



MEMORANDUM

Office of the City Attorney

Registrar 051019

Phone: 334-5011/Fax 334-2229
Box 46

TO: Mayor and City Commission

DATE: June 25, 2007
CITY ATTORNEY
FIRST READING

FROM: City Attorney

SUBJECT: Ordinance No. 0-06-58, Petition No. 23ZON-06PB(A)

An ordinance of the City of Gainesville, Florida, amending the Zoning Map Atlas by rezoning and imposing the Significant Ecological Communities Overlay District category on certain properties zoned RMF-5 (12 units/acre residential low density district), RMF-6 (8-15 units/acre multiple-family residential district), RSF-1 (3.5 units/acre single-family residential district), RSF-4 (8 units/acre single-family residential district), CON (Conservation district) and MU-1 (8-30 units/acre mixed use low intensity) consisting of Tax Parcels 11243-000-000, 11283-000-000, 11284-000-000, 11286-000-000, 11287-000-000, 11288-000-000, 11356-000,000 and 16073-000-000 (totaling approximately 47 acres in size), and generally located east of Southeast 24th Street between East University Avenue and Southeast Hawthorne Road, as more specifically described in this ordinance; making findings; providing directions to the City Manager; providing a severability clause; providing a repealing clause; and providing an immediate effective date.

Recommendation: The City Commission: (1) hear a presentation from staff; and (2) adopt the proposed ordinance.

COMMUNITY DEVELOPMENT DEPARTMENT STAFF REPORT

On August 28, 2003, the City Plan Board made a final recommendation for a petition to the City Commission to establish a Significant Ecological Communities ordinance. The City Commission adopted this ordinance on second reading at their November 8, 2004 meeting.

The next step necessary to implement this ordinance was to rezone parcels ranked "outstanding" and "high" so that the Significant Ecological Communities regulations become an overlay to the land development regulations that apply to these parcels.

As an overlay district, the Significant Ecological Communities regulations operate in conjunction with any underlying zoning district regulations for the subject parcels. The regulations of the underlying zoning district, and all other applicable regulations, will remain in effect and be further regulated by the Significant Ecological Communities regulations. If the provisions of the Significant Ecological Communities regulations conflict with the underlying zoning regulations, the provisions of the Significant Ecological Communities regulations shall prevail.

Public notice was published in the Gainesville Sun on February 28, 2006. Letters were mailed to surrounding property owners on March 1, 2006. The Plan Board held a public hearing March 16, 2006.

The Plan Board heard and approved the Petition, with the recommendation that staff meet with Mr. Nichols, owner of Tax Parcel 15975-000-00, to hear his concerns and explain the overlay in detail. Staff met with Mr. Nichols on March 30, 2006 and described in detail how the proposed regulations might affect the residential development he is considering for his property.

On May 8, 2006, the City Commission heard and approved the Petition.

CITY ATTORNEY MEMORANDUM

The parcels that comprise Petition No. 23 ZON-06 PB have been split into three ordinances based on the geographic proximity of the parcels and the connectivity of environmental features and functions of the parcels. This is the first of the three ordinances.

This ordinance requires two readings. Should the Commission adopt the ordinance on first reading, the second and final reading will be July 9, 2007.

Prepared by Nicolle M. Smith
Nicolle M. Smith,
Assistant City Attorney II

Approved and
Submitted by Marion J. Radson
Marion J. Radson,
City Attorney

MJR:NMS:sw

ORDINANCE NO. 0-06-58

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An ordinance of the City of Gainesville, Florida, amending the Zoning Map Atlas by rezoning and imposing the Significant Ecological Communities Overlay District category on certain properties zoned RMF-5 (12 units/acre residential low density district), RMF-6 (8-15 units/acre multiple-family residential district), RSF-1 (3.5 units/acre single-family residential district), RSF-4 (8 units/acre single-family residential district), CON (Conservation district) and MU-1 (8-30 units/acre mixed use low intensity) consisting of Tax Parcels 11243-000-000, 11283-000-000, 11284-000-000, 11286-000-000, 11287-000-000, 11288-000-000, 11356-000,000 and 16073-000-000 (totaling approximately 47 acres in size), and generally located east of Southeast 24th Street between East University Avenue and Southeast Hawthorne Road, as more specifically described in this ordinance; making findings; providing directions to the City Manager; providing a severability clause; providing a repealing clause; and providing an immediate effective date.

WHEREAS, publication of notice of a public hearing was given that the Zoning

Map Atlas be amended by imposing the Significant Ecological Communities Overlay District on certain property zoned RMF-6 (8-15 units/acre multiple-family residential district), RMF-5 (12 units/acre residential low density district), RSF-1 (3.5 units/acre single-family residential district), RSF-4 (8 units/acre single-family residential district), CON (Conservation district) and MU-1 (8-30 units/acre mixed use low intensity) consisting of Tax Parcels 11243-000-000, 11283-000-000, 11284-000-000, 11286-000-000, 11287-000-000, 11288-000-000, 11356-000-000 and 16073-000-000 (totaling approximately 47 acres in size), and generally located east of Southeast 24th Street between East University Avenue and Southeast Hawthorne Road, and more specifically described in this ordinance; and

WHEREAS, notice was given and publication made as required by law and a

Public Hearing was then held by the City Plan Board on March 16, 2006; and

1 **WHEREAS**, notice was given and publication made and the Petition was heard
2 by the City Commission on May 8, 2006; and

3 **WHEREAS**, pursuant to law, an advertisement no less than two columns wide by
4 10 inches long was placed in a newspaper of general circulation notifying the public of
5 this proposed ordinance and of a Public Hearing in the City Commission meeting room,
6 City Hall, City of Gainesville to be held at least 7 days after the day this first
7 advertisement was published; and

8 **WHEREAS**, a second advertisement no less than two columns wide by 10 inches
9 long was placed in a newspaper of general circulation notifying the public of the second
10 Public Hearing to be held at the adoption stage at least 5 days after the day this second
11 advertisement was published; and

12 **WHEREAS**, the Public Hearings were held pursuant to the published notice
13 described at which hearings the parties in interest and all others had an opportunity to be
14 and were, in fact, heard; and

15 **WHEREAS**, the City finds that the imposition of the overlay district as provided
16 in this Ordinance is consistent with the City of Gainesville 2000-2010 Comprehensive
17 Plan.

18 **NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION**
19 **OF THE CITY OF GAINESVILLE, FLORIDA:**

20 **Section 1.** The City Commission of the City of Gainesville, Florida finds that
21 based on an evaluation of the ecological features and functions of Tax Parcel 11243-000-
22 000 (approximately 3.64 acres), in accordance with subsection 30-309.1(a), City of
23 Gainesville Code of Ordinances, it is appropriate to impose the Significant Ecological

1 Communities Overlay District on Tax Parcel 11243-000-000. The evaluation score
2 sheet, a copy of which is attached hereto as Exhibit “A” and made a part hereof as if set
3 forth in full, is adopted.

4 **Section 2.** The Zoning Map Atlas of the City of Gainesville is amended by
5 imposing the Significant Ecological Communities Overlay District on Tax Parcel 11243-
6 000-000. A map of the parcel taken from the City of Gainesville Zoning Atlas is attached
7 hereto as Exhibit “B” and made a part hereof as if set forth in full.

8 **Section 3.** The City Commission of the City of Gainesville, Florida finds that
9 based on an evaluation of the ecological features and functions of Parcel 11283-000-000
10 (approximately 8.96 acres), in accordance with subsection 30-309.1(a), City of
11 Gainesville Code of Ordinances, it is appropriate to impose the Significant Ecological
12 Communities Overlay District on Tax Parcel 11243-000-000. The evaluation score
13 sheet, a copy of which is attached hereto as Exhibit “C” and made a part hereof as if set
14 forth in full, is adopted.

15 **Section 4.** The Zoning Map Atlas of the City of Gainesville is amended by
16 imposing the Significant Ecological Communities Overlay District on Tax Parcel 11283-
17 000-000. A map of the parcel taken from the City of Gainesville Zoning Atlas is attached
18 hereto as Exhibit “D” and made a part hereof as if set forth in full.

19 **Section 5.** The City Commission of the City of Gainesville, Florida finds that
20 based on an evaluation of the ecological features and functions of Parcel 11284-000-000
21 (approximately 2.5 acres), in accordance with subsection 30-309.1(a), City of Gainesville
22 Code of Ordinances, it is appropriate to impose the Significant Ecological Communities
23 Overlay District on Tax Parcel 11284-000-000. The evaluation score sheet, a copy of

1 which is attached hereto as Exhibit “E” and made a part hereof as if set forth in full, is
2 adopted.

3 **Section 6.** The Zoning Map Atlas of the City of Gainesville is amended by
4 imposing the Significant Ecological Communities Overlay District on Tax Parcel 11284-
5 000-000. A map of the parcel taken from the City of Gainesville Zoning Atlas is attached
6 hereto as Exhibit “F” and made a part hereof as if set forth in full.

7 **Section 7.** The City Commission of the City of Gainesville, Florida finds that
8 based on an evaluation of the ecological features and functions of Parcel 11286-000-000
9 (approximately 5 acres), in accordance with subsection 30-309.1(a), City of Gainesville
10 Code of Ordinances, it is appropriate to impose the Significant Ecological Communities
11 Overlay District on Tax Parcel 11286-000-000. The evaluation score sheet, a copy of
12 which is attached hereto as Exhibit “G” and made a part hereof as if set forth in full, is
13 adopted.

14 **Section 8.** The Zoning Map Atlas of the City of Gainesville is amended by
15 imposing the Significant Ecological Communities Overlay District on Tax Parcel 11286-
16 000-000. A map of the parcel taken from the City of Gainesville Zoning Atlas is attached
17 hereto as Exhibit “H” and made a part hereof as if set forth in full.

18 **Section 9.** The City Commission of the City of Gainesville, Florida finds that
19 based on an evaluation of the ecological features and functions of Parcel 11287-000-000
20 (approximately 5 acres), in accordance with subsection 30-309.1(a), City of Gainesville
21 Code of Ordinances, it is appropriate to impose the Significant Ecological Communities
22 Overlay District on Tax Parcel 11287-000-000. The evaluation score sheet, a copy of

1 which is attached hereto as Exhibit "I" and made a part hereof as if set forth in full, is
2 adopted.

3 **Section 10.** The Zoning Map Atlas of the City of Gainesville is amended by
4 imposing the Significant Ecological Communities Overlay District on Tax Parcel 11287-
5 000-000. A map of the parcel taken from the City of Gainesville Zoning Atlas is attached
6 hereto as Exhibit "J" and made a part hereof as if set forth in full.

