

**LEGISLATIVE #**

**190289A**



1 **WHEREAS**, the City Plan Board, which acts pursuant to the authority granted in Section 4.02 of  
2 the Charter Laws of the City of Gainesville and which acts as the Local Planning Agency  
3 pursuant to Section 163.3174, Florida Statutes, held a public hearing on August 22, 2019, and  
4 voted to recommend that the City Commission approve this Future Land Use Map amendment;  
5 and

6 **WHEREAS**, an advertisement no less than two columns wide by ten inches long was placed in a  
7 newspaper of general circulation and provided the public with at least seven days' advance  
8 notice of this ordinance's first public hearing (i.e., transmittal hearing) to be held by the City  
9 Commission in the City Hall Auditorium, located on the first floor of City Hall in the City of  
10 Gainesville; and

11 **WHEREAS**, after the first public hearing, the City of Gainesville transmitted copies of this  
12 proposed amendment to the reviewing agencies and any other local government unit or state  
13 agency that requested same; and

14 **WHEREAS**, a second advertisement no less than two columns wide by ten inches long was  
15 placed in the aforesaid newspaper and provided the public with at least five days' advance  
16 notice of this ordinance's second public hearing (i.e., adoption hearing) to be held by the City  
17 Commission; and

18 **WHEREAS**, public hearings were held pursuant to the notice described above at which hearings  
19 the parties in interest and all others had an opportunity to be and were, in fact, heard; and

20 **WHEREAS**, prior to adoption of this ordinance, the City Commission has considered any written  
21 comments received concerning this Future Land Use Map amendment.

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

2 **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 Alachua County  
5 High Density Residential to City of Gainesville Residential Medium-Density (RM):

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.** Within ten working days of the transmittal (first) hearing, the City Manager or  
11 designee is authorized and directed to transmit this Future Land Use Map amendment and  
12 appropriate supporting data and analyses to the reviewing agencies and to any other local  
13 government or governmental agency that has filed a written request for same with the City.  
14 Within ten working days of the adoption (second) hearing, the City Manager or designee is  
15 authorized and directed to transmit this amendment to the state land planning agency and  
16 any other agency or local government that provided comments to the City regarding the  
17 amendment.

18 **SECTION 3.** The City Manager or designee is authorized and directed to make the necessary  
19 changes to maps and other data in the City of Gainesville Comprehensive Plan in order to  
20 comply with this ordinance.

21 **SECTION 4.** If any word, phrase, clause, paragraph, section, or provision of this ordinance or  
22 the application hereof to any person or circumstance is held invalid or unconstitutional, such  
23 finding will not affect the other provisions or applications of this ordinance that can be given

1 effect without the invalid or unconstitutional provision or application, and to this end the  
2 provisions of this ordinance are declared severable.

3 **SECTION 5.** All ordinances or parts of ordinances in conflict herewith are to the extent of such  
4 conflict hereby repealed on the effective date of this amendment to the Comprehensive Plan.

5 **SECTION 6.** This ordinance will become effective immediately upon adoption; however, the  
6 effective date of this amendment to the City of Gainesville Comprehensive Plan, if the  
7 amendment is not timely challenged, will be 31 days after the state land planning agency  
8 notifies the City that the plan amendment package is complete in accordance with Section  
9 163.3184, Florida Statutes. If timely challenged, this Comprehensive Plan amendment will  
10 become effective on the date the state land planning agency or the Administration Commission  
11 enters a final order determining the amendment to be in compliance with Chapter 163, Florida  
12 Statutes. No development orders, development permits, or land uses dependent on this  
13 Comprehensive Plan amendment may be issued or commenced before this amendment has  
14 become effective.

