

ORDINANCE NO. _____
0-06-84

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4 **An ordinance of the City of Gainesville, Florida, amending the Zoning**
5 **Map Atlas and rezoning certain property within the City from “RSF-**
6 **4: 8 units/acre single-family residential district” to “PS: Public**
7 **services and operations district”; to allow for a museum and cultural**
8 **center, without approval of a preliminary site plan; located in the**
9 **vicinity of 837 Southeast 7th Avenue; providing a severability clause;**
10 **providing a repealing clause; and providing an effective date.**

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13 **WHEREAS**, by initiation of a petition by the City of Gainesville, publication of notice of
14 a public hearing was given that the Zoning Map Atlas be amended by rezoning certain property
15 within the City from the zoning category of “RSF-4: 8 units/acre single-family residential
16 district" to “PS: Public services and operations district”; and

17 **WHEREAS**, notice was given and publication made as required by law and a public
18 hearing was held by the City Plan Board on May 18, 2006; and

19 **WHEREAS**, the City Commission finds that the rezoning of the property described
20 herein will be consistent with the City of Gainesville 2000-2010 Comprehensive Plan; and

21 **WHEREAS**, at least ten (10) days notice has been given of the public hearings once by
22 publication in a newspaper of general circulation notifying the public of this proposed ordinance
23 and of a Public Hearing in the City Commission meeting room, First Floor, City Hall, in the City
24 of Gainesville; and

25 **WHEREAS**, pursuant to law, notice has also been given by mail to the owner whose
26 property will be regulated by the adoption of this Ordinance, thirty days prior to the adoption of
27 this ordinance; and

1 **WHEREAS**, the public hearing was held pursuant to the published and mailed notice
2 described above at which hearing the parties in interest and all others had an opportunity to be
3 and were, in fact, heard.

4 **NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE**
5 **CITY OF GAINESVILLE, FLORIDA:**

6 **Section 1.** The Zoning Map Atlas of the City of Gainesville is amended by rezoning the
7 following described property from the zoning category of "RSF-4: 8 units/acre single-family
8 residential district" to "PS: Public services and operations district:

9 See Legal Description attached hereto as Exhibit "A", and made a part
10 hereof as if set forth in full.

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12 **Section 2.** The uses permitted by right on the property described in Section 1 of this
13 Ordinance are as follows:

- 14 a) Museum and exhibit space
- 15 b) Recreation/Community Center
- 16 c) Administrative office accessory to the center
- 17 d) Theatre, movies, performances and lectures
- 18 e) Classrooms
- 19 f) Meeting rooms
- 20 g) Accessory uses: gift shop/sandwich shop/ice cream parlor

21 **Section 3.** The City Commission finds that a preliminary development plan is not
22 required in connection with this rezoning.

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1 **Section 4.** The City Manager is authorized and directed to make the necessary changes in
2 the Zoning Map to comply with this Ordinance.

3 **Section 5.** If any section, sentence, clause or phrase of this ordinance is held to be invalid
4 or unconstitutional by any court of competent jurisdiction, then said holding shall in no way
5 affect the validity of the remaining portions of this ordinance.

6 **Section 6.** All ordinances, or parts of ordinances, in conflict herewith are to the extent of
7 such conflict hereby repealed.

8 **Section 7.** This ordinance shall become effective immediately upon final adoption;
9 however, the rezoning shall not become effective until the amendment to the City of Gainesville
10 2000-2010 Comprehensive Plan adopted by Ordinance No. 060014 becomes effective as
11 provided therein.

12 **PASSED AND ADOPTED** this _____ day of _____, 2006.

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PEGEEN HANRAHAN, MAYOR

ATTEST:

Approved as to form and legality:

KURT LANNON,
CLERK OF THE COMMISSION

MARION J. RADSON, CITY ATTORNEY

 This ordinance passed this _____ day of _____, 2006.
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LEGAL DESCRIPTION

Lots 13 and 14, Block 4, Range 1 of ROPER'S ADDITION TO THE CITY OF GAINESVILLE, according to plat recorded in Deed Book "J", page 550, of the Public Records of Alachua County, Florida, lying and being in the South ½ of Section 4, Township 10 South, Range 20 East.

EXHIBIT "A"