7 **Section 11.** The City Commission of the City of Gainesville, Florida finds that
8 based on an evaluation of the ecological features and functions of Parcel 11288-000-000
9 (approximately 10.83 acres), in accordance with subsection 30-309.1(a), City of
10 Gainesville Code of Ordinances, it is appropriate to impose the Significant Ecological
11 Communities Overlay District on Tax Parcel 11288-000-000. The evaluation score sheet,
12 a copy of which is attached hereto as Exhibit "K" and made a part hereof as if set forth in
13 full, is adopted.

14 **Section 12.** The Zoning Map Atlas of the City of Gainesville is amended by
15 imposing the Significant Ecological Communities Overlay District on Tax Parcel 11288-
16 000-000. A map of the parcel taken from the City of Gainesville Zoning Atlas is attached
17 hereto as Exhibit "L" and made a part hereof as if set forth in full.

18 **Section 13.** The City Commission of the City of Gainesville, Florida finds that
19 based on an evaluation of the ecological features and functions of Parcel 11356-000-000
20 (approximately 5 acres), in accordance with subsection 30-309.1(a), City of Gainesville
21 Code of Ordinances, it is appropriate to impose the Significant Ecological Communities
22 Overlay District on Tax Parcel 11356-000-000. The evaluation score sheet, a copy of

1 which is attached hereto as Exhibit “M” and made a part hereof as if set forth in full, is
2 adopted.

3 **Section 14.** The Zoning Map Atlas of the City of Gainesville is amended by
4 imposing the Significant Ecological Communities Overlay District on Tax Parcel 11356-
5 000-000. A map of the parcel taken from the City of Gainesville Zoning Atlas is attached
6 hereto as Exhibit “N” and made a part hereof as if set forth in full.

7 **Section 15.** The City Commission of the City of Gainesville, Florida finds that
8 based on an evaluation of the ecological features and functions of Parcel 16073-000-000
9 (approximately 5.75 acres), in accordance with subsection 30-309.1(a), City of
10 Gainesville Code of Ordinances, it is appropriate to impose the Significant Ecological
11 Communities Overlay District on Tax Parcel 16073-000-000. The evaluation score sheet,
12 a copy of which is attached hereto as Exhibit “O” and made a part hereof as if set forth in
13 full, is adopted.

14 **Section 16.** The Zoning Map Atlas of the City of Gainesville is amended by
15 imposing the Significant Ecological Communities Overlay District on Tax Parcel 16073-
16 000-000. A map of the parcel taken from the City of Gainesville Zoning Atlas is attached
17 hereto as Exhibit “P” and made a part hereof as if set forth in full.

18 **Section 17. *Effect of Classification.*** The underlying zoning district categories on
19 the above-described properties are neither abandoned nor repealed; the existing zoning
20 regulations remain in effect. The Significant Ecological Communities Overlay District
21 classification shall not modify existing zoning requirements except to the extent that they
22 conflict with the provisions of the Significant Ecological Communities Overlay District.
23 In the event of conflict, the regulations of the Significant Ecological Communities

1 Overlay District shall govern and prevail. The requirements, regulations, and procedures
2 set forth in Chapter 30 of the Gainesville Code of Ordinances shall otherwise remain
3 applicable to the properties so classified.

4 **Section 18.** The City Manager is authorized and directed to make this changes in
5 the Zoning Map Atlas in order to comply with this ordinance.

6 **Section 19.** If any section, sentence, clause or phrase of this ordinance is held to
7 be invalid or unconstitutional by any court of competent jurisdiction, then said holding
8 shall in no way affect the validity of the remaining portions of this ordinance.

9 **Section 20.** All ordinances, or parts of ordinances, in conflict herewith are to the
10 extent of such conflict hereby repealed.

11 **Section 21.** This ordinance shall become effective immediately upon final
12 adoption.

13 **PASSED AND ADOPTED** this ____ day of _____, 2007.

14
15
16
17 _____
18 PEGEEN HANRAHAN
19 MAYOR

20
21 ATTEST:

Approved as to form and legality

22
23
24
25 _____
26 KURT M. LANNON
CLERK OF THE COMMISSION

MARION J. RADSON
CITY ATTORNEY

27
28 This Ordinance passed on first reading this ____ day of _____, 2007.

29 This Ordinance passed on second reading this ____ day of _____, 2007.

INDIVIDUAL SCORE SHEET

City of Gainesville Significant Ecological Communities - Ecological Features Summary
(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11243-000-000			
Group No.: 11			
	Sub Score	Score	Description and Feature Summary
Size		1	This 4.5 acre site is in Group 11 with 7 other parcels. It is seperated from the other parcels by SE 2nd Avenue. The site is located along East University Avenue and SE 24th Street.
501-1000 acres or greater (10)			
101-500 acres (8)			
51-100 acres (5)			
11-50 acres (3)			
1-10 acres (1)			
No. of FNAI Communities		1	The site contains the FNAI community mesic flatwoods. There is also a retention pond in the southern section of the parcel.
5 or more (10)			
4 (8)			
3 (6)			
2 (2)			
1 (1)			
List of Communities		2	The FNAI state rank for mesic flatwoods is S4.
FNAI S1 (5)			
FNAI S2 (4)			
FNAI S3 (3)			
FNAI S4 (2)			
FNAI S5 (1)			
Ecological Processes		2	The site is disturbed/alterd by the lack of fire; however, some restoration is possible, primarily prescribed fire.
Intact (10)			
Intact, Some Restoration Needed (7)			
Moderately Altered, Major Restoration Needed (4)			
Highly Altered, Some Restoration Possible (2)			
Highly Altered, Restoration Impossible (0)			
Typical Species		1	Few typical species are present, primarily longleaf pine and some saw palmetto.
Most Typical Species Present (10)			
Some Typical Species Present (5)			
Few Typical Species Present (1)			
Exotic Species		8	No exotic/invasive species were observed but due to disturbance, the site is conducive to for exotic species introduction
No INS, Not Conducive for Introduction (10)			
No INS, Conducive for Introduction (8)			
Moderate INS, Control Needed (4)			
Many INS, Extensive Control Needed (1)			
Connectedness		4.3	Morningside Nature Center and the Cone property are within one mile but their total acreage is less than 501 acres. The score may be too high.
Score = Parts (A+B+C) divided by 3			
Part A - W/1 Mile of Public Conserv. Land			
1001 acres or greater (10)	10		
501-1000 acres (8)			
101-500 acres (5)			
11-100 acres (3)			
1-10 acres (1)			
Part B - Distance to Public Conserv. Land			The site is about one half mile from Morningside Nature Center and the Cone property. University Ave. bisects the area between the site and Morningside Nature Center.
Widely Contiguous (1/2 mile or greater) (10)			
Narrowly Contiguous (< 1/2 mile) (8)			
Separated by two-lane road (5)			
Separated by four-lane road (3)			
Less than one-half mile (2)		2	
Greater than one-half mile (1)			

INDIVIDUAL SCORE SHEET

City of Gainesville Significant Ecological Communities - Ecological Features Summary
(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11243-000-000		
Group No.: 11		
	Sub Score	Score
Part C - Intervening Matrix		
High Quality Natural Areas (10)		The site is located in an urban matrix. Aerial photography on the Alachua County website verifies this. The site is bordered by University Avenue to the north and development on the adjacent parcels to the east and west.
Low Quality Natural Areas (8)		
Agriculture with Natural Areas or Corridors (6)		
Agriculture (4)		
Rural or Agriculture/Residential (2)		
Urban (1)	1	
Water Quality Protection		2.5
Score = Parts (A + B) divided by 2		The site likely has low recharge as mesic flatwoods typically have a hardpan that slows aquifer recharge.
Part A - Recharge		
Karst Watershed, Stream to Sink (10)		
High Recharge, Some Karst Features (8)		
Moderate Recharge (4)		
Low Recharge (2)	2	
Part B - Surface Water		
High Quality Wetlands or Surface Water (10)		A small portion of Lake Forest Creek is adjacent to the site (the assumption is that the creek is not part of the site as it was not listed as a community type. The creek is channelized.
Moderate Quality Wetlands or Surface Water (6)		
Low Quality Wetlands or Surface Water (3)	3	
Listed Species On-Site		0
Sum Scores		No listed species were observed on site.
S1, Federal LE or PE, or State LE (5)		
S2, Federal LT or PT, or State LT (4)		
S3, Federal C, or State LS (3)		
S4, S5 (2)		
Potential Listed Species		0
Ten or More Species Possible (5)		Due to disturbance to the mesic flatwoods, small size and lack of diverse community types no listed species are thought to potentially occur on site.
Seven to Nine Species Possible (4)		
Four to Six Species Possible (3)		
Two to Three Species Possible (2)		
One Species Possible (1)		
Management Potential		1
High (10)		The site is too small and degraded for much management potential
Moderate (7)		
Low (4)		
Too Small or Degraded, Little Hope (1)		
TOTAL:		22.8
Additional Notes: A retention pond is located in the southern portion of the site and appears to be about 1/3 of the sites area.		

