

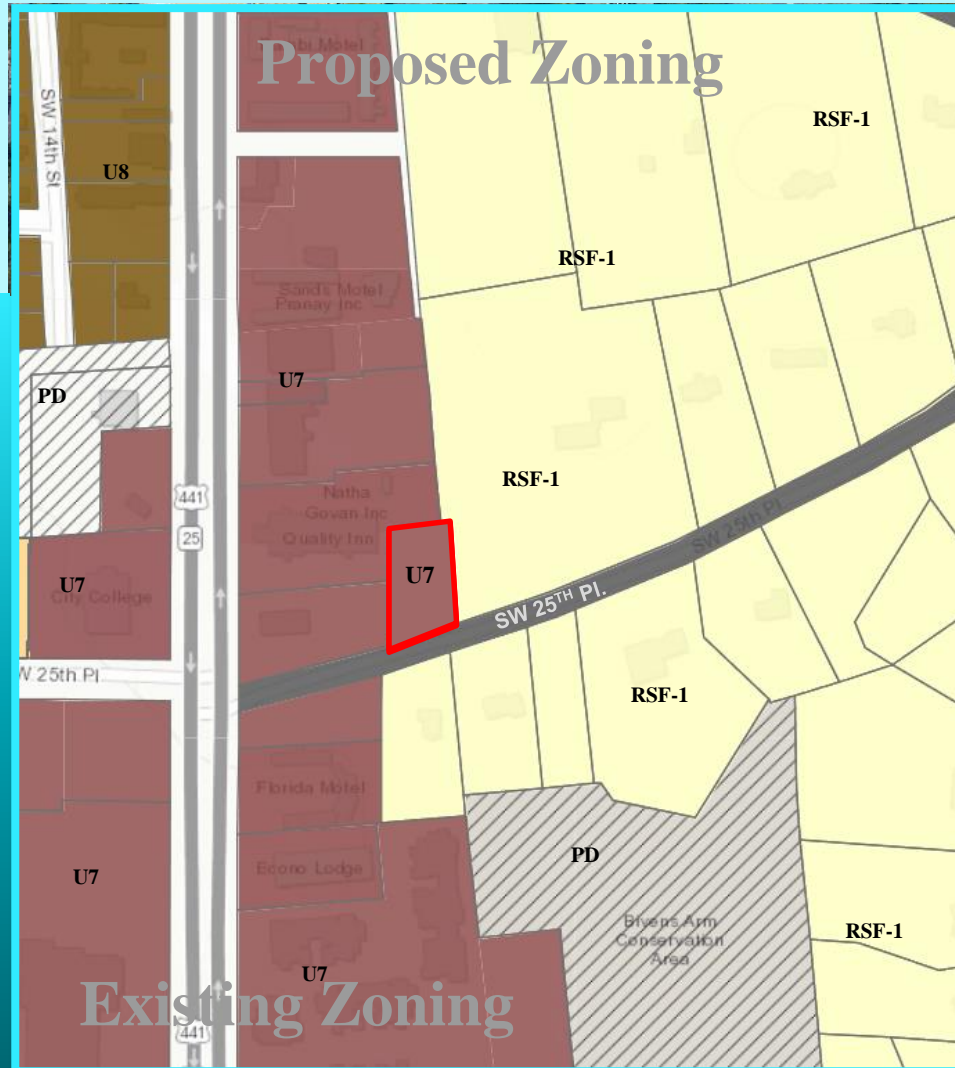


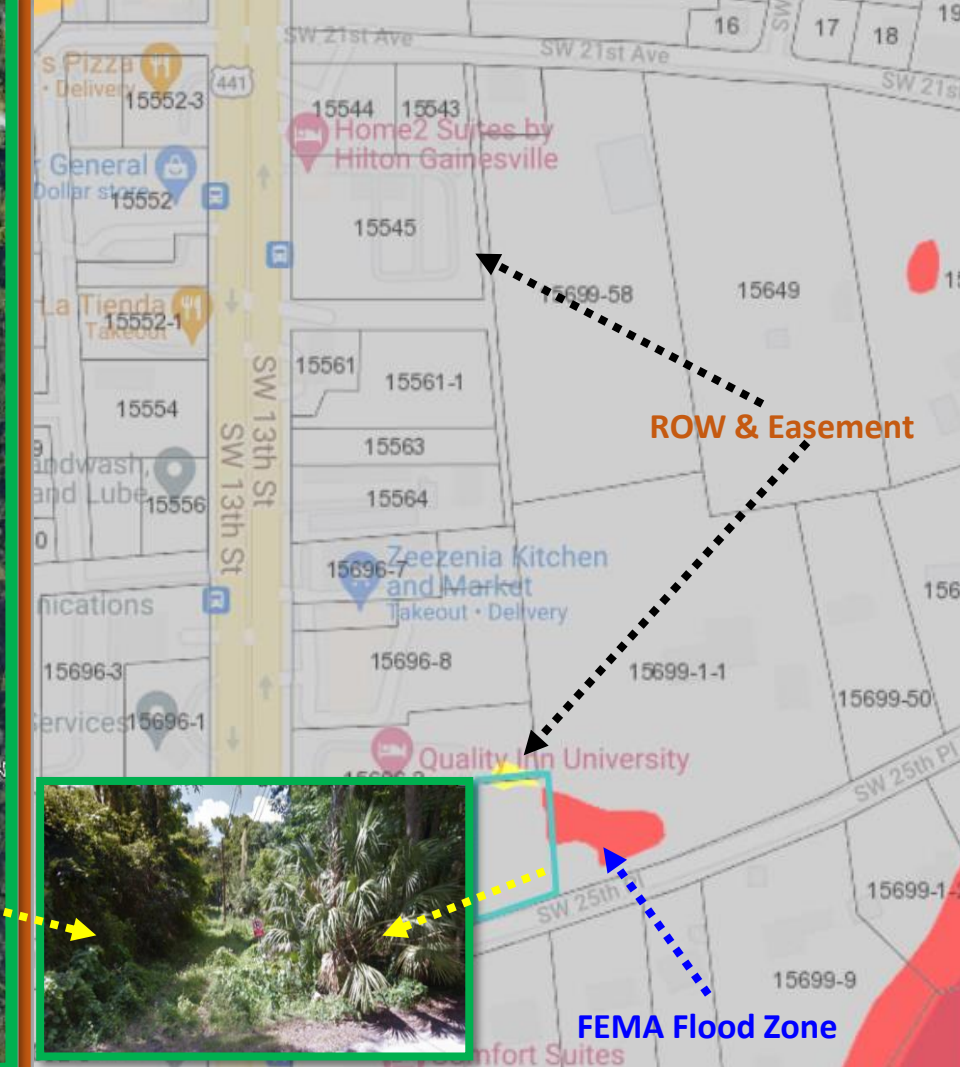