15

16 **PASSED AND ADOPTED** this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

17

18

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21

22 Attest:

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25

26 \_\_\_\_\_  
27 OMICHELE D. GAINEY  
28 CLERK OF THE COMMISSION

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

Approved as to form and legality:

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

1 This ordinance passed on transmittal (first) reading this \_\_\_\_ day of \_\_\_\_\_, 2019.

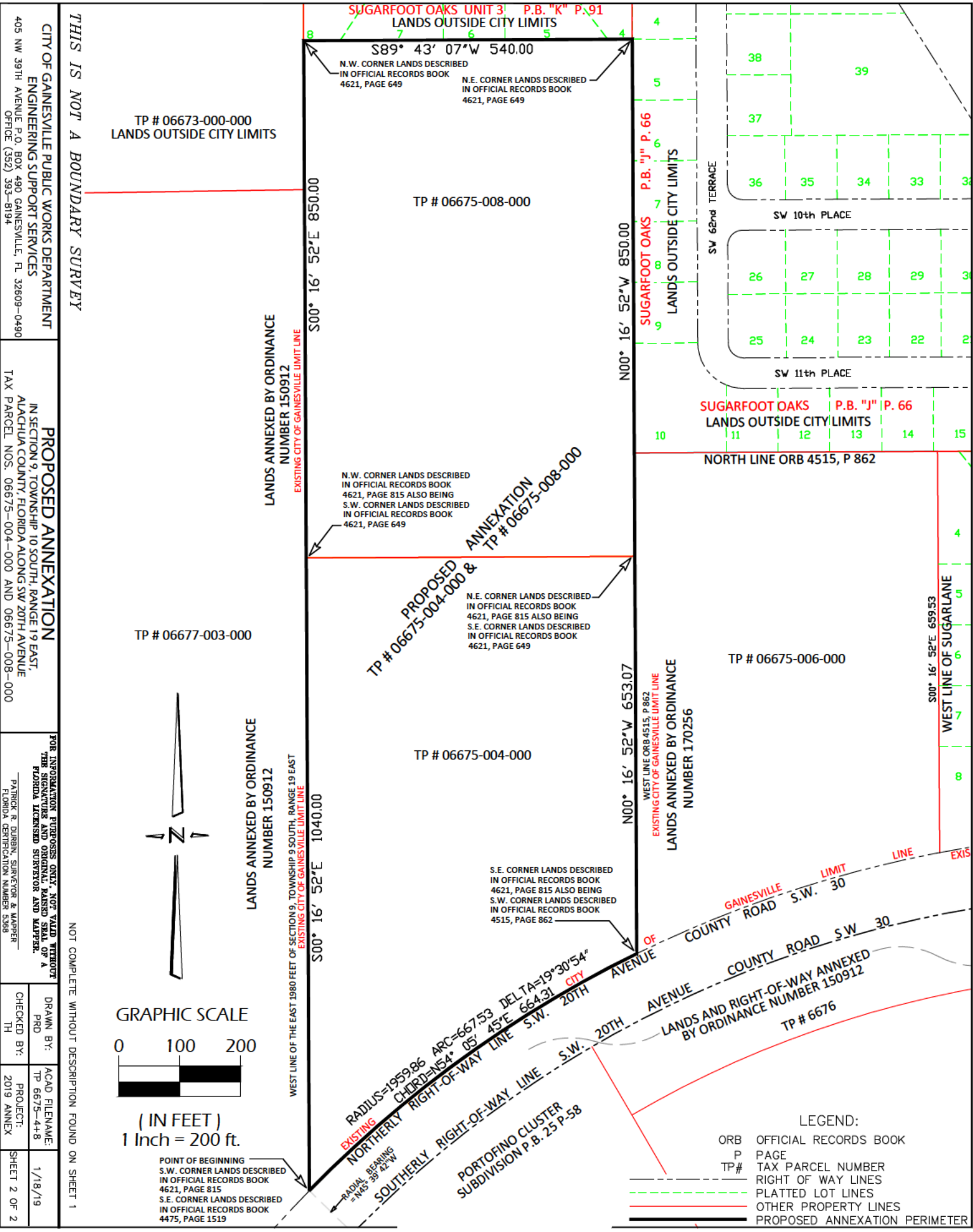
2

3 This ordinance passed on adoption (second) reading this \_\_\_\_ day of \_\_\_\_\_, 2019.

LEGAL DESCRIPTION FOR TAX PARCEL NUMBERS 06675-004-000 AND  
06675-008-000 NORTH OF SW 20TH AVE. AND WEST OF INTERSTATE 75