City Reviewer and Date: Denise on

Water & Air Reviewer and Date:

Peter NeSmith 10/31/06

City of Gainesville Zoning Atlas

- Legend**
- City Limits
 - ▬ Quarter section
 - ▬ Regulated Creek
 - - Zoning Split-use line
 - ⊞ Historic District
 - ⊞ Central Corridor
 - ⊞ Special Area Plan
 - ⊞ Cluster Subdivision
 - ⊞ National Historic Register
 - ⊞ Local Historic Register
 - @ Number of Units

Note:

All Properties Zoned:

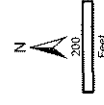
* RMF5

Except as noted

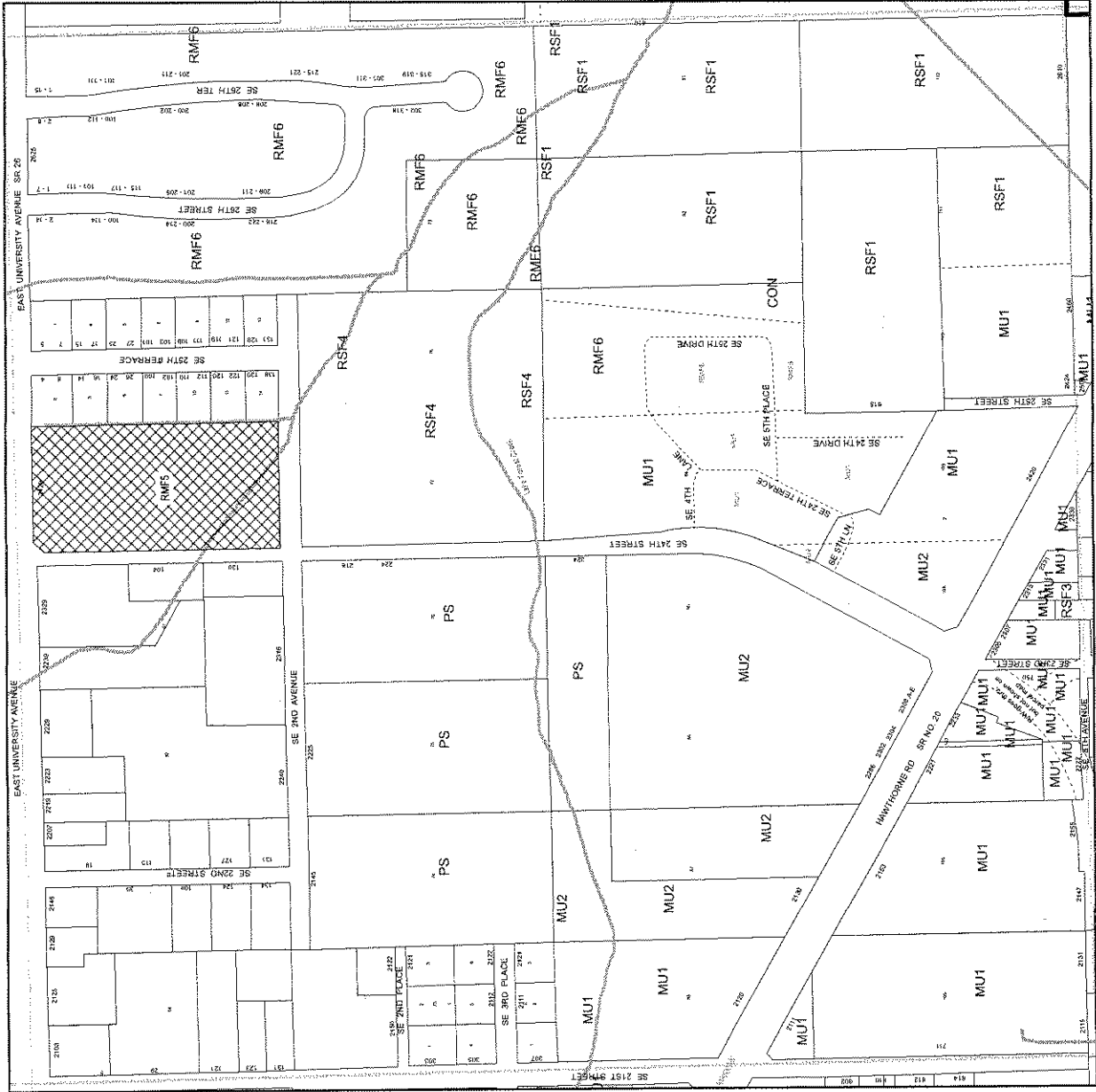
* Default zoning applies only to the Map number designated below.
Zoning for partially displayed parcels near the map edge should be verified on the adjacent map number.



Parcel #11243-000-000



CITY OF GAINESVILLE, FLORIDA
QTR: SE 1/4 SECTION 3-110S-R20E
UPDATE: 2/12/07 MAP 4055



** INDIVIDUAL SCORE SHEET**

City of Gainesville Significant Ecological Communities - Ecological Features Summary
(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11283-000-000			
Group No.: 11			
	Sub Score	Score	Description and Feature Summary
Size		1	This 8.9 acre site is one of 7 parcels in Group 11. It is located south of SE 2nd Avenue and east of SE 24th Street. The parcel abuts 2 other parcels in Group 11.
501-1000 acres or greater (10)			
101-500 acres (8)			
51-100 acres (5)			
11-50 acres (3)			
1-10 acres (1)			
No. of FNAI Communities		2	The site contains two FNAI community types; seepage stream and mesic flatwoods. Lake Forest Creek bisects this parcel.
5 or more (10)			
4 (8)			
3 (6)			
2 (2)			
1 (1)			
List of Communities		6	The FNAI state rank for seepage streams is S2 and mesic flatwoods is S4. These two scores were added.
FNAI S1 (5)			
FNAI S2 (4)			
FNAI S3 (3)			
FNAI S4 (2)			
FNAI S5 (1)			
Ecological Processes		2	The site is disturbed/altered by the lack of fire (lots of oaks are present); however, some restoration is possible, primarily prescribed fire. It also appears as if the seepage stream is channelized.
Intact (10)			
Intact, Some Restoration Needed (7)			
Moderately Altered, Major Restoration Needed (4)			
Highly Altered, Some Restoration Possible (2)			
Highly Altered, Restoration Impossible (0)			
Typical Species		5	Some typical species are present including wiregrass, longleaf and slash pine, saw palmetto, and <i>Lyonia</i> sps. A lot of oaks are present.
Most Typical Species Present (10)			
Some Typical Species Present (5)			
Few Typical Species Present (1)			
Exotic Species		8	No exotic/invasive species were observed but due to disturbance, the site is conducive to for exotic species introduction
No INS, Not Conducive for Introduction (10)			
No INS, Conducive for Introduction (8)			
Moderate INS, Control Needed (4)			
Many INS, Extensive Control Needed (1)			
Connectedness		4.3	Morningside Nature Center and the Cone property are within one mile but their total acreage is less than 501 acres. This score may be too high.
Score = Parts (A+B+C) divided by 3			
Part A - W/1 Mile of Public Conserv. Land			
1001 acres or greater (10)	10		
501-1000 acres (8)			
101-500 acres (5)			
11-100 acres (3)			
1-10 acres (1)			
Part B - Distance to Public Conserv. Land			The site is about one half mile from Morningside Nature Center and the Cone property. University Ave. bisects the area between the site and Morningside Nature Center.
Widely Contiguous (1/2 mile or greater) (10)			
Narrowly Contiguous (< 1/2 mile) (8)			
Separated by two-lane road (5)			
Separated by four-lane road (3)			
Less than one-half mile (2)	2		
Greater than one-half mile (1)			

** INDIVIDUAL SCORE SHEET**

City of Gainesville Significant Ecological Communities - Ecological Features Summary
(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11283-000-000		
Group No.: 11		
	Sub Score	Score
Part C - Intervening Matrix		
High Quality Natural Areas (10)		The site is located in an urban matrix. Aerial photography on the Alachua County website verifies this. The site is bordered on the northeast corner by development.
Low Quality Natural Areas (8)		
Agriculture with Natural Areas or Corridors (6)		
Agriculture (4)		
Rural or Agriculture/Residential (2)		
Urban (1)	1	
Water Quality Protection		6.5
Score = Parts (A + B) divided by 2		The site contains a seepage stream (Lake Forest Creek) that flows offsite towards Newnan's Lake. There are sinkholes within 1 miles of the site.
Part A - Recharge		
Karst Watershed, Stream to Sink (10)	10	
High Recharge, Some Karst Features (8)		
Moderate Recharge (4)		
Low Recharge (2)		
Part B - Surface Water		
High Quality Wetlands or Surface Water (10)		The site contains a seepage stream (Lake Forest Creek) that is impacted by channelization.
Moderate Quality Wetlands or Surface Water (6)		
Low Quality Wetlands or Surface Water (3)	3	
Listed Species On-Site		0
Sum Scores		No listed species were observed on site.
S1, Federal LE or PE, or State LE (5)		
S2, Federal LT or PT, or State LT (4)		
S3, Federal C, or State LS (3)		
S4, S5 (2)		
Potential Listed Species		1
Ten or More Species Possible (5)		Due to disturbance to the communities, no listed species are thought to potentially occur on site.
Seven to Nine Species Possible (4)		
Four to Six Species Possible (3)		
Two to Three Species Possible (2)		
One Species Possible (1)		
Management Potential		1
High (10)		The site is too small and degraded for much management potential.
Moderate (7)		
Low (4)		
Too Small or Degraded, Little Hope (1)		
TOTAL:		36.8
Additional Notes: The site contains many old fire lanes.		

City Reviewer and Date: Denise on

Water & Air Reviewer and Date:

Peter NeSmith 10/31/06

City of Gainesville Zoning Atlas

- Legend**
- City Limits
 - Quarter section
 - Regulated Creek
 - Zoning Split-use-line
 - Historic District
 - Central Corridor
 - Special Area Plan
 - Cluster Subdivision
 - National Historic Register
 - Local Historic Register
 - Number of Units

Note:

All Properties Zoned:

