

**Agenda Item:** 2.a

**Meeting Date:** April 7, 2022

## MEMORANDUM

**To:** City Commission

**Date:** 2022-03-14

**From:** Joseph DiPasqua, Assistant Director of Community Development

**Subject:** Application DR 22-01 - First Hearing of the Design Review Approval for The J Hotel, a three-story, 68-room boutique hotel at 491 and 469 Causeway Blvd

**Presenter(s):** Joseph DiPasqua, Assistant Director of Community Development

**Recommend:** Staff has determined that the application meets all of the applicable review criteria for approval by the City Commission.

**Epic Goal(s):** Epic Goal 2. Create a visual sense of place throughout Dunedin.

**Boards & Committees:** Development Review Committee (DRC)  
Architectural Review Committee (ARC)  
Local Planning Agency (LPA)

**Budget Impact:** Please see the Fiscal Impact Memorandum as Exhibit L.

**Past Action:** October 21, 2021 - City Commission authorized the City Manager to pursue negotiations with the applicant relative to entering into a Development Agreement for the project.  
January 4, 2022 and March 1, 2022 - The ARC reviewed and unanimously recommended approval with conditions of the architectural style of the project.  
February 17, 2022 - City Commission adopted and enacted Ordinance 22-02 and the negotiated Development Agreement for the project.  
March 9, 2022 - The LPA unanimously recommended approval of this application to the City Commission.

**Next Action:** April 21, 2022 - Second and final hearing by the City Commission.

**Attachments:**

A. Application LUP-ZO 22-03 - Staff Report, B. Design Review Application DR 22-01 , C. Maps, D. Architectural Drawings, E. Perspective Renderings, F. Greenscape/Landscape Plans, G. Civil Plans, H. Traffic Impact Analysis, I. Sustainability Matrix, J. Ordinance 22-02 & Development Agreement, K. ARC Meeting Minutes (1/4/2022 & 3/1/2022), L. Fiscal Impact Memorandum, M. 3/9/2022 Draft LPA Meeting Minutes,

**Background:**

Please see Exhibit A for the Staff Report.