

**LEGISLATIVE #**

**120524I**

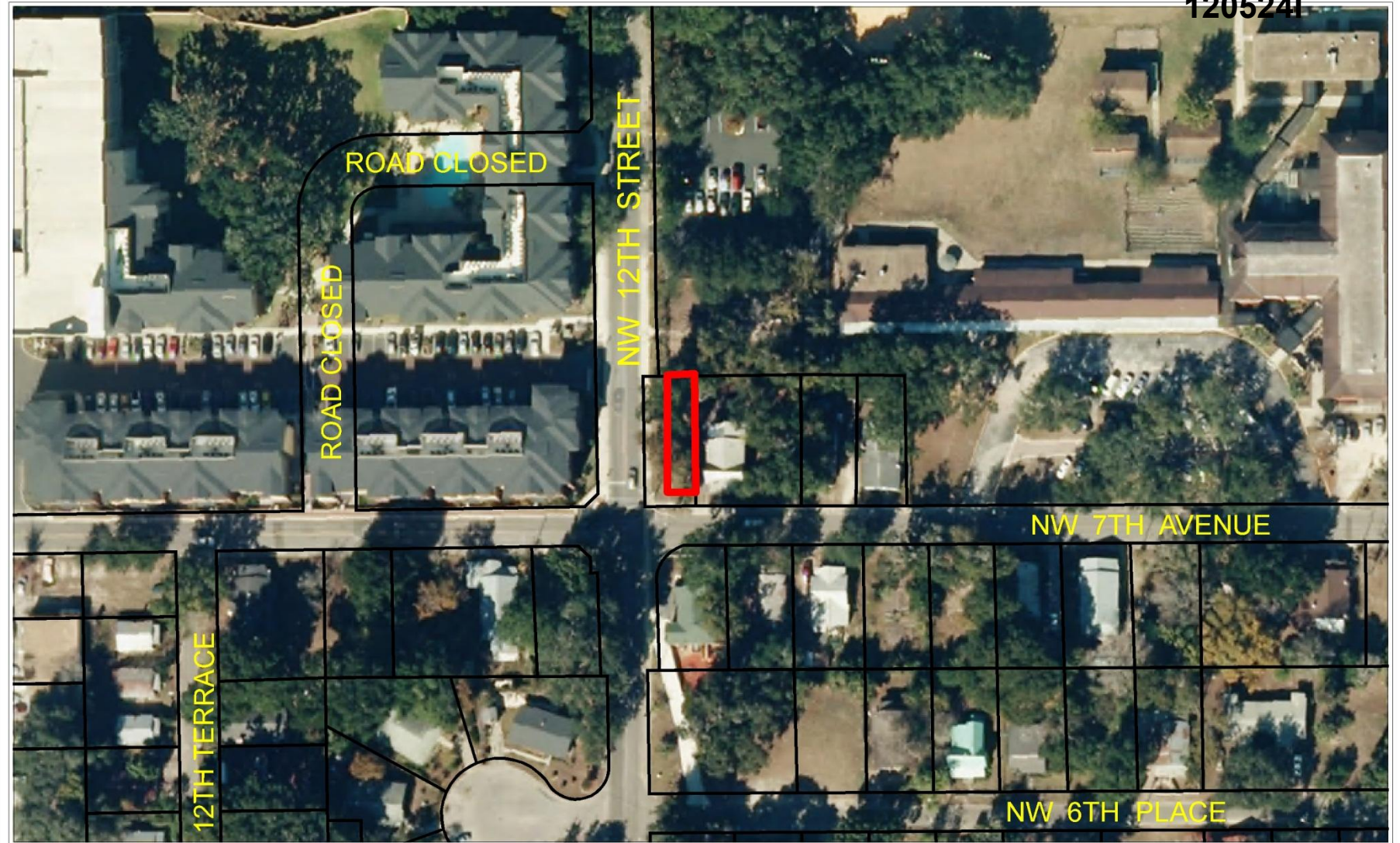


## Planning and Development Services


# PB-12-110 LUC

**Presentation to City Commission  
January 17, 2013  
Legistar #120524**

120524I



**AERIAL PHOTOGRAPH**

 No Scale	<b>Name</b>	<b>Petition Request</b>	<b>Map(s)</b>	<b>Petition Number(s)</b>
	City of Gainesville, applicant	Change land use category from PF to RL on portion of parcel indicated	3950	PB-12-110 LUC

## Site Information

- **0.04-acre portion of Parcel 13861-000-000**
- **Acquired by City in 1979 for right-of-way**
- **Purchased in 2009 by adjacent owner**
- **Site is currently developed with single-family residence**