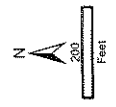
* RMF5

Except as noted

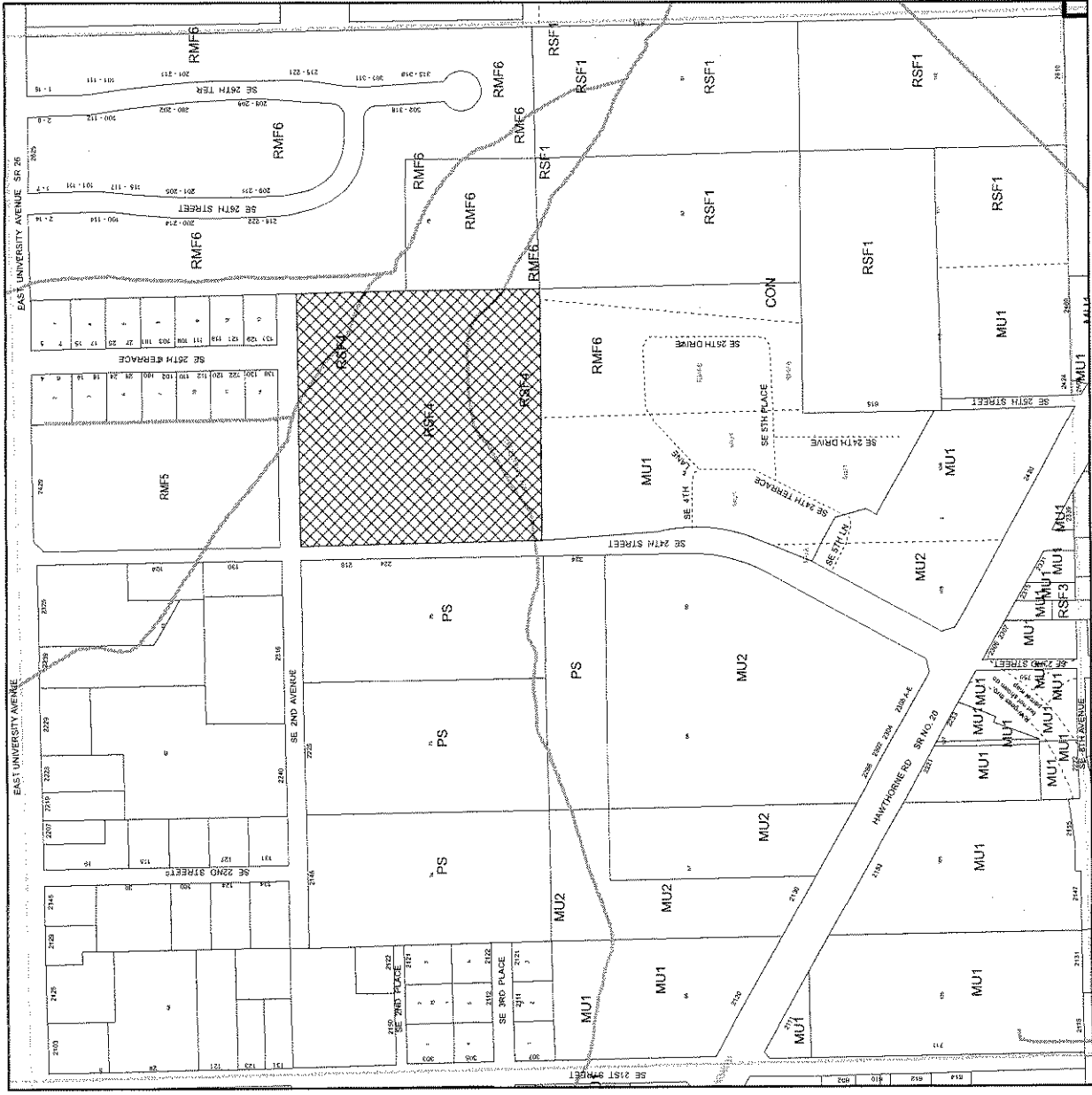
* Default zoning applies only to the Map number designated below. Zoning for partially displayed parcels near the map edge should be verified on the adjacent map number.



Parcel #11283-000-000



CITY OF GAINESVILLE, FLORIDA
QTR: SE 1/4 SECTION 3-T10S-R29E
UPDATE: 2/12/07
MAP 4055



****INDIVIDUAL SCORE SHEET****

City of Gainesville Significant Ecological Communities - Ecological Features Summary

(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11284-000-000			
Group No.: 11			
	Sub Score	Score	Description and Feature Summary
Size		1	The 2.5 acre site is one of 7 parcels in Group 11. The parcel directly abuts 2 other parcels in Group 11.
<i>501-1000 acres or greater (10)</i>			
<i>101-500 acres (8)</i>			
<i>51-100 acres (5)</i>			
<i>11-50 acres (3)</i>			
<i>1-10 acres (1)</i>			
No. of FNAI Communities		2	The site contains two FNAI community types; seepage stream and mesic flatwoods. Lake Forest Creek flows through this parcel.
<i>5 or more (10)</i>			
<i>4 (8)</i>			
<i>3 (6)</i>			
<i>2 (2)</i>			
<i>1 (1)</i>			
List of Communities		6	The FNAI state rank for seepage streams is S2 and mesic flatwoods is S4. These two scores were added.
<i>FNAI S1 (5)</i>			
<i>FNAI S2 (4)</i>			
<i>FNAI S3 (3)</i>			
<i>FNAI S4 (2)</i>			
<i>FNAI S5 (1)</i>			
Ecological Processes		2	The site is disturbed/altered. The seepage stream appears to be channelized and the mesic flatwoods require prescribed fire.
<i>Intact (10)</i>			
<i>Intact, Some Restoration Needed (7)</i>			
<i>Moderately Altered, Major Restoration Needed (4)</i>			
<i>Highly Altered, Some Restoration Possible (2)</i>			
<i>Highly Altered, Restoration Impossible (0)</i>			
Typical Species		1	There are few typical species documented for this site.
<i>Most Typical Species Present (10)</i>			
<i>Some Typical Species Present (5)</i>			
<i>Few Typical Species Present (1)</i>			
Exotic Species		8	No exotic/invasive species were observed but due to disturbance, the site is conducive to for exotic species introduction
<i>No INS, Not Conducive for Introduction (10)</i>			
<i>No INS, Conducive for Introduction (8)</i>			
<i>Moderate INS, Control Needed (4)</i>			
<i>Many INS, Extensive Control Needed (1)</i>			
Connectedness		4.3	Morningside Nature Center and the Cone property are within one mile but their total acreage is less than 501 acres. This score may be too high.
Score = Parts (A+B+C) divided by 3			
Part A - W/ 1 Mile of Public Conserv. Land			
<i>1001 acres or greater (10)</i>	10		
<i>501-1000 acres (8)</i>			
<i>101-500 acres (5)</i>			
<i>11-100 acres (3)</i>			
<i>1-10 acres (1)</i>			
Part B - Distance to Public Conserv. Land			The site is about one half mile from Morningside Nature Center and the Cone property. University Ave. bisects the area between the site and Morningside Nature Center.
<i>Widely Contiguous (1/2 mile or greater) (10)</i>			
<i>Narrowly Contiguous (< 1/2 mile) (8)</i>			
<i>Separated by two-lane road (5)</i>			
<i>Separated by four-lane road (3)</i>			
<i>Less than one-half mile (2)</i>		2	
<i>Greater than one-half mile (1)</i>			

City of Gainesville Significant Ecological Communities - Ecological Features Summary
(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11284-000-000			
Group No.: 11			
	Sub Score	Score	Description and Feature Summary
Part C - Intervening Matrix			
<i>High Quality Natural Areas (10)</i>			
<i>Low Quality Natural Areas (8)</i>			
<i>Agriculture with Natural Areas or Corridors (6)</i>			
<i>Agriculture (4)</i>			
<i>Rural or Agriculture/Residential (2)</i>			
<i>Urban (1)</i>			
	1		
Water Quality Protection			
		6.5	
Score = Parts (A + B) divided by 2			
Part A - Recharge			
<i>Karst Watershed, Stream to Sink (10)</i>			
	10		
<i>High Recharge, Some Karst Features (8)</i>			
<i>Moderate Recharge (4)</i>			
<i>Low Recharge (2)</i>			
Part B - Surface Water			
<i>High Quality Wetlands or Surface Water (10)</i>			
<i>Moderate Quality Wetlands or Surface Water (6)</i>			
<i>Low Quality Wetlands or Surface Water (3)</i>			
		3	
Listed Species On-Site			
		0	
No listed species were observed on site.			
Sum Scores			
<i>S1, Federal LE or PE, or State LE (5)</i>			
<i>S2, Federal LT or PT, or State LT (4)</i>			
<i>S3, Federal C, or State LS (3)</i>			
<i>S4, S5 (2)</i>			
Potential Listed Species			
		0	
Due to disturbance to the communities, no listed species are thought to potentially occur on site.			
<i>Ten or More Species Possible (5)</i>			
<i>Seven to Nine Species Possible (4)</i>			
<i>Four to Six Species Possible (3)</i>			
<i>Two to Three Species Possible (2)</i>			
<i>One Species Possible (1)</i>			
Management Potential			
		1	
The site is too small and degraded for much management potential.			
<i>High (10)</i>			
<i>Moderate (7)</i>			
<i>Low (4)</i>			
<i>Too Small or Degraded, Little Hope (1)</i>			
		TOTAL:	31.8
Additional Notes:			

City Reviewer and Date: Denise on

Water & Air Reviewer and Date:

Peter NeSmith 10/31/06

City of Gainesville Zoning Atlas

- Legend**
- City Limits
 - Quarter section
 - Regulated Creek
 - Zoning Split-use-line
 - Historic District
 - Central Corridor
 - Special Area Plan
 - Cluster Subdivision
 - National Historic Register
 - Local Historic Register
 - Number of Units

Note:

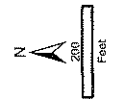
All Properties Zoned:

* RMF5

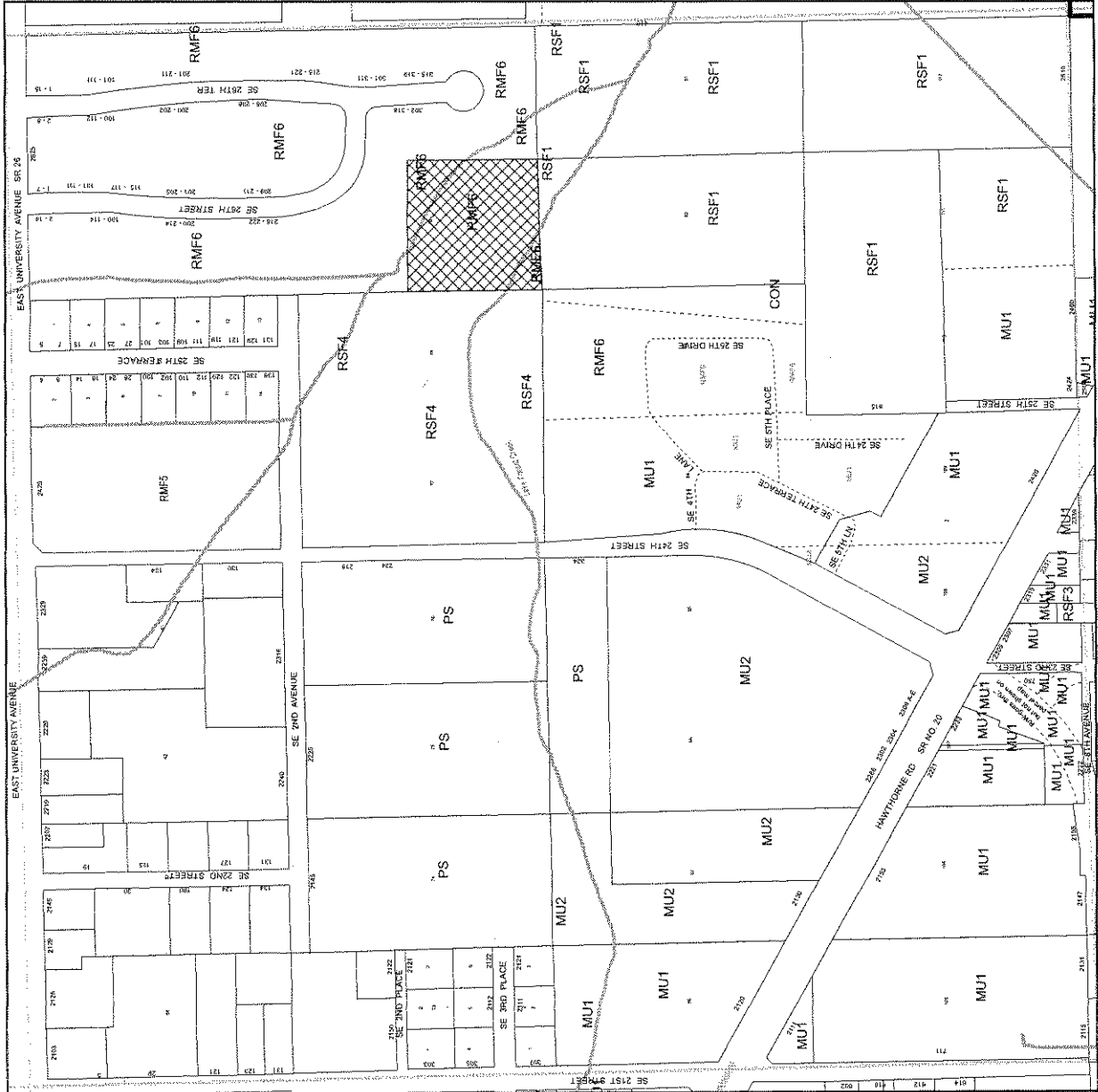
Except as noted

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Zoning for partially displayed parcels near the map edge should be verified on the adjacent map number.

