



**City Commission Workshop**  
**MINUTES**

**August 15, 2023, 5:00 p.m.**  
**City Hall Auditorium**  
**200 East University Avenue**  
**Gainesville, FL 32601**

Members Present: Mayor Ward, Commissioner Book, Commissioner Chestnut,  
Mayor Pro Tempore Duncan-Walker, Commissioner Eastman,  
Commissioner Saco, Commissioner Willits

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**A. CALL TO ORDER**

Meeting called to order at 5:03 pm.

**B. ADOPTION OF THE AGENDA**

**Moved by** Commissioner Willits

**Seconded by** Commissioner Book

**Motion: The City Commission adopt the regular and consent agenda.**

Aye (7): Mayor Ward, Commissioner Book, Commissioner Chestnut, Mayor Pro Tempore Duncan-Walker, Commissioner Eastman, Commissioner Saco, and Commissioner Willits

Approved (7 to 0)

**C. BUSINESS DISCUSSION ITEMS**

**1. 2023-794 Comprehensive Plan Update (B)**

Forrest Eddleton, Acting Director of Sustainable Development, gave a presentation on the update to the city's Comprehensive Plan. Also, he spoke about including equitable development, the ten-year planning horizon, how the Live Local Act will be incorporated, and how equity will be operationalized in updating the Land Development Code. The new

Gainesville Regional Utilities Authority should not impact the Comprehensive Plan meaningfully.

Cynthia Curry, City Manager, spoke to the item in regard to the equitable development piece of the Comprehensive Plan and how the Office of Diversity, Equity and Inclusion is being utilized to collect data from traditionally underrepresented communities. Community engagement will continue, including in the Azalea Trails neighborhood.

Brittany McMullen, Planner IV, spoke to the item in regard to the change in how the original plan is different from the draft Comprehensive Plan when it comes to equity. The Live Local Act, which started July 1, 2023, preempts municipalities from saying "no" to high-density developments with a certain amount of affordable housing elements, removed home rule for height requirements in higher-density zoning, and does not apply to residential zoning districts.

Nathanial Chan, Planner III, spoke to the item on the data analysis the Comprehensive Plan is based on.

Public Comment: Richard Allen, Tana Silva, Monica Frazier, Kim Tanzer, Carrie Parker-Warren, Wayne Fields

**Recommendation:** City Commission and City Plan Board discuss the update of the Comprehensive Plan, ImagineGNV, and if necessary, provide direction to staff on next steps to complete the Comprehensive Plan.

Heard

**D. MEMBER COMMENT**

**E. ADJOURNMENT**

Meeting adjourned at 7:36 pm

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Kristen J. Bryant, Interim City Clerk