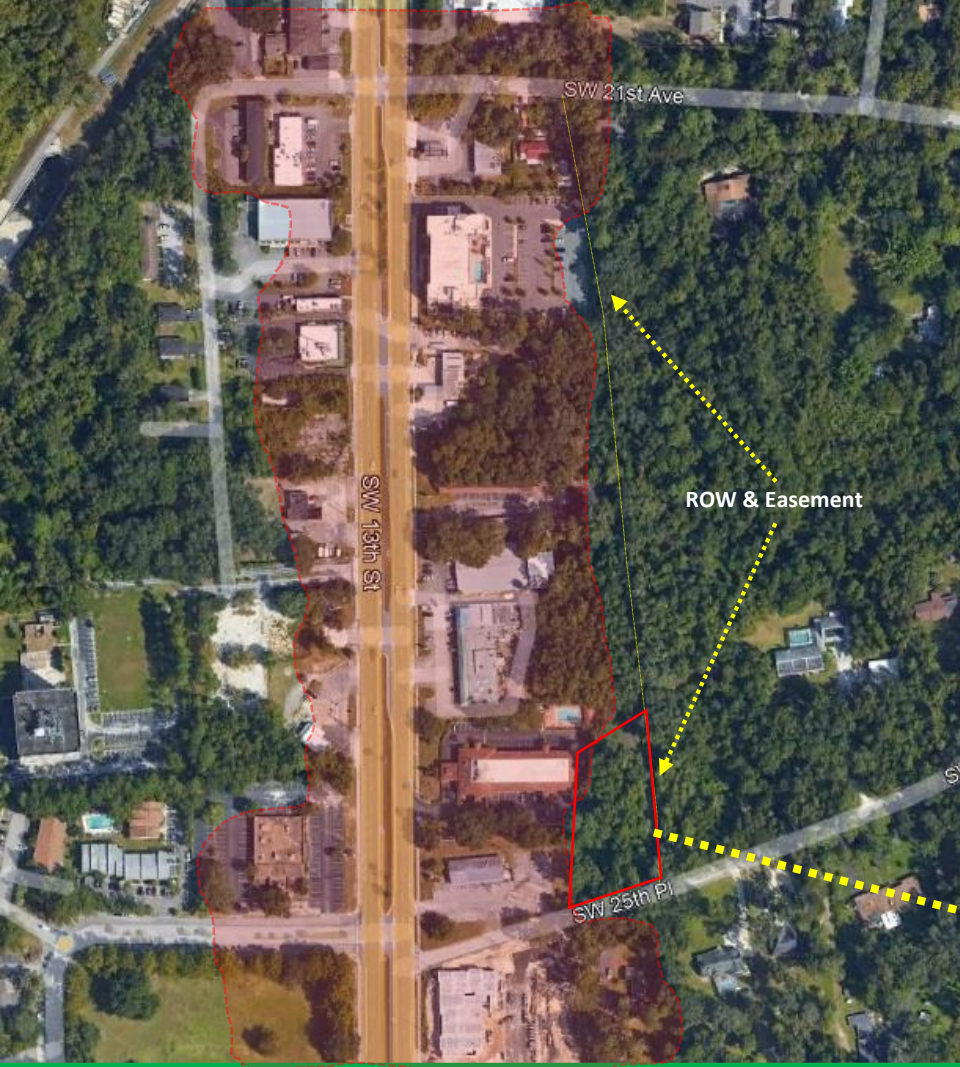
# City of Gainesville