Parcel #11284-000-000



CITY OF GAINESVILLE, FLORIDA
QTR: SE 1/4 SECTION 3-T10S-R20E
UPDATE: 2/12/07
MAP 4055



INDIVIDUAL SCORE SHEET

City of Gainesville Significant Ecological Communities - Ecological Features Summary

(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11286-000-000			
Group No.: 11			
	Sub Score	Score	Description and Feature Summary
Size		1	This 5.1 acre site is one of 7 sites in Group 11. The parcel directly abuts one other parcel in this group.
<i>501-1000 acres or greater (10)</i>			
<i>101-500 acres (8)</i>			
<i>51-100 acres (5)</i>			
<i>11-50 acres (3)</i>			
<i>1-10 acres (1)</i>			
No. of FNAI Communities		2	The site contains two FNAI community types; seepage stream and basin swamp. Lake Forest Creek flows through the site.
<i>5 or more (10)</i>			
<i>4 (8)</i>			
<i>3 (6)</i>			
<i>2 (2)</i>			
<i>1 (1)</i>			
List of Communities		7	The FNAI state rank for seepage streams is S2 and basin swamp S3. These two scores were added.
<i>FNAI S1 (5)</i>			
<i>FNAI S2 (4)</i>			
<i>FNAI S3 (3)</i>			
<i>FNAI S4 (2)</i>			
<i>FNAI S5 (1)</i>			
Ecological Processes		7	No data provided; however, aerial photography on the Alachua County website appears to show little disturbance to the sites tree canopy. The seepage stream (Lake Forest Creek) appears to be channelized.
<i>Intact (10)</i>			
<i>Intact, Some Restoration Needed (7)</i>			
<i>Moderately Altered, Major Restoration Needed (4)</i>			
<i>Highly Altered, Some Restoration Possible (2)</i>			
<i>Highly Altered, Restoration Impossible (0)</i>			
Typical Species		5	No data provided to document this rank other than the aerial photography that indicates little tree canopy disturbance.
<i>Most Typical Species Present (10)</i>			
<i>Some Typical Species Present (5)</i>			
<i>Few Typical Species Present (1)</i>			
Exotic Species		1	No data provided to document this rank; however, the wetlands on adjacent sites have documented exotic/invasive species.
<i>No INS, Not Conducive for Introduction (10)</i>			
<i>No INS, Conducive for Introduction (8)</i>			
<i>Moderate INS, Control Needed (4)</i>			
<i>Many INS, Extensive Control Needed (1)</i>			
Connectedness		4.6	Morningside Nature Center and the Cone property are within one mile but their total acreage is less than 501 acres. This score may be too high.
Score = Parts (A+B+C) divided by 3			
Part A - W/ 1 Mile of Public Conserv. Land			
<i>1001 acres or greater (10)</i>	10		
<i>501-1000 acres (8)</i>			
<i>101-500 acres (5)</i>			
<i>11-100 acres (3)</i>			
<i>1-10 acres (1)</i>			
Part B - Distance to Public Conserv. Land			The site is about one half mile from Morningside Nature Center and adjacent to the Cone property. University Ave. bisects the area between the site and Morningside Nature Center.
<i>Widely Contiguous (1/2 mile or greater) (10)</i>			
<i>Narrowly Contiguous (< 1/2 mile) (8)</i>			
<i>Separated by two-lane road (5)</i>			
<i>Separated by four-lane road (3)</i>			
<i>Less than one-half mile (2)</i>	2		
<i>Greater than one-half mile (1)</i>			

****INDIVIDUAL SCORE SHEET****

City of Gainesville Significant Ecological Communities - Ecological Features Summary
(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11286-000-000				
Group No.: 11				
	Sub Score	Score	Description and Feature Summary	
Part C - Intervening Matrix				
High Quality Natural Areas (10)			The site is located in an relatively rural area. Aerial photography on the Alachua County website verifies this. The site is bordered on the north by development.	
Low Quality Natural Areas (8)				
Agriculture with Natural Areas or Corridors (6)				
Agriculture (4)				
Rural or Agriculture/Residential (2)	2			
Urban (1)				
Water Quality Protection				
Score = Parts (A + B) divided by 2		8	The site contains a seepage stream (Lake Forest Creek) that flows offsite towards Newnan's Lake. There are sinkholes within 1 miles of the site.	
Part A - Recharge				
Karst Watershed, Stream to Sink (10)	10			
High Recharge, Some Karst Features (8)				
Moderate Recharge (4)				
Low Recharge (2)				
Part B - Surface Water				
High Quality Wetlands or Surface Water (10)			The basin swamp is of moderate quality, likely due to remaining vegetation and lack of hydrological disturbance. Aerial photography on the Alachua County website appears to back this up.	
Moderate Quality Wetlands or Surface Water (6)	6			
Low Quality Wetlands or Surface Water (3)				
Listed Species On-Site				
Sum Scores		0	No listed species were observed on site.	
S1, Federal LE or PE, or State LE (5)				
S2, Federal LT or PT, or State LT (4)				
S3, Federal C, or State LS (3)				
S4, S5 (2)				
Potential Listed Species				
Ten or More Species Possible (5)		1	Listed wading bird species are likely due to the basin swamp wetland community.	
Seven to Nine Species Possible (4)				
Four to Six Species Possible (3)				
Two to Three Species Possible (2)				
One Species Possible (1)				
Management Potential				
High (10)		4	Low management potential, likely because of size, and disturbance.	
Moderate (7)				
Low (4)				
Too Small or Degraded, Little Hope (1)				
TOTAL:		40.6		
Additional Notes				

City Reviewer and Date: Denise on

Water & Air Reviewer and Date:

Peter NeSmith 11/03/06

City of Gainesville Zoning Atlas

- Legend**
- City Limits
 - Quarter section
 - Regulated Creek
 - Zoning Split-use-line
 - Historic District
 - Central Corridor
 - Special Area Plan
 - Cluster Subdivision
 - National Historic Register
 - Local Historic Register
 - Number of Units

Note:

All Properties Zoned:

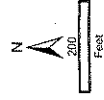
* RMF5

Except as noted

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Parcel #11286-000-000

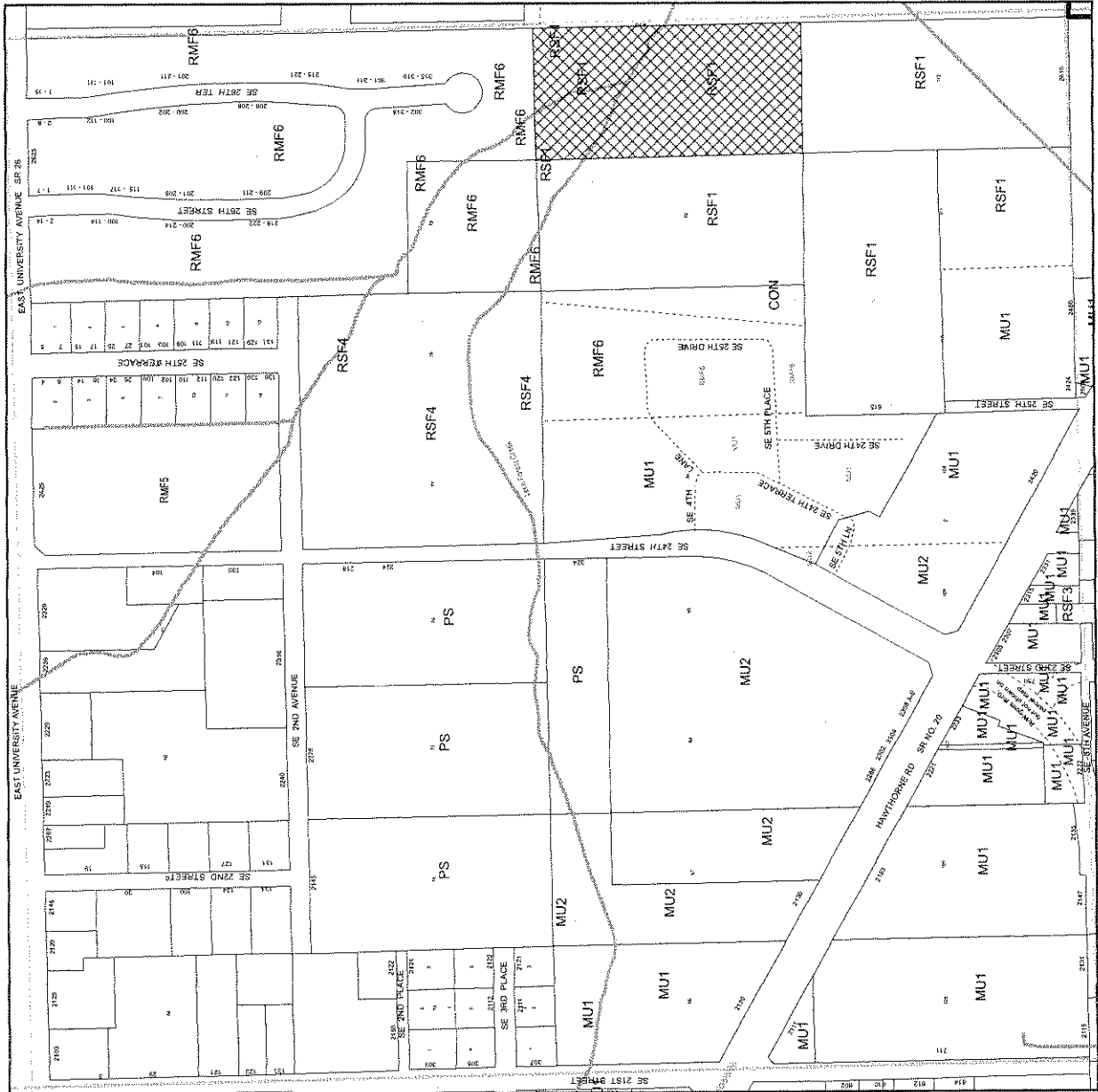


CITY OF GAINESVILLE, FLORIDA

QTR: SE 1/4 SECTION 3-T10S-R20E

UPDATE: 2/12/07

MAP 4055



INDIVIDUAL SCORE SHEET

City of Gainesville Significant Ecological Communities - Ecological Features Summary