A TRACT OF LAND LYING IN SECTION 9, TOWNSHIP 10 SOUTH, RANGE 19 EAST, ALACHUA COUNTY FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGIN AT A POINT ON THE EXISTING CITY OF GAINESVILLE LIMIT LINE AS PER ORDINANCE NUMBER 150912, SAID POINT ALSO BEING SOUTHEAST CORNER OF THAT PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 4475, PAGE 1519 (HEREAFTER ABBREVIATED ORB/P) OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA (HEREAFTER ABBREVIATED PRACF), THE SOUTHWEST CORNER OF THAT PARCEL OF LAND DESCRIBED IN ORB 4621, P 815 AND THE POINT OF INTERSECTION OF THE WEST LINE OF THE EAST 1980 FEET OF SAID SECTION 9 AND THE NORTHERLY RIGHT-OF-WAY LINE OF S.W. 20TH AVENUE, ALSO BEING COUNTY ROAD SW 30 AND BEING A POINT ON A CURVE CONCAVE SOUTHEASTERLY WITH A RADIAL BEARING OF N 45°39'42" W, HAVING A RADIUS OF 1959.86 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N 54°05'45" E, 664.31 FEET; THENCE NORTHEASTERLY ALONG SAID EXISTING CITY LIMIT LINE, NORTHERLY RIGHT-OF-WAY LINE AND CURVE AN ARC DISTANCE OF 667.53 FEET THROUGH A CENTRAL ANGLE OF 19°30'54" TO THE SOUTHEAST CORNER OF SAID PARCEL OF LAND DESCRIBED IN ORB 4621, P 815 ALSO BEING THE SOUTHWEST CORNER OF THOSE LANDS DESCRIBED IN ORB 4515, P 862 AND A POINT ON THE CITY OF GAINESVILLE LIMIT LINE PER ORDINANCE NUMBER 170256; THENCE LEAVING SAID RIGHT-OF-WAY LINE CONTINUE ALONG THE EXISTING CITY OF GAINESVILLE LIMIT LINE N 00°16'52" W ALONG THE WEST LINE OF SAID LANDS A DISTANCE OF 653.07 FEET TO THE NORTHEAST CORNER OF SAID LAND DESCRIBED IN ORB 4621, P 815 ALSO BEING THE SOUTHEAST CORNER OF LAND DESCRIBED IN ORB 4621 P 649; THENCE CONTINUE N 00°16'52" W ALONG THE EAST LINE OF SAID LANDS A DISTANCE OF 850.00 FEET TO THE NORTHEAST CORNER OF SAID LANDS ALSO BEING THE SOUTHEAST CORNER OF SUGARFOOT OAKS UNIT 3 AS PER THE PLAT THEREOF RECORDED IN PLAT BOOK "K", PAGE 91 OF THE PRACF; THENCE S 89°43'07" W, ALONG THE NORTH LINE OF SAID LANDS AND THE SOUTH LINE OF SAID PLAT A DISTANCE OF 540.00 FEET TO THE NORTHWEST CORNER OF SAID LANDS ALSO BEING THE SOUTHWEST CORNER OF SAID PLAT; THENCE S 00°16'52" E ALONG THE WEST LINE OF SAID LANDS A DISTANCE OF 850.00 FEET TO THE SOUTHWEST CORNER OF SAID LANDS ALSO BEING NORTHWEST CORNER OF LAND DESCRIBED IN ORB 4621, P 815; THENCE CONTINUE S 00°16'52" W ALONG THE WEST LINE OF SAID LANDS A DISTANCE OF 1040.00 FEET TO THE POINT OF BEGINNING. SAID TRACT CONTAINING 903,552 SQUARE FEET OR 20.74 ACRES MORE OR LESS.

