



1           **NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE**  
2 **CITY OF GAINESVILLE, FLORIDA:**

3           **Section 1.** The Future Land Use Map of the City of Gainesville Comprehensive Plan is  
4 amended by changing the land use category of the following property from Single-Family (SF) to  
5 Urban Mixed-Use 1 (UMU-1):

6           See legal description attached as **Exhibit A** and made a part hereof as if set forth  
7 in full. The location of the property is shown on **Exhibit B** for visual reference.  
8 In the event of conflict or inconsistency, **Exhibit A** shall prevail over **Exhibit B**.

9

10          **Section 2.** The City Manager or designee is authorized and directed to make the  
11 necessary changes to maps and other data in the City of Gainesville Comprehensive Plan in  
12 order to comply with this ordinance.

13          **Section 3.** If any word, phrase, clause, paragraph, section or provision of this ordinance  
14 or the application hereof to any person or circumstance is held invalid or unconstitutional, such  
15 finding shall not affect the other provisions or applications of this ordinance that can be given  
16 effect without the invalid or unconstitutional provision or application, and to this end the  
17 provisions of this ordinance are declared severable.

18          **Section 4.** All ordinances or parts of ordinances in conflict herewith are to the extent of  
19 such conflict hereby repealed on the effective date of this amendment to the Comprehensive  
20 Plan.

21          **Section 5.** This ordinance shall become effective immediately upon adoption; however,  
22 the effective date of this amendment to the City of Gainesville Comprehensive Plan, if not timely  
23 challenged, shall be 31 days after adoption. If challenged within 30 days after adoption, this  
24 amendment shall become effective on the date the state land planning agency or the

1 Administration Commission issues a final order determining this amendment to be in compliance  
2 with Chapter 163, Florida Statutes. No development orders, development permits, or land uses  
3 dependent on this amendment may be issued or commenced before this amendment has become  
4 effective.

5

6 **PASSED AND ADOPTED** this 1st day of September, 2016.



7

8

9

10

11

  
\_\_\_\_\_  
LAUREN POE  
MAYOR

12 Attest:

Approved as to form and legality:

13

14

15

16

17

18

19

20

  
\_\_\_\_\_  
KURT LANNON  
CLERK OF THE COMMISSION

  
\_\_\_\_\_  
NICOLLE M. SHALLEY  
CITY ATTORNEY

This ordinance was passed on Adoption Reading on this 1st day of September, 2016.

**EXHIBIT "A" TO ORDINANCE NO. 160138**

Lot Thirty (30), AUDUBON PARK, according to the map or plat thereof as recorded in Plat Book D, Page 45, Public Records of Alachua County, Florida.

Lot 31, Audubon Park, according to the plat thereof recorded in Plat Book D, page 45, public records of Alachua County, Florida.

Lot 32, Audubon Park, according to the map or plat thereof as recorded in Plat Book D, Page(s) 45, Public Records of Alachua County, Florida.

Lot 33, AUDUBON PARK, according to the map or plat thereof as recorded in Plat Book D, Page 45, Public Records of Alachua County, Florida.