(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11287-000-000			
Group No.: 11			
	Sub Score	Score	Description and Feature Summary
Size		1	This 5 acre site is one of 7 in Group 11. The parcel abuts to the north, east, and west 3 other parcels in this group
501-1000 acres or greater (10)			
101-500 acres (8)			
51-100 acres (5)			
11-50 acres (3)			
1-10 acres (1)			
No. of FNAI Communities		1	The site contains the FNAI community basin swamp.
5 or more (10)			
4 (8)			
3 (6)			
2 (2)			
1 (1)			
List of Communities		3	The FNAI state rank for basin swamp is S3.
FNAI S1 (5)			
FNAI S2 (4)			
FNAI S3 (3)			
FNAI S4 (2)			
FNAI S5 (1)			
Ecological Processes		7	No data provided; however, aerial photography on the Alachua County website appears to show little disturbance to the sites tree canopy. Exotic/invasive species are likely present as they are in adjacent parcels with wetlands.
Intact (10)			
Intact, Some Restoration Needed (7)			
Moderately Altered, Major Restoration Needed (4)			
Highly Altered, Some Restoration Possible (2)			
Highly Altered, Restoration Impossible (0)			
Typical Species		10	No data provided to document this rank other than the aerial photography that indicates little tree canopy disturbance.
Most Typical Species Present (10)			
Some Typical Species Present (5)			
Few Typical Species Present (1)			
Exotic Species		1	Data indicates that the site contains <i>Tradescantia</i> sp. that, depending on species, may be an exotic/invasive species. In addition, wetlands on adjacent sites have documented exotic/invasive species.
No INS, Not Conducive for Introduction (10)			
No INS, Conducive for Introduction (8)			
Moderate INS, Control Needed (4)			
Many INS, Extensive Control Needed (1)			
Connectedness		4.6	Morningside Nature Center and the Cone property are within one mile but their total acreage is less than 501 acres. This score may be too high.
Score = Parts (A+B+C) divided by 3			
Part A - W/1 Mile of Public Conserv. Land			
1001 acres or greater (10)	10		
501-1000 acres (8)			
101-500 acres (5)			
11-100 acres (3)			
1-10 acres (1)			
Part B - Distance to Public Conserv. Land			The site is about one half mile from Morningside Nature Center and the Cone property. University Ave. bisects the area between the site and Morningside Nature Center.
Widely Contiguous (1/2 mile or greater) (10)			
Narrowly Contiguous (< 1/2 mile) (8)			
Separated by two-lane road (5)			
Separated by four-lane road (3)			
Less than one-half mile (2)	2		
Greater than one-half mile (1)			

****INDIVIDUAL SCORE SHEET****

City of Gainesville Significant Ecological Communities - Ecological Features Summary
(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11287-000-000				
Group No.: 11				
	Sub Score	Score	Description and Feature Summary	
Part C - Intervening Matrix				
<i>High Quality Natural Areas (10)</i>				
<i>Low Quality Natural Areas (8)</i>				
<i>Agriculture with Natural Areas or Corridors (6)</i>				
<i>Agriculture (4)</i>				
<i>Rural or Agriculture/Residential (2)</i>				
<i>Urban (1)</i>				
Water Quality Protection		4	The community on site is not noted for its recharge potential, likely based on soil characteristics.	
Score = Parts (A + B) divided by 2				
Part A - Recharge				
<i>Karst Watershed, Stream to Sink (10)</i>				
<i>High Recharge, Some Karst Features (8)</i>				
<i>Moderate Recharge (4)</i>				
<i>Low Recharge (2)</i>				
Part B - Surface Water				
<i>High Quality Wetlands or Surface Water (10)</i>				
<i>Moderate Quality Wetlands or Surface Water (6)</i>				
<i>Low Quality Wetlands or Surface Water (3)</i>				
Listed Species On-Site		0	No listed species were observed on site.	
Sum Scores				
<i>S1, Federal LE or PE, or State LE (5)</i>				
<i>S2, Federal LT or PT, or State LT (4)</i>				
<i>S3, Federal C, or State LS (3)</i>				
<i>S4, S5 (2)</i>				
Potential Listed Species		1	Listed wading bird species are likely due to the basin swamp community.	
<i>Ten or More Species Possible (5)</i>				
<i>Seven to Nine Species Possible (4)</i>				
<i>Four to Six Species Possible (3)</i>				
<i>Two to Three Species Possible (2)</i>				
<i>One Species Possible (1)</i>				
Management Potential		4	Low management potential, likely because of size, and disturbance.	
<i>High (10)</i>				
<i>Moderate (7)</i>				
<i>Low (4)</i>				
<i>Too Small or Degraded, Little Hope (1)</i>				
TOTAL:		36.6		
Additional Notes				

City Reviewer and Date: Denise on

Water & Air Reviewer and Date:

Peter NeSmith 10/31/06 and 11/03/06

City of Gainesville Zoning Atlas

- Legend**
- City Limits
 - ▬ Quarter section
 - ▬ Regulated Creek
 - - - Zoning Split-use line
 - ⊠ Historic District
 - ▬ Central Corridor
 - ▬ Special Area Plan
 - ▬ Cluster Subdivision
 - △ National Historic Register
 - Local Historic Register
 - @ Number of Units

Note:

All Properties Zoned:

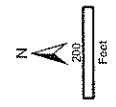
* RMF5

Except as noted

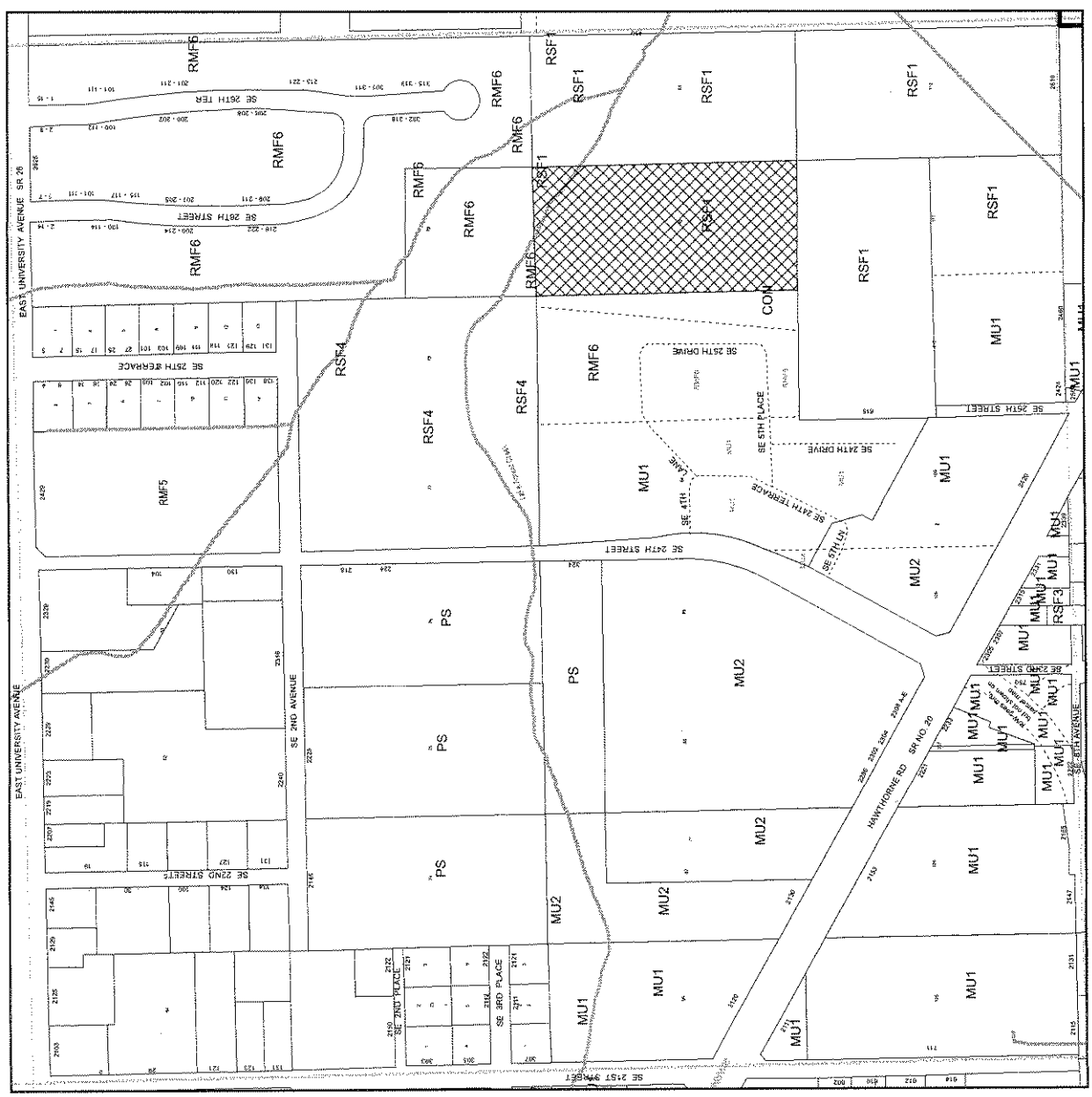
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Parcel #11287-000-000



CITY OF GAINESVILLE, FLORIDA
QTR: SE 1/4 SECTION 3-T10S-R20E
UPDATE: 2/12/07
MAP 4055



****INDIVIDUAL SCORE SHEET****

City of Gainesville Significant Ecological Communities - Ecological Features Summary

