APPROVAL OF MINUTES

1. October 7, 2019, Planning & Zoning Board Meeting Minutes

Motion to approve the October 7, 2019, Planning & Zoning Board Meeting Minutes was made by Board Member Conrad, Seconded by Board Member Johnson.  
Voting Yea: Chair Baker, Board Member Conrad, Board Member Johnson

#### ANNOUNCEMENTS - None

#### OLD BUSINESS- None

#### NEW BUSINESS

2. Quasi-Judicial Public Hearing: STUP 19-03, an application by End of the Road Events, Inc., dba End of the Road Entertainment, Agent for Pat Post, Owner, for a special permit for a temporary use to allow outdoor concerts, as provided for in "Section 14.10.1. Temporary use permits issued by city commission" of the City of Newberry Land Development Regulations, to be held during a single weekend event, occurring within the February through April 2020 time period, on property approximately 216 acres in size, located adjacent to the Gilchrist County/Alachua County Line on the southeast corner of West Newberry Road and Gilchrist County Road 2085 (SE 90th Avenue, Gilchrist County). The subject property is more specifically identified as Alachua County Tax Parcel Numbers 02515-004-000, 02515-004-001, and 02515-004-002.

Chair Baker read the Quasi-Judicial meeting procedure summary. Chair Baker asked the Board members if they had conducted ex parte communications regarding this application. Jessica Baker and Bill Conrad reported that they each had conversations with staff regarding the application.

Rich Maltby asked anyone thinking of speaking on this Agenda item to stand and be sworn in. He then swore in Bryan S. Thomas, AICP, Director of Planning for the City of Newberry; Wendy V. Kinser, AICP, Principal Planner for the City of Newberry; Jeannene Mironack, Staff Assistant for the City of Newberry, and Greg Hembree, representing End Of The Road Entertainment, Inc. He confirmed that there were no members of the Public intending to speak regarding the application.

Wendy V. Kinser, AICP, Principal Planner for the City of Newberry, presented the staff overview. Discussion ensued.

Greg Hembree spoke representing the applicant. He pointed out that Parcel 02515-004-000 is included in the application and staff report text, but that parcel is not shaded in the graphic. Discussion ensued.

Wendy V. Kinser, AICP, Principal Planner for the City of Newberry, presented the staff report and recommendation for approval of the Application. Discussion ensued.

Chair Baker asked if any member of the public wanted to speak. Maltby swore in Tyrone L. Watson for public comment. Discussion ensued.

Greg Hembree spoke for the applicant. Discussion ensued.

Chair Baker asked if staff had additional comments. There were none. Chair Baker asked if any member of the public wanted to speak. There were none.

Rich Maltby requested that if approved, End of the Road Entertainment add the City as an Additional Insured on the event's General Liability Policy.

Board Member Conrad made Motion to continue to the December 2, 2019 Planning & Zoning Board Meeting, to allow the applicant time to provide additional information requested by the Board. Seconded by Chair Baker.

Voting Yea: Chair Baker, Board Member Conrad, Board Member Johnson

TOPICS FROM MEMBERS FOR DISCUSSION

Newberry High School's Volleyball team competes for the Regional Championship on November 9<sup>th</sup> at Branford.

ADJOURN

The meeting adjourned at 9:03 PM.

**ATTEST:**

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**Jessica Baker, Chair**