

ORDINANCE NO. 100850

An Ordinance amending the City of Gainesville 2000-2010 Comprehensive Plan Future Land Use Map; by changing the land use category of certain properties, as more specifically described in this ordinance, from the land use categories of “Public Facilities” and “Residential Low-Density (up to 12 units per acre)” to “Education”; consisting of approximately 14.3 acres, and located in the vicinity of 2004 Northeast Waldo Road; providing directions to the City Manager and the codifier; providing a severability clause; and providing an effective date.

WHEREAS, publication of notice of a public hearing was given that the Future Land Use Map be amended by changing the land use categories of certain properties from “Public Facilities” and “Residential Low-Density (up to 12 units per acre)” to “Education”; and

WHEREAS, notice was given and publication made as required by law and a public hearing was held by the City Plan Board on March 24, 2011; and

WHEREAS, pursuant to law, an advertisement no less than two columns wide by 10 inches long was placed in a newspaper of general circulation notifying the public of this proposed ordinance and of the Public Hearing to be held in the City Commission Meeting Room, First Floor, City Hall, in the City of Gainesville at least seven (7) days after the day the first advertisement was published; and

WHEREAS, pursuant to law, after the public hearing at the transmittal stage, the City of Gainesville transmitted copies of this proposed change to the State Land Planning Agency; and

WHEREAS, a second advertisement no less than two columns wide by 10 inches long was placed in the aforesaid newspaper notifying the public of the second Public Hearing to be held at the adoption stage at least five (5) days after the day the second advertisement was published; and

CODE: Words underlined are additions.

1 **WHEREAS**, public hearings were held pursuant to the published notices described
2 above at which hearings the parties in interest and all others had an opportunity to be and were,
3 in fact, heard; and

4 **WHEREAS**, prior to adoption of this ordinance, the City Commission has considered the
5 comments, recommendations and objections, if any, of the State Land Planning Agency.

6 **NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE**
7 **CITY OF GAINESVILLE, FLORIDA:**

8 **Section 1.** The Future Land Use Map of the City of Gainesville 2000-2010 Comprehensive
9 Plan is amended by changing the land use categories of the following described properties from
10 “Public Facilities” and “Residential Low-Density (up to 12 units per acre)” to “Education”, as more
11 specifically described below:

12 See legal description attached hereto as Exhibit "A" and made a part hereof as if set
13 forth in full.

14 **Section 2.** The City Manager is authorized and directed to make the necessary changes in
15 maps and other data in the City of Gainesville 2000-2010 Comprehensive Plan, or element, or
16 portion thereof in order to comply with this ordinance.

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

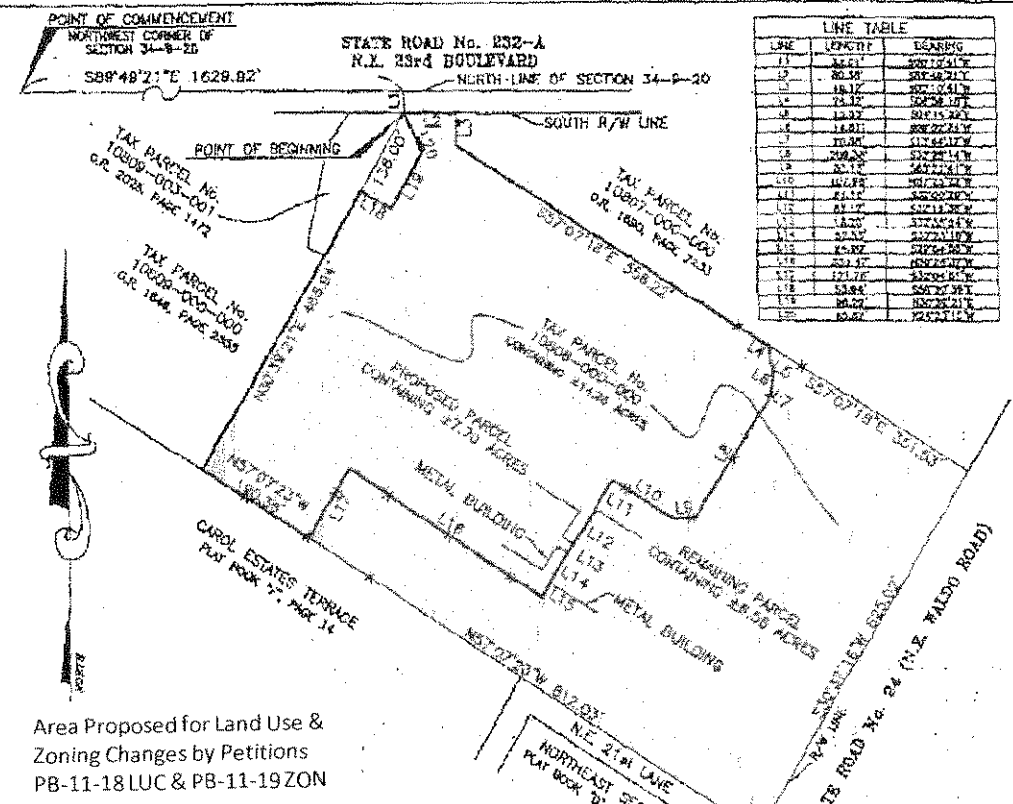
22 **Section 4.** All ordinances, or parts of ordinances, in conflict herewith are to the extent of
23 such conflict hereby repealed.