SHEET 1 OF 2: NOT COMPLETE WITHOUT SKETCH AND DESCRIPTION FOUND ON SHEET 2



**CITY OF GAINESVILLE PUBLIC WORKS DEPARTMENT**  
**ENGINEERING SUPPORT SERVICES**  
 405 NW 39TH AVENUE, P.O. BOX 490 GAINESVILLE, FL 32609-0490  
 OFFICE (352) 393-8194

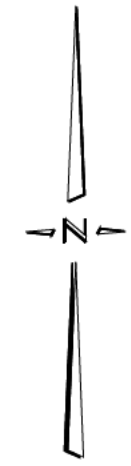
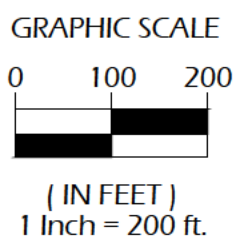
**PROPOSED ANNEXATION**  
 IN SECTION 9, TOWNSHIP 10 SOUTH, RANGE 19 EAST,  
 ALACHUA COUNTY, FLORIDA ALONG SW 20TH AVENUE  
 TAX PARCEL NOS. 06675-004-000 AND 06675-008-000

**FOR INFORMATION PURPOSES ONLY, NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.**  
 PATRICK R. DUBBIN, SURVEYOR & MAPPER  
 FLORIDA CERTIFICATION NUMBER 5368

CHECKED BY:	TH	PROJECT:	2019 ANNEX
DRAWN BY:	PRD	ACAD FILENAME:	TP 6675-4+8
SHEET:	2 OF 2	DATE:	1/18/19

**THIS IS NOT A BOUNDARY SURVEY**

NOT COMPLETE WITHOUT DESCRIPTION FOUND ON SHEET 1



TP # 06673-000-000  
 LANDS OUTSIDE CITY LIMITS

TP # 06675-008-000

TP # 06677-003-000

TP # 06675-004-000

TP # 06675-006-000

WEST LINE OF THE EAST 1980 FEET OF SECTION 9, TOWNSHIP 9 SOUTH, RANGE 19 EAST  
 EXISTING CITY OF GAINESVILLE LIMIT LINE

S00° 16' 52"E 1040.00

S00° 16' 52"E 850.00

N00° 16' 52"W 653.07

N00° 16' 52"W 850.00

S89° 43' 07"W 540.00

SUGARFOOT OAKS UNIT 3 P.B. "K" P. 91  
 LANDS OUTSIDE CITY LIMITS

N.W. CORNER LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 4621, PAGE 649  
 N.E. CORNER LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 4621, PAGE 649

N.W. CORNER LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 4621, PAGE 815 ALSO BEING S.W. CORNER LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 4621, PAGE 649

N.E. CORNER LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 4621, PAGE 815 ALSO BEING S.E. CORNER LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 4621, PAGE 649

S.E. CORNER LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 4621, PAGE 815 ALSO BEING S.W. CORNER LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 4515, PAGE 862

RADIUS=1959.86 ARC=667.53 DELTA=19°30'54"  
 CHORD=NS4° 05' 45"E 664.31 CITY AVENUE  
 EXISTING NORTHERLY RIGHT-OF-WAY LINE S.W. 20TH AVENUE  
 SOUTHERLY RIGHT-OF-WAY LINE S.W. 20TH AVENUE  
 PORTOFINO CLUSTER SUBDIVISION P.B. 25 P-58

LANDS ANNEXED BY ORDINANCE NUMBER 170256  
 WEST LINE ORB 4515, P. 862  
 EXISTING CITY OF GAINESVILLE LIMIT LINE  
 GAINESVILLE COUNTY ROAD S.W. 30  
 AVENUE COUNTY ROAD S.W. 30  
 LANDS AND RIGHT-OF-WAY ANNEXED BY ORDINANCE NUMBER 150912  
 TP # 6676


SUGARFOOT OAKS P.B. "J" P. 66  
 LANDS OUTSIDE CITY LIMITS  
 NORTH LINE ORB 4515, P. 862

SUGARFOOT OAKS P.B. "J" P. 66  
 LANDS OUTSIDE CITY LIMITS  
 SW 10th PLACE  
 SW 11th PLACE  
 SW 62nd TERRACE

- LEGEND:**
- ORB OFFICIAL RECORDS BOOK
  - P PAGE
  - TP# TAX PARCEL NUMBER
  - - - - - RIGHT OF WAY LINES
  - - - - - PLATTED LOT LINES
  - — — — — OTHER PROPERTY LINES
  - — — — — PROPOSED ANNEXATION PERIMETER



**Petition  
PB-19-68 LUC  
Existing Land Use**

 Area under petition consideration

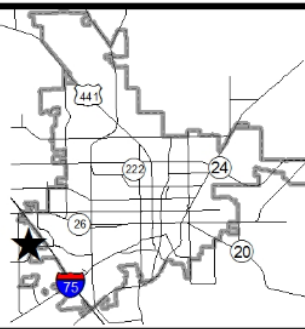
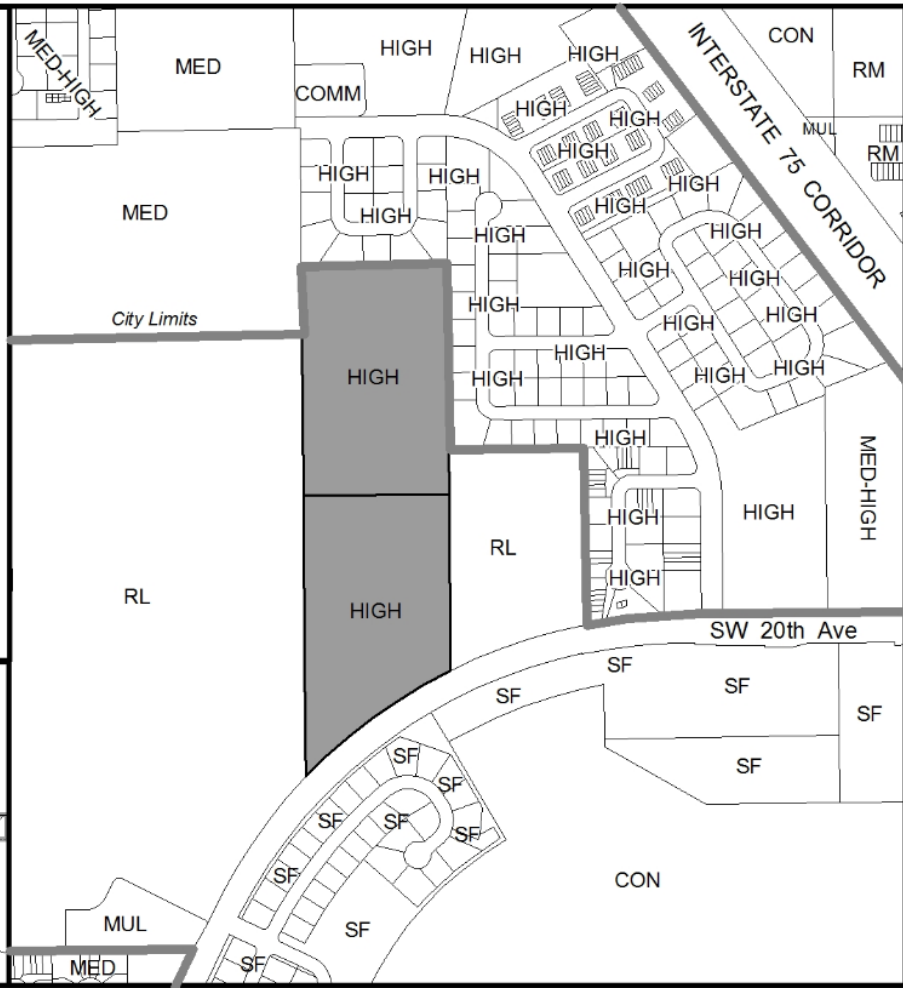
**City of Gainesville  
Land Use Categories**

SF Single Family Residential  
 RL Low Density Residential  
 RM Medium Density Residential  
 MUL Mixed-Use Low Intensity  
 CON Conservation


**Alachua County  
Land Use Categories**

MED Medium Density Residential  
 MED-HIGH Medium-High Density Res  
 HIGH High Density Residential

 City Limits



**Petition  
PB-19-68 LUC  
Proposed Land Use**

 Area under petition consideration

**City of Gainesville  
Land Use Categories**

- SF Single Family Residential
- RL Low Density Residential
- RM Medium Density Residential
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**Alachua County  
Land Use Categories**

- MED Medium Density Residential
- MED-HIGH Medium-High Density Res
- HIGH High Density Residential

 City Limits

