



Alachua County ACCESS

Department of
Growth Management
Gerald L. Brewington



Who Are We??

The Growth Management Department has 2 Divisions, The Codes Office and the Office of Planning and Development. We have approximately 50 full-time employees and are located in the County Annex Building across from the Criminal Courthouse.



Codes Department

The Codes Department has three primary functions:

- Building Inspectors: Enforcement of the Florida Uniform Building Code. Building inspectors are in the field on a daily basis to ensure that all construction in Alachua County (and many of our municipalities) meets Code.



Codes Department

Codes Enforcement:

- Responsible for the enforcement of Alachua County's Adopted Code including the Unified Land Development Code (ULDC). This includes items such the tree ordinance, trash in your neighbor's yard, illegal signs, activities not permitted in your zoning district, etc. The majority of violations occur as the result of citizen complaints to the department (there are 4 inspectors to cover the entire County)



Codes Department

Codes Clerks:

- Responsible for issuing building permits and other permitting activities (Last year Alachua County issued more than 4,000 building permits of all types). Also responsible for the dividing and subdivision of land.



Planning and Development

There are four divisions within the Office of Planning and Development:

- **Comprehensive Planning:**
Responsible for developing the County's Comprehensive Plan. The Comprehensive Plan is the blueprint for growth and projects out approximately 15 years from its adoption. It is reviewed and updated approximately every ten years.





Planning and Development

The Geographic Information Systems (GIS) Unit supplies graphic materials and computer imagery to the department, other County agencies and to the citizens of Alachua County. They are also responsible for maintaining our website (www.alachuacounty.us - Click on 'Departments' and then 'Growth Management')



Planning and Development

The Housing Unit is responsible for administration of the Alachua County Housing programs, such as the Community Development Block Grant (CDBG) and state-funded housing programs.



Planning and Development

The Development Services Unit has a number of functions. One is to serve as the general liaison to the citizens of Alachua County to answer questions relating to the ULDC and the Comprehensive Plan. Second is to process amendments to both the ULDC and the Comprehensive Plan. Third, the processing of zoning items such as special use permits, rezonings and special exceptions (orange signs, mailouts, newspaper ads). Lastly, the Development Review staff (including members from other departments) review individual development proposals to ensure consistency with the Plan and the ULDC.



Jerry's Top Questions

- When is my road going to be widened?
- Can I rezone my agricultural property to commercial?
- What is my address?
- What is my zoning?
- Can I do 'xxx' in my zoning district?
- How do I report my neighbor??



Jerry's Top Questions

- 'What is happening in 'x'?
(surrounding municipality or county)
- 'There are men surveying on an adjoining parcel. What does that mean?'
- 'I hear there's a Super Wal-Mart going in near me. Is that true?'



Projects of Significance

Celebration Pointe: Located west of I-75 across from Butler Plaza area. A mixed-use development with commercial and residential. Similar to other developments with anchor tenants and shops clustered around a central pedestrian promenade (Biltmore Park Town Square in Asheville)



Growth Management Resources

- www.alachuacounty.us then 'Departments' then 'Growth Management'
- 'MapGenius' Developed in-house, it allows anyone to search the entire unincorporated portion of the county for parcel specific information such as zoning, schools, flood zones, etc.

www.mapgenius.alachuacounty.us