CODE: Words underlined are additions.

LEGAL DESCRIPTION

SKETCH and LEGAL DESCRIPTION

IN SECTION 34, TOWNSHIP 9 SOUTH, RANGE 20 EAST,
ALACHUA COUNTY, FLORIDA



LINE	LENGTH	BEARING
11	33.01	S07°07'18"E
12	18.20	S07°07'18"E
13	18.20	S07°07'18"E
14	18.20	S07°07'18"E
15	18.20	S07°07'18"E
16	18.20	S07°07'18"E
17	18.20	S07°07'18"E
18	18.20	S07°07'18"E
19	18.20	S07°07'18"E
20	18.20	S07°07'18"E
21	18.20	S07°07'18"E
22	18.20	S07°07'18"E
23	18.20	S07°07'18"E
24	18.20	S07°07'18"E
25	18.20	S07°07'18"E
26	18.20	S07°07'18"E
27	18.20	S07°07'18"E
28	18.20	S07°07'18"E
29	18.20	S07°07'18"E
30	18.20	S07°07'18"E

Area Proposed for Land Use & Zoning Changes by Petitions
PB-11-18LUC & PB-11-19ZON

LEGAL DESCRIPTION (by this surveyor)
A portion of the Florida Department of Transportation's lands lying in the Northwest 1/4 of Section 34, Township 9 South, Range 20 East, Alachua County, Florida, being more particularly described as follows:
Commence at the Northwest corner of said Section 34; thence run South 89°48'21" East, along the North line of said Section 34, a distance of 1628.82 feet; thence run South 07°07'18" East, a distance of 33.01 feet to a point on the South right of way line of N.E. 23rd Avenue and the POINT OF BEGINNING; thence run South 86°49'21" East along said South right of way line and the North line of the lands described in Official Records Book 553, Page 146 of the Public Records of Alachua County, Florida, a distance of 80.38 feet; thence run South 00°10'41" West, along the East line of said lands, a distance of 49.12 feet; thence South 57°07'18" East, along the North line of said lands, a distance of 558.22 feet to the intersection with a fence; thence run along said fence the following eight (8) calls: South 08°69'18" East, 24.32 feet; South 04°14'29" East, 23.53 feet; South 08°02'24" West, 14.81 feet; South 13°41'32" West, 20.28 feet; South 32°28'14" West, 208.38 feet; South 85°22'41" West, 33.13 feet; North 57°25'22" West, 107.86 feet; South 32°00'20" West, 51.18 feet to a building; thence leaving said building, run South 32°15'38" West, along said building, a distance of 62.72 feet; thence run South 32°35'24" West through said building, a distance of 18.20 feet; thence run South 32°23'18" West, along said building, a distance of 52.53 feet to a fence; thence run along said fence the following three (3) calls: South 29°54'55" West, 24.90 feet; North 55°28'37" West, 381.47 feet; South 32°04'51" West, 121.76 feet, to an intersection with the South line of the aforementioned lands described in Official Records Book 553, Page 146; thence leaving said fence, run North 57°07'23" West, along the South line of said lands, a distance of 180.38 feet; thence run North 30°39'21" East along the West line of said lands, a distance of 486.94 feet; thence run South 89°20'39" East, a distance of 53.94 feet; thence run North 00°38'21" East, a distance of 98.20 feet; thence run North 24°23'10" West, a distance of 65.82 feet to an intersection with the South right of way line of N.E. 23rd Avenue and the POINT OF BEGINNING.
Containing 7.70 acres, more or less.

THIS IS NOT A BOUNDARY SURVEY

LEGEND

--- Wetlands from Air

N/W indicates Right of Way

D/L indicates Official Property Description

SURVEYOR'S NOTES

- The bearings herein are based on the survey as furnished to me by the Party No. 1928-03-001 (S.R. 553, Page 146). The proposed bearings herein are based on field measurements reported from the record bearing of South 32°37'18" West along the East line of said lands (Official Record No. 14).
- Improvements, utilities, structures and/or foundations, if any, are not shown and are not shown.
- Improvements, structures and/or proposed developments not furnished to the surveyor are not shown.
- Unsubstantiated assertions, if any, are not shown and are not shown.

SURVEYOR'S CERTIFICATION

I, the undersigned, being a duly qualified and licensed Surveyor of the State of Florida, do hereby certify that the foregoing is a true and accurate representation of the facts as shown to me by the Party No. 1928-03-001 of the Public Records of Alachua County, Florida, and that I am a duly qualified and licensed Surveyor of the State of Florida.

George F. Young, Inc.
SURVEYOR OF FLORIDA

George F. Young, Inc.
1/6/02

Professional Surveyor and Engineer
No. 1928-03-001-001
Date: Field survey completed - 7/1/02

GRAPHIC SCALE

0 200 400

(IN FEET)

1 Inch = 200 ft.

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Fort Lauderdale, Florida 33309
Phone: (954) 578-1444, Fax: (954) 578-1800

DRAWN	LAS	FIELD CHECK	HODGES	SCALE	1" = 200'
CHANGED		FIELD BOOK	480	PAGE	43-47
REVISED		DATE OF FIELD SURVEY	7/1/02	PROJECT #	022-50072-01
ISSUED	1/20/02	UNIVERSITY OF FLORIDA ADMINISTRATIVE AFFAIRS			HEET 1 OF 1

EXHIBIT "A"