**LESS AND EXCEPT:**

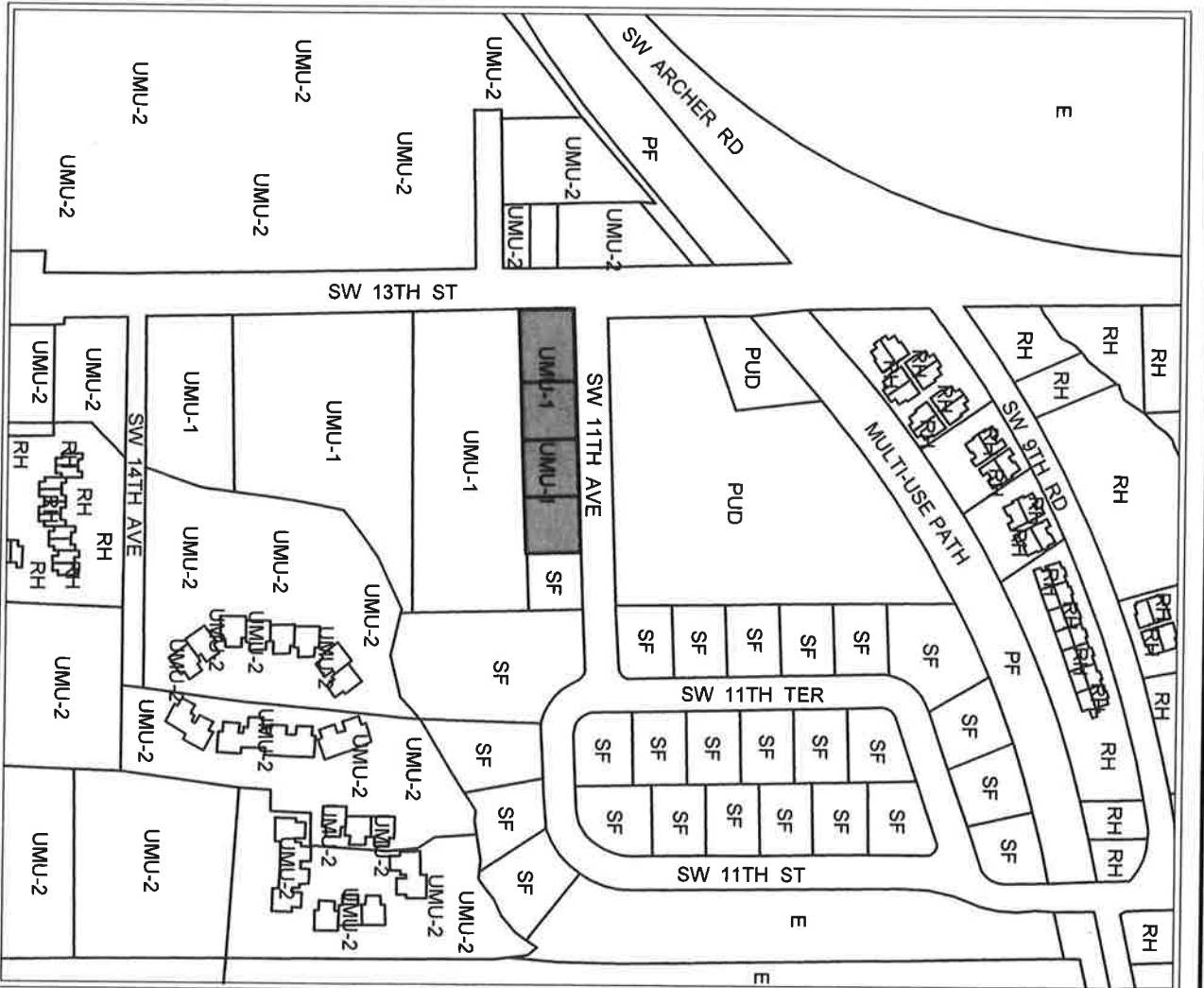
That part of the above described property lying East of and within 35 feet of the centerline of the existing State Road 25, being a strip of land across the West end of said lot, said strip being 0.35 feet wide at the South end and 2 feet wide at the North end.

### City of Gainesville Land Use Categories

- SF Single-Family (up to 8 units per acre)
- R-H Residential High-Density (8-100 units per acre)
- UMU-1 Urban Mixed-Use 1 (8-75 units per acre; and up to 25 additional units per acre by special use permit)
- UMU-2 Urban Mixed-Use 2 (10-100 units per acre; and up to 25 additional units per acre by special use permit)
- E Education
- PF Public and Institutional Facilities