(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11288-000-000			
Group No.: 11			
	Sub Score	Score	Description and Feature Summary
Size		1	This 9.7 acre site is one of 7 in Group 11. The site abuts to the north and west 2 other parcels in this group.
<i>501-1000 acres or greater (10)</i>			
<i>101-500 acres (8)</i>			
<i>51-100 acres (5)</i>			
<i>11-50 acres (3)</i>			
<i>1-10 acres (1)</i>			
No. of FNAI Communities		6	The site contains three FNAI community types; basin swamp, sandhill and mesic flatwoods.
<i>5 or more (10)</i>			
<i>4 (8)</i>			
<i>3 (6)</i>			
<i>2 (2)</i>			
<i>1 (1)</i>			
List of Communities		9	The FNAI state rank for mesic flatwoods is S4, basin swamp is S3, and sandhill S2. These three scores were added.
<i>FNAI S1 (5)</i>			
<i>FNAI S2 (4)</i>			
<i>FNAI S3 (3)</i>			
<i>FNAI S4 (2)</i>			
<i>FNAI S5 (1)</i>			
Ecological Processes		2	The site is disturbed/alterd by the lack of fire in the mesic flatwoods and sandhill communities; however, some restoration is possible, primarily prescribed fire. The basin swamp has many exotic/invasive species.
<i>Intact (10)</i>			
<i>Intact, Some Restoration Needed (7)</i>			
<i>Moderately Altered, Major Restoration Needed (4)</i>			
<i>Highly Altered, Some Restoration Possible (2)</i>			
<i>Highly Altered, Restoration Impossible (0)</i>			
Typical Species		5	Some typical species are present including lots of wiregrass, longleaf pine, and turkey and bluejack oak.
<i>Most Typical Species Present (10)</i>			
<i>Some Typical Species Present (5)</i>			
<i>Few Typical Species Present (1)</i>			
Exotic Species		1	Many invasive species are present consisting of Japanese climbing fern and Begonia.
<i>No INS, Not Conducive for Introduction (10)</i>			
<i>No INS, Conducive for Introduction (8)</i>			
<i>Moderate INS, Control Needed (4)</i>			
<i>Many INS, Extensive Control Needed (1)</i>			
Connectedness		4.6	Morningside Nature Center and the Cone property are within one mile but their total acreage is less than 501 acres. This score may be too high.
Score = Parts (A+B+C) divided by 3			
Part A - W/1 1 Mile of Public Conserv. Land			
<i>1001 acres or greater (10)</i>	10		
<i>501-1000 acres (8)</i>			
<i>101-500 acres (5)</i>			
<i>11-100 acres (3)</i>			
<i>1-10 acres (1)</i>			
Part B - Distance to Public Conserv. Land			The site is about one half mile from Morningside Nature Center and the Cone property. University Ave. bisects the area between the site and Morningside Nature Center.
<i>Widely Contiguous (1/2 mile or greater) (10)</i>			
<i>Narrowly Contiguous (< 1/2 mile) (8)</i>			
<i>Separated by two-lane road (5)</i>			
<i>Separated by four-lane road (3)</i>			
<i>Less than one-half mile (2)</i>		2	
<i>Greater than one-half mile (1)</i>			

****INDIVIDUAL SCORE SHEET****

City of Gainesville Significant Ecological Communities - Ecological Features Summary

(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11288-000-000			
Group No.: 11			
	Sub Score	Score	Description and Feature Summary
Part C - Intervening Matrix			
High Quality Natural Areas (10)			The site is located in an urban matrix. Aerial photography on the Alachua County website verifies this. The site is bordered on the east by SE 24th Street and development.
Low Quality Natural Areas (8)			
Agriculture with Natural Areas or Corridors (6)			
Agriculture (4)			
Rural or Agriculture/Residential (2)	2		
Urban (1)			
Water Quality Protection			
Score = Parts (A + B) divided by 2			
Part A - Recharge			
Karst Watershed, Stream to Sink (10)			The communities on site are not noted for their recharge potential, likely based on soil characteristics and potential hardpan.
High Recharge, Some Karst Features (8)			
Moderate Recharge (4)			
Low Recharge (2)	2		
Part B - Surface Water			
High Quality Wetlands or Surface Water (10)			The basin swamp, despite logging is of moderate quality, likely due to remaining vegetation and lack of hydrological disturbance and presence of exotic/invasive species.
Moderate Quality Wetlands or Surface Water (6)	6		
Low Quality Wetlands or Surface Water (3)			
Listed Species On-Site			
Sum Scores			
S1, Federal LE or PE, or State LE (5)			No listed species were observed on site.
S2, Federal LT or PT, or State LT (4)			
S3, Federal C, or State LS (3)			
S4, S5 (2)			
Potential Listed Species			
Ten or More Species Possible (5)			Listed wading bird species are likely due to the basin swamp community.
Seven to Nine Species Possible (4)			
Four to Six Species Possible (3)			
Two to Three Species Possible (2)			
One Species Possible (1)			
Management Potential			
High (10)			Low management potential, likely because of size, and disturbance.
Moderate (7)			
Low (4)			
Too Small or Degraded, Little Hope (1)			
TOTAL:		37.6	
Additional Notes: There is lots of trash on site in the sandhill area, and the basin swamp has been logged.			

City Reviewer and Date: Denise on

Water & Air Reviewer and Date:

Peter NeSmith 10/31/06

City of Gainesville Zoning Atlas

- Legend**
- City Limits
 - ▬ Quarter section
 - ▬ Regulated Creek
 - - Zoning Split-use-line
 - Historic District
 - ▬ Central Corridor
 - ▬ Special Area Plan
 - ▬ Cluster Subdivision
 - ▲▲ National Historic Register
 - Local Historic Register
 - @ Number of Units

Note:

All Properties Zoned:

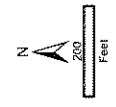
* RMF5

Except as noted

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Parcel #11288-000-000



CITY OF GAINESVILLE, FLORIDA
QTR: SE 1/4 SECTION 3-T10S-R20E
UPDATE: 2/12/07
MAP 4055



INDIVIDUAL SCORE SHEET

City of Gainesville Significant Ecological Communities - Ecological Features Summary
(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11356-000-000			
Group No.: 11			
	Sub Score	Score	Description and Feature Summary
Size		1	This 5 acre site is one of 7 in Group 11. This parcel directly abuts to the north one other parcel in this group.
501-1000 acres or greater (10)			
101-500 acres (8)			
51-100 acres (5)			
11-50 acres (3)			
1-10 acres (1)			
No. of FNAI Communities		2	The site contains two FNAI community types; seepage stream and floodplain swamp.
5 or more (10)			
4 (8)			
3 (6)			
2 (2)			
1 (1)			
List of Communities		6	The FNAI state rank for seepage streams is S2 and floodplain swamp S4. These two scores were added.
FNAI S1 (5)			
FNAI S2 (4)			
FNAI S3 (3)			
FNAI S4 (2)			
FNAI S5 (1)			
Ecological Processes		7	Aerial photography on the Alachua County website appears to show little disturbance to the sites tree canopy. Plant species and restoration potential indicate that the site is relatively intact. The seepage stream (Lake Forest Creek) is likely channelized and the floodplain swamp has many exotic/invasive species.
Intact (10)			
Intact, Some Restoration Needed (7)			
Moderately Altered, Major Restoration Needed (4)			
Highly Altered, Some Restoration Possible (2)			
Highly Altered, Restoration Impossible (0)			
Typical Species		10	The site has an intact canopy with cypress, red maple, swamp blackgum, and hackberry (<i>Celtis</i> sp.), and a fern understory.
Most Typical Species Present (10)			
Some Typical Species Present (5)			
Few Typical Species Present (1)			
Exotic Species		1	Many exotic species documented such as Japanese climbing fern (<i>Lygodium</i> sp.), taro, paper mulberry, Chinese tallow and ligustrum.
No INS, Not Conducive for Introduction (10)			
No INS, Conducive for Introduction (8)			
Moderate INS, Control Needed (4)			
Many INS, Extensive Control Needed (1)			
Connectedness		6	Morningside Nature Center and the Cone property are within one mile but their total acreage is less than 501 acres. This score may be too high.
Score = Parts (A+B+C) divided by 3			
Part A - W/1 Mile of Public Conserv. Land			
1001 acres or greater (10)	10		
501-1000 acres (8)			
101-500 acres (5)			
11-100 acres (3)			
1-10 acres (1)			
Part B - Distance to Public Conserv. Land			The site is about one half mile from Morningside Nature Center and adjacent to the Cone property. May be scored to low. University Ave. bisects the area between the site and Morningside Nature Center.
Widely Contiguous (1/2 mile or greater) (10)			
Narrowly Contiguous (< 1/2 mile) (8)			
Separated by two-lane road (5)			
Separated by four-lane road (3)			
Less than one-half mile (2)	2		
Greater than one-half mile (1)			

****INDIVIDUAL SCORE SHEET****

City of Gainesville Significant Ecological Communities - Ecological Features Summary

(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 11356-000-000		
Group No.: 11		
	Sub Score	Score
Part C - Intervening Matrix		
High Quality Natural Areas (10)		6
Low Quality Natural Areas (8)		
Agriculture with Natural Areas or Corridors (6)		
Agriculture (4)		
Rural or Agriculture/Residential (2)		
Urban (1)		
Water Quality Protection		8
Score = Parts (A + B) divided by 2		10
Part A - Recharge		
Karst Watershed, Stream to Sink (10)		
High Recharge, Some Karst Features (8)		
Moderate Recharge (4)		
Low Recharge (2)		
Part B - Surface Water		6
High Quality Wetlands or Surface Water (10)		
Moderate Quality Wetlands or Surface Water (6)		
Low Quality Wetlands or Surface Water (3)		
Listed Species On-Site		0
Sum Scores		0
S1, Federal LE or PE, or State LE (5)		
S2, Federal LT or PT, or State LT (4)		
S3, Federal C, or State LS (3)		
S4, S5 (2)		
Potential Listed Species		2
Ten or More Species Possible (5)		2
Seven to Nine Species Possible (4)		
Four to Six Species Possible (3)		
Two to Three Species Possible (2)		
One Species Possible (1)		
Management Potential		7
High (10)		7
Moderate (7)		
Low (4)		
Too Small or Degraded, Little Hope (1)		
TOTAL:		50
Additional Notes: Trash on site. The site is bisected by a stream and has soil subsidence.		

