

Alachua County Local Planning Agency/ Planning Commission Meeting Minutes:
August 20, 2025

The Alachua County Planning Commission held a public meeting on August 20, 2025, at 6:00 p.m. The meeting was held **in person**.

COMMISSIONERS PRESENT

Kristen Young, Acting Chair
Barry Rutenberg
Samuel Mutch
Jancie Vinson
Gailine McCaslin
Brent Riley
Adrian Hayes-Santos

COMMISSIONERS NOT PRESENT

Sarah Rockwell

STAFF PRESENT:

Chris Dawson, Principal Planner, Development Services, Growth Management
Jerry Brewington, Senior Planner, Development Services, Growth Management
Corbin Hanson, Senior Assistant County Attorney, County Attorney Office
Patricia McAllister, Clerk, Development Services, Growth Management
Mark Brown, Program Manager, Environmental Protection Department

1. Meeting Called to Order:

Meeting called to order by Acting Chair Young at 6:01 p.m.

2. Election of Officers

Nominate and elect a new **Chair**

Commissioner Mutch nominated Barry Rutenberg as Chair. With no other nominations, **motion** was made by Commissioner Mutch to elect Barry Rutenberg as Chair. Motion was **seconded** by Commissioner Vinson. **Action:** Unanimous vote of 7-0 for Barry Rutenberg to be the Chair.

Nominate and elect a new **Vice-Chair**

Commissioner Vinson nominated Kristen Young as Vice-Chair. With no other Nominations, **motion** was made by Commissioner Vinson to elect Kristen Young as Vice-Chair. Motion was **seconded** by Commissioner Mutch. **Action:** Unanimous vote of approval with 7-0 vote for Kristen Young to be Vice-Chair.

Acting Chair Young passed the gavel to Chair Rutenberg. Chair Rutenberg continued the meeting.

3. Welcome **two new Planning Commissioners.** Adrian Hays-Santos and Brent Riley.

4. Approval of Agenda:

Motion was made by *Commissioner Mutch* to **approve** the agenda.

Motion was **seconded** by *Commissioner McCaslin*.

Action: The **agenda** was **approved** with a vote of **7-0**.

5. Attorney Office Polling For Ex-Parte Communication

Corbin Hanson polled the planning commissioners for any ex-parte communications. None disclosed.

6. Clerk Swearing In:

Clerk swore to the staff, the applicants and members of the public that planned to speak at tonight's meeting

7. Quasi-Judicial Item:

7.1 Party statement:

County Attorney Corbin Hanson read statement for affected parties, and he stated there are no party requests for this application.

6.2 Z25-000016 Special Exception (Community Residential Home)

A request by eda consultants, inc. (Clay Sweger, agent) for Adriana Lashawn Filer, owner, for a special exception to permit a community residential home (large) on approximately 3.0 acres with an 'A' (Agriculture) zoning district and a Rural/Agriculture land use designation (one dwelling unit per five acres). The property is located at 15182 North State Road 121 on parcel number 05812-001-001.

Staff Presentation:

Jerry Brewington presented this application. Staff recommends approval to the Board of County Commissioners for this application with the bases and conditions as noted in the staff report.

Questions for staff:

Commissioner Young, Commissioner Mutch and Commissioner Rutenberg asked questions of Staff.

Staff response:

Jerry Brewington and *Chris Dawson* provided responses for the questions asked.

Applicant's presentation:

Clay Sweger, agent for the applicant, was present and available to answer questions.

Motion was made by *Commissioner Vinson* to recommend **approval** of Z25-0000016 to the Board of County Commissioners with the conditions and bases in the staff report.

Motion was **seconded** by *Commissioner Young*.

Public Comment: None.

Action: **Motion to approve application Z25-000016** with the bases and conditions as noted in the staff report with a **7-0** vote.

7. Approval of Minutes: June 18, 2025

Motion was made by *Commissioner Mutch* to approve the minutes from June 18, 2025 Local Planning Agency and Planning Commission meeting.

Motion was **seconded** by *Commissioner Vinson*.

Action: The **minutes** for June 18, 2025 Local Planning Agency and Planning Commission meeting were **approved** as submitted with a **vote of 7-0**.

8. Attendance Report: No attendance issues. No comments.

9. Public Comment: None

10. Planning Commissioner Comments: Chris Dawson stated the September PC meeting is moved from third Wednesday to the 2nd Wednesday of the month (meeting will occur on Wednesday, September 10, 2025 at 6 pm) due to planning conference.

11. Adjournment: Meeting was adjourned **at 6:58 p.m.**