----- Division line between two land use categories

Area under petition consideration



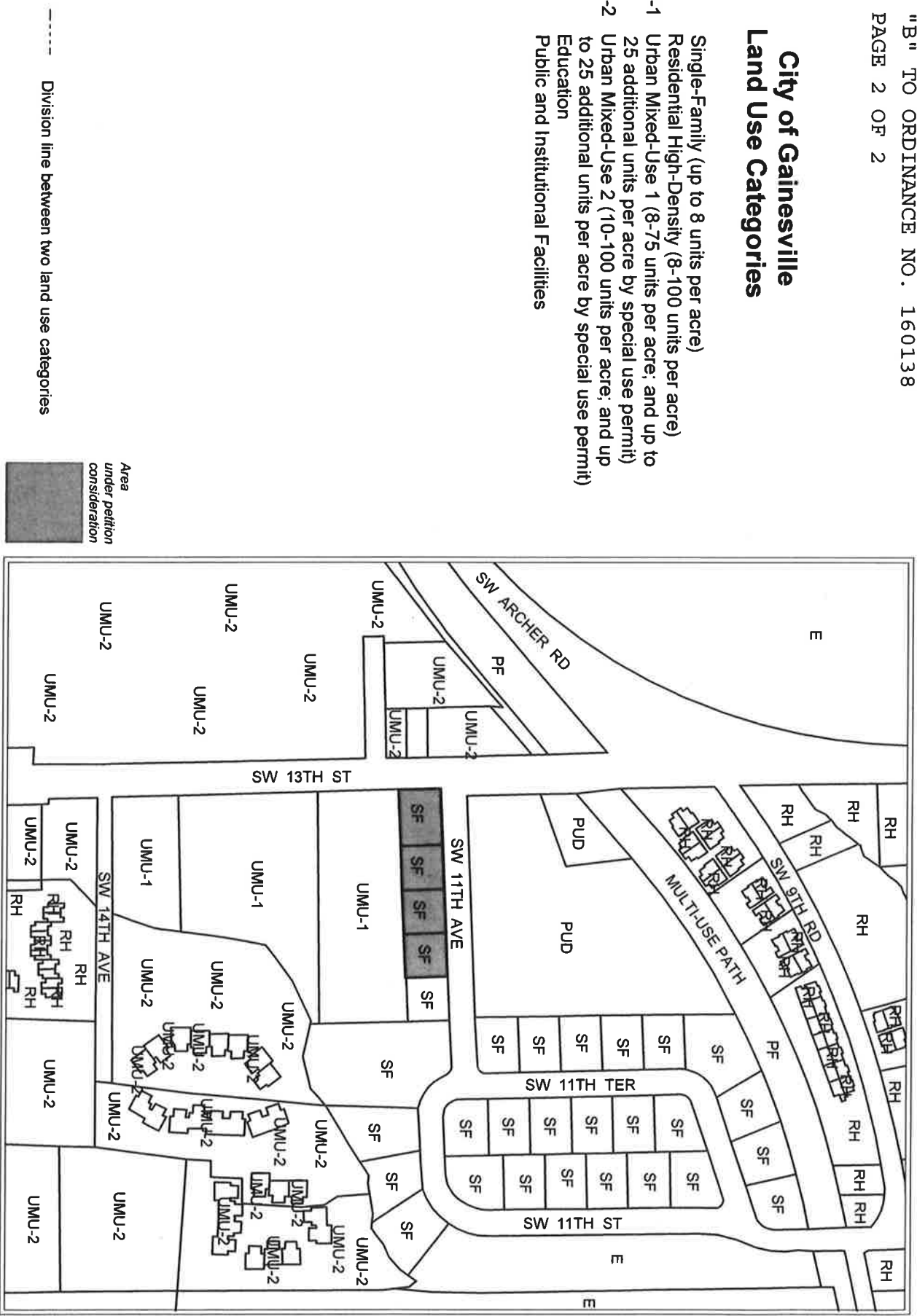
## PROPOSED LAND USE

Name	Petition Request	Petition Number
CHW, agent for Albert G. Fosmoe and Carmen S. Fosmoe, owners	Amend the City of Gainesville Future Land Use Map from Single-Family (up to 8 units per acre) to Urban Mixed-Use 1 (UMU-1: 8-75 units per acre; and up to 25 additional units per acre by special use permit)	PB-16-57 LUC



### City of Gainesville Land Use Categories

- SF Single-Family (up to 8 units per acre)
- R-H Residential High-Density (8-100 units per acre)
- UMU-1 Urban Mixed-Use 1 (8-75 units per acre; and up to 25 additional units per acre by special use permit)
- UMU-2 Urban Mixed-Use 2 (10-100 units per acre; and up to 25 additional units per acre by special use permit)
- E Education
- PF Public and Institutional Facilities



### EXISTING LAND USE

Name	Petition Request	Petition Number
CHW, agent for Albert G. Fosmoe and Carmen S. Fosmoe, owners	Amend the City of Gainesville Future Land Use Map from Single-Family (up to 8 units per acre) to Urban Mixed-Use 1 (UMU-1: 8-75 units per acre; and up to 25 additional units per acre by special use permit)	PB-16-57 LUC



No Scale