City Commission Meeting: April 21, 2022

## PURPOSE FOR THIS ZONING CHANGE

*The transformation of the area brings to reality, a quote from Form-Based Codes – Designing the 21st Century City by Larry Sims: “.... A major feature of transect planning is that it incorporates a variety of residential and commercial spaces into a single neighborhood (mixed-use)”.*





## CRITERIA FOR REVIEW OF ZONING CHANGE

J. **Applications to rezone to a transect zone** shall meet the following additional criteria:

1. The proposed T-Zone shall provide a logical extension of an existing zone, or an adequate transition between zones.
2. The area shall have had a change in growth and development pattern to warrant the rezoning to a more or less urban T-Zone.
3. The request shall be consistent with the overall City of Gainesville vision for growth and development as expressed in the City of Gainesville Comprehensive Plan.
4. If not adjacent to an existing T-Zone, the rezoning site shall comprise a minimum of ten acres.





City of  
**Gainesville**

*City Commission Meeting:  
April 21, 2022*

**Petition PB-21-00158 ZON. EDA**  
**Consultants, Inc., Agent for Robinson Mark A. And Lori A. request to amend the City of Gainesville zoning designation from RSF-1 (Single Family Residential, 3.5 units per acre) to U7 (Urban 7). Located in the 1200 Block of SW 25<sup>th</sup>. Place, 350 feet east of SW 13<sup>th</sup>. Street.**

*Legistar # 210570*

*Department of Sustainable Development*

*Prepared by Lawrence Calderon*

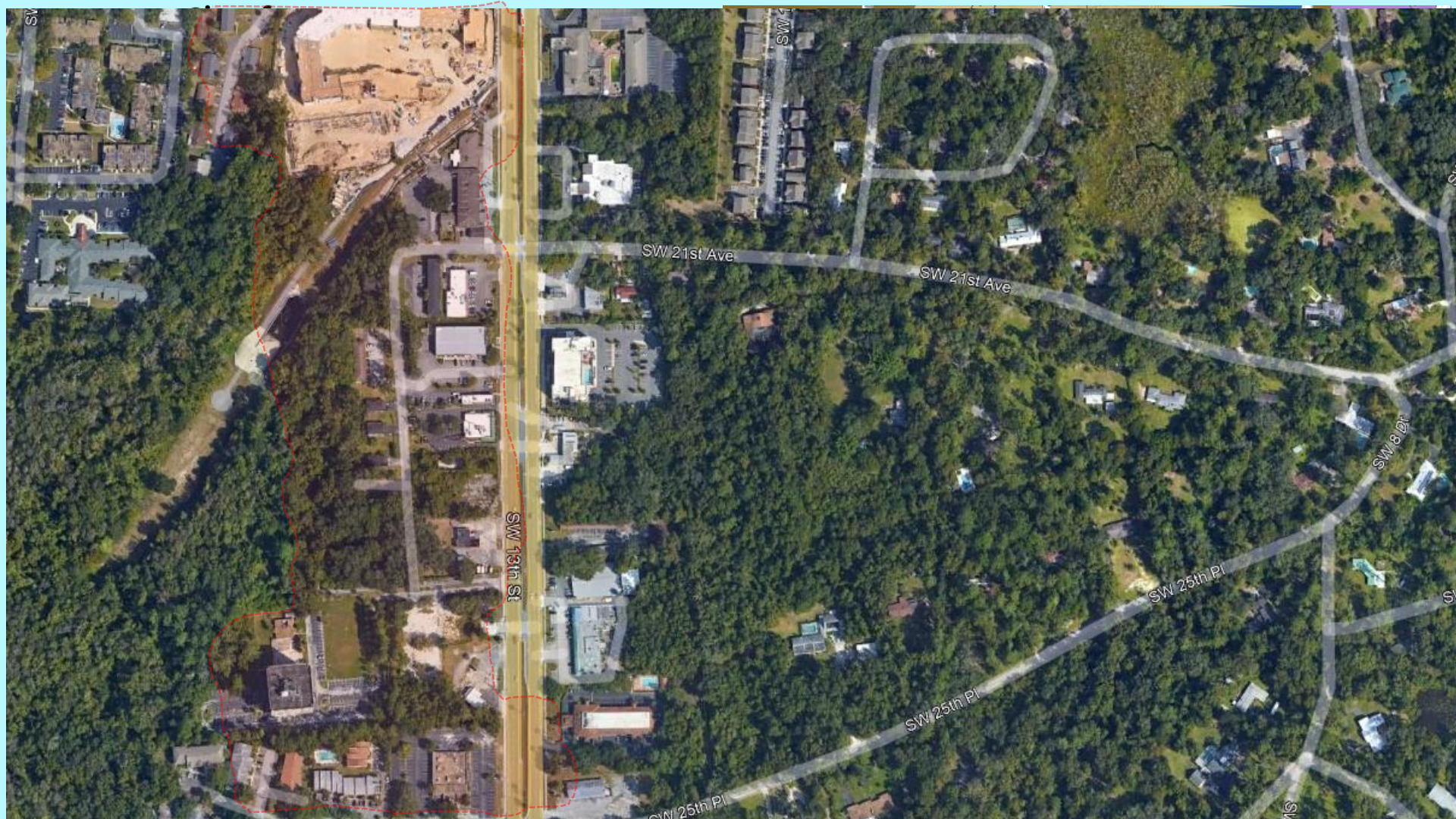
Finding that the request satisfies the criteria for a rezoning

**Staff's Recommendation.**

Approve Petition PB-21-158 ZON, forwarding a recommendation of approval to the City Commission.

A lush green forest scene with a pond and reeds. The text "THE END" is overlaid in the center in a blue, outlined font. The background is filled with dense green foliage, including tall reeds and various trees. A log is visible in the water in the foreground.

THE END



SW

SW 21st Ave

SW 21st Ave

SW 13th St

SW 25th Pl

SW 25th Pl

SW 25th Pl

SW 8th Pl

SW

# PROPOSED LAND USE CHANGE

## Figure 2: Utility Easement Location