City Reviewer and Date: _____ on 11/5/00

Water & Air Reviewer and Date: Peter NeSmith 11/03,06/06

City of Gainesville Zoning Atlas

- Legend**
- ▬ City Limits
 - ▬ Quarter section
 - ▬ Regulated Creek
 - - Zoning Split-use-line
 - ⊠ Historic District
 - ▬ Central Corridor
 - ▬ Special Area Plan
 - ▬ Cluster Subdivision
 - △△ National Historic Register
 - Local Historic Register
 - @ Number of Units

Note:

All Properties Zoned:

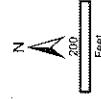
* RMF5

Except as noted

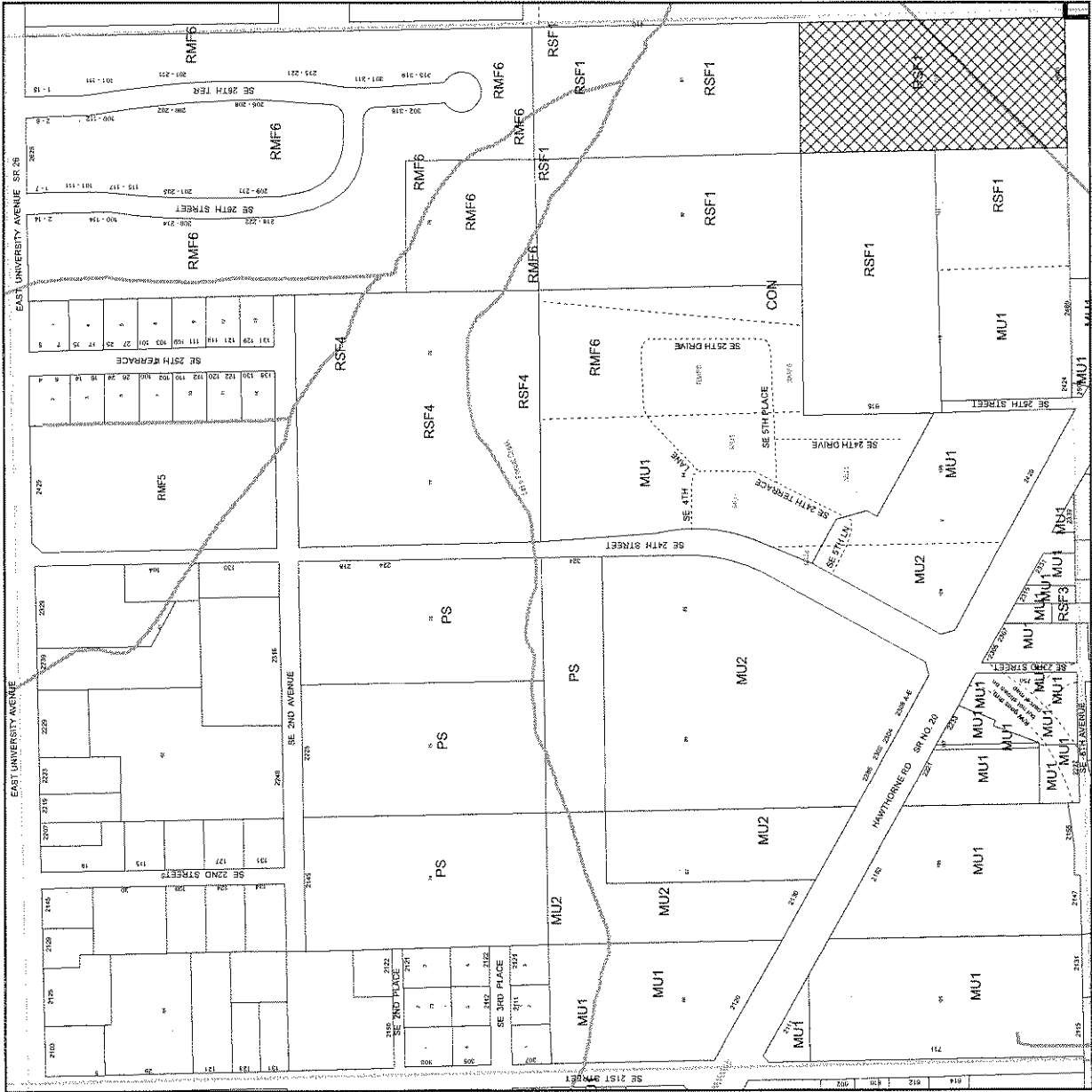
* Default zoning applies only to the Map number designated below.
Zoning for partially displayed parcels near the map edge should be verified on the adjacent map number.



Parcel #11356-000-000



CITY OF GAINESVILLE, FLORIDA
QTR. SE 1/4 SECTION 3-T10S-R20E
UPDATE: 2/12/07 MAP 4055



****INDIVIDUAL SCORE SHEET****

City of Gainesville Significant Ecological Communities - Ecological Features Summary
(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 16073-000-000			
Group No.: 11			
	Sub Score	Score	Description and Feature Summary
Size		1	This 5.7 acre site is one of 7 in Group 11. It directly abuts site 22356 to the south.
501-1000 acres or greater (10)			
101-500 acres (8)			
51-100 acres (5)			
11-50 acres (3)			
1-10 acres (1)			
No. of FNAI Communities		6	The site contains three FNAI community types; seepage stream, floodplain swamp and mesic flatwoods. The site is bisected by a creek.
5 or more (10)			
4 (8)			
3 (6)			
2 (2)			
1 (1)			
List of Communities		8	The FNAI state rank for seepage streams is S2, floodplain swamp S4, and mesic flatwoods S4. These three scores were added.
FNAI S1 (5)			
FNAI S2 (4)			
FNAI S3 (3)			
FNAI S4 (2)			
FNAI S5 (1)			
Ecological Processes		4	Major restoration needed. From County aerial photographs it is apparent that the seepage stream (Lake Forest Creek) is ditched. It is also likely that the mesic flatwoods need prescribed fire. The floodplain forest requires exotic/invasive species removal.
Intact (10)			
Intact, Some Restoration Needed (7)			
Moderately Altered, Major Restoration Needed (4)			
Highly Altered, Some Restoration Possible (2)			
Highly Altered, Restoration Impossible (0)			
Typical Species		5	Most typical species occur in the floodplain swamp and some typical species occur in the mesic flatwoods including; longleaf and slash pines, saw palmetto, and remnant wiregrass were noted. Score may be on the low side.
Most Typical Species Present (10)			
Some Typical Species Present (5)			
Few Typical Species Present (1)			
Exotic Species		1	Exotic/invasive species noted include Japanese climbing fern (<i>Lygodium</i> sp.), paper mulberry, taro, and ligustrum.
No INS, Not Conducive for Introduction (10)			
No INS, Conducive for Introduction (8)			
Moderate INS, Control Needed (4)			
Many INS, Extensive Control Needed (1)			
Connectedness		6	Morningside Nature Center and the Cone property are within one mile but their total acreage is less than 501 acres. This score may be too high.
Score = Parts (A+B+C) divided by 3			
Part A - W/ 1 Mile of Public Conserv. Land			
1001 acres or greater (10)	10		
501-1000 acres (8)			
101-500 acres (5)			
11-100 acres (3)			
1-10 acres (1)			
Part B - Distance to Public Conserv. Land			The site is about one half mile from Morningside Nature Center and adjacent to and west of the Cone property. University Ave. bisects the area between the site and Morningside Nature Center.
Widely Contiguous (1/2 mile or greater) (10)			
Narrowly Contiguous (< 1/2 mile) (8)			
Separated by two-lane road (5)			
Separated by four-lane road (3)			
Less than one-half mile (2)	2		
Greater than one-half mile (1)			

****INDIVIDUAL SCORE SHEET****

City of Gainesville Significant Ecological Communities - Ecological Features Summary
(ranking criteria under each variable with possible score in parentheses)

Parcel No.: 16073-000-000			
Group No.: 11			
	Sub Score	Score	Description and Feature Summary
Part C - Intervening Matrix			The site is in a matrix of natural areas and low density development. No adjacent sites are developed.
High Quality Natural Areas (10)			
Low Quality Natural Areas (8)			
Agriculture with Natural Areas or Corridors (6)	6		
Agriculture (4)			
Rural or Agriculture/Residential (2)			
Urban (1)			
Water Quality Protection		8	The site contains a seepage stream (Lake Forest Creek) that flows offsite towards Newnan's Lake. There are sinkholes within 1 miles of the site.
Score = Parts (A + B) divided by 2			
Part A - Recharge			
Karst Watershed, Stream to Sink (10)	10		
High Recharge, Some Karst Features (8)			
Moderate Recharge (4)			
Low Recharge (2)			
Part B - Surface Water			Due to exotic/invasive species in the floodplain swamp and ditching of the creek the surface waters are of moderate quality.
High Quality Wetlands or Surface Water (10)			
Moderate Quality Wetlands or Surface Water (6)	6		
Low Quality Wetlands or Surface Water (3)			
Listed Species On-Site		0	No listed species were observed on site.
Sum Scores			
S1, Federal LE or PE, or State LE (5)			
S2, Federal LT or PT, or State LT (4)			
S3, Federal C, or State LS (3)			
S4, S5 (2)			
Potential Listed Species		2	Listed wading bird species are likely due to the floodplain swamp community.
Ten or More Species Possible (5)			
Seven to Nine Species Possible (4)			
Four to Six Species Possible (3)			
Two to Three Species Possible (2)			
One Species Possible (1)			
Management Potential		7	The management potential is moderate due to the need for exotic/invasive species control, seepage stream restoration (it is now channelized) and prescribed fire needs.
High (10)			
Moderate (7)			
Low (4)			
Too Small or Degraded, Little Hope (1)			
TOTAL:		48	
Additional Notes:			

City Reviewer and Date: Denise on

Water & Air Reviewer and Date:

Peter NeSmith 11/03,06/06

City of Gainesville Zoning Atlas

- Legend**
- ▬ City Limits
 - ▬ Quarter section
 - ▬ Regulated Creek
 - - - Zoning Split-use-line
 - ▬ Historic District
 - ▬ Central Corridor
 - ▬ Special Area Plan
 - ▬ Cluster Subdivision
 - ▬ National Historic Register
 - ▬ Local Historic Register
 - @ Number of Units

Note:

All Properties Zoned:

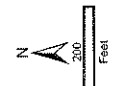
* RSF3

Except as noted

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Parcel #16073-000-000



CITY OF GAINESVILLE, FLORIDA
QTR: NE 1/4 SECTION 10-T10S-R20E
UPDATE: 2/12/07
MAP 4155