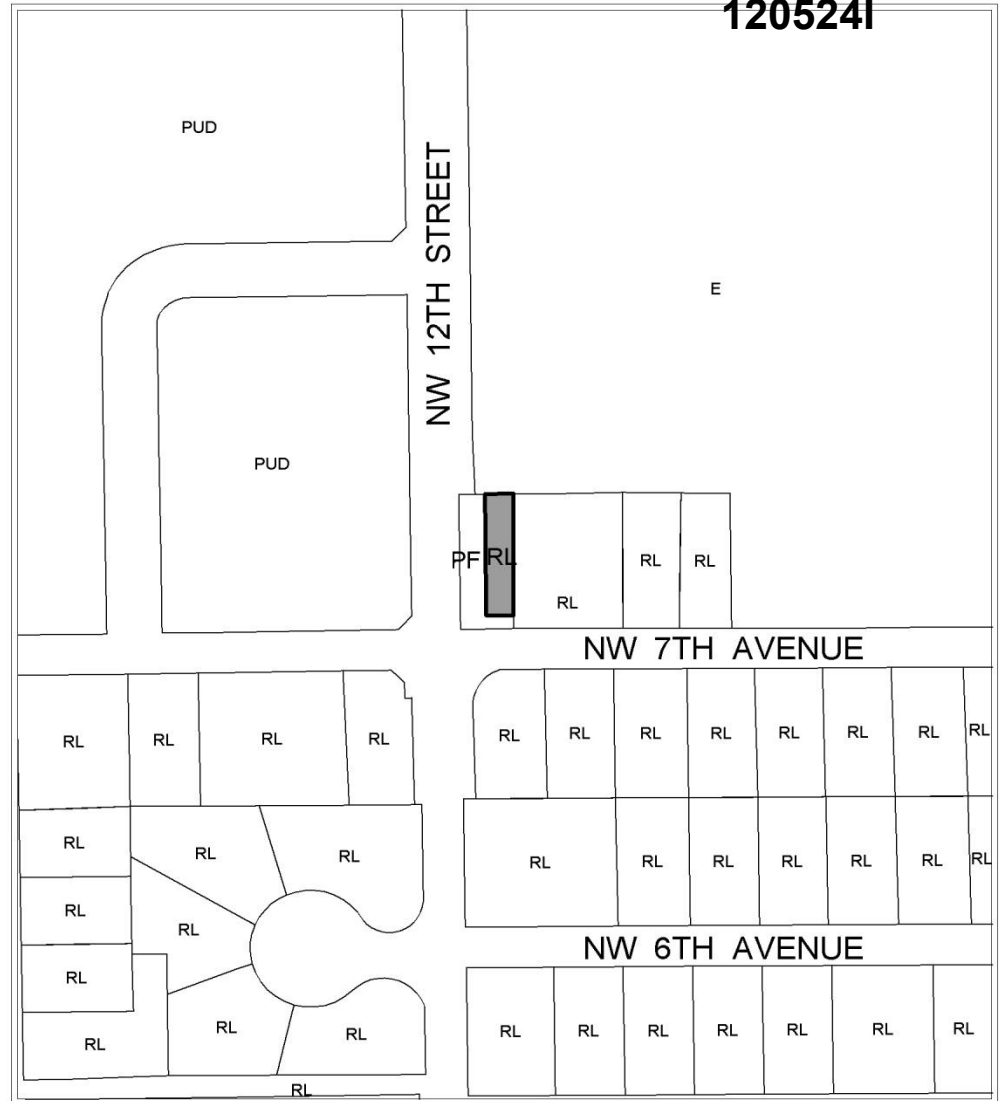
# Proposed land use

Current Land Use	Proposed Land Use
Residential Low-Density (0.18-acres)	Residential Low-Density (0.22-acres)
Public Facilities (0.04-acres)	

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### City of Gainesville Land Use Designations


- RL Residential Low Density (up to 12 du/acre)
- E Education
- PF Public Facilities
- PUD Planned Use District



Area  
under petition  
consideration



### PROPOSED LAND USE

	Name	Petition Request	Map(s)	Petition Number
 No Scale	City of Gainesville, applicant	Change land use category from PF to RL on portion of parcel indicated	3950	PB-12-110 LUC



1205241



FOR SALE  
302-538-1888

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Dawn Realty  
Serving North Central Florida

**FOR SALE**

Mike Hastings  
REALTOR

**352-538-1092**





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NW 12<sup>TH</sup> ST  
EIGHTH ST





1205241



Kristie's The Caring Place Inc.  
Learning Center



Mon-Fri 6:30am to 6:00pm

**352-373-7918**

License # 608AL0715 1127 NW 7th Ave  
Gainesville, FL 32601



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- **0.04-acre portion sold to adjacent property owner for residential purposes in 2009**
- **Current Public Facilities land use no longer reflects current use or private ownership status**
- **Residential Low-Density land use is consistent and will create one unified land use for entire site.**

- **New Residential Low-Density land use implemented by related Petition PB-12-111 ZON (Pending February 7, 2013).**
- **Compatible with surrounding residential, multi-family, and educational uses**



# Recommendation

**City Plan Board to City Commission:  
Approve Petition PB-12-110 LUC  
Plan Board voted 6:0**

**Staff to City Commission: Approve  
Petition PB-12-110 LUC and Adopt  
Ordinance 120524**

**Staff to City Plan Board: Approve  
Petition PB-12-